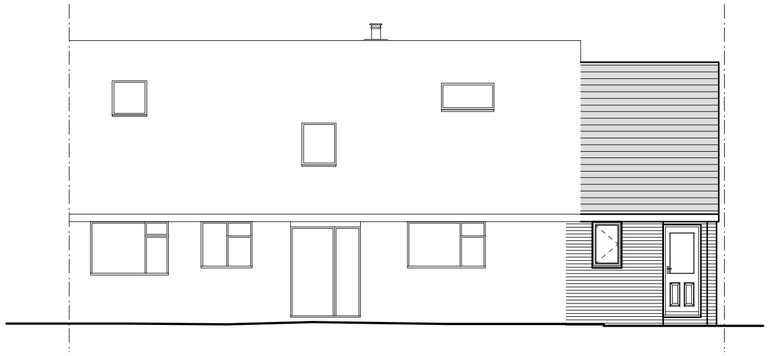
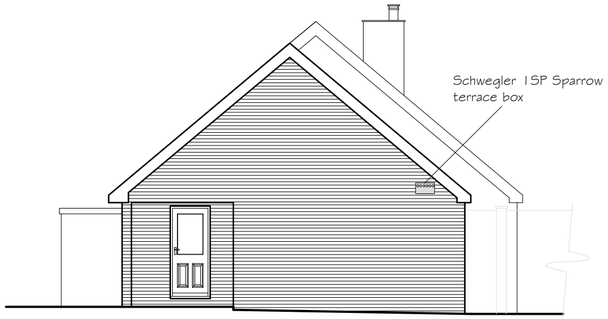
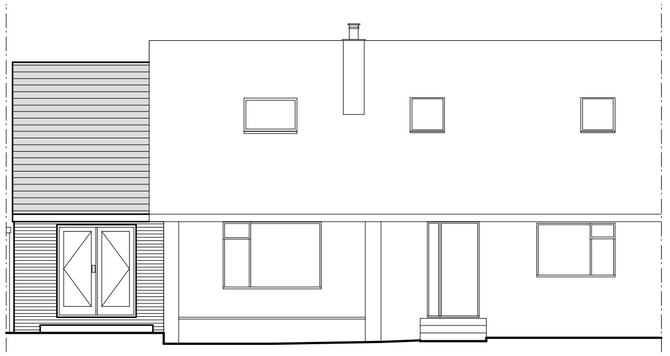


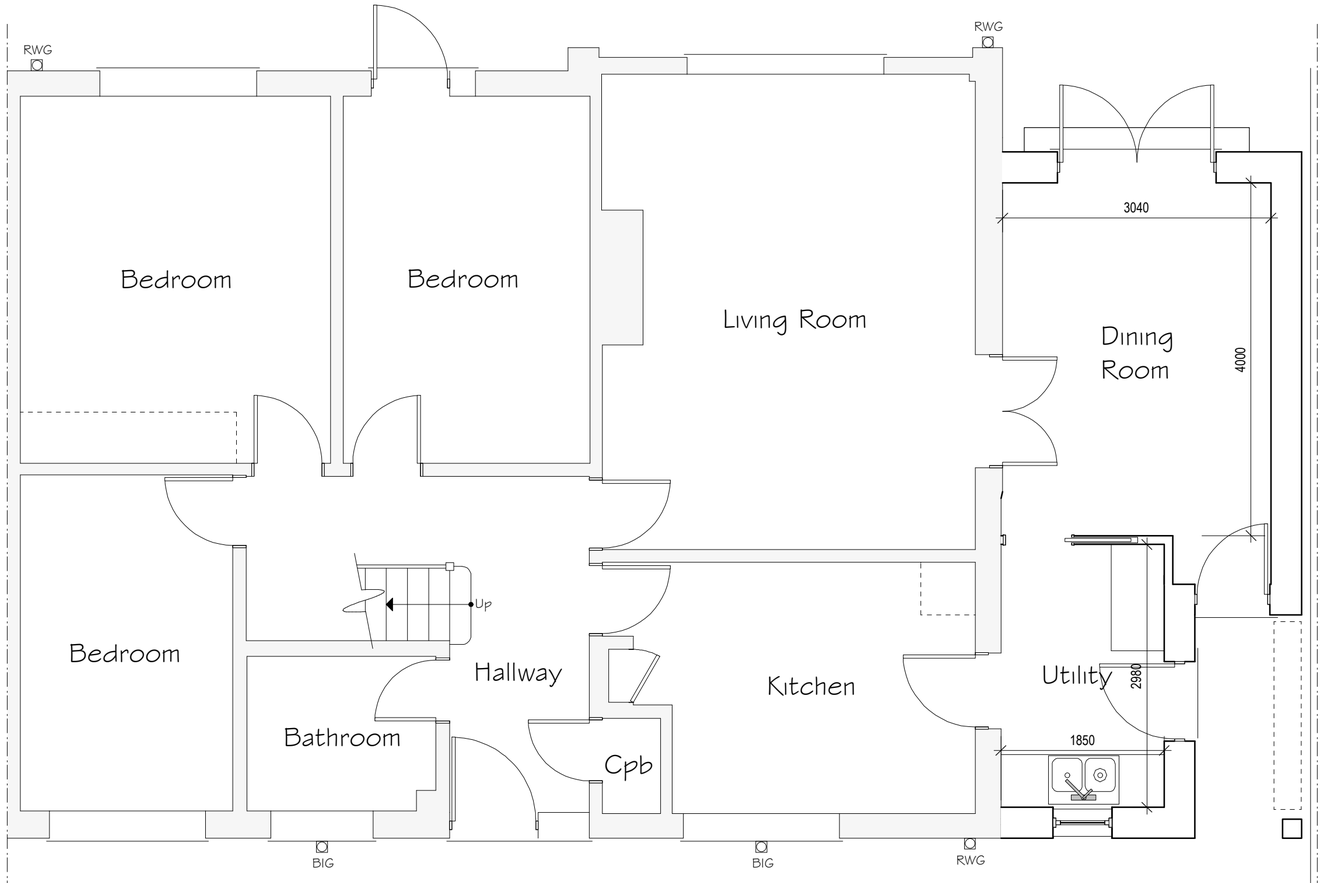
Front Elevation 1:100



Side Elevation 1:100



Rear Elevation 1:100



Ground Floor Plan 1:50

External Facing Matenals
External walls are to comprise brickwork to match existing bricks.

Roofing Matenals
Roof coverings are to be roof tiles to match existing and to local authority approval.

Windows
All windows are to comprise sealed double glazed units set in uPVC frames.

Facias & Soffits
All fascias and soffits are to comprise White uPVC to match existing.

Rainwater Goods
Rainwater to be collected in half square uPVC guttering and square uPVC downpipes, to discharge to soakaways located in garden.

Green Infrastructure Statement
The proposed site occupies a developed plot of land. Existing green infrastructure consists of fairly level rear garden that consists of a lawn and stepped decked area. Existing plants / shrubs are to be kepts where possible, The proposal will not increase the built form of the house and will therefore not affect the green Infrustructure of the existing property. New shrubs planted to the disgression of the occupant. As documented it is proposed the development includes the erection of bird boxes in positions indicated to provide a net biodiversity gain for the site.



Schwegler 1SP Sparrow terrace box to be installed prior to first beneficial use of the development, located on dwelling in positions indicated.

Rev	Date	Detail	Initial
A	03/25	Design Amends	D.J.E.

Project: Proposed Alterations at,
16 Hollyfield,
Gresford,
Wrexham,
LL12 8HD

Title: Planning

Scale: (A2) 1:50 & 1:500

Drawn By: D.J.Edwards

Date: March 2025

Drawing No: A065/003

Sheet: 1 of 1

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