EXISTING 600mm HIGH BLOCK WALL

2 CHURCH CRESCENT

SHED

PUBLIC FOOTPATH

2 CAR PARKING SPACES AND FOOTPATH EXTENSION SERVING 34 CAERPHILLY ROAD

EXISTING SECTION OF 1850mm AVERAGE HEIGHT STONE BOUNDARY WALL (CROSS-HATCHED PURPLE COLOUR) DEMOLISHED TO ALLOW CLEAR VISIBILITY SPLAYS

30 CAERPHILLY ROAD EXISTING PEDESTRIAN REAR ACCESS GATE AND VEHICULAR GARAGE ENTRANCE

CLEAR 45 DEGREE VISIBILITY SPLAY(S) SET BACK MINIMUM 900mm FROM EXISTING ROAD EDGE/PAVEMENT AND NEW/EXISTING VERTICAL WALL EDGES

MILL LANE
EXISTING TARMACADAM

EXISTING SECTION OF 1500mm AVERAGE HEIGHT STONE BOUNDARY WALL (CROSS-SECTIONED PURPLE COLOUR) DEMOLISHED AND STONE REUSED TO CONSTRUCT A NEW 600mm HIGH BOUNDARY NORTHERN WALL ALONG BUNGALOW ELEVATION (CROSS-SECTIONED GREEN COLOUR)

EXISTING SITE ENTRANCE RETAINED AND WIDENED FOR ACCESS

VEHICULAR ACCESS VIA NEW OPEN METAL GATES APPROX. 3200mm WIDE OPENING x 600mm HIGH AND PEDESTRIANS VIA NEW METAL GATE APPROX. 900mm WIDE x 600mm HIGH

45°

900

1500

REFUSE STORAGE AREA

PROPOSED NEW 600mm HIGH SMOOTH RED FACING BRICKWORK BOUNDARY WALL TO MATCH INTO EXISTING (STEPPED DOWN ON RETURN INTO GATES)

2 NO. NEW CAR PARKING SPACES WITH BAY SIZES OF 2400mm x 4800mm

EXISTING WESTERN POWER ELECTRICITY POLE RETAINED

MAIN ENTRANCE INTO NEW PROPOSED BUNGALOW

GRAVEL FINISH TO NEW FORECOURT AND PARKING AREAS PROVIDING PERMISSIBLE SuDS DRAINAGE

SIDE ENTRANCE TIMBER GATE

NEW FOUL DRAINAGE RUNS

GRAVEL FINISH TO NEW PATIO, CAR SPACES AND FOOTPATH AREAS PROVIDING PERMISSIBLE SuDS DRAINAGE

SIDE ENTRANCE TIMBER GATE

EXISTING 1850mm HIGH STONE BOUNDARY WALL RETAINED

EXISTING 1200mm HIGH STONE BOUNDARY WALL RETAINED

32 CAERPHILLY ROAD EXISTING REAR GARDEN

cooker
sink
KITCHEN
DINER
breakfast bar
LOBBY
st
sink
UTILITY
bath
whb
BATHROOM
WC
DVP
shower
td
STAIRWAY
ST
LOUNGE
SVP

EXISTING 1800mm HIGH TIMBER BOUNDARY FENCE RUN RETAINED

RUN OF EXISTING 1800mm HIGH TIMBER BOUNDARY FENCING BETWEEN NoS 10 & 12 LAUREL DRIVE

NEW 1800mm CLOSE BOARDED TIMBER FENCE RUN FROM SIDE GATE TO 12 LAUREL ROAD REAR BOUNDARY

GRASS FINISH TO NEW REAR GARDEN

NEW CYCLE STORE

EXISTING 1000mm HIGH BOUNDARY BRICK WALLING (MEASURED FROM TOP OF FOOTPATH)

PUBLIC FOOTPATH

12 LAUREL DRIVE

FLAT ROOFING TO SIDE OF BUNGALOW

RIDGE

10 LAUREL DRIVE

FLAT ROOFING TO SIDE OF BUNGALOW

NEW LOW LEVEL RETAINING WALL WITH NEW 1800mm CLOSE BOARDED TIMBER FENCE OVER

NEW SURFACE WATER SOAKAWAY LOCATED MINIMUM 5 METRES FROM NEW DORMER BUNGALOW AND DISCHARGING ITS ROOF DRAINAGE

EXISTING GRASS

EXISTING 900mm HIGH STONE BOUNDARY WALL RETAINED

EXISTING GRASS

34 CAERPHILLY ROAD REAR GARDEN

EXISTING 900mm WIDE FOOTPATH COMPRISING 600 x 600 CONCRETE PAVING SLABS RETAINED AND CONNECTED THROUGH AND ONTO NEW GRAVEL FOOTPATH

RUN OF EXISTING 1800mm HIGH TIMBER BOUNDARY FENCING BETWEEN NoS 10 & 12 LAUREL DRIVE

EXISTING GRASS

EXISTING GRASS RETAINED

EXISTING WWA INSPECTION CHAMBER

EXISTING PUBLIC SEWER RUN

NORTH

0m 1m 2m 3m 4m 5m

REV B: REVISED AS REQUIRED BY NCC LPA EMAIL DATED 09.07.25
REV A: AMENDED AS REQUIRED UNDER NCC EMAILS DATED 27.05.25 & 05.06.25

PROJECT	34 Caerphilly Road, Bassaleg, Newport
CLIENT	Mr & Mrs Pritchard
DRAWING TITLE	PROPOSED SITE PLAN

DRAWN	DATE	SCALE	DRWG NO.	REV
	02.25	1:100 @ A3 1:50 @ A1	540–PA–04	B

NOTES: All dimensions are in millimetres unless stated otherwise.
All discrepancies must be reported to the Client

C2025