



Cyngor Castell-nedd Port Talbot  
Neath Port Talbot Council

# Planning Committee

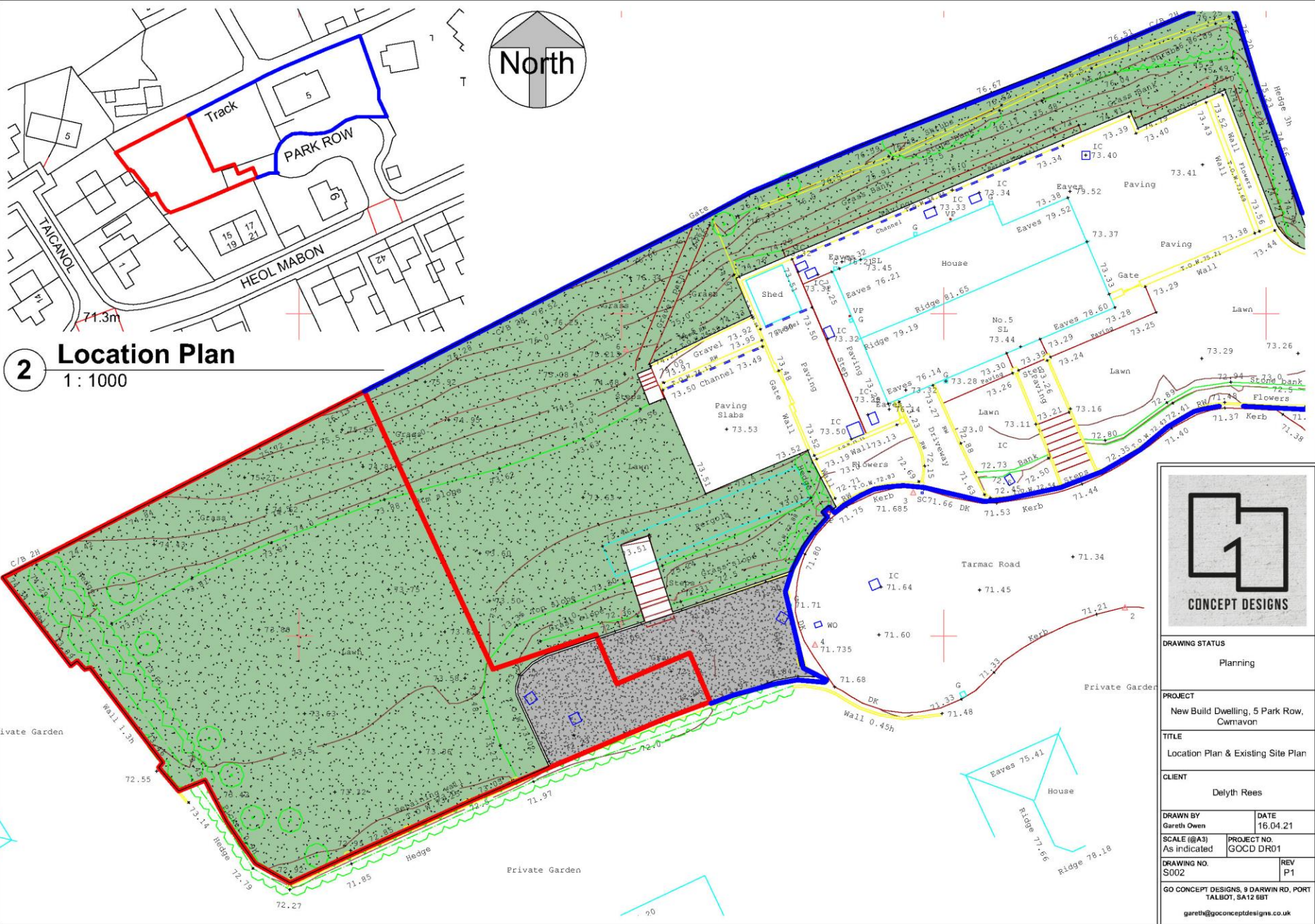
(Remote) 8<sup>th</sup> June 2021



Cyngor Castell-nedd Port Talbot  
Neath Port Talbot Council

<u>APPLICATION NO:</u> P2021/0444	<u>DATE:</u> 27/04/2021
<b>PROPOSAL:</b>	4-bedroom detached dwelling plus parking located within the grounds of 5 Park Row, Cwmavon.
<b>LOCATION:</b>	5 Park Row, Cwmavon, Port Talbot SA12 9PW
<b>APPLICANT:</b>	Marie Rees
<b>TYPE:</b>	Full Plans
<b>WARD:</b>	Bryn and Cwmavon





**2** Location Plan  
1 : 1000



<b>DRAWING STATUS</b>	
Planning	
<b>PROJECT</b>	
New Build Dwelling, 5 Park Row, Cwmavon	
<b>TITLE</b>	
Location Plan & Existing Site Plan	
<b>CLIENT</b>	
Delyth Rees	
<b>DRAWN BY</b>	<b>DATE</b>
Gareth Owen	16.04.21
<b>SCALE (@A3)</b>	<b>PROJECT NO.</b>
As indicated	GOCD DR01
<b>DRAWING NO.</b>	<b>REV</b>
S002	P1
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5 Park Row

Heel Mabon

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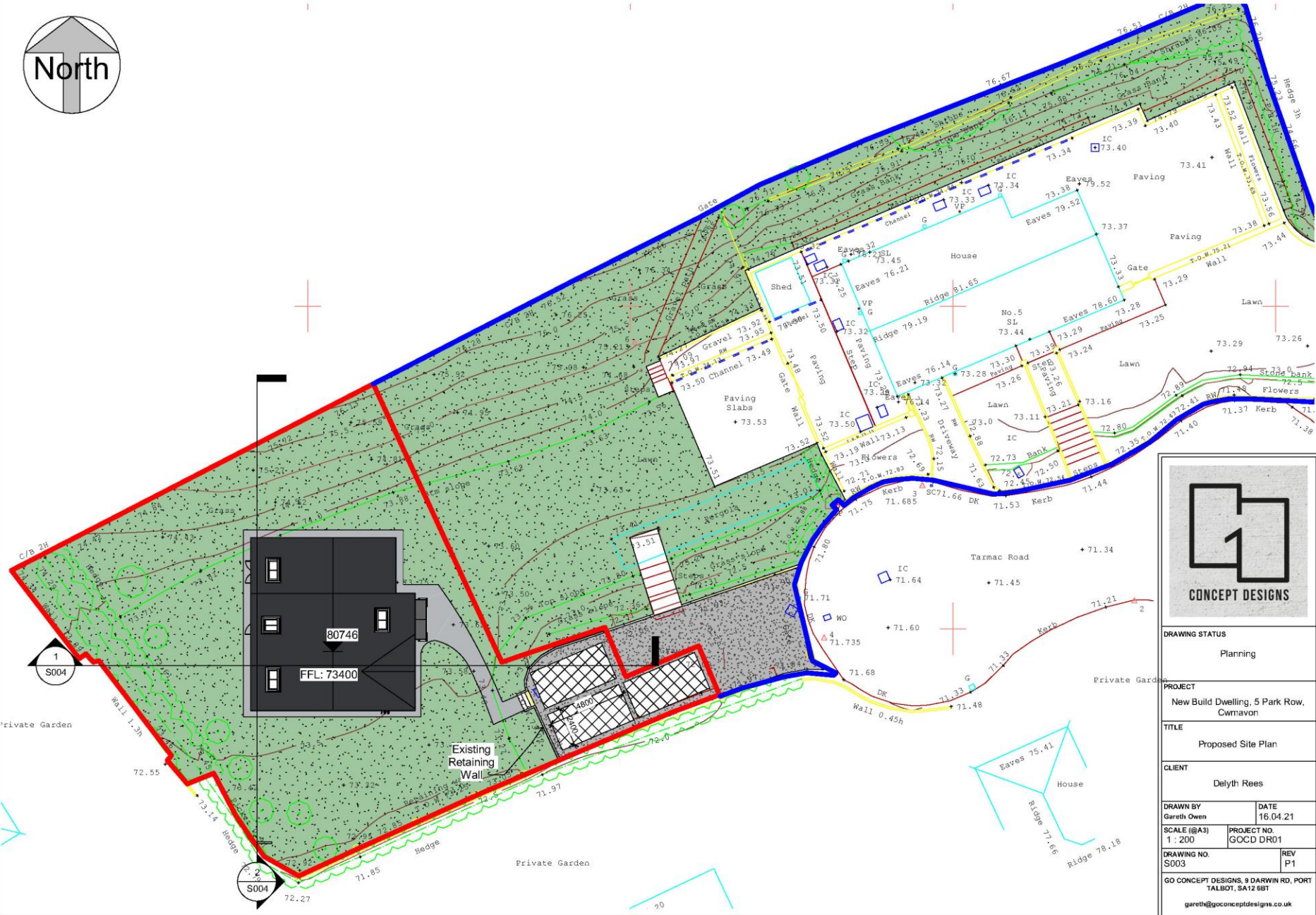
Google Earth





Cyngor Castell-nedd Port Talbot  
Neath Port Talbot Council





<b>DRAWING STATUS</b>	
Planning	
<b>PROJECT</b>	
New Build Dwelling, 5 Park Row, Cwmavon	
<b>TITLE</b>	
Proposed Site Plan	
<b>CLIENT</b>	
Delyth Rees	
<b>DRAWN BY</b>	<b>DATE</b>
Gareth Owen	16.04.21
<b>SCALE (@A3)</b>	<b>PROJECT NO.</b>
1 : 200	GOCD DR01
<b>DRAWING NO.</b>	<b>REV</b>
S003	P1
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Anthracite Grey Windows, Doors & RWG's



**1 Proposed Front**  
1 : 100



Provides three separate nest boxes in one FSC® certified timber frame, each with its own 32mm entrance hole. Beautifully made in the UK.  
RSPB nest boxes provide a safe and snug place for birds to roost and nest. Unlike cheaper alternatives, our bird houses are made from sustainable FSC certified timber and have excellent insulation properties. This makes them warm in winter and cool in summer. RSPB nest boxes are carefully designed with correct dimensions and ventilation, without perches for predators to grip onto and threaten the occupants.

Artificial Dark Slate Roof  
Sparrow Nest Box

Off White Acrylic Render  
Red Face Brickwork Plinth

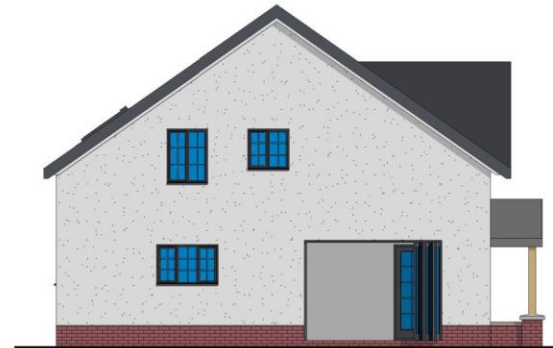
Oak Framed Porch



**2 Proposed Rear**  
1 : 100



**3 Proposed Right**  
1 : 100



**4 Proposed Left**  
1 : 100

NOTES:



DRAWING STATUS  
Planning

PROJECT  
New Build Dwelling, 5 Park Row, Cwmavon

TITLE  
Proposed Elevations

CLIENT  
Delyth Rees

DRAWN BY  
Gareth Owen

DATE  
16.04.21

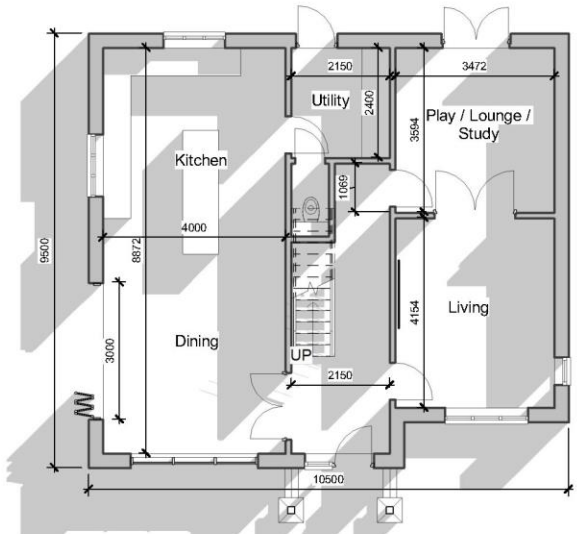
SCALE (@A3)  
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PROJECT NO.  
GOCD DR01

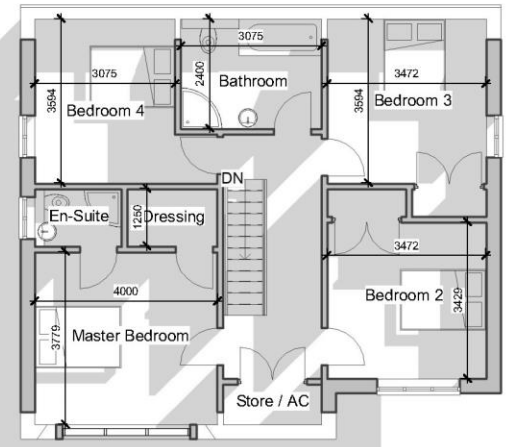
DRAWING NO.  
B002

REV  
P2

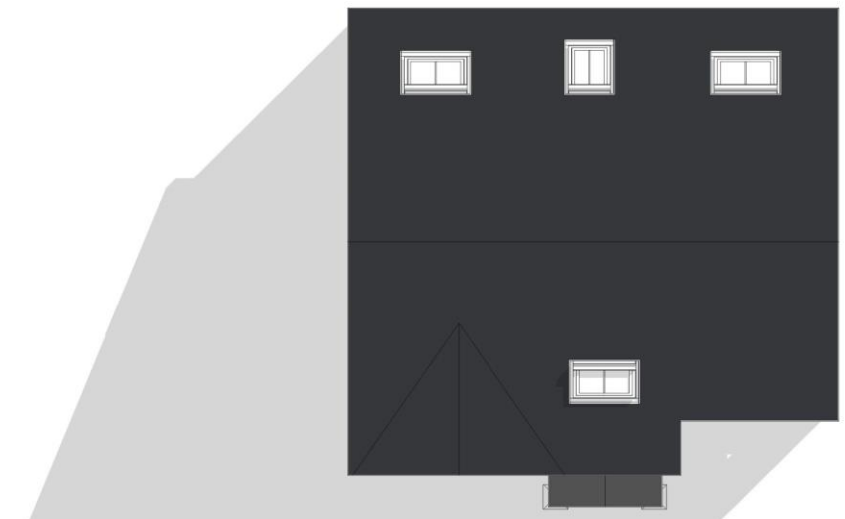
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paul@conceptdesigns.co.uk paul@conceptdesigns.co.uk



**1 Proposed Ground Floor**  
1 : 100



**2 Proposed First Floor**  
1 : 100



**3 Proposed Roof**  
1 : 100

NOTES:



DRAWING STATUS	
Planning	
PROJECT	
New Build Dwelling, 5 Park Row, Cwmavon	
TITLE	
Proposed Floor Plans	
CLIENT	
Delyth Rees	
DRAWN BY	DATE
Gareth Owens	16.04.21
SCALE (@A3)	PROJECT NO.
1 : 100	GOCD DR01
DRAWING NO.	REV
B001	P1
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NOTES:



DRAWING STATUS

Planning

PROJECT

New Build Dwelling, 5 Park Row,  
Cwmavon

TITLE

Concept Sketch

CLIENT

Delyth Rees

DRAWN BY

Gareth Owens

DATE

16.04.21

SCALE (@A3)

A001

PROJECT NO.

GOCD DR01

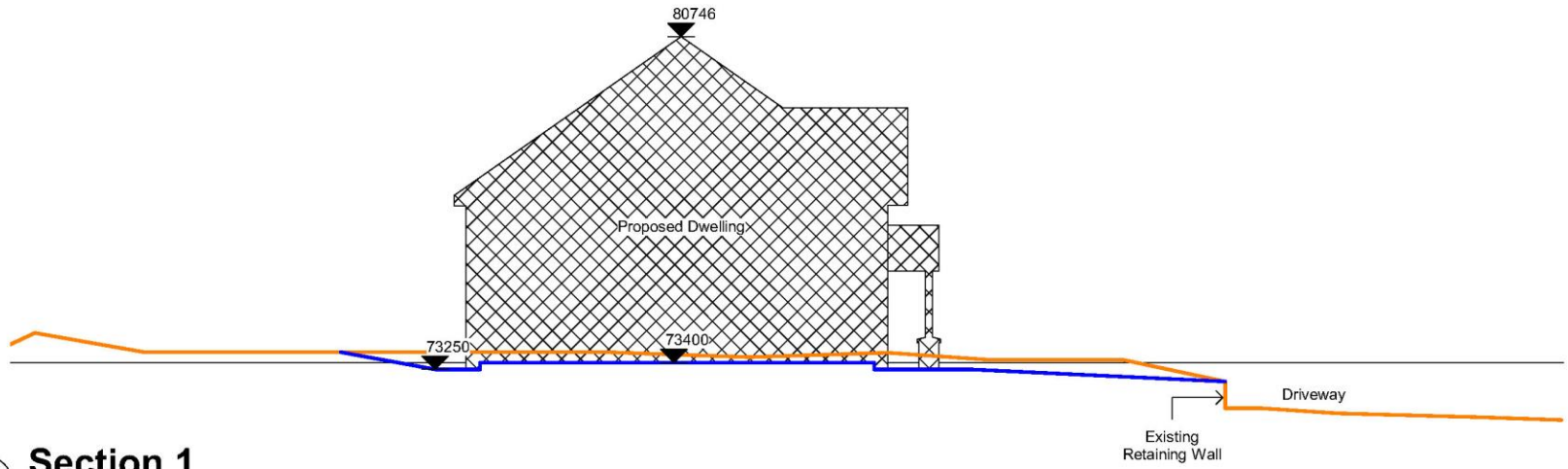
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A001

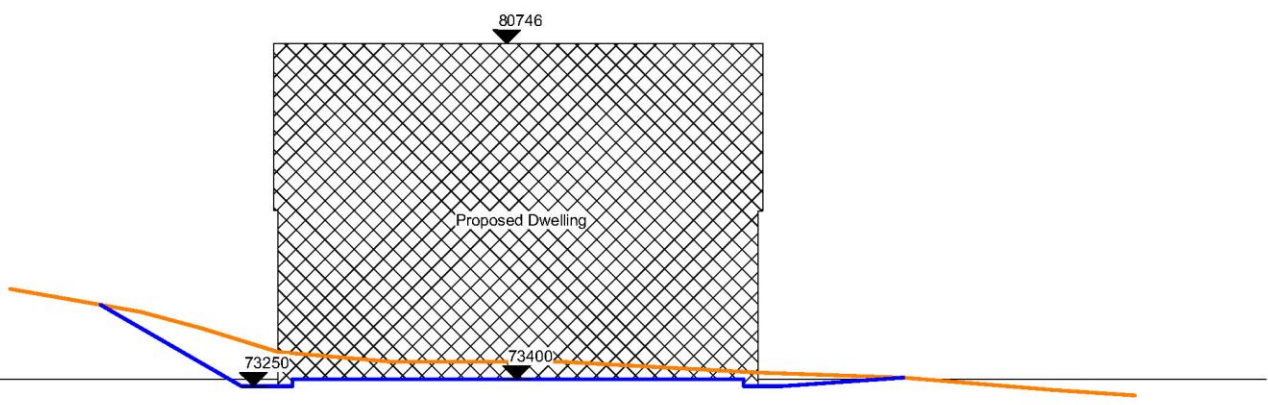
REV

P1

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**1 Section 1**  
1 : 100

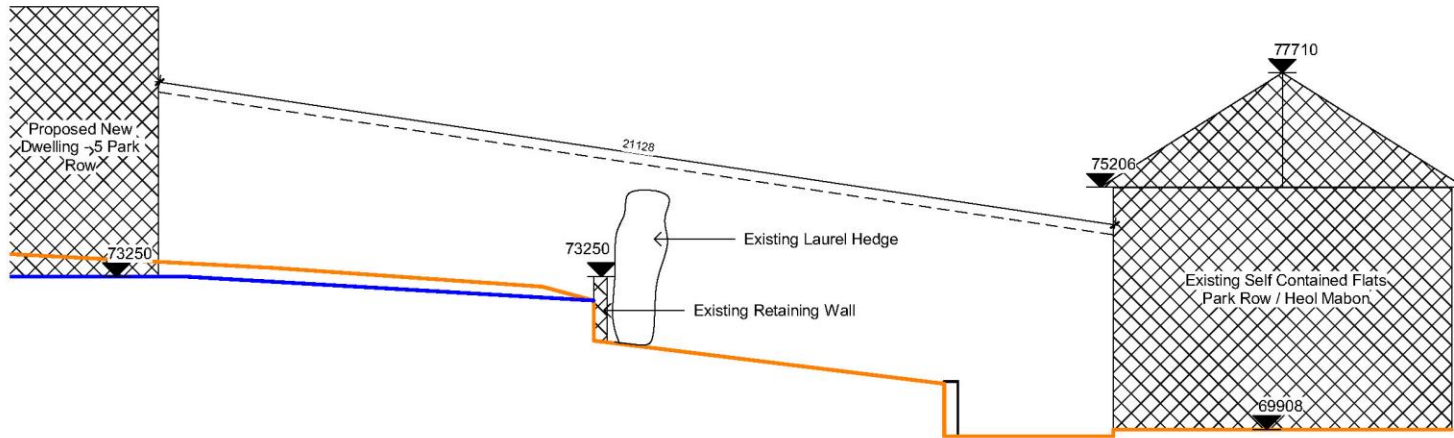


**2 Section 2**  
1 : 100



DRAWING STATUS	
Planning	
PROJECT	
New Build Dwelling, 5 Park Row, Cwmavon	
TITLE	
Site Sections	
CLIENT	
Delyth Rees	
DRAWN BY	DATE
Gareth Owen	16.04.21
SCALE (@A3)	PROJECT NO.
1 : 100	GOCD DR01
DRAWING NO.	REV
S004	P1
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NOTES:



DRAWING STATUS

Planning

PROJECT

New Build Dwelling - 5 Park Row, Cwmavon

TITLE

Site Section 03

CLIENT

Delyth Rees

DRAWN BY

Gareth Owen

DATE

26.04.21

SCALE (@A3)

1 : 100

PROJECT NO.

GOCD DR01

DRAWING NO.

S006

REV

P1

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1

**Section 3**

1 : 100

