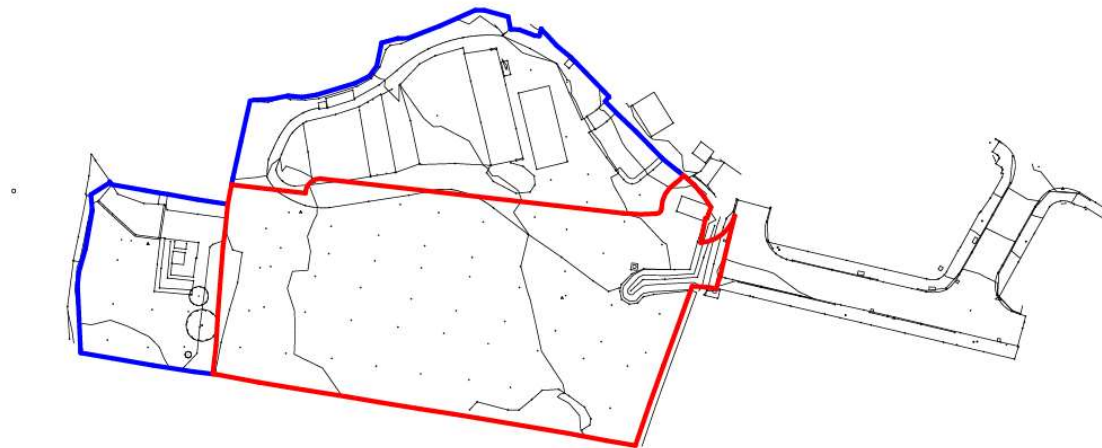
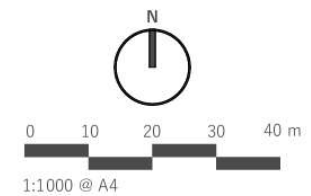




LOCATION PLAN

SCALE: 1 : 1000

PRINTED:	07/01/2025 12:38:01
REV. DESCRIPTION:	DATE BY CHK:
P1 PLANNING SET	07/01/2025 ME SD



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PROJECT:
**MAES LLWYD,
LLANYSTUMDWY**
CLIENT:
CYNGOR GWYNEDD

DRAWING TITLE:
LOCATION PLAN

PURPOSE OF ISSUE: PLANNING	STATUS: S3
DRAWING No: MLL-SAL-01-ZZ-DR-A-0001	PROJECT No: P1280
SCALE: 1 : 1000@A4	REVISION: P1

Hen Erddi

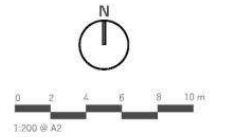
Gerddi Singrig

Bodwan

Tabernacle

The Feathers
(PH)

Cynllunio
12.03.25



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PROJECT:
MAES LLWYD,
LLANYSTUMDWY
CLIENT:
CYNGOR GWYNEDD

DRAWING TITLE:
EXISTING SITE PLAN

DRAWING STATUS FOR COMMENTS	STATUS
MLL-SAL-01-ZZ-DR-A-0002	S3
DRAWING No:	PROJECT No:
MLL-SAL-01-ZZ-DR-A-0002	P1280
SCALE	REVISION
1 : 200 @ A2	P2

MITIGATION MEASURES HEDGEHOGS

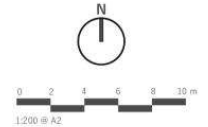
- Any boundaries between gardens on site must be hedgehog permeable. Installing hedgehog gates in the form of a 13cm x 13cm hole in each section of fence. If hedgehog gates are used, a sign must be installed above each gate instructing residents not to block access.

BATS

- There will be no exterior lighting on the south elevations of the building facing towards the neighbouring treeline hedge row.
- In the case of any exterior lighting the illumination used will be LEDs.
- The illumination will all be directional and downward facing which is easily chased when using LEDs. There must be no upward illumination.
- All luminaires will lack any UV component.
- Luminaires with a 'warm white' spectrum should be used, (ideally <2700 kelvin) to reduce blue light component.
- Luminaires should feature peak wavelengths higher than 550nm to avoid the light component disturbing bats.
- The primary aim of any lighting scheme must be to ensure no light levels higher than 0.5 Lux than 1 metre of any boundary features.



REV	DESCRIPTION	DATE	BY	CHK
P1	UPDATES FOLLOWING CLIENT COMMENTS	25/04/2024	ME	SD
P2	ISSUED FOR CLIENT COMMENTS	21/05/2024	ME	GU
P3	UPDATES FOLLOWING CLIENT COMMENTS	29/05/2024	ME	SD
P4	UPDATES FOLLOWING HIGHWAYS COMMENTS	09/06/2024	ME	SD
P5	DRAFT CAD	12/06/2024	ME	SD
P6	EXISTING ALLOTMENT FENCE SHOWN	14/06/2024	ME	SD
P7	SITE PLAN UPDATED	29/06/2024	ME	SD
P8	UPDATES FOLLOWING CLIENT COMMENTS	19/09/2024	ME	GU
P9	UPDATES FOLLOWING TREE SURVEY	03/10/2024	ME	SD
P10	PLANNING SET	20/10/2024	ME	SD
P11	ADDITIONAL TREES ADDED FOLLOWING CLIENT COMMENTS	01/11/2024	ME	SD
P12	TREES REMOVED TO CLUT DRAINAGE	22/11/2024	ME	SD
P13	WPA REQUESTED	25/11/2024	ME	SD
P14	PLANNING SET	01/01/2025	ME	SD

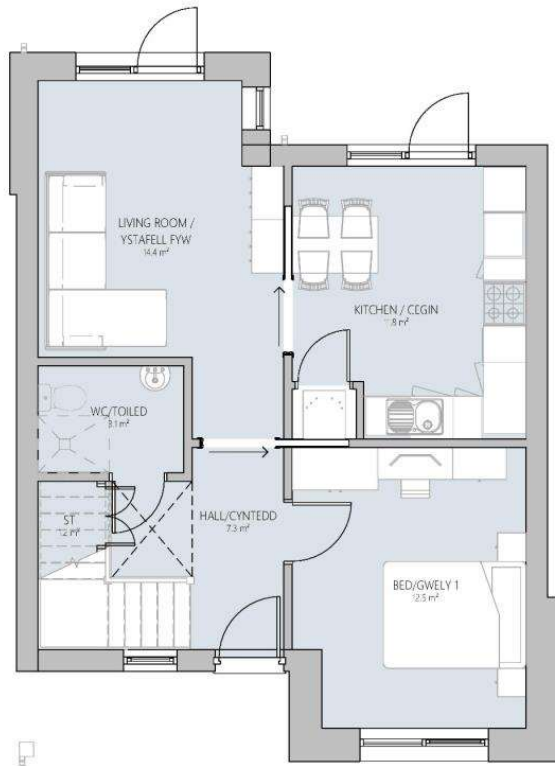


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PROJECT:
MAES LLWYD,
LLANYSTUMDWY
CLIENT:
CYNGOR GWYNEDD

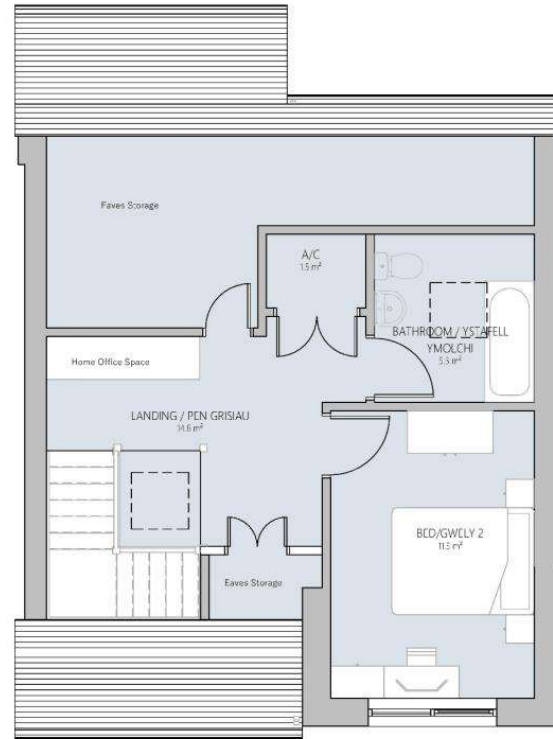
DRAWING TITLE:
PROPOSED SITE PLAN /
CYNLLUN SAFLE
ARFAETHEDIG

DRAWING STATUS: PLANNING	STATUS: S3
DRAWING NO: MLL-SAL-01-ZZ-DR-A-0003	PROJECT NO: P1280
SCALE: 1:200@A2	REVISION: P14



4P2B GROUND FLOOR

SCALE: 1:50



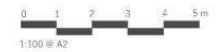
4P2B FIRST FLOOR

SCALE: 1:50

4P2B REQ AREA: 83m²		
FF	32.2m²	
GF	53m²	
TOTAL	85m²	

REVISIONS				
NO	DESCRIPTION	DATE	BY	CHEK
P1	UPDATED SET	20/08/2024	MR	SD
P2	UPDATES TO INTERNAL LAYOUT	20/08/2024	MR	SD
P3	PLANNING SET	20/08/2024	MR	SD
P4	PLANNING SET	20/08/2024	MR	SD

PROPOSED MATERIALS	
	OFF WHITE RENDER
	NATURAL STONE CLADDING OR PAINTALISED SYSTEM SUCH AS TIFR
	TIMBER CLADDING
	DORMER DARK GREY CLADDING METAL/CEMENT BOARD
	TIL F OR SI ATF ROOF



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PROJECT:
MAES LLWYD,
LLANYSTUMDWY
CLIENT:
CYNGOR GWYNEDD

DRAWING TITLE:
4P2B DORMER BUNGALOW
PLANS AND ELEVATIONS

DRAWING STATUS	STATUS
PLANNING	S3
DRAWING No:	PROJECT No:
MLL-SAL-02-ZZ-DR-A-0100	P1280
SCALE	REVISION
As indicated @ A2	P4



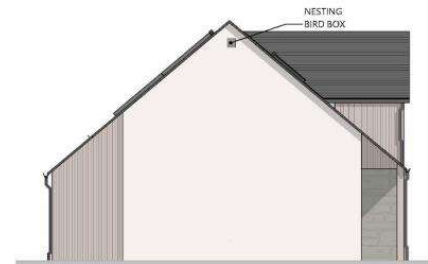
4P2B FRONT ELEVATION

SCALE: 1:100



4P2B REAR ELEVATION

SCALE: 1:100



4P2B SIDE ELEVATION

SCALE: 1:100



4P2B SIDE ELEVATION

SCALE: 1:100

SECOND FLOOR

Bedroom Y 3
13 sq ft

Bedroom Y 2
13 sq ft

Bedroom Y 1
13 sq ft

Bathroom / Vestibule
5.5 sq ft

Kitchen

Living Area

Landing / Pen Gravel
10.5 sq ft

Stairs

Window

Scale: 1" = 4'

A stylized illustration of a two-story house. The house has a dark grey roof with a chimney on the right side. The main body of the house is light grey, and the upper part is a darker grey. There are several windows: a small square window on the roof, a large rectangular window on the left side of the ground floor, a small square window above it, a green door in the center, and two large rectangular windows on the right side. The house is set against a plain white background.

A simple line drawing of a house with a gabled roof, a chimney, and a stone-textured lower section.

A diagram of a house with a chimney and a roof ridge labeled 'RIDGE ROOF'.

GARAGE
8.0 m²

**LIVING ROOM /
DINING ROOM**
17.6 m²

KITCHEN / DINING
10.2 m²

BEDROOM
10.1 m²

BATHROOM
3.1 m²

HALLWAY
2.2 m²

GF

TO

BEDROOMLY 4
14.0m²

LIVING ROOM /
15.4m²

KITCHEN / DINING
13.0m²

BEDROOMLY 1
10.0m²

BEDROOMLY 3
13.0m²

HALL
12.0m²

BATHROOM
5.0m²

WC
2.0m²

STAIRS

7P4B REQ AREA: 114m ²	
FF	40m ²
GF	73m ²
TOTAL	113m ²

PROPOSED E & N E R C S.

OFF-WHITE WARDROBE

ALUMINIUM ALLOY SHOE CLOSET
ON ENLARGED SYSTEM (SUCH
AS TUB)

TIMBER CLADDING

DORMER SHINGLES CLADDING
METALLICALLY FINISHED

TR - C 4 ATP - ROOF

0 1 2 3 4 5 6m

CLIMAX 101

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DESIGNED BY CONTRACTOR OF THE PROJECT: CYNIGOR GWYNEDD
AND DEVELOPED BY: THE ARCHITECTS: SAER ARCHITECTS
CONSTRUCTION: 2008-2010. THE CLIENT: CYMRU GWYNEDD
FROM AGENCY: CYMRU GWYNEDD. THE PROJECT: CYMRU GWYNEDD.

PROJECT
MAES LLWYD,
LLANYSTMUDWY

OWNER
CYNGOR GWYNEDD

(GRANDIO: TREE)

5P3B DORMER GRANGE
BUNGALOW PLANS AND
ELEVATIONS

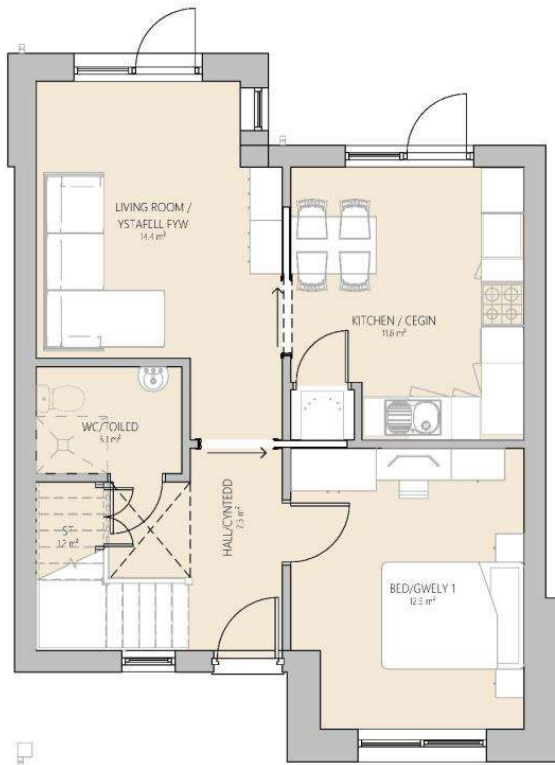
(GRANDIO: MAX VAL
PLANNING)

STRADA
S3

PROJECT NO.
P1280

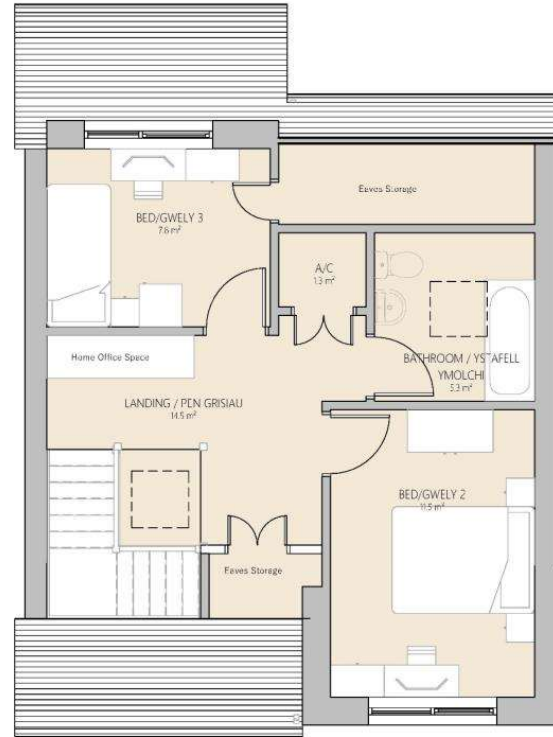
As indicated on sheet

REVISION
P4



5P3B GROUND FLOOR

SCALE: 1:50



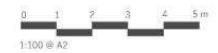
5P3B FIRST FLOOR

SCALE: 1:50

5P3B REQ AREA:93m²	
FF	40m²
GF	53m²
TOTAL	93m²

REV	DESCRIPTION	DATE	BY	CHEK
P1	UPDATES SET	20/06/2024	MR	SD
P2	UPDATES TO MATERIALS LAYOUT	20/06/2024	MR	SD
P3	PLANNING SET	20/06/2024	MR	SD
P4	PLANNING SET	20/06/2024	MR	SD

PROPOSED MATERIALS	
	OFF WHITE RENDER
	NATURAL STONE CLADDING OR PANALISED SYSTEM SUCH AS TIER
	TIMBER CLADDING
	DORMER DARK GREY CLADDING METAL/CEMENT BOARD
	TILE OR SLATE ROOF



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PROJECT:
**MAES LLWYD,
LLANYSTUMDWY**
CLIENT:
CYNGOR GWYNEDD

DRAWING TITLE:
**5P3B DORMER BUNGALOW
PLANS AND ELEVATIONS**

DRAWING STATUS	STATUS
PLANNING	S3
DRAWING No: MLL-SAL-02-ZZ-DR-A-0101	PROJECT No: P1280
SCALE: As indicated@A2	REVISION: P4



5P3B FRONT ELEVATION

SCALE: 1:100



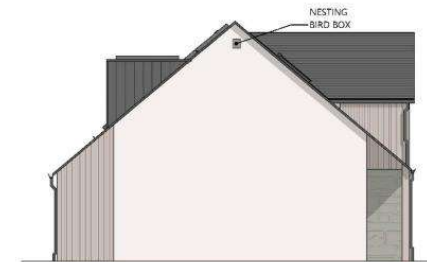
5P3B REAR ELEVATION

SCALE: 1:100



5P3B SIDE ELEVATION

SCALE: 1:100



5P3B SIDE ELEVATION

SCALE: 1:100

PRINTED:		01/03/2025 12:45:08	
REV.	DESCRIPTION	DATE	BY / CHK
P1	ISSUED FOR CLIENT COMMENTS	21/05/2024	ME / GJ
P2	UPDATED FOLLOWING CLIENT COMMENTS	26/05/2024	ME / SD
P3	UPDATED FOLLOWING TREE SURVEY 03/10/2024	04/10/2024	ME / SD
P4	PLANNING SET	21/10/2024	ME / SD
P5	FILES REMOVED TO SUIT DRAWING	22/11/2024	ME / SD
P6	PLANNING SET	05/01/2025	ME / SD



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PROJECT:
MAES LLWYD,
LLANYSTUMDWY
CLIENT:
CYNGOR GWYNEDD

DRAWING TITLE:
PROPOSED SITE 3D / 3D
ARFAETHEDIG

DRAWING STATUS: PLANNING STATUS: S3

DRAWING NO: MLL-SAL-01-ZZ-DR-A-0007 PROJECT NO: P1280

SCALE: @A2 REVISION: P6



