

ACCESS:

INTERNAL ACCESS TO PROPOSED GROUND FLOOR LOUNGE WILL BE FROM PROPOSED GROUND FLOOR RELOCATED HALL.
INTERNAL ACCESS TO GROUND FLOOR REDESIGNED OPEN PLAN KITCHEN/DINING/LIVING SPACE WILL BE FROM PROPOSED GROUND FLOOR RELOCATED HALL.
PROPOSED ACCESS TO REAR GARDEN WILL BE FROM REDESIGNED OPEN PLAN KITCHEN/DINING/LIVING SPACE THROUGH NEW REAR DOOR SYSTEMS.
INTERNAL ACCESS TO PROPOSED FIRST FLOOR ENLARGED BEDROOM WILL BE FROM EXISTING REVISED STAIRCASE FROM PROPOSED GROUND FLOOR RELOCATED HALL.

CHARACTER:

ROOF FINISHES, GUTTERS & DOWNPIPES WILL MATCH EXISTING.
NEW WINDOWS WILL MATCH EXISTING.
EXTENDED ROOF STRUCTURE FINISH WILL BE TILED TO MATCH EXISTING.
THE PROPOSED STRUCTURE WILL OFFER A LIGHT, AIRY, SPACIOUS ATMOSPHERE.

COMMUNITY SAFETY:

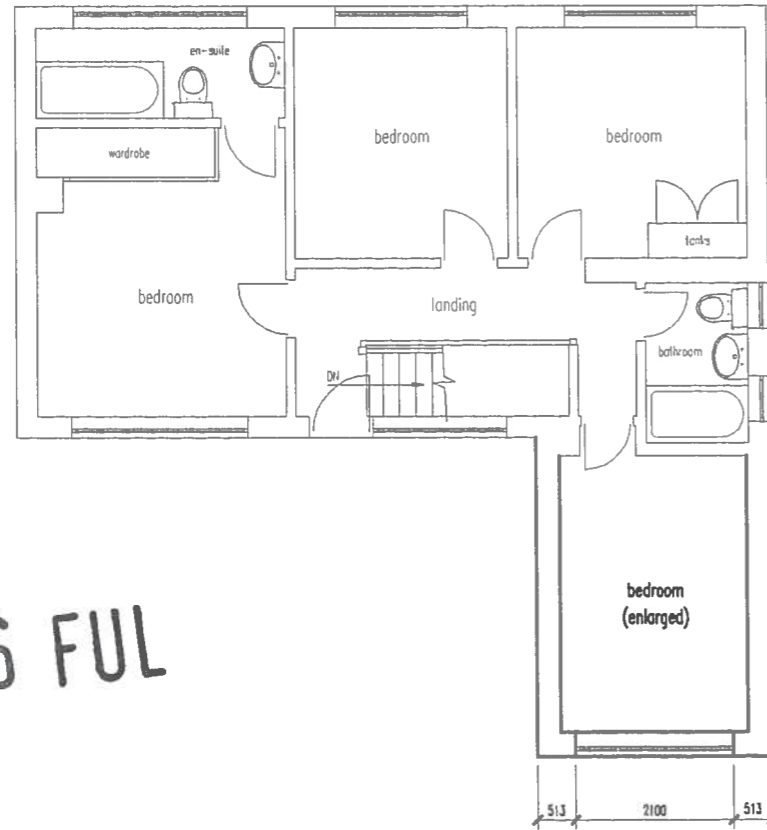
THE PROPOSALS WILL BE WITHIN WALLED/FENCED BOUNDARIES.
SECURITY LIGHTING WILL BE PROVIDED WITHIN THE LOCATION OF THE WALLED/FENCED BOUNDARIES.
ALL NEW WINDOWS & DOORS WILL BE FULLY LOCKABLE.
AN ALARM SYSTEM WILL BE PROVIDED.

ENVIRONMENTAL SUSTAINABILITY:

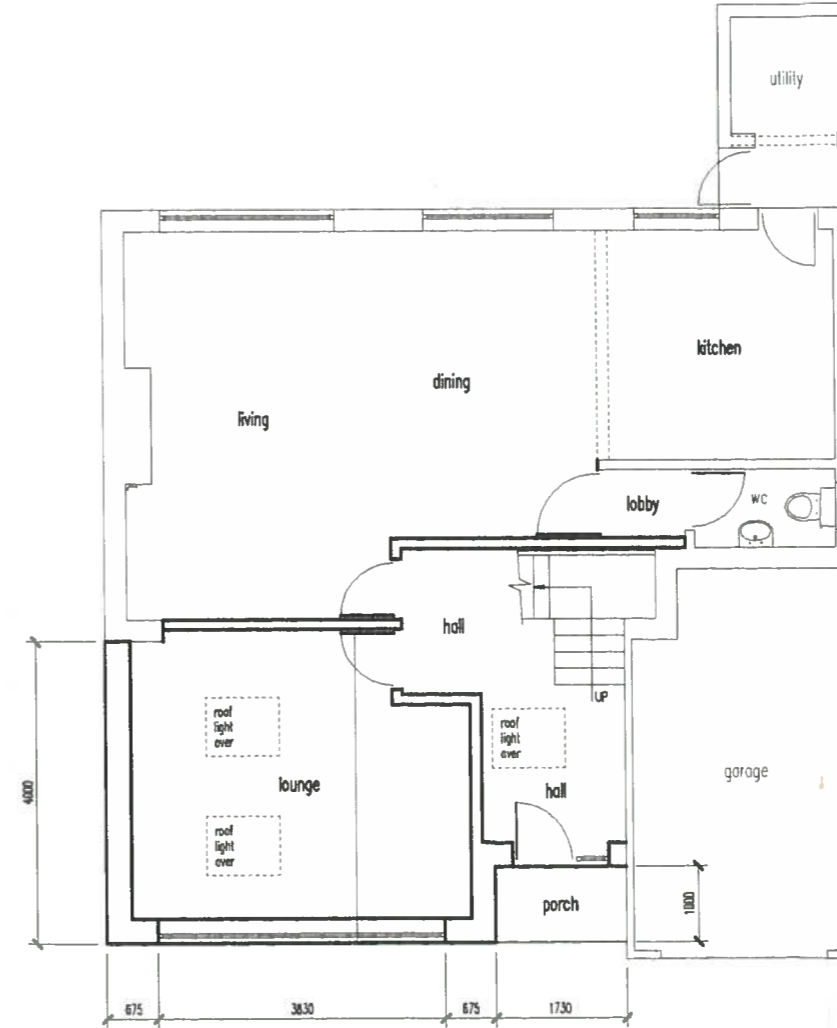
EXISTING HEATING SYSTEM WILL BE CHECKED FOR COMPATIBILITY, REPLACED OR EXTENDED INTO PROPOSED STRUCTURES.
ALL NEW WALLS WILL BE INSULATED TO BUILDING REGULATIONS REQUIREMENTS.
LOW ENERGY LIGHTING WILL BE PROVIDED THROUGHOUT.

MOVEMENT TO, FROM & WITHIN THE DEVELOPMENT:

LOCAL CYCLING IS ENCOURAGED, CYCLE LANES & TRAFFIC CALMING ARE IN PLACE.
CARDIFF/WALES AIRPORT IS A TWENTY MINUTE DRIVE AWAY.
AMPLE PARKING IS AVAILABLE ON AND AROUND THE DEVELOPMENT.
MOVEMENT THROUGH THE DEVELOPMENT IS THROUGH SIZEABLE OPENINGS.
BUS & TRAIN FACILITIES ARE AVAILABLE WITHIN WALKING DISTANCE.
HOSPITAL FACILITIES ARE A TEN MINUTE DRIVE AWAY.
M4 MOTORWAY IS A TWENTY FIVE MINUTE DRIVE AWAY.

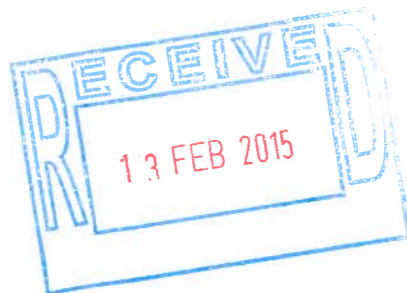


proposed first floor plan



proposed ground floor plan

1500156 FUL



**THE VALE OF
GLAMORGAN COUNCIL**
TOWN AND COUNTRY PLANNING ACT 1990
APPROVED
SUBJECT TO COMPLIANCE WITH CONDITIONS (IF ANY)

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Proposed Extension Work.
Phil Hughes
PROFESSIONAL DRAWINGS

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