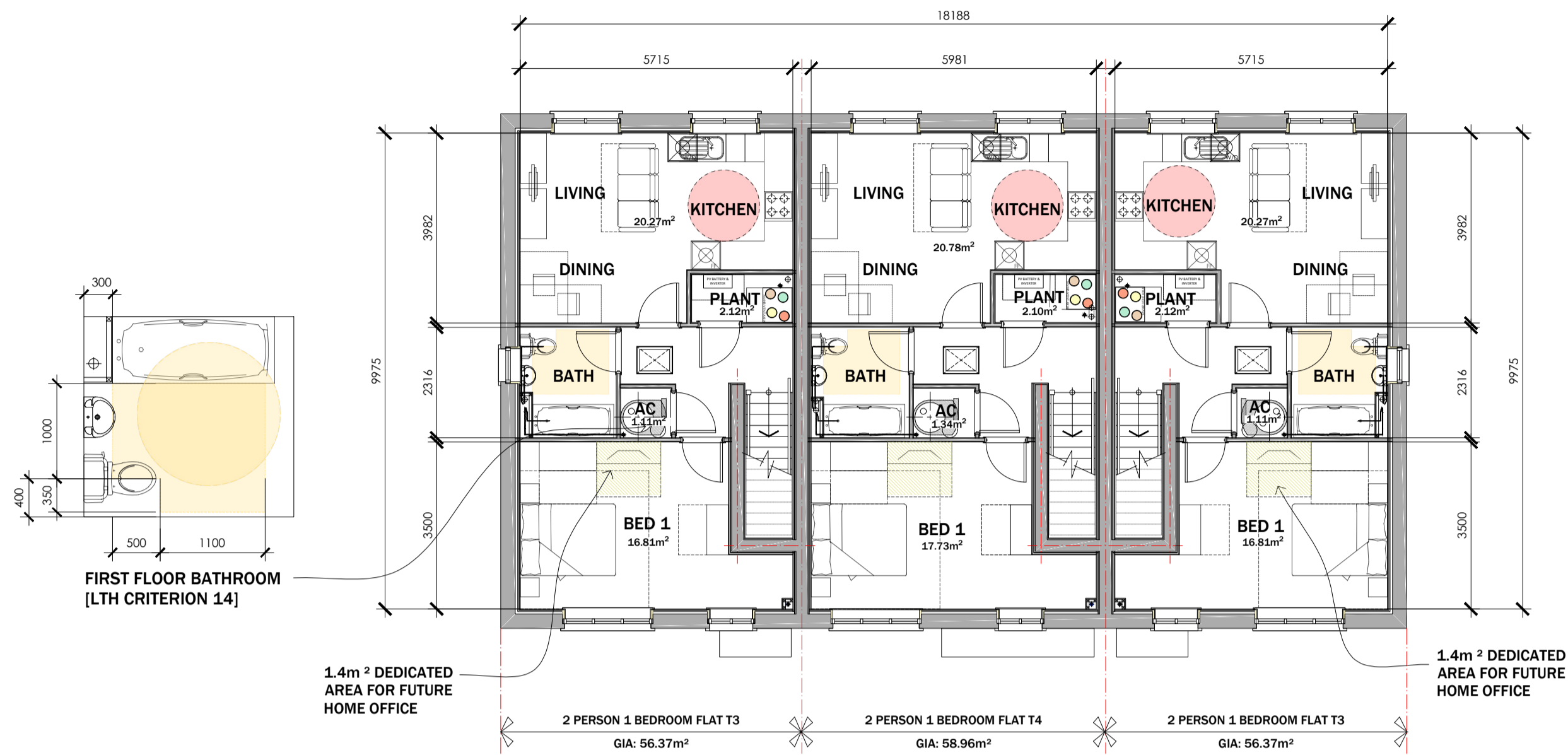
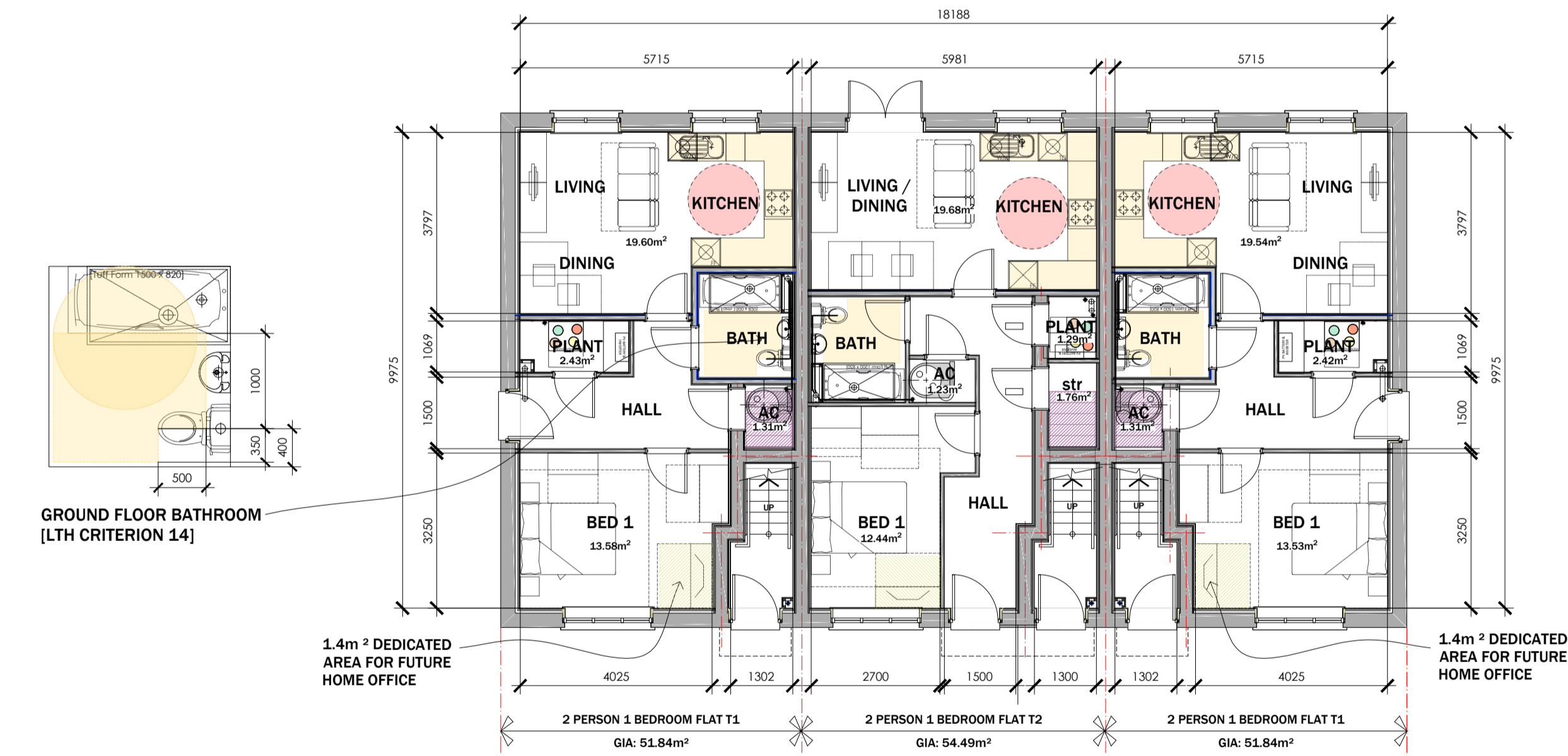


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FIRST FLOOR PLAN

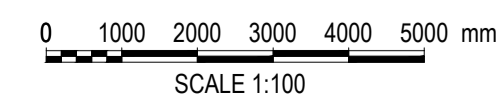


GROUND FLOOR PLAN

STORAGE SCHEDULE:

2P1B FLAT TYPE T1 GROUND FLOOR FLAT:	2P1B FLAT TYPE T3 FIRST FLOOR FLAT:
AC UNDER STAIRS: 1.31m ²	AC: 1.11m ²
PLANT: 2.43m ²	PLANT: 2.12m ²
TOTAL STORAGE PROVIDED - 3.74m ²	TOTAL STORAGE PROVIDED - 3.23m ²
TOTAL STORAGE REQUIRED - 1.5m ²	TOTAL STORAGE REQUIRED - 1.5m ²
TOTAL STORAGE EXCESS - 2.24m ²	TOTAL STORAGE EXCESS - 1.73m ²
2P1B FLAT TYPE T2 GROUND FLOOR FLAT:	2P1B FLAT TYPE T4 FIRST FLOOR FLAT:
PLANT: 1.29m ²	AC: 1.34m ²
AC: 1.23m ²	PLANT: 2.10m ²
STORE UNDER STAIRS: 1.76m ²	
TOTAL STORAGE PROVIDED - 4.28m ²	TOTAL STORAGE PROVIDED - 3.44m ²
TOTAL STORAGE REQUIRED - 1.5m ²	TOTAL STORAGE REQUIRED - 1.5m ²
TOTAL STORAGE EXCESS - 2.78m ²	TOTAL STORAGE EXCESS - 1.94m ²

2P 1B FLAT TYPE - Plots 14 - 19
 G.I.A = 54.11 m² / 582.44 ft²
 50.35 m² / 541.96 ft²



FRONT ELEVATION



SIDE ELEVATION



REAR ELEVATION



SIDE ELEVATION

MATERIAL KEY LEGEND

- 1 RECONSTITUTED SLATE ROOF FINISHES - GREY
- 2 WHITE UPVC FASCIA, SOFFITES AND BARGEBOARDS WITH BLACK RAINWATER GOODS
- 3 ANTHRACITE GREY UPVC DOUBLE GLAZED WINDOWS AND REAR DOOR UNITS
- 4 THRU COLOURED RENDER SYSTEM AS MAIN FINISHES - COLOUR TO SUIT PLOTS
- 5 GRP PORCH CANOPY OVER
- 6 FACING BRICKWORK UP TO DPC LEVEL
- 7 GRP COMPOSITE FRONT ENTRANCE DOORS COLOUR: TBC
- 8 ANTHRACITE GREY FIBRE CEMENT HORIZONTAL BOARDING DETAIL
- 9 LOCATION OF BIRD BOX - REFER TO ECOLOGISTS REPORT
- 10 LOCATION OF BAT BOX - REFER TO ECOLOGISTS REPORT
- 11 PV PANELS - EXACT LOCATIONS TO SUIT DWELLINGS ORIENTATION TO SOUTH

Drawing Purpose
 PLANNING

Drawing No	Revision	Scale	Date	Checked
LT2413.04.106 <td>A <td>1:100 @ A1 <td>Nov 24 <td>KWL </td></td></td></td>	A <td>1:100 @ A1 <td>Nov 24 <td>KWL </td></td></td>	1:100 @ A1 <td>Nov 24 <td>KWL </td></td>	Nov 24 <td>KWL </td>	KWL
Client	Wellspring / Bron Afon	Drawing Title	2P1B Flat Type - 14 - 19	
Job Title	Traston Lane, Newport			

Revisions
 Rev.A Oct 25
 Revised and added numbers
 revised to suit updated fire layout

LeTruccodesign
 ARCHITECTURE

Suite 7, 35 Stow Park Circle
 Newport, NP20 4HF

Tel: 07710390800 / 07710390801
 info@letruccodesign.co.uk
 www.letruccodesign.co.uk