

C20/0898/42/DT

Estyniadau a newidiadau i dŷ presennol.

Extensions and alterations to the existing dwelling

**Tŷ Pen Lôn Las, Morfa Nefyn, Pwllheli, Gwynedd,
LL53 6BG**



Site Location **Plan**

1:1250

 Site boundary

PLANNING DRAWING

issued for planning approval 01.11.20 P1

project

Extensions and Alterations to
Ty Pen, Morfa Nefyn

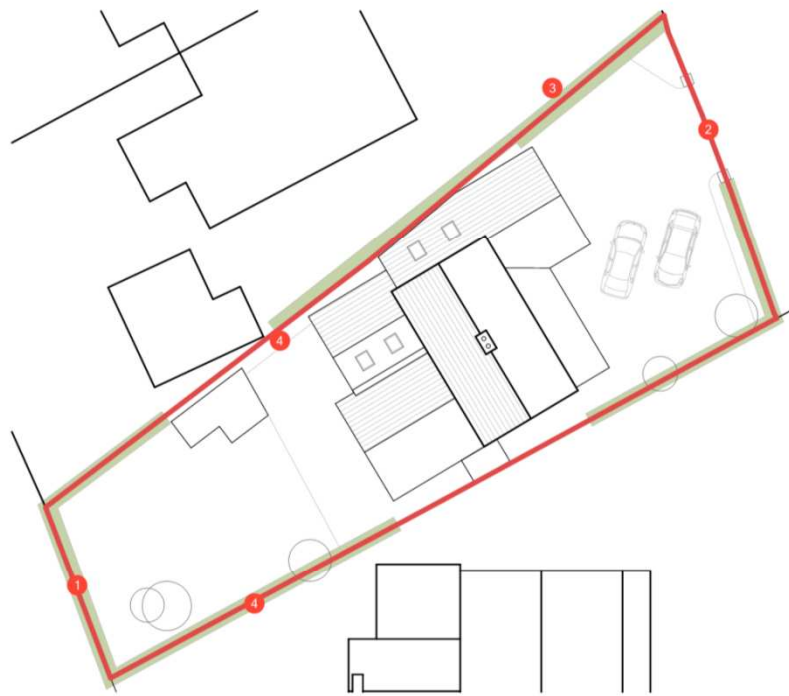
title

Site Location Plan

scale 1:250 @ A4 date Nov 20

drg no. 2005_01

rev **P1**



Existing Block Plan



Proposed Block Plan

Legend

- 1 Site boundary
- 2 Existing access to be retained
- 3 Existing 1.8m high boundary hedge to be retained
- 4 Existing 1.8m high boundary fence/ wall to be retained
- 5 Indicative planting scheme
- 6 Existing shed to be demolished
- 7 Extensive green roof system

 Footprint of existing building



4 Existing boundary treatment to be retained



7 Example of a green roof system

first floor terrace omitted 03.01.21 P3
 green roof annotated 04.12.20 P2
 issued for planning approval 01.11.20 P1

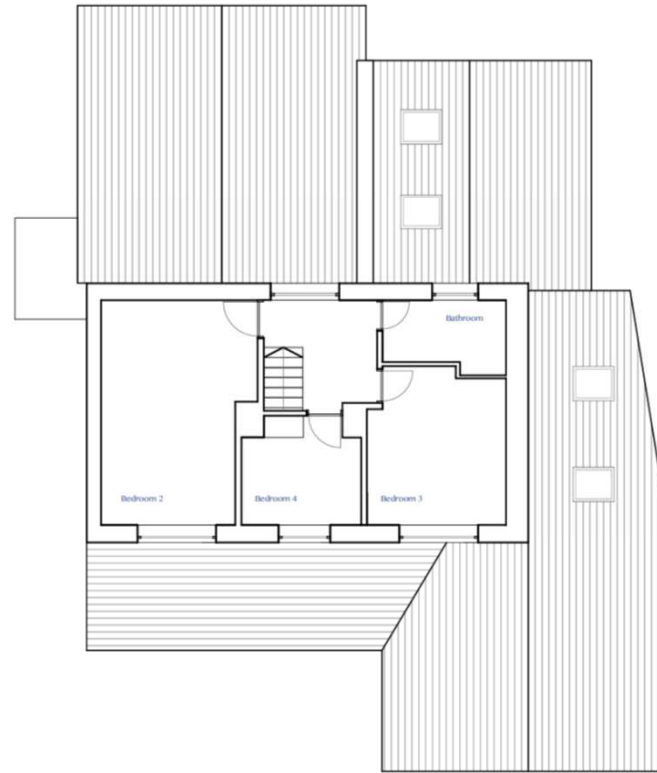
project
Extensions and Alterations to Ty Pen, Morfa Nefyn
 title
Block Plans

scale 1:250 @ A3 date Nov 20

drw no. 2005_02 rev P3



Existing Ground Floor Plan



Existing First Floor Plan

issued for planning approval 01.11.20 P1

project
**Extensions and Alterations to
 Ty Pen, Morfa Nefyn**
 title
Existing Floor Plans

scale 1:100 @ A3 date Nov 20

drg no. 2005_03

rev P1

PLANNING DRAWING



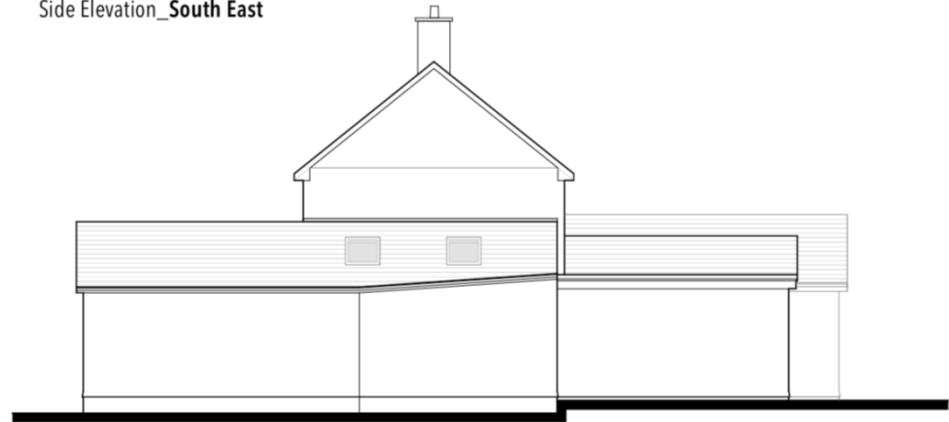
Front Elevation_North East



Side Elevation_South East



Rear Elevation_South West



Side Elevation_North West

amended in line with survey (see note) 04.12.20 P2
issued for planning approval 01.11.20 P1

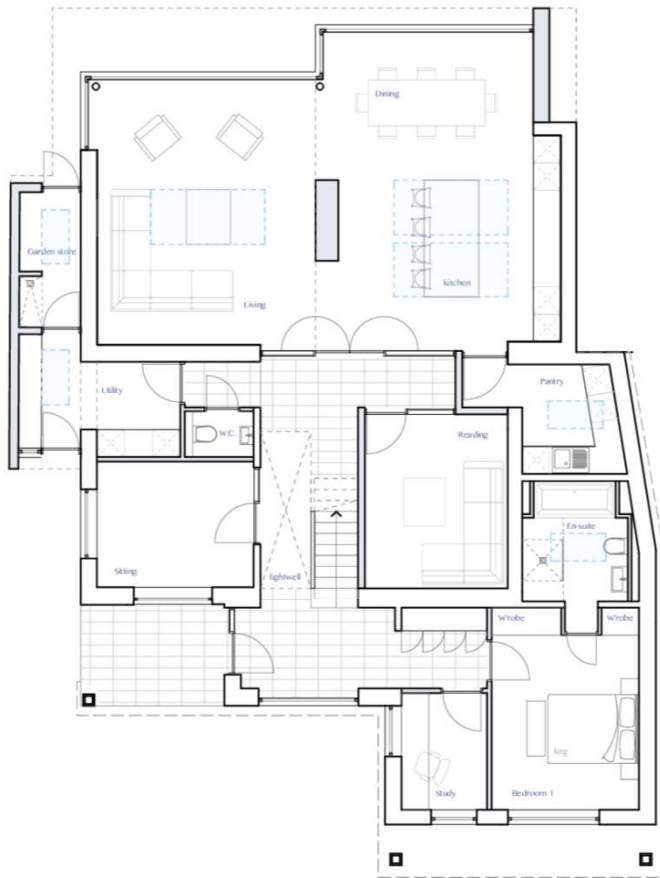
project
**Extensions and Alterations to
Ty Pen, Morfa Nefyn**
title
Existing Elevations

scale 1:100 @ A3 date Nov 20

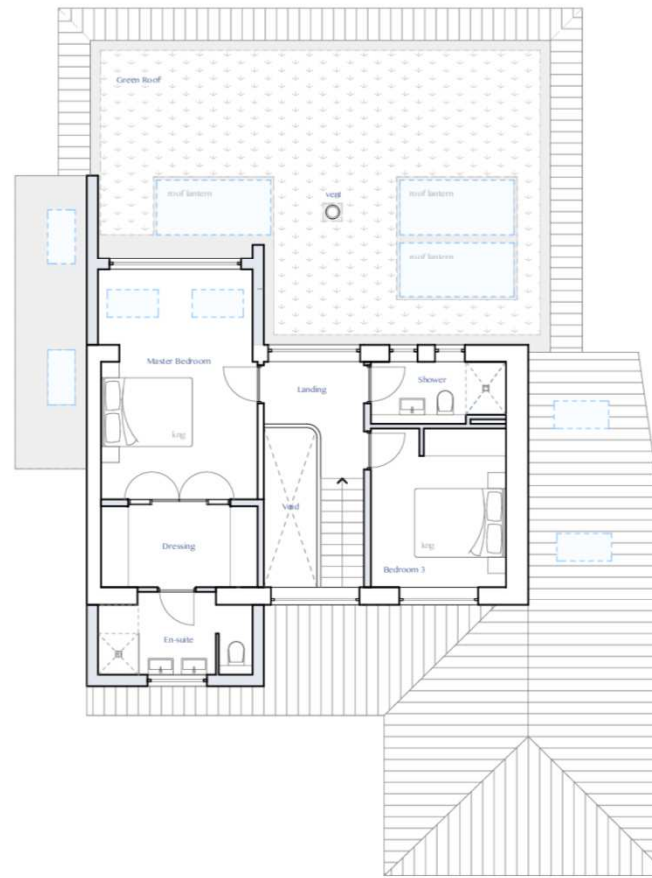
PLANNING DRAWING

drg no. 2005_04

rev P2



Proposed Ground Floor Plan



Proposed First Floor Plan

first floor terrace omitted
issued for planning approval

03.01.21 P2
01.11.20 P1

project
**Extensions and Alterations to
Ty Pen, Morfa Nefyn**

title
Proposed Floor Plans

scale 1:100 @ A3 date Nov 20

drg no. 2005_05

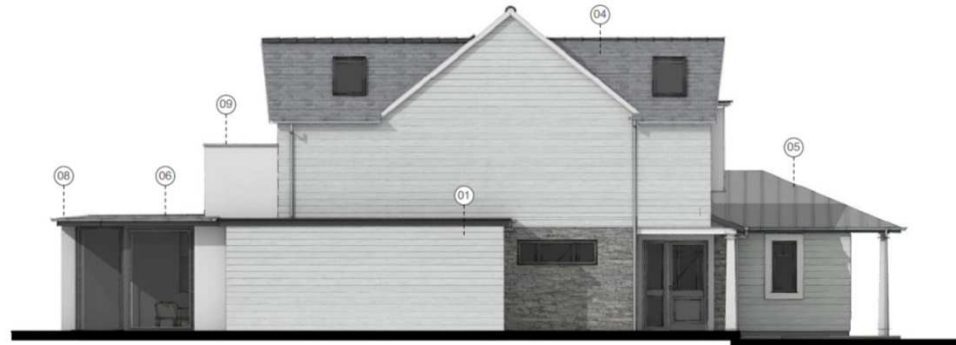
rev P2

PLANNING DRAWING

PLANNING DRAWING



Front Elevation_North East



Side Elevation_South East



Rear Elevation_South West



Side Elevation_North West

Finishes schedule

- 01. Horizontal weather boarding
- 02. Stone facing system
- 03. Weber render system
- 04. Welsh slate roof
- 05. Standing seam roof
- 06. Green roof system
- 07. Aluminium door & window system
- 08. Zinc or similar exposed alloy rainwater goods
- 09. 1.8m high screen wall



3D Impression - Front



3D Impression - Rear

first floor terrace omitted
issued for planning approval

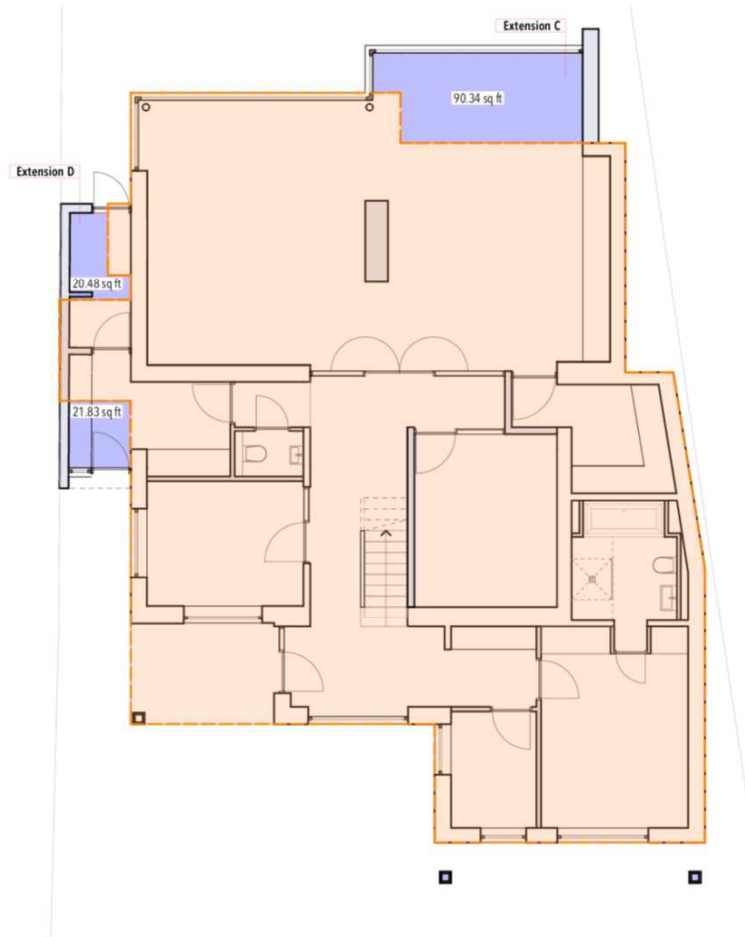
03.01.21 P2
01.11.20 P1

project
Extensions and Alterations to Ty Pen, Morfa Nefyn
title
Proposed Elevations

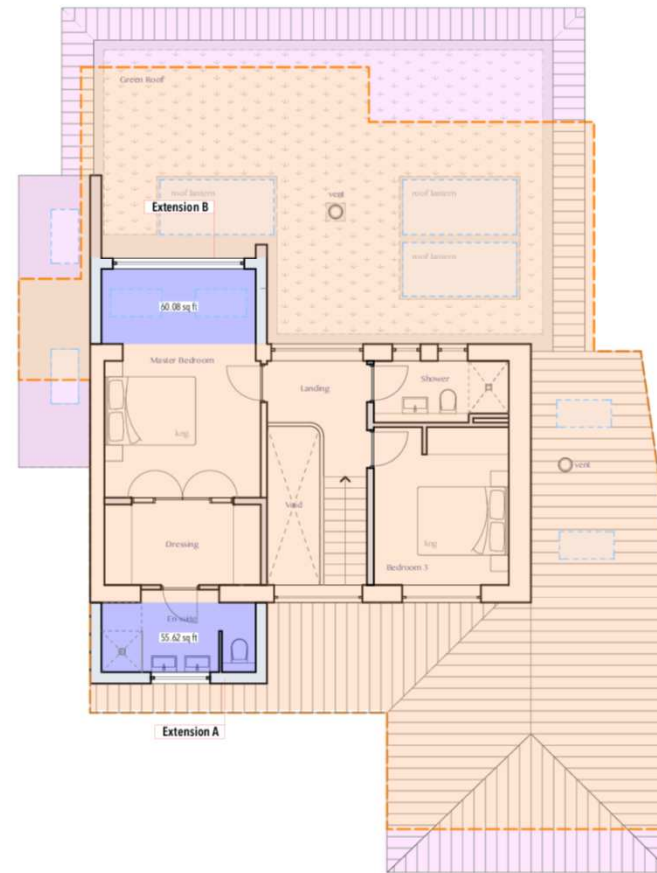
scale 1:100 @ A3 date Nov 20

drw no. 2005_06

rev P2



Proposed Ground Floor Plan



Proposed First Floor Plan

Key:

- Footprint of existing building
- Extent of proposed development
- Extent of new roof/overhangs

Accommodation Schedule:	Existing	Proposed
Bedrooms	4	3
*GIA	2,089 sqft	2,380 sqft
Floorspace gain	291sqft equates to 14% increase	

*GIA: Gross Internal Area

first floor terrace omitted 03.01.21 P4
 floor areas & schedule added 04.12.20 P3
 coloured ref added 18.11.20 P2
 issued for planning approval 01.11.20 P1

project
Extensions and Alterations to Ty Pen, Morfa Nefyn
 title
Comparison Sheet 1: Floor Plans

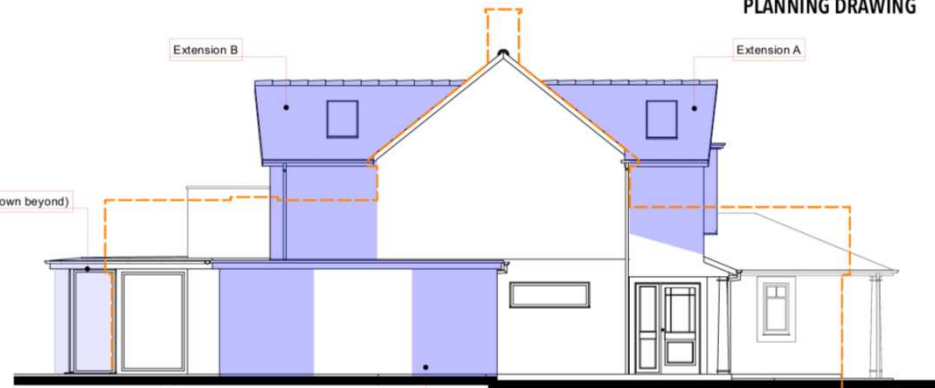
scale 1:100 @ A3 date Nov 20

drg no. **2005_07** rev **P4**

PLANNING DRAWING



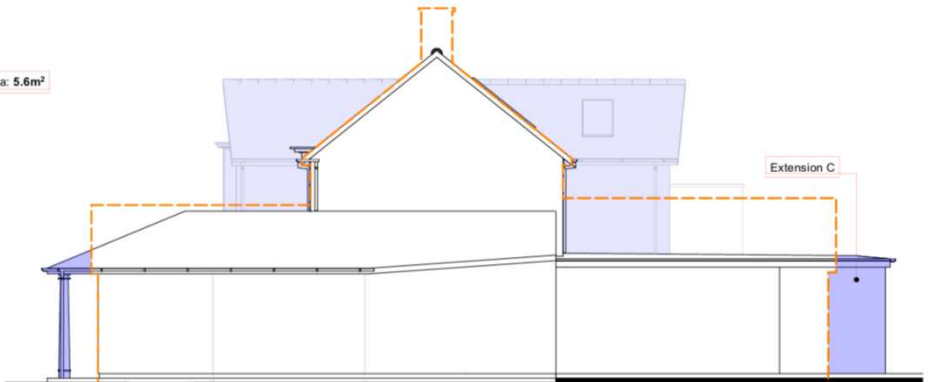
Front Elevation_North East



Side Elevation_South East



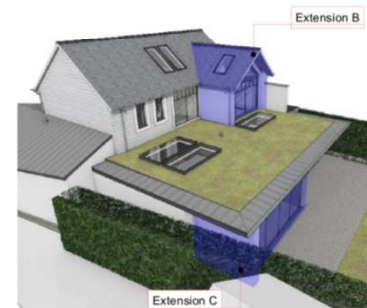
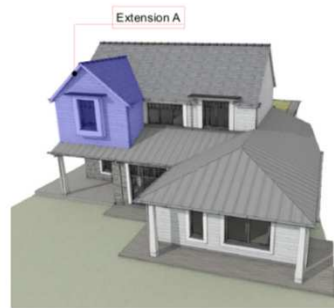
Rear Elevation_South West



Side Elevation_North West

Key:

-  Outline of existing building
-  Extent of proposed development



first floor terrace omitted 03.01.21 P4
 comparison drawing revised 04.12.20 P3
 coloured ref added 18.11.20 P2
 issued for planning approval 01.11.20 P1

project
**Extensions and Alterations to
 Ty Pen, Morfa Nefyn**
 title
**Comparison Sheet 2:
 Elevations**

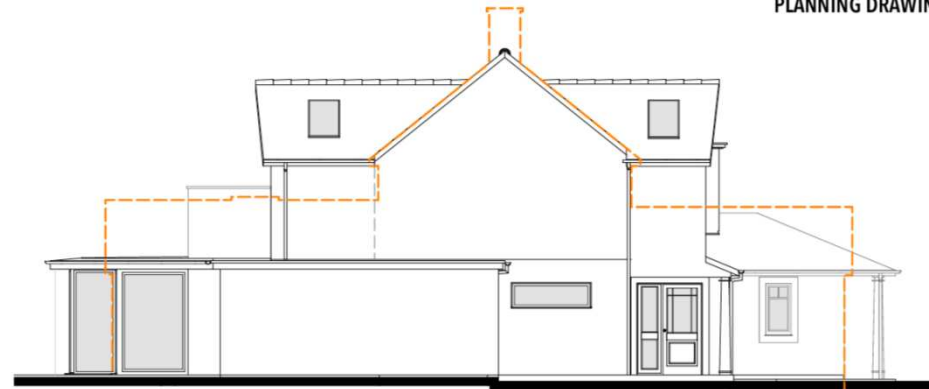
scale 1:100 @ A3 date Nov 20

drg no. 2005_08

rev P4



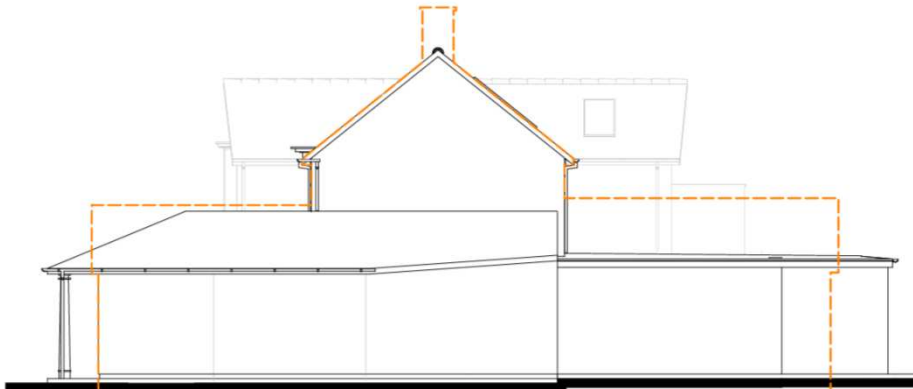
Front Elevation_North East



Side Elevation_South East



Rear Elevation_South West



Side Elevation_North West

Key:



first floor terrace omitted
issued for planning approval

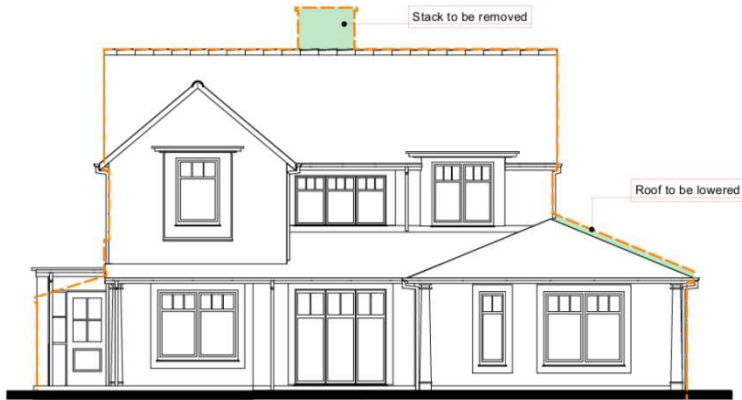
03.01.21 P2
01.11.20 P1

project
Extensions and Alterations to
Ty Pen, Morfa Nefyn
title
Proposed Elevations
(B&W Version)

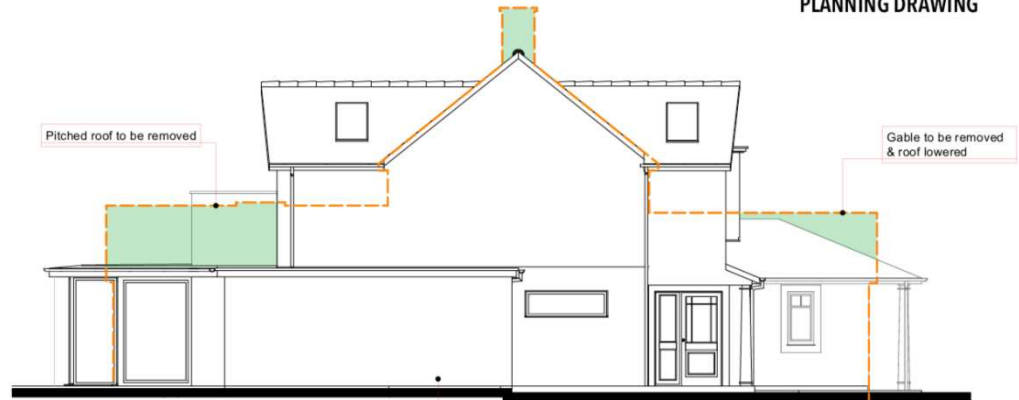
scale 1:100 @ A3 date Dec 20

drg no. 2005_10 [rev P2]

PLANNING DRAWING



Front Elevation_North East



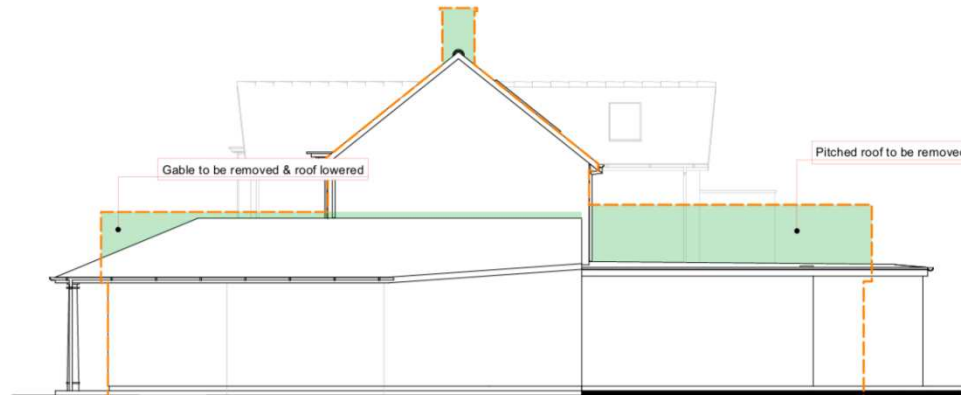
Side Elevation_South East

Extension D: Gross internal area: 3.9m²



Rear Elevation_South West

Dual pitch roofs to be removed



Side Elevation_North West

first floor terrace omitted
issued for planning approval
03.01.21 P2
01.11.20 P1

Key:

 Extent of reduction in mass

project
Extensions and Alterations to
Ty Pen, Morfa Nefyn
title
Comparison Sheet 3:
Elevations

scale 1:100 @ A3 date Dec 20

drg no. 2005_11

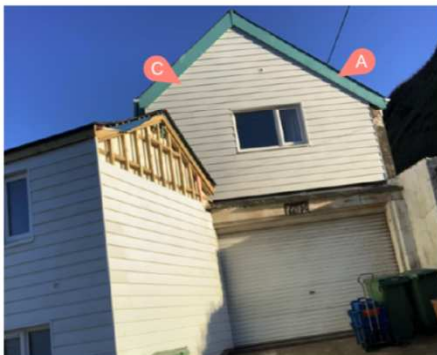
rev P2

PLANNING DRAWING

Key

- A** Feature gable projection
- B** Pitched Welsh slate roof
- C** Weather boarding system
- D** Natural stone facing
- E** Light coloured render system
- F** Fenestration style/ detailing
- G** Lead dormer style roof
- H** Hipped roof arrangement
- I** Framed apertures

Photographs taken Dec 2020, within 450 metres of the subject property



issued for planning approval 07.12.20 P1

project

Extensions and Alterations to
Ty Pen, Morfa Nefyn

title

Comparison Sheet 4:
Exemplar Images

scale Not to Scale date Dec 20

drg no. 2005_12

rev P1









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