



NOTES / KEY:

HOUSE TYPE	DESCRIPTION	No OF BEDROOMS	FLOOR AREA m2	INTERNAL AREA m2	GARAGE	NUMBER
A/B	2P1B APT	1	51 m2	NO	NO	30
C	4P2B	2	83 m2	NO	NO	10
D	4P2B	2	83 m2	NO	NO	12
E	4P2B	2	65 m2	NO	NO	12
F	3P2B APT	2	59 m2	NO	NO	2
G	3P2B BUNG	2	59 m2	NO	NO	1
H	3P3B	3	83 m2	NO	NO	2
I	3P3B	3	96 m2	NO	NO	2
J	3P3B	3	92 m2	NO	NO	21
K	3P4B	3	114 m2	NO	NO	4
L	3P5B	3	131 m2	NO	NO	4
TOTAL						95

- PROPOSED LANDSCAPING, SPECIES TO BE AGREED.
- TREES TO BE RETAINED AND PROTECTION
- DENOTES SCREEN FENCE.
- VISIBILITY SPLAYS AT JUNCTIONS
- PARKING BAYS 2.8M X 4.8M MIN
- HEDGE TO BE RETAINED AND PROTECTION
- TURFED AREAS OR GRASS SEED
- MONA PRECAST PERMEABLE PAVING - COLOUR CHARCOAL
- MONA PRECAST PERMEABLE PAVING - COLOUR NATURAL
- TARMAC.
- CONCRETE BLOCK PAVING AROUND PROPERTIES.
- SPLIT LEVEL GARDENS.
- PRE-CAST CONCRETE CRIBLOCK RETAINING WALLS WITH GROW BAGS.
- TREES TO BE REMOVED.
- PROPOSED ORNAMENTAL SHRUB AND GROUND COVER PLANTING.
- PROPOSED NATIVE HEDGE - SPECIES / MIX AS INDICATED.
- PROPOSED NATIVE SHRUB - SPECIES / MIX AS INDICATED.
- SPED LOCATION - SECURE EXTERNAL STORAGE.
- REFUSE STORAGE AREA.
- FIXED WASHING LINES.
- AIR SOURCE HEAT PUMPS - MITSUBISHI Ecodan
- VIRIDIAN CLEARLINE SOLAR PHOTOVOLTAIC PANELS

FENCING DETAILS

- 1.2m POST AND WIRE FENCE.
- 1.8m CLOSE BOARD TIMBER FENCE
NOTE: 1.8m CLOSE BOARD TIMBER GATES
- 1.5m CLOSE BOARD TIMBER FENCE

F	GENERAL REVISIONS	JHG	18/12/25
E	GENERAL REVISIONS	JHG	11/11/25
D	GENERAL REVISIONS	JHG	27/11/25
C	GENERAL REVISIONS	JHG	21/11/25
B	GENERAL REVISIONS	JHG	13/10/25
A	DESCRIPTION	DWN	20/01/20

REVISIONS

FEASIBILITY



beechdevelopments

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LLANRWST ROAD

OFF LLANRWST ROAD

GYFFIN
CONWY

DEVELOPMENT LAYOUT
PLANNING

BD0157-PL-01

DRAWN BY	DRAWING DATE	APPROVED BY
JHG	17/09/25	JHG
SCALE		REVISION
1:500 AT A0		