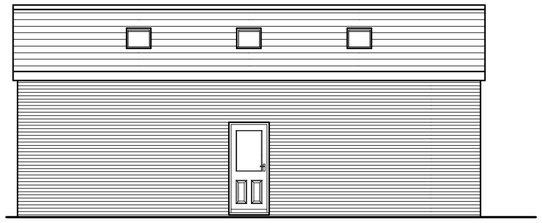
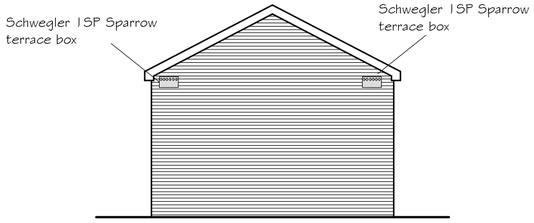


Front Elevation 1:100



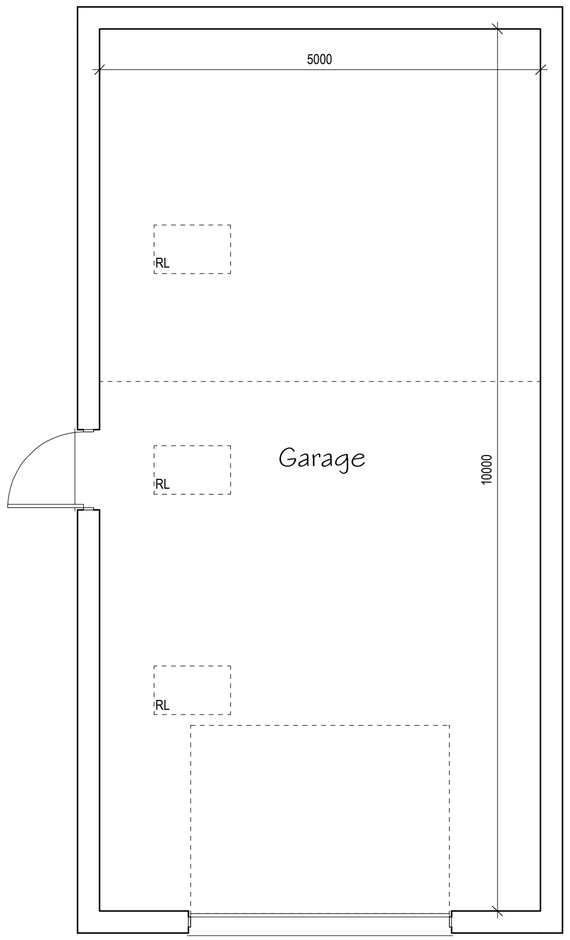
Side Elevation 1:100



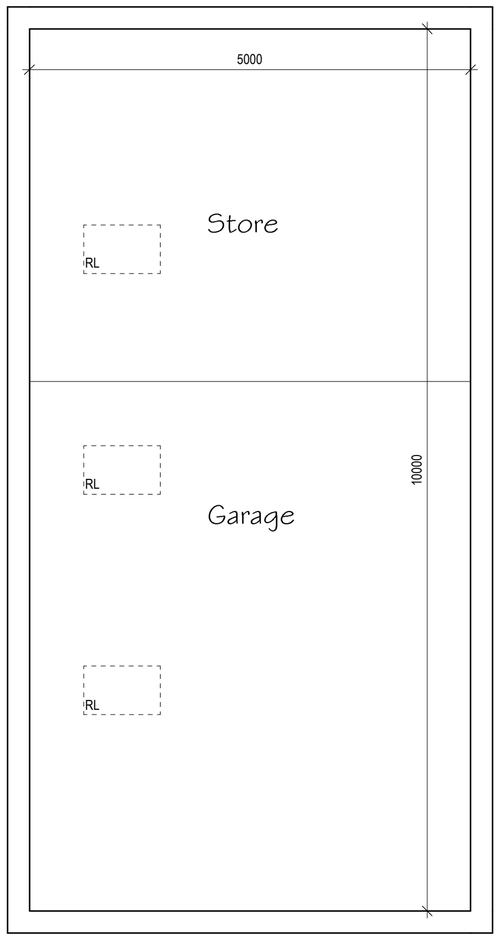
Rear Elevation 1:100



Side Elevation 1:100



Ground Floor Plan 1:50



First Floor Plan 1:50

External Facing Materials
External walls are to comprise foterra hampton rural blend brickwork finish to match dwelling.

Roofing Materials
Roof coverings to match existing roofing tiles on dwelling and to Local Authority approval.

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

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

Rainwater Goods
Rainwater to be collected in 100mm diameter half round uPVC guttering and 65mm diameter uPVC downpipes, to discharge to soakaways located in garden.

Green Infrastructure Statement
The proposed parcel of land occupies a developed plot of land within the settlement boundary limit. Established gardens are to be improved and maintained following the alterations proposed at the property. As documented it is proposed the development includes the erection of bird boxes to the rear of the Garage to provide a net bio-diversity gain for the site.



Schwegler 1SP Sparrow terrace box to be fitted upon completion of the development.

Rev	Date	Detail	Initial
F	09/26	Design Amends	L.F
E	7/26	Design Amends	A.W
D	7/26	Design Amends	A.W
C	7/26	Design amends	A.W
B	6/26	Design amends	D.J.E
A	5/26	Design amends	D.J.E

Project:
Proposed alterations at Sheridan, Wrexham Road, Marchwiel, Wrexham, LL13 0PF

Title: Proposed Garage

Scale: (A2) 1:50 & 1:100

Drawn By: A.Whitby

Date: March 2026

Drawing No: R144/004

Sheet: 1 of 1

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