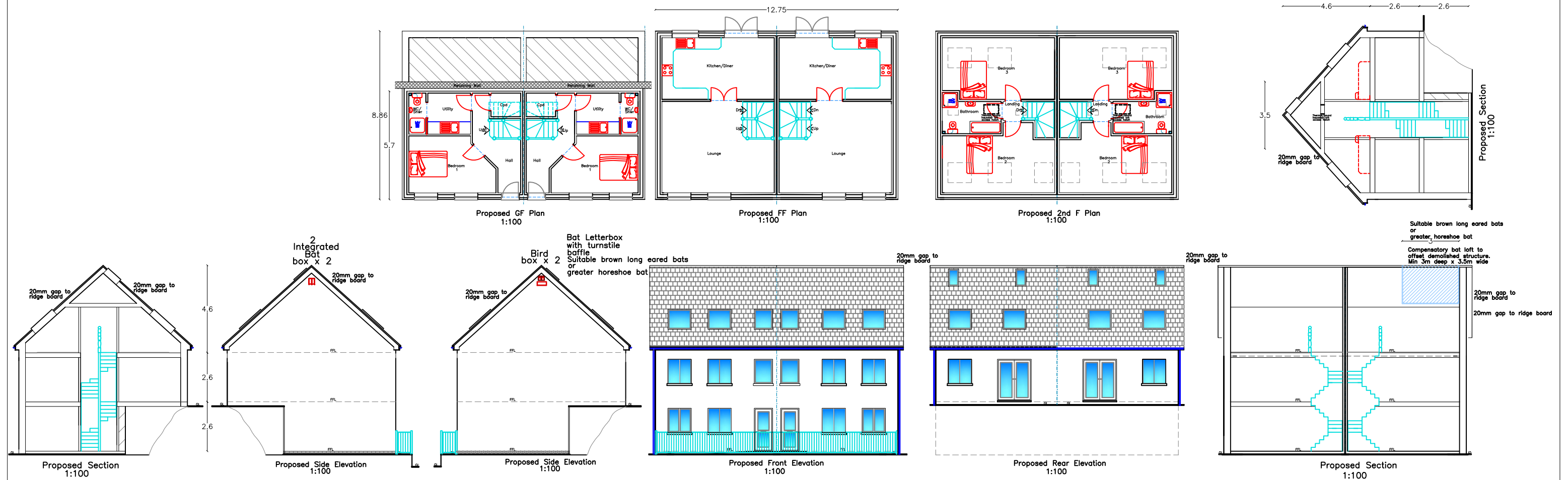




Proposed revised species list (small shrubs and climber/climbing species only, native, suited to full sun and Welsh Valleys conditions)

Small shrubs (shallow, fibrous rooting, no taproots)

- Calluna vulgaris (common heather)
- Erica cinerea (bell heather)
- Vaccinium myrtillus (bilberry)
- Geranium lucidum (cow's greenweed)

Climber/climbing species (trained on support away from the wall face, not rooted directly into the wall)

- Lonicera periclymenum (honeysuckle)
- Rosa avensae / Rosa carnea (wild rose / dog rose) - scrambling habit
- Optional poison planting (if the Legato units include integrated planting voids):
 - Sedum acre (stinging nettle) - negligible root depth, suited to shallow crevice planting

All species above have fibrous, shallow root systems (typically under 300-450mm), avoiding the reinforced soil zone behind the wall, and none have suckering or tree-forming habit. Root balls and planting pits will be kept a suitable distance from the wall face. This revised selection also maintains strong value for pollinators and invertebrates, so the net benefit for biodiversity position is retained.

Extg Road
251.91

Grey Face brick
Access Road

Proposed Site Elevation
1:200



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Wider hedges, double planting (two rows 50cm apart). Total width between 50cm-100cm. Southern, northern and western boundaries (100cm if possible).

Shared area for Access Road & pedestrians

The Norton

Amenity area

Turning Area

Amenity area

Wider hedges, double planting (two rows 50cm apart). Total width between 50cm-100cm. Southern, northern and western boundaries (100cm if possible).

N.B. All green spaces are to be seeded with a species-rich grass seed mix.

Replace larger tree with standard rowan, downy birch and hazel.

Proposed Site Plan Arrangements
1:200

House Finishes	
Roof:	Slate Substitute
External walls:	Parex Render Rough Cast Grey FB to Plinth
Windows/Doors:	Grey uPVC
Fascia/RWG's:	Grey uPVC
Safety Rails:	Fabricated Steel Railings
Boundary:	Native species hedge
Hard Surface:	Tarmac & Paving Slabs

Norton Flats Finishes	
Roof:	Slate Substitute & EPDM
External walls:	Parex Render Rough Cast Grey FB to Plinth
Windows/Doors:	Grey uPVC
Fascia/RWG's:	Grey uPVC
Safety Rails:	Fabricated Steel Railings
Boundary:	Native species hedge
Hard Surface:	Tarmac & Paving Slabs

N.B.
Application needs to be presented regarding 'The Party Wall Act' in particular the foundations & retaining wall

N.B.
All dimensions are between structural elements
All levels to be checked on site by contractor
Any discrepancies found refer to author

Utopia Design Architectural Services	
Utopia Design Architectural Services	
Building Planning Application Support Paul Thomas: BSc (Hons) Tel: 01685 559230. Mob: 07908 725065 Issued Only for Purpose Indicated	
Drawing Status: FOR PLANNING/BUILDING REGS PURPOSES ONLY	
Address	Norton Tavern High Street Penydarren Merthyr Tydfil CF47 9HG
Project	Conversion of Norton Tavern to 6 Flats with Demolition of End Section to Provide Vehicle/Pedestrian Access with Re-profiling of Rear Ground Level for to 2 New Dwellings with Associated Parking
Drawn by	PT
Date	SEPT 25
Paper	A2
Title	Proposed Dwellings and Site Plan
Scale	1:100
Drwg No	Norton SEPT FP 06G