

Y Pwyllgor
Cynllunio

Planning
Committee

20.10.2020

**RHANBARTH
Y GORLLEWIN**

**AREA
WEST**



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**CEISIADAU YR
ARGYMHELLIR EU
BOD YN CAEL EU
CYMERADWYO**

**APPLICATIONS
RECOMMENDED
FOR APPROVAL**



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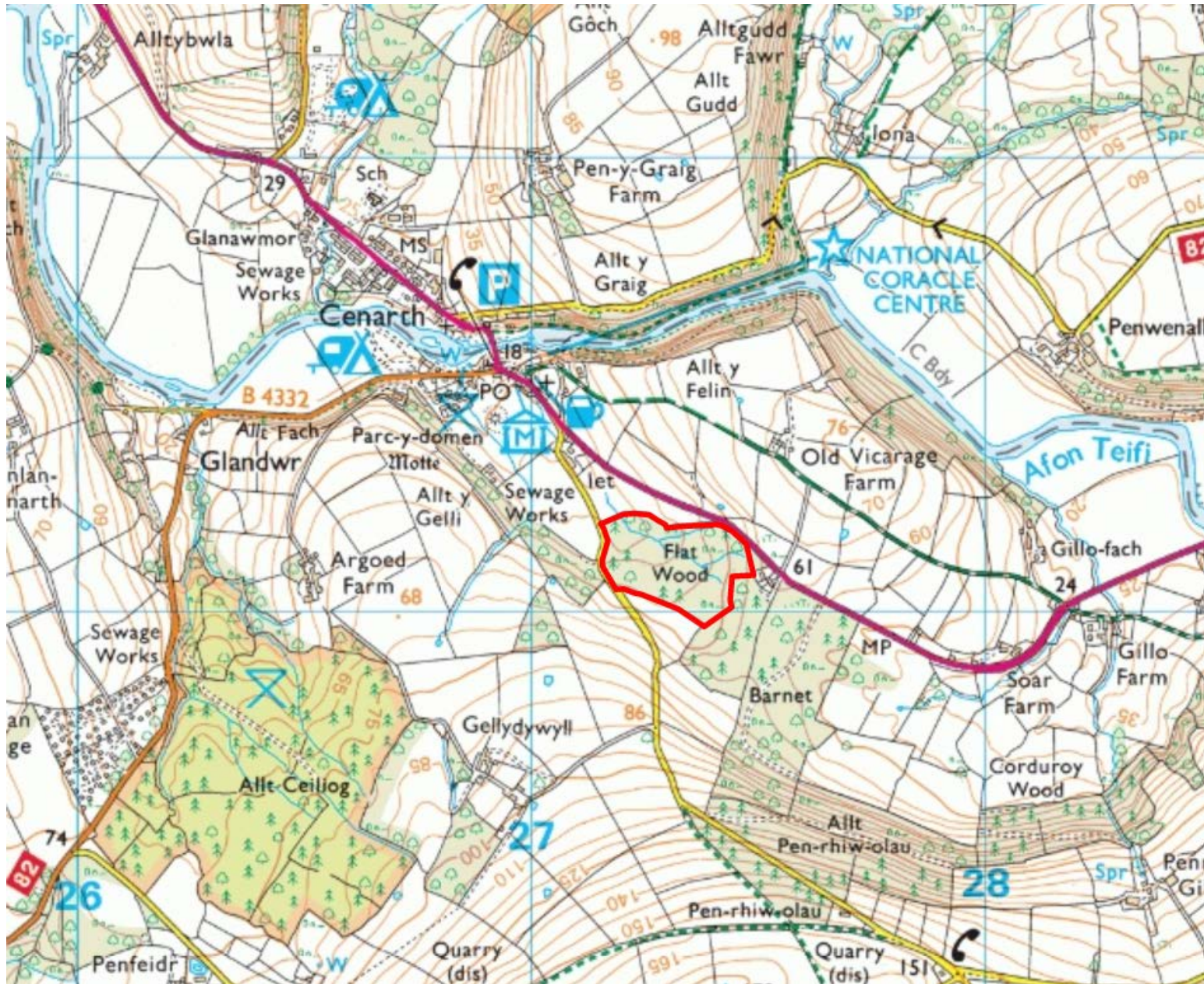
W/39346



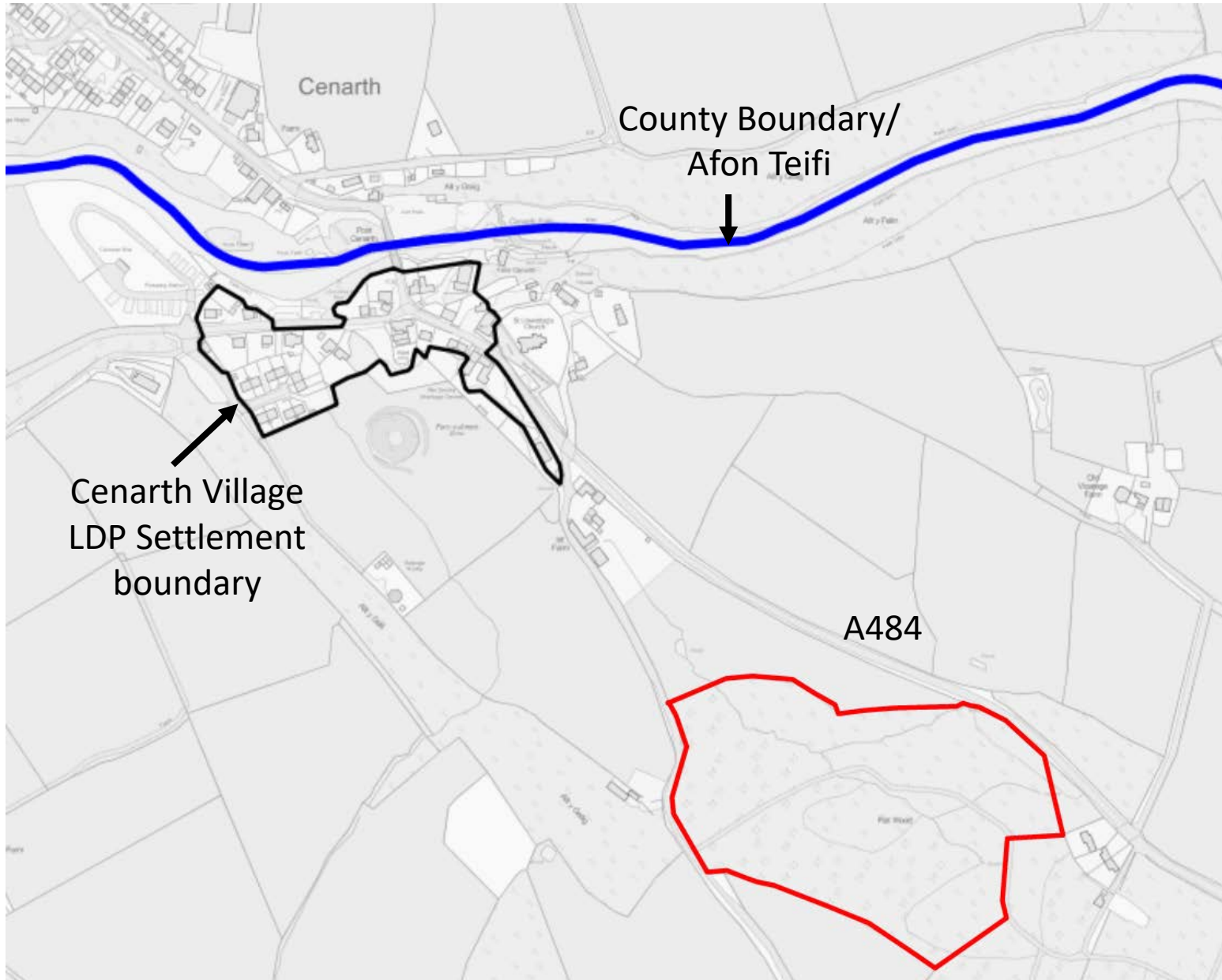
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W/39346 Location Plan



W/39346 Location Plan

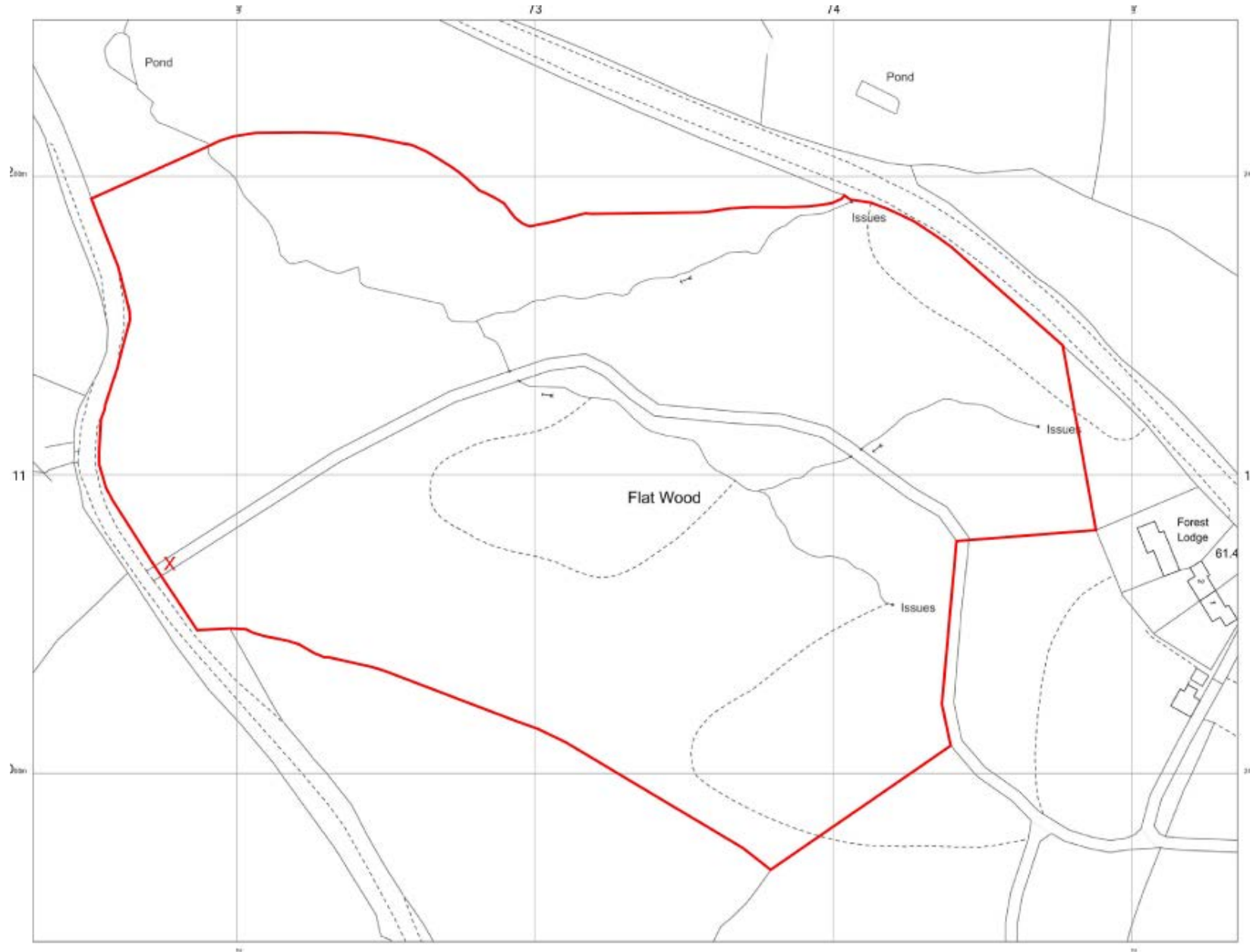


W/39346 Aerial Location Plan



Cenarth Village

W/39346 Site Location Plan



W/39346 Aerial Photograph 2017



W/39346 Aerial Photo 06.10.20



W/39346 Proposed Layout



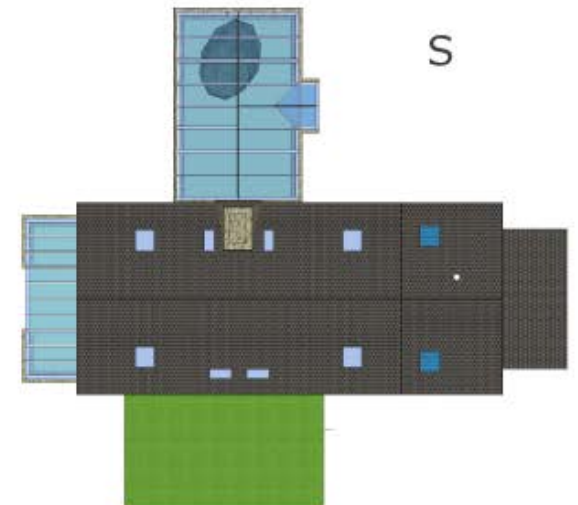
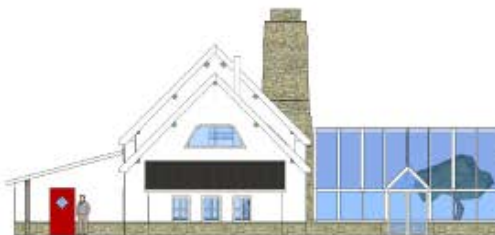
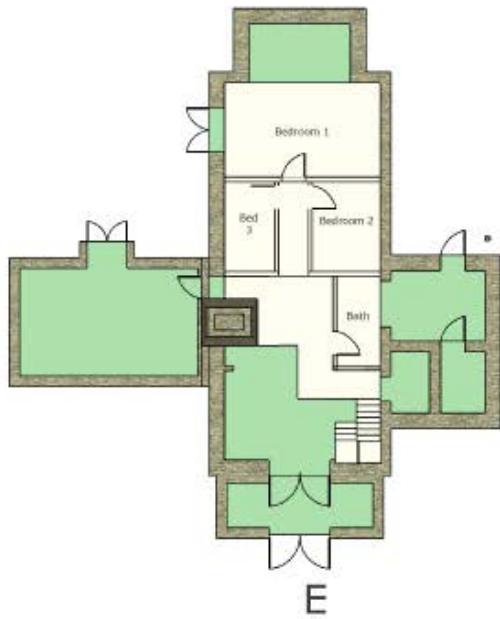
W/39346 Proposed Structures



W/39346 Proposed Dwelling

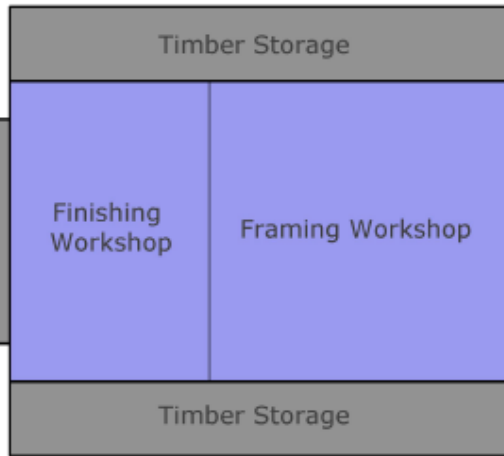
Materials:

Strip/Pad foundations, timber frame, local stone, lime or clay render, welsh slates, natural insulation materials, local stone chimney breast to provide thermal mass and radiate heat

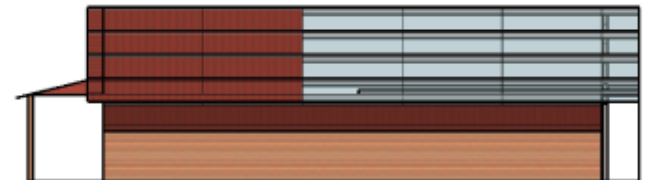
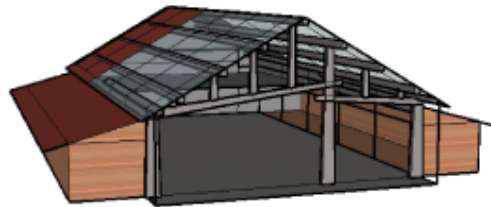
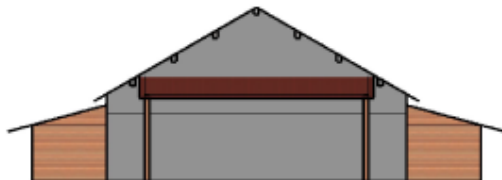
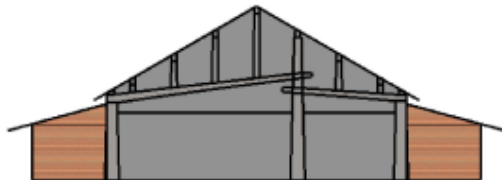
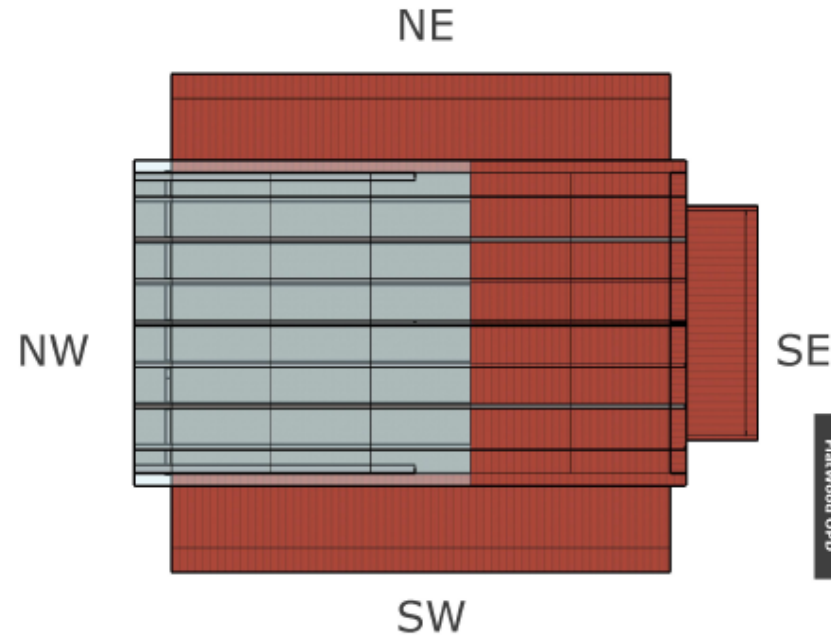


W/39346 Proposed Barn

Proposed Plans: Barn, FlatWood, Cenarth

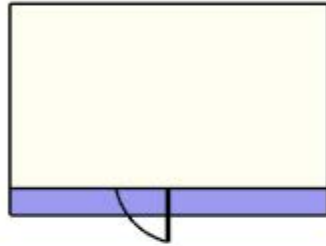


- Timber Frame
- Timber Clad Walls
- Open on NW gable
- Box profile roof

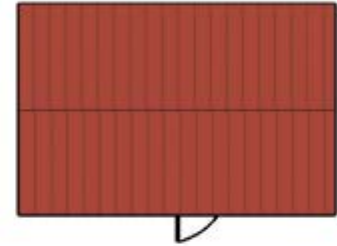


W/39346 Livestock Shed

Proposed Plans: Livestock Shed,
FlatWood, Cenarth



- Timber Frame
- Timber Clad Walls
- Box profile roof



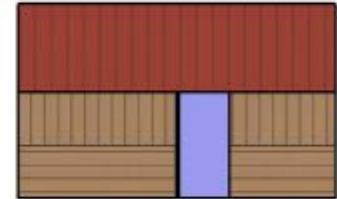
SW



NE



SE

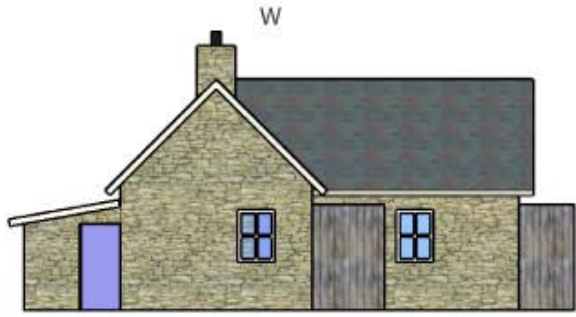
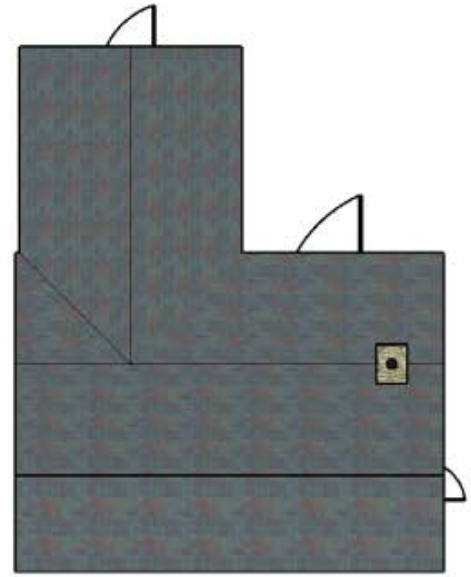
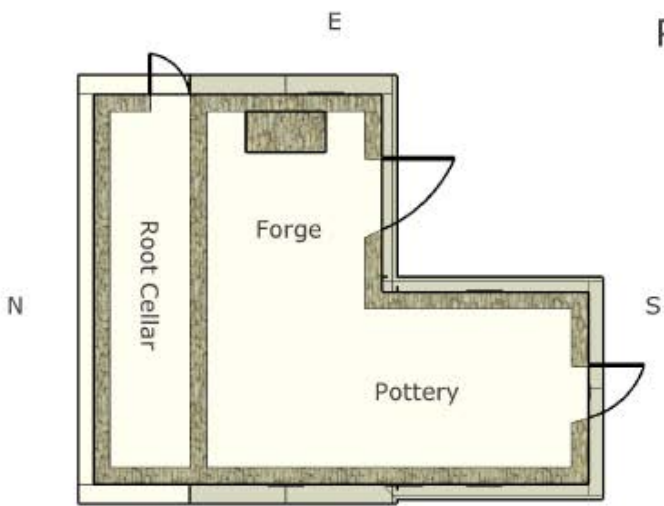


NW



W/39346 Proposed Forge, Root Cellar & Pottery Shed

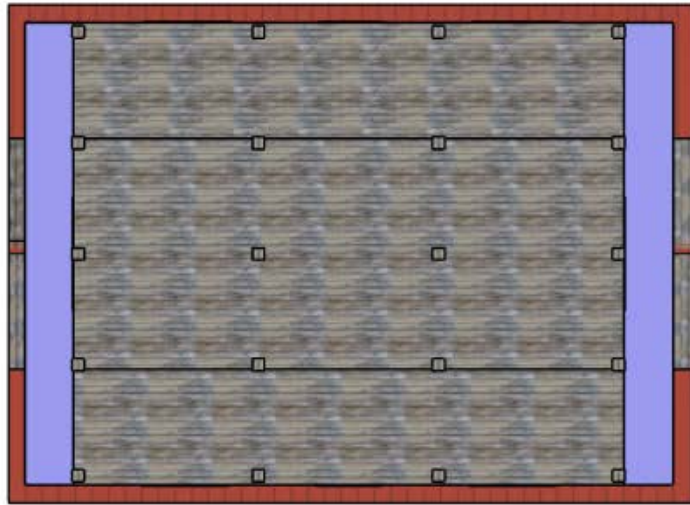
Proposed Plans: Forge,
Root Cellar & Pottery Shed
FlatWood, Cenarth



- Cilgerran Slate Walls
- Timber Trusses
- Slate coloured box profile roof



W/39346 Propsoed Feed Store



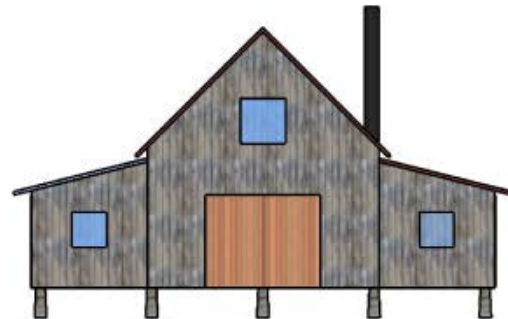
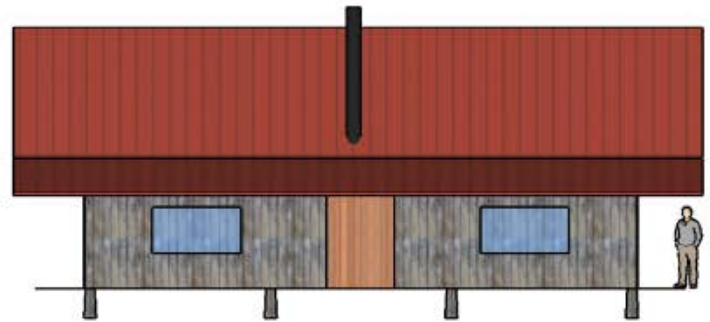
- Timber Frame
- Timber Clad Walls
- Box profile roof



SE



SW



NW

NE

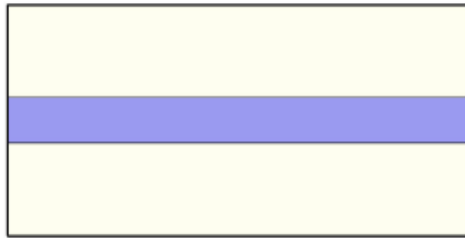


W/39346 Proposed Polytunnel

Proposed Plans: Polytunnel,
FlatWood, Cenarth

E

N

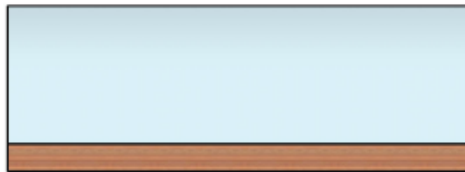


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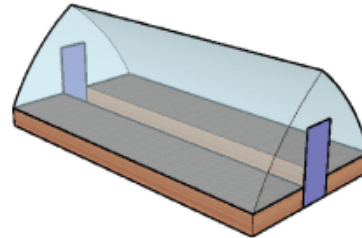
- Timber Frame
- Plastic sheeting



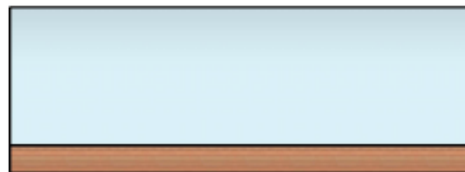
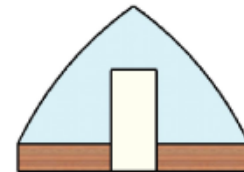
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E

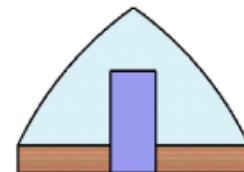


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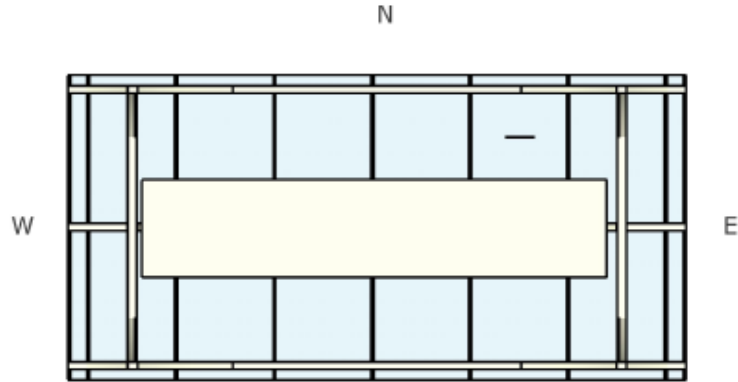
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S

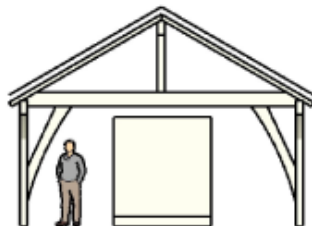
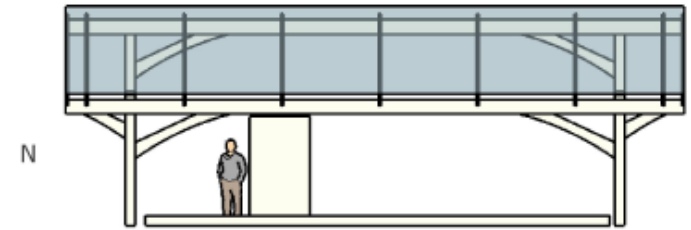
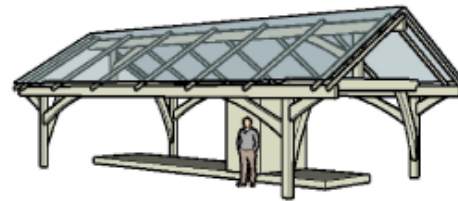
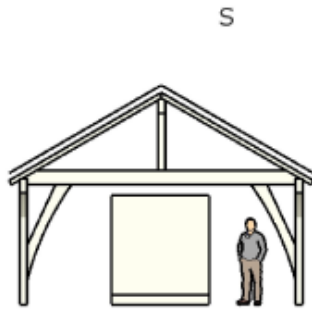
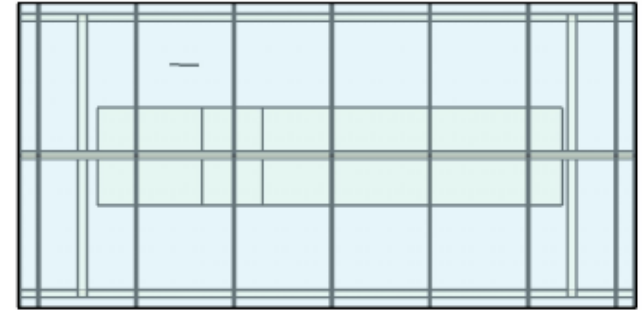


W/39346 Proposed Sawmill Shelter

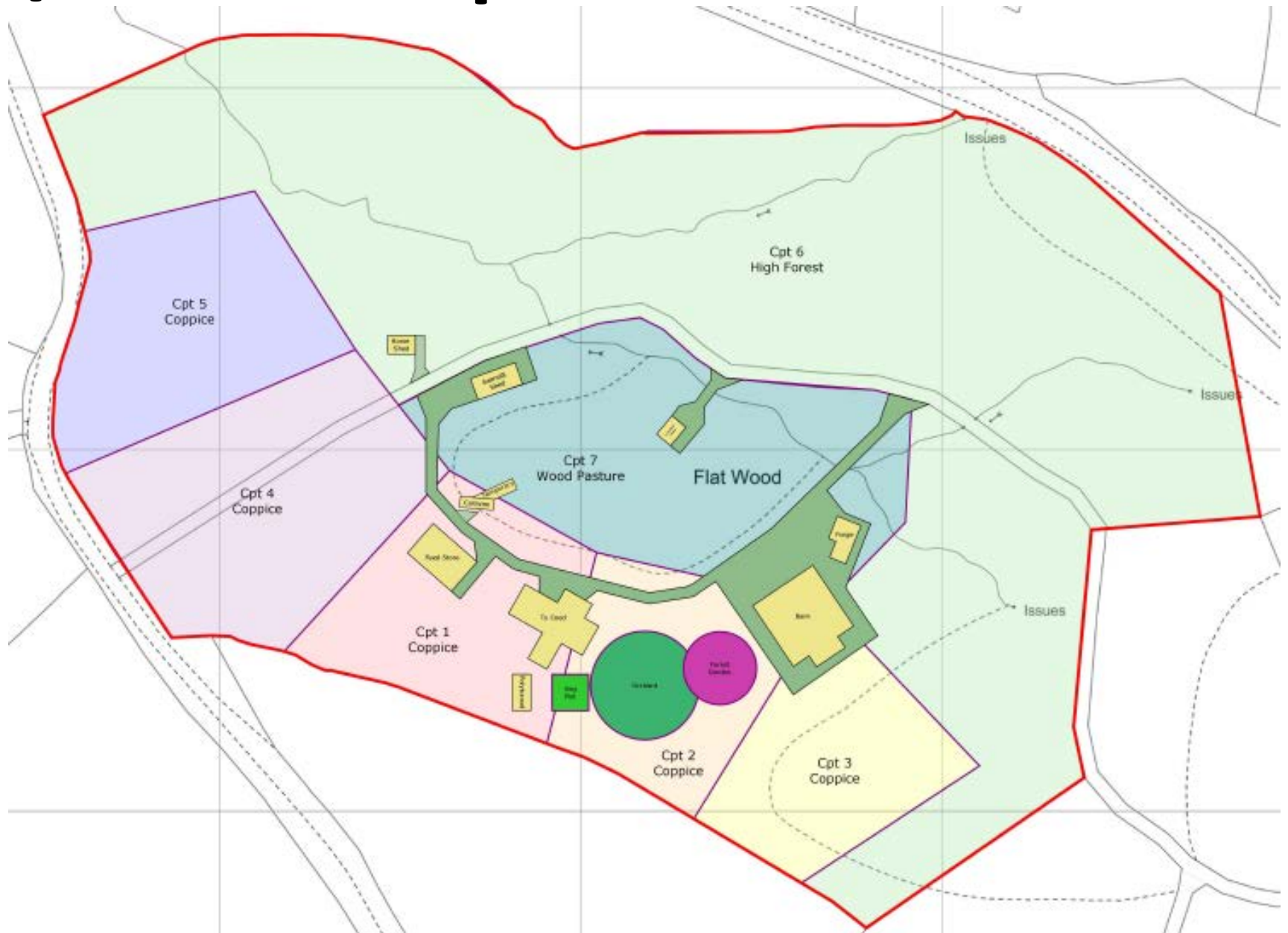
Proposed Plans: Sawmill Shelter,
FlatWood, Cenarth



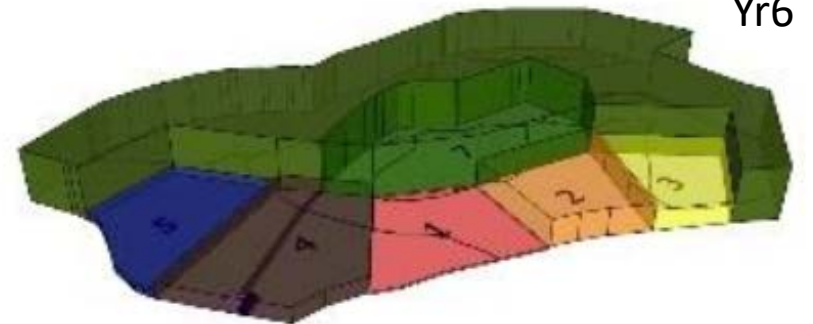
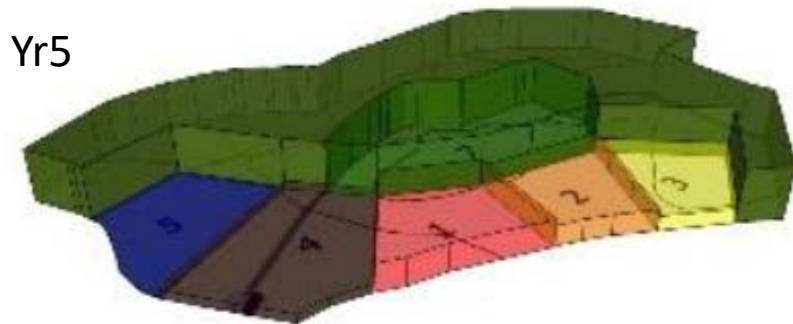
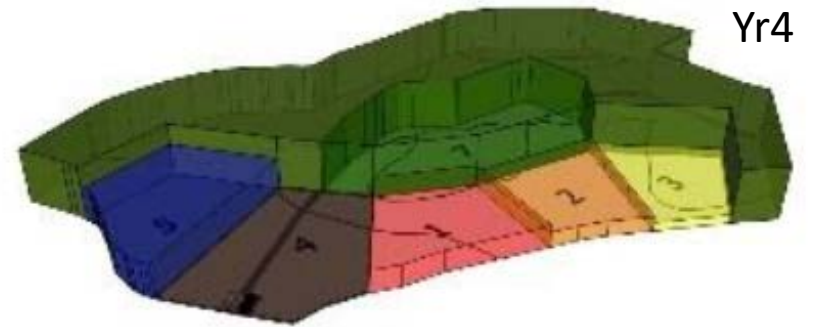
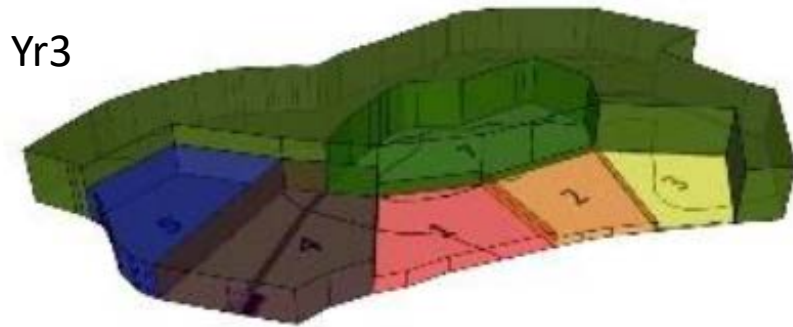
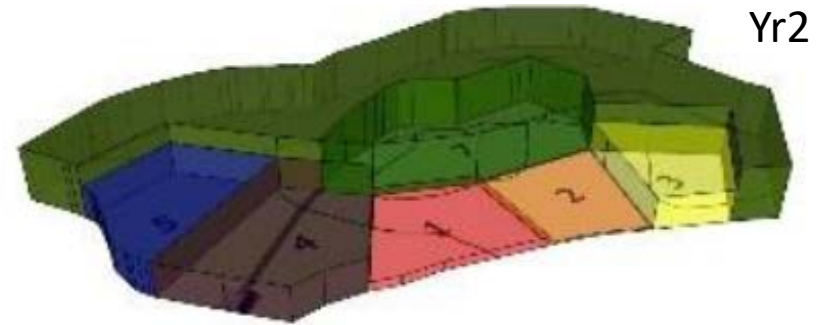
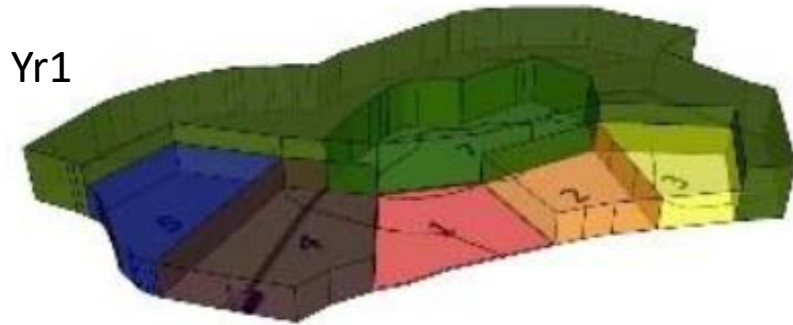
- Timber Frame
- Tarpaulin Roof
- Open sided



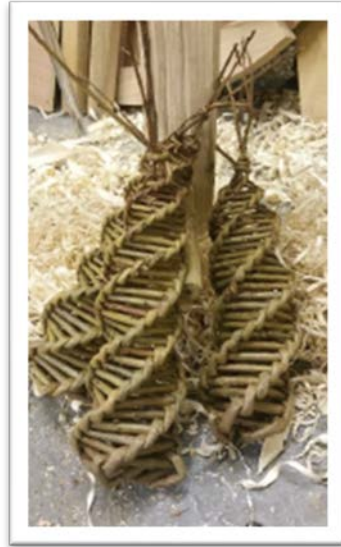
W/39346 Proposed Land Uses



W/39346 Coppice Rotation Illustration



W/39346 Product examples



W/39346 Training & Management



W/39346 Illustrative Images



Fig 3.3.3a Birds eye view of the overall holding, coup 1 has just been cut, coup5 at maximum height.



W/39346 Illustrative images



Fig 3.3.3.b View from point A, halfway up the lane to the south of the land. Please refer to figure, 2.2.5.e(ii)



Fig 3.3.3.c View from the field gate below point A, see Fig 2.2.5e(ii) for current view.



Fig 3.3.3.c Prospective view from Yet Farm, illustrating how the buildings are hidden by the high forest.



Fig 3.3.3.d Prospective view from point B on the A484, please refer to Fig 2.2.5e(iv) for current view.

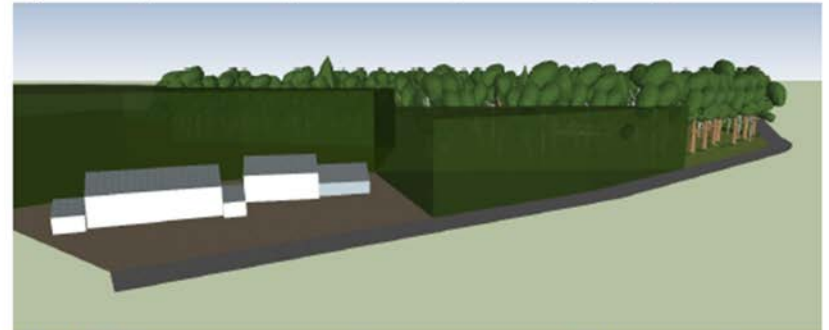


Fig 3.3.3.e Birds eye perspective showing how the views into the woodland from the dwellings at Forest Lodge will not change. The block green colour indicates average tree height of the neighbouring woodland here.

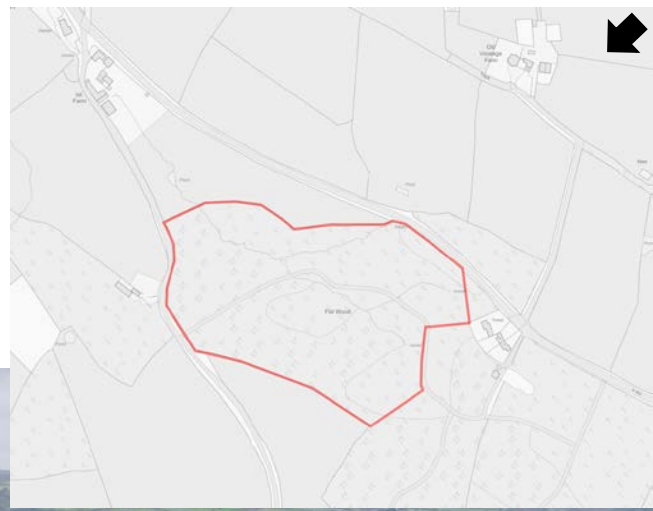


Fig 3.3.3.f Birds eye view from field opposite our main access gate

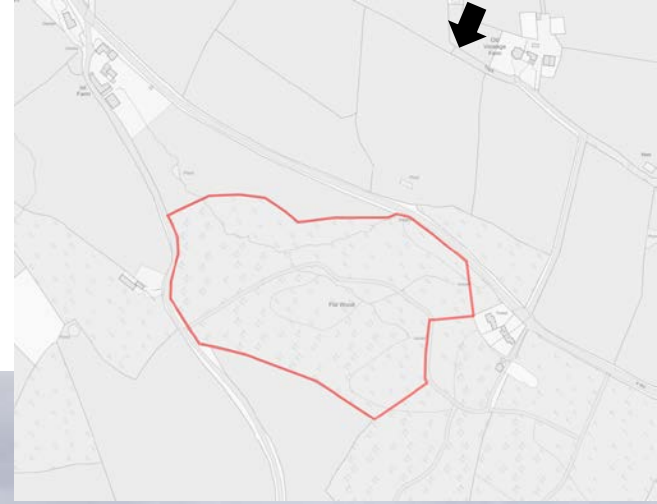
W/39346 Drone view



W/39346 Drone view



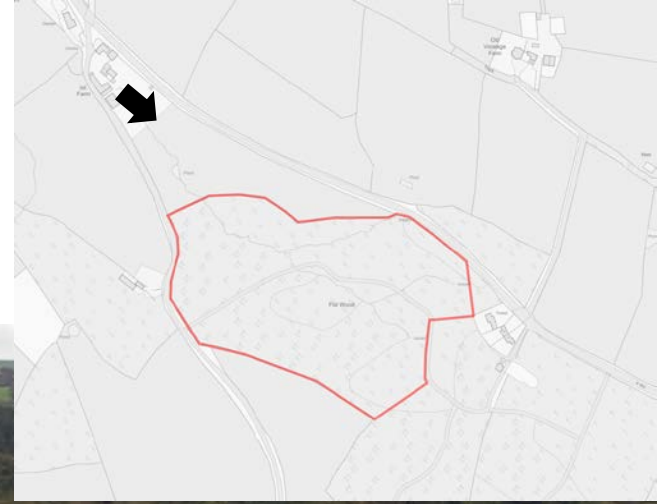
W/39346 Drone view



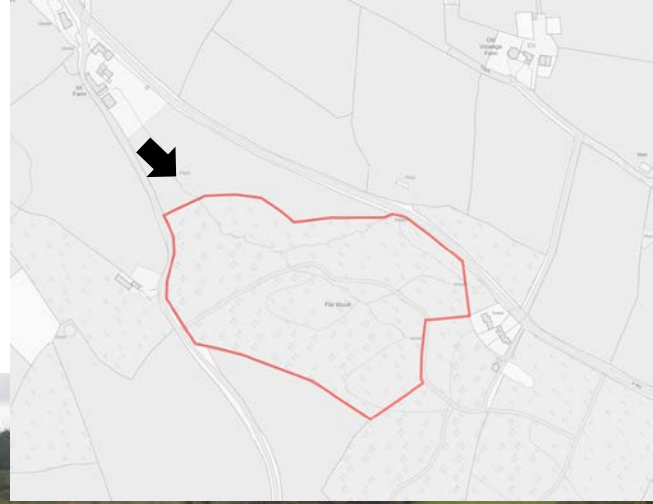
W/39346 Drone view



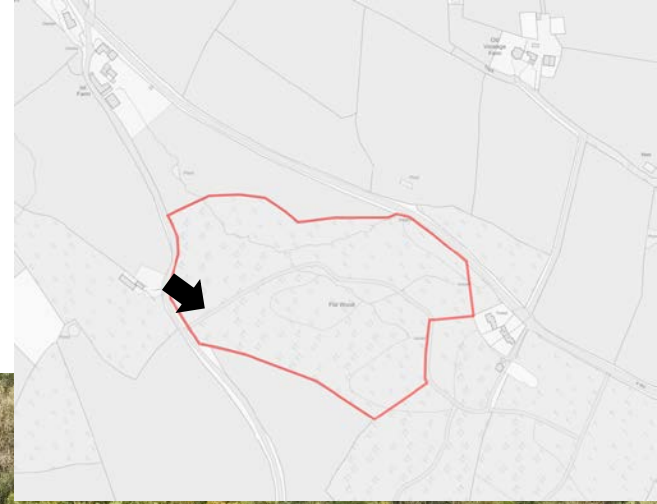
W/39346 Drone view



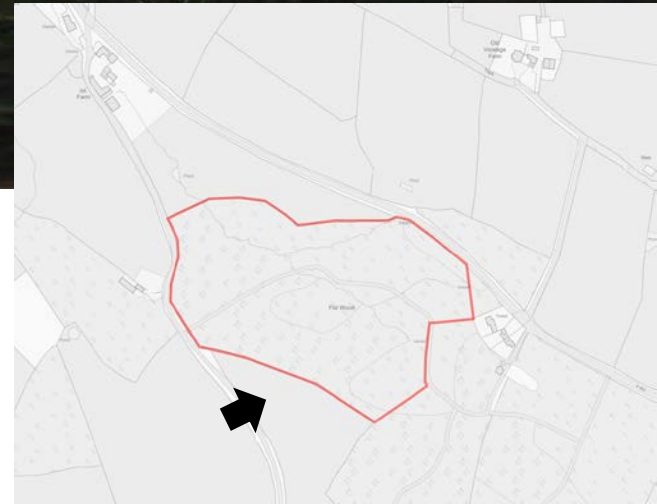
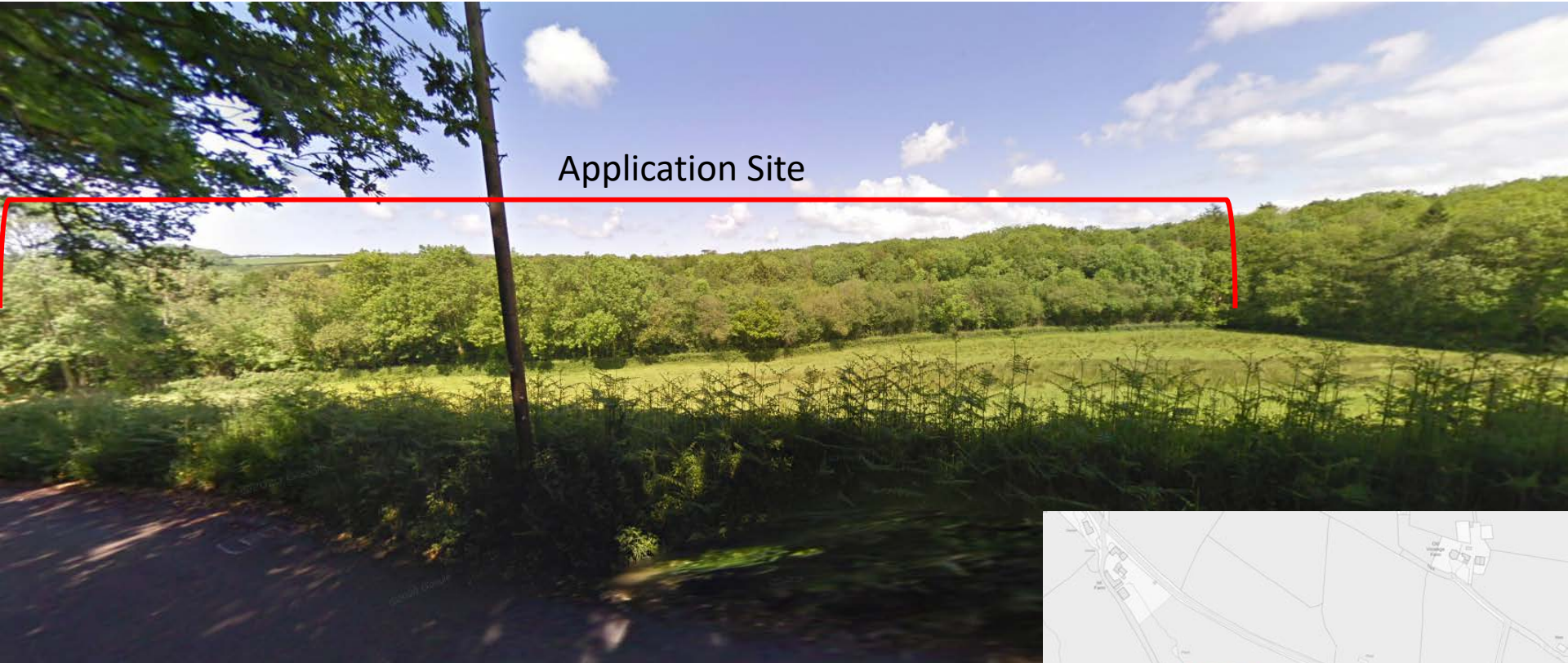
W/39346 Drone view



W/39346 Drone view

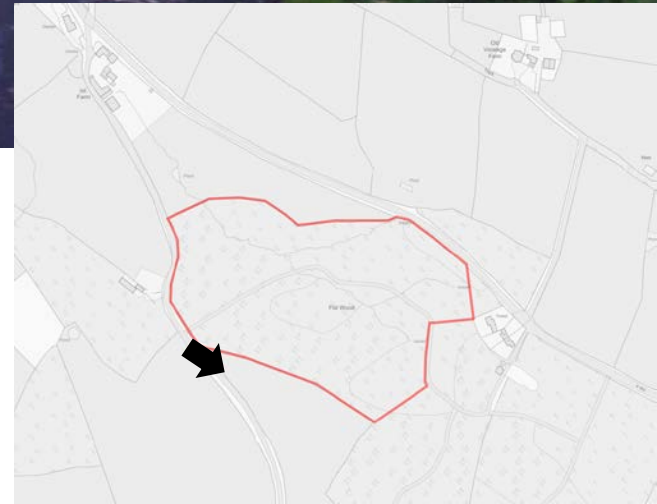


W/39346 Google Streetview



W/39346 Google Streetview

Application Site



W/39346 Original Site Photos



W/39346 Original site photos



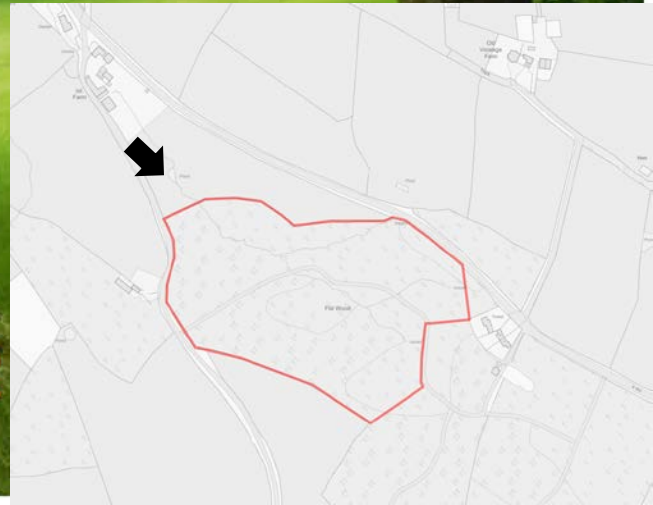
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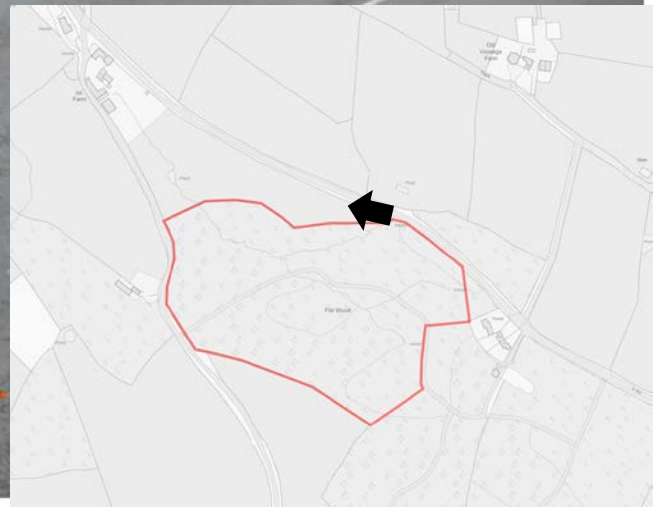


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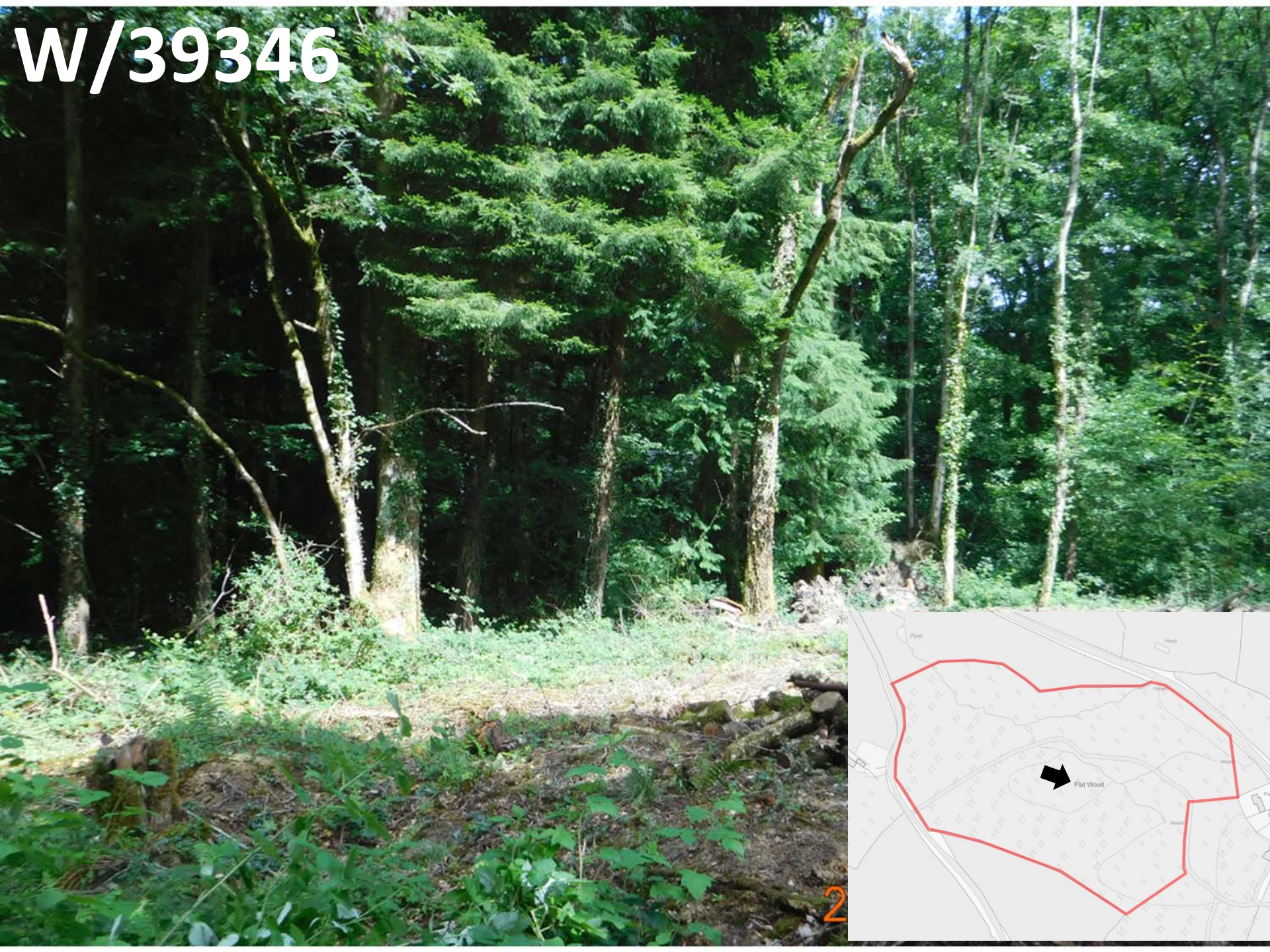
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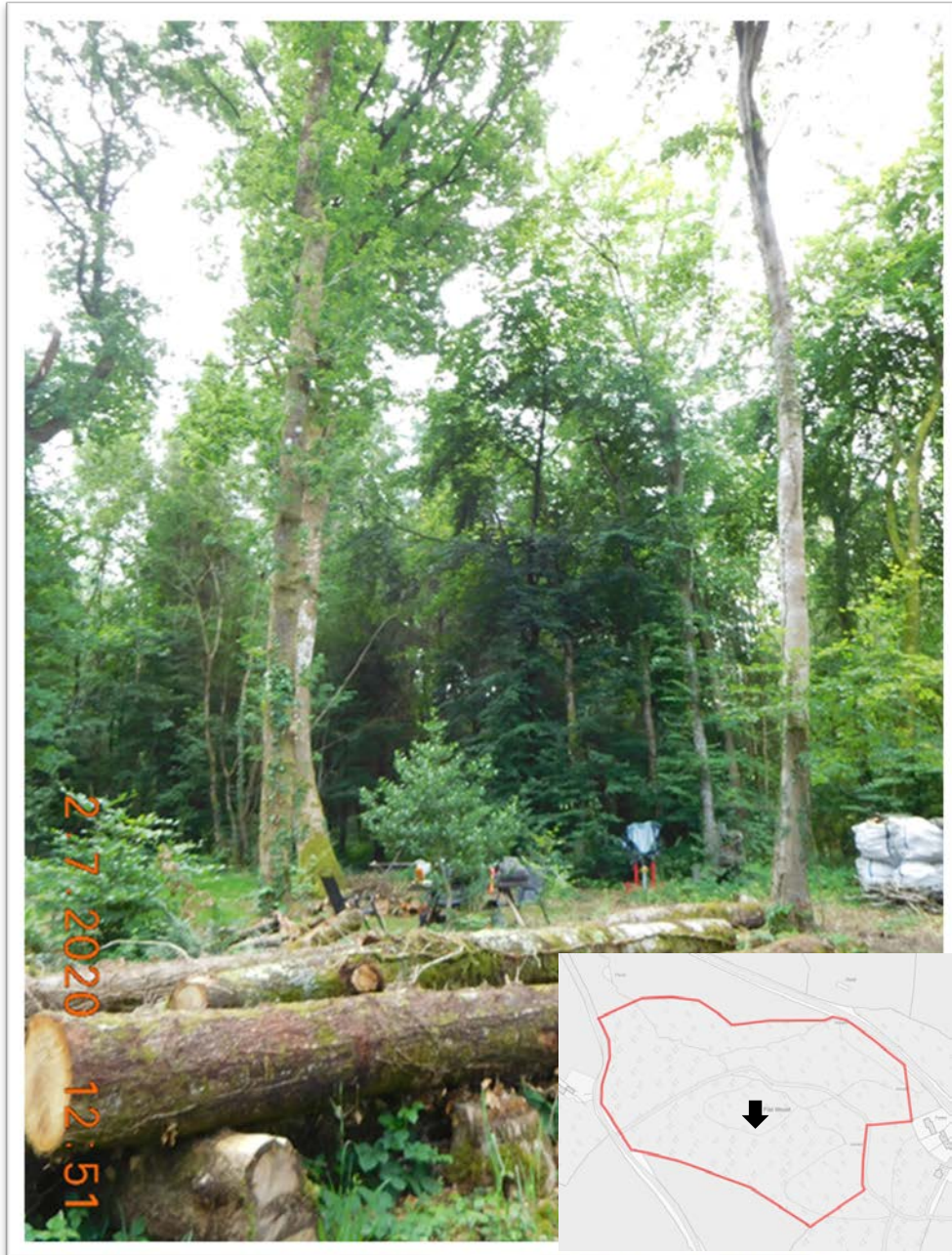
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2

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Drone Footage



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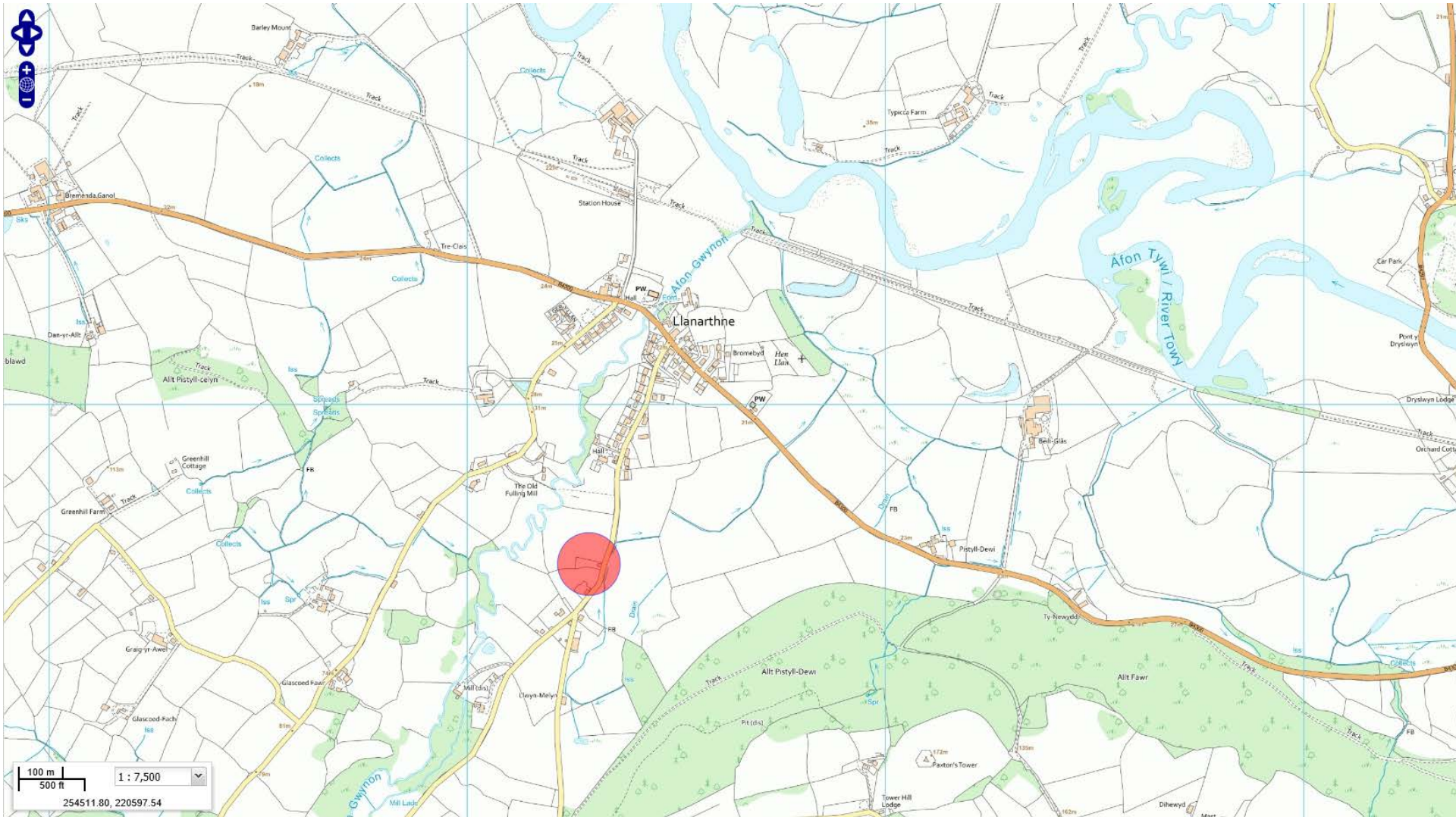
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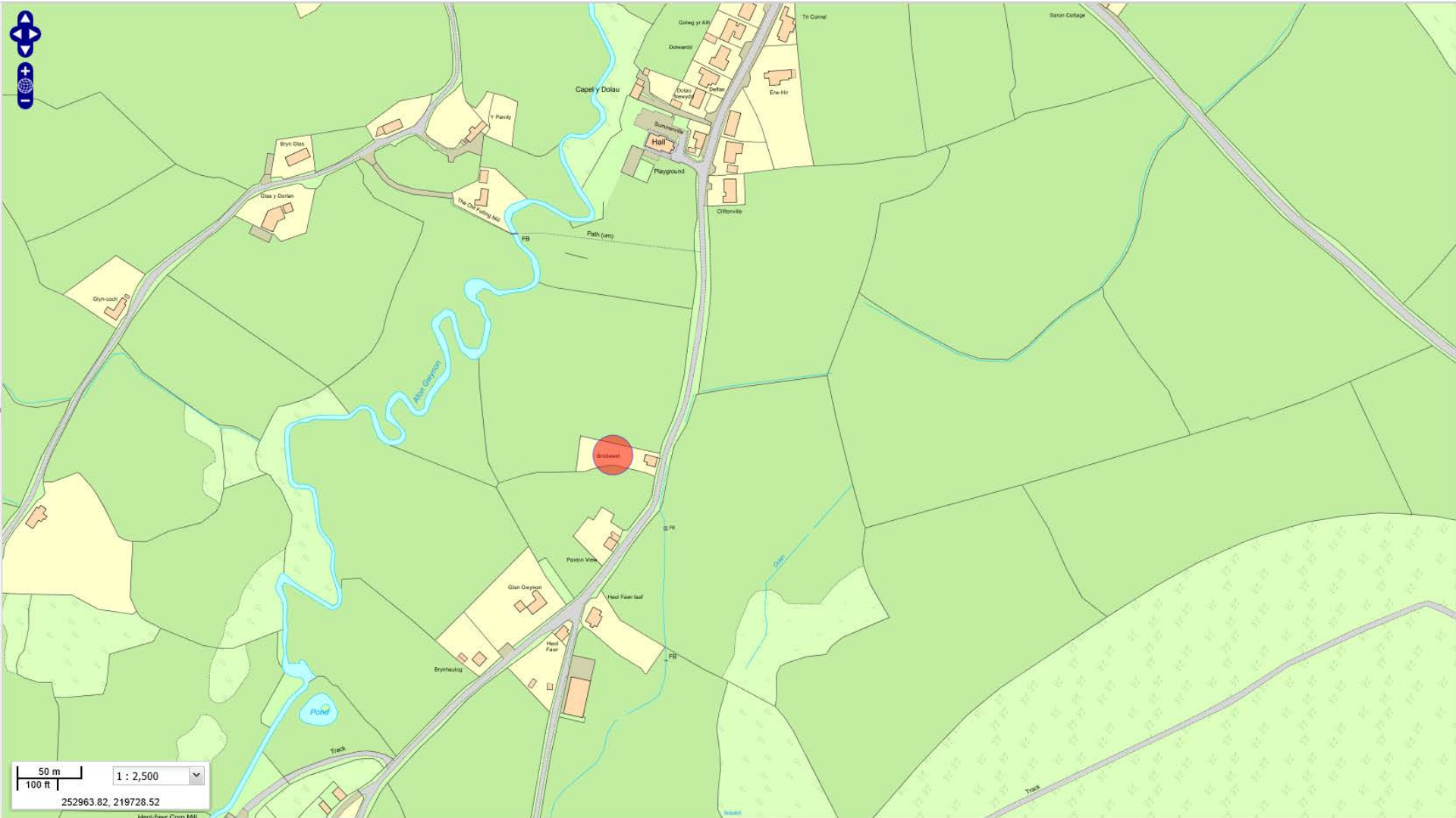
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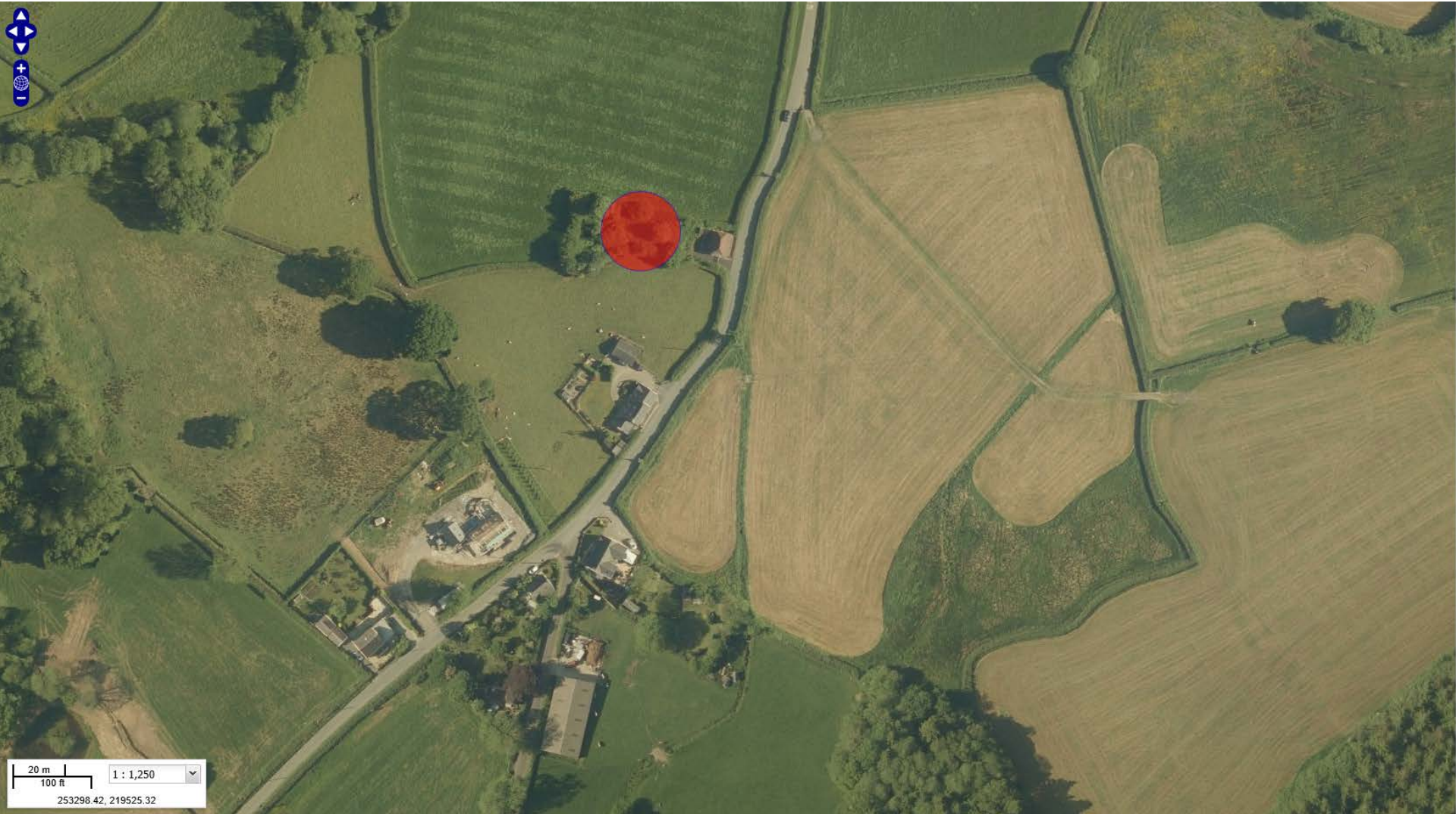
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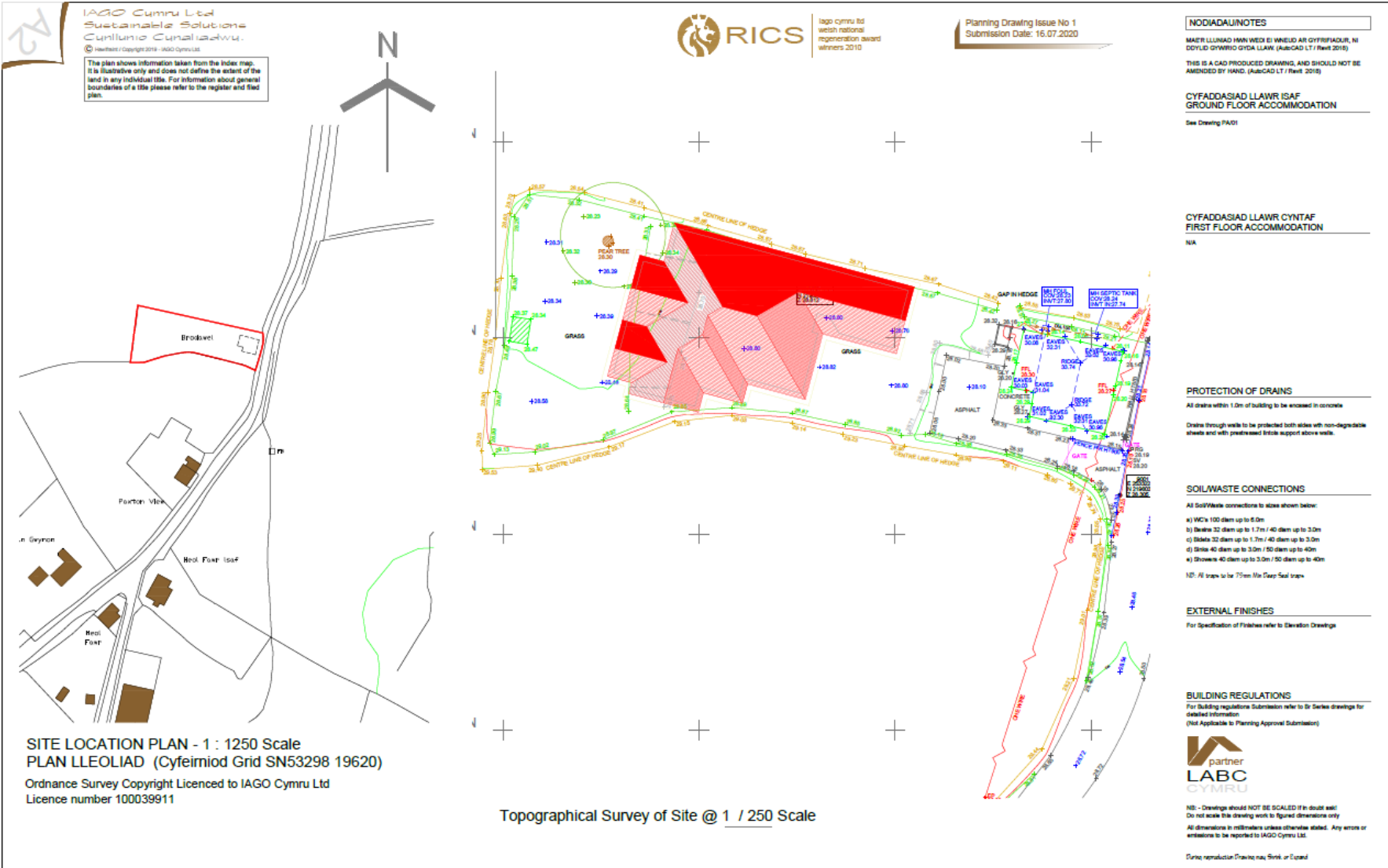


PL/00101



20 m | 100 ft | 1 : 1,250 | 253298.42, 219525.32

PL/00101



SITE LOCATION PLAN - 1 : 1250 Scale
PLAN LLEOLIAD (Cyfeirnod Grid SN53298 19620)
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Topographical Survey of Site @ 1 / 250 Scale

	Client: Nia Thomas	Ref: 0619/17	Linked Drawing Title: Site Location and Block Plan / Plan Lleoliad	Grid/Scale: 1: 1250 & 1: 250				
	Project: Cais Cynllunio, Adeliad Newydd, Brodawel, Llanarthne Caerfyrddin. SA32 6JD	Ref: 0619/17	Linked Drawing No: PA/03	Created: 18.04.2020	Linked From: G IAGO	Created By: 	Checked By: 	Created Date:

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Theobald's Way, Llanarthne, Carmarthen, SA32 6JD
Business Centre, Llanarthne, Carmarthen, SA32 6JD
Architectural Design Services, Project Management & Planning Services
How To: 01292 889140 Email: Nia.Thomas@iagocymru.com

PL/00101

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lago cymru ltd
welsh national
regeneration award
winners 2010

Planning Drawing Issue No 1
Submission Date: 16.07.2020

NODIADAU/NOTES

MAE LLUNAD HWN WEDI EI WNEUD AR GYFRIFIADUR, NI DDYDL GWYBRO GYDA LLAW. (AutoCAD LT / Revit 2019).

THIS IS A CAD PRODUCED DRAWING, AND SHOULD NOT BE AMENDED BY HAND. (AutoCAD LT / Revit 2019).



Wyneb i'r Dwyrain / East Elevation



Wyneb i'r De / South Elevation



Cynllun Llwr / Ground Floor Plan (277 Sq M)



Wyneb i'r Gorllewin / West Elevation



Wyneb i'r Gogledd / North Elevation

PROTECTION OF DRAINS

All drains within 1.0m of building to be enclosed in concrete

Drains through walls to be protected both sides with non-degradable sheets and with precasted brick support above walls.

SOIL/WASTE CONNECTIONS

All Soil/Waste connections to stairs shown below:

- a) WC's 100 diam up to 6.0m
- b) Sinks 32 diam up to 1.7m / 40 diam up to 3.0m
- c) Sinks 32 diam up to 1.7m / 40 diam up to 3.0m
- d) Sinks 40 diam up to 3.0m / 50 diam up to 4.0m
- e) Showers 40 diam up to 3.0m / 50 diam up to 4.0m

NB: All traps to be 75mm Min Deep Seal traps.

EXTERNAL FINISHES

For Specification of Finishes refer to Elevation Drawings

BUILDING REGULATIONS

For Building regulations Submission refer to B Series drawings for detailed information.
(Not Applicable to Planning Approval Submission)



NB - Drawings should NOT BE SCALED if in doubt ask!
Do not scale this drawing with to figure dimensions only
All dimensions in brackets unless otherwise stated. Any errors or omissions to be reported to IAGO Cymru Ltd.
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Client: **Nia Thomas**

Project: **Cais Cynllunio, Adellad Newydd, Brodaweil, Llanarthne Caerfyrddin, SA32 8JD**

Ref: **0619/17**

Rev: **0619/17**

Project Title: **Cynllun Llwr Arfaethdgi**

Location: **PA01**

Scale: **1:125**

Date: **18.04.2020**





IAGO Cymru Ltd
Theatr y Bwthyn, Llanarthne, Caerfyrddin, SA32 8JD
Deiseidiol Cyfnewidiadau, Ffôn: 01248 880000
E-bost: iago@iagocymru.com



PL/00101



PL/00101



PL/00101

