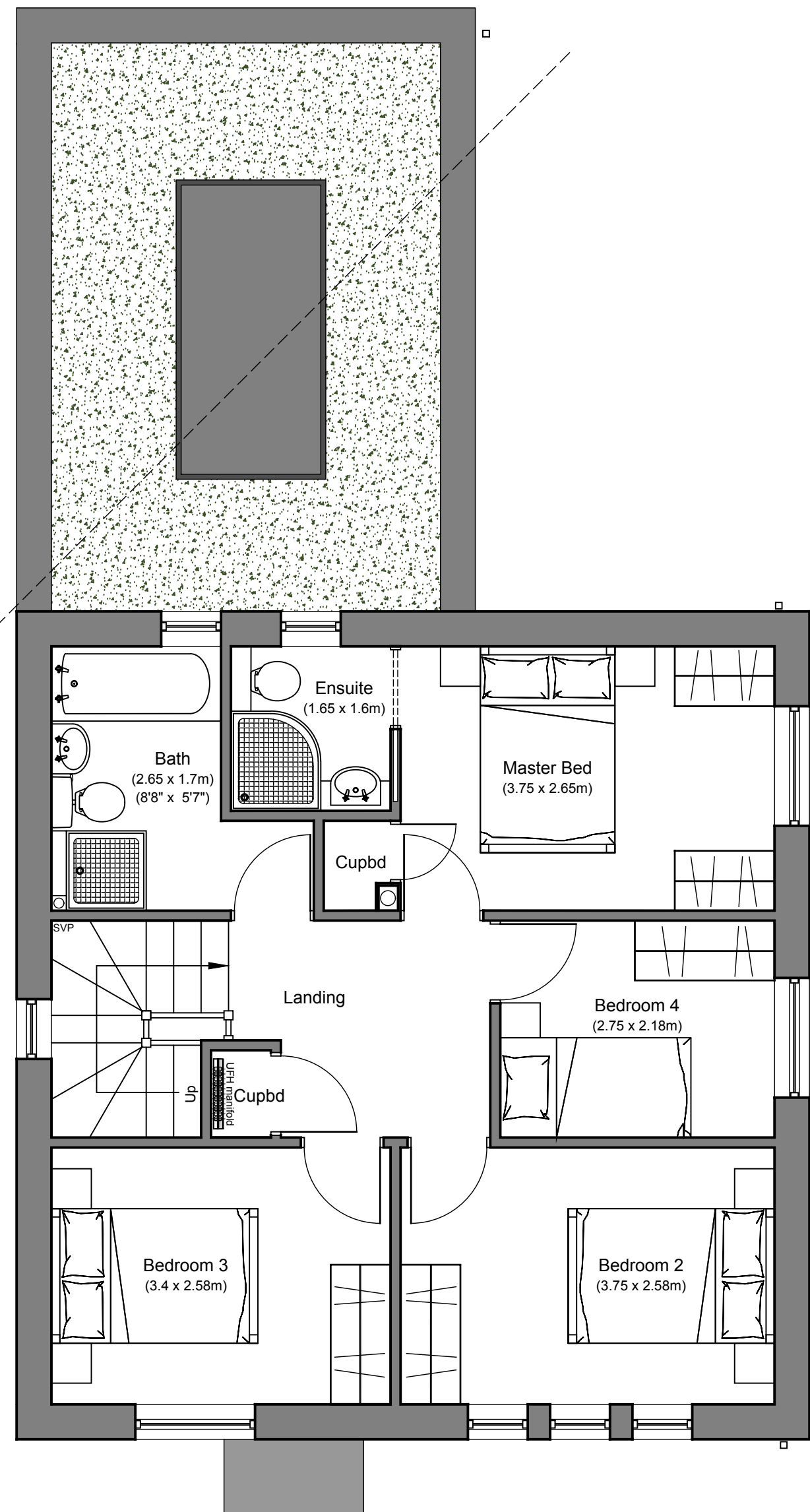
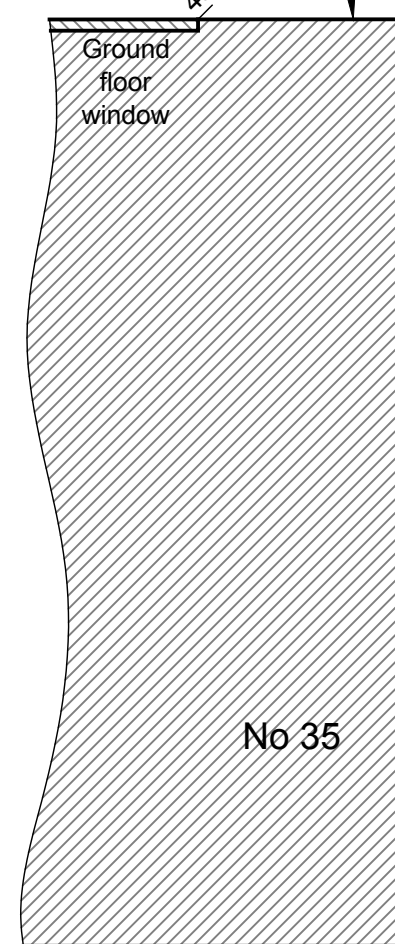


45-degree line shown taken from the nearest ground floor rear window on the rear elevation of No. 35 Beaulieu Road. The two-storey element of the proposed dwelling falls within the 45-degree angle and complies with the standard planning test for overlooking and loss of light. Note: the 45-degree line assessment is applicable to the two-storey element only. The single-storey rear projection is not subject to the same test.



Proposed First Floor Plan
(GIA 55.1m²)
(GEA 66m²)

Original:
(GIA 79.5m²)
(GEA 94.7m²)

FOUL WATER DRAINAGE
110mm uPVC. Min gradient 1:40. Trench width 300mm, min cover 600mm. Routes in soft planted areas and footpaths only. Max run 16m. Four inspection manholes. Two SVPs: rear kitchen, front en suite/bathroom. Two stub stacks: plant/laundry room (washing machine), ground floor WC. Connect to existing private manhole (cover 108.92, invert 108.71) or public sewer manhole (cover 109.88, invert 108.25) in front garden — connection point to be confirmed. Proposed FFL 110.07. Hand/air spade excavation only within root protection zones. Foul drainage cannot be rerouted around large roots without affecting gradient — additional manholes may be required if route changes are necessary. Arborist approval required before cutting any root over 25mm diameter.

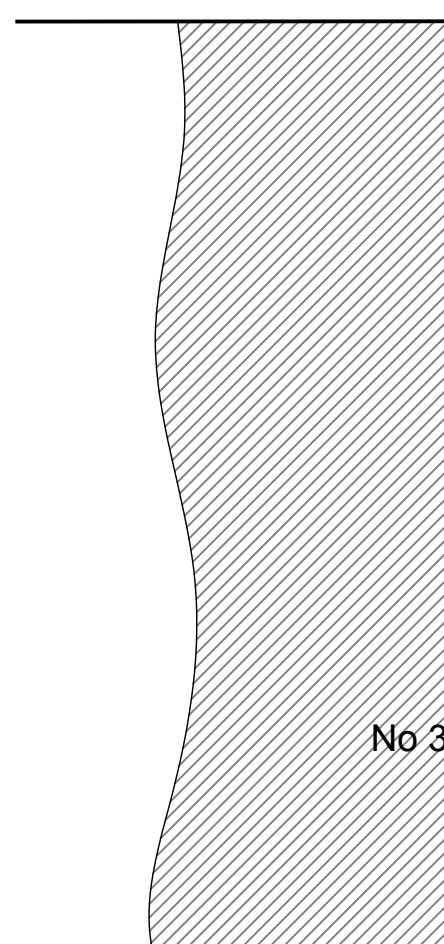
SURFACE WATER DRAINAGE
110mm uPVC. Min gradient 1:40. Trench width 300mm, min cover 600mm. Soft planted areas and footpaths only. Max run 13m. One inspection manhole. Four rainwater downpipes including one from garage. Connect to grate soakaway beneath wildlife pond. Hand/air spade excavation within root protection zones. Route to be adjusted around large roots as necessary.

COMBINED SERVICES TRENCH — WATER, ELECTRICITY, BROADBAND
Coordinated combined trench, width 450mm, min depth 750mm. Route from house to public footpath at Beaulieu Road. Water: 25mm MDPE blue pipe. Electricity: SWA cable in duct. Broadband: telecoms cable in duct. Hand/air spade excavation within root protection zones. Cables to be rerouted around large roots as necessary.

SOLAR PV BATTERY TO INVERTER
DC cable in conduit. Trench 200mm wide, min 450mm deep. Garage battery store to plant/laundry room. Hand/air spade excavation within root protection zones.

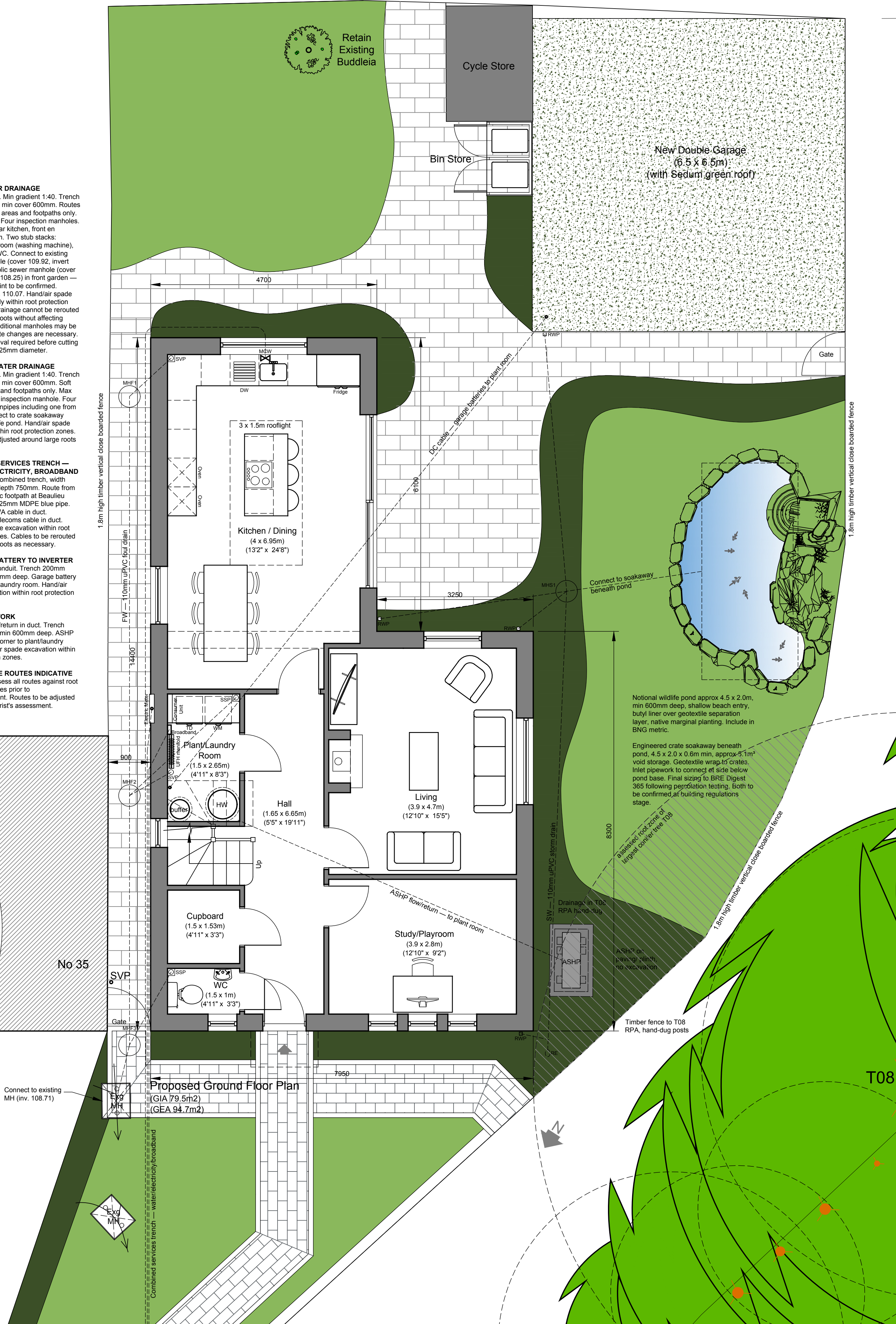
ASHP PIPEWORK
Insulated flow/return in duct. Trench 300mm wide, min 600mm deep. ASHP at front west corner to plant/laundry room. Hand/air spade excavation within root protection zones.

ALL SERVICE ROUTES INDICATIVE
Arborist to assess all routes against root protection zones prior to commencement. Routes to be adjusted following arborist's assessment.



Proposed Ground Floor Plan
(GIA 79.5m²)
(GEA 94.7m²)

Original:
(GIA 79.5m²)
(GEA 94.7m²)



General Notes
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This drawing has received Planning approval dated:
This drawing has received Building Regulations approval dated:

E	Boundary wall, ASHP, drainage and path amended to avoid T08 RPA	DR 27/07/26
D	Staircase repositioned south. Kitchen/dining area reduced accordingly. Laundry/plant room and cupboard sizes maintained. First floor reconfigured. Rear-facing bedroom windows removed. Bedrooms 2 and 3 to front. Master bedroom, en-suite and bathroom to rear. Bedroom 4 to west side.	DR 18/07/26
C	Underground drainage and service routes added to ground floor plan for arboricultural assessment.	DR 03/07/26
B	Oriel window pods shown to Bedroom 2 and Bedroom 3 on first floor plan. 45-degree line added showing compliance with daylight test from nearest window on rear elevation of No. 35.	DR 26/06/26
A	Rear projection reduced to single storey. Ground floor study enlarged. W/C, plant room cupboard and stair arrangement revised. First floor revised — master bedroom relocated to front right with en suite to far right corner; bathroom relocated centrally; two bedrooms provided across rear elevation.	DR 26/06/26

No.	Revisions	Date
Client		
MR N HIBBS		
Project		
PROPOSED NEW DWELLING LAND ADJACENT TO 35 BEAULIEU ROAD AMESBURY SP4 7PD		
Drawing Title		
PROPOSED FLOOR PLANS		

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