

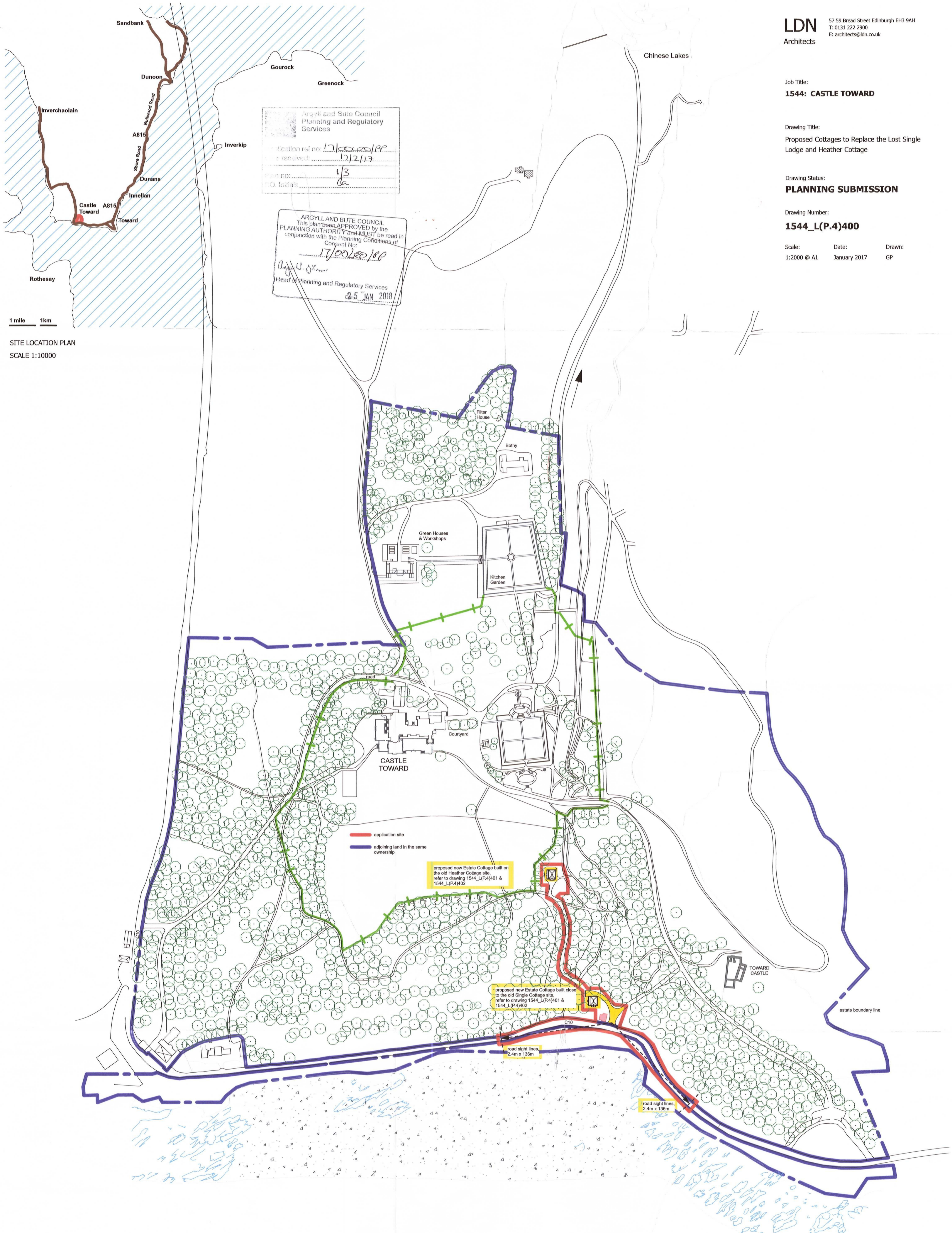
Job Title:
1544: CASTLE TOWARD

Drawing Title:
 Proposed Cottages to Replace the Lost Single Lodge and Heather Cottage

Drawing Status:
PLANNING SUBMISSION

Drawing Number:
1544_L(P.4)400

Scale: 1:2000 @ A1 Date: January 2017 Drawn: GP

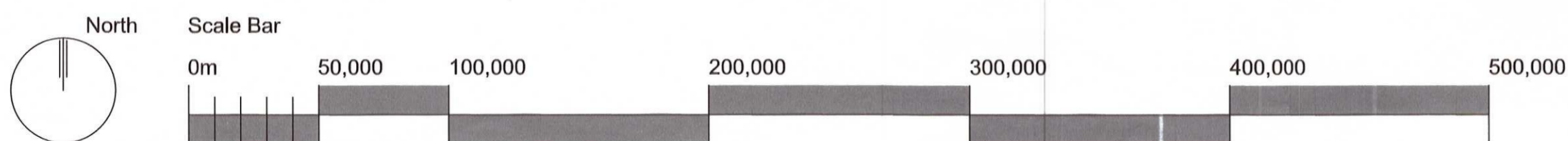


Argyll and Bute Council
 Planning and Regulatory Services
 Application ref no: 17/00120/100
 Date received: 17/12/17
 Plan no: 1/3
 D.O. Initials: [Signature]

ARGYLL AND BUTE COUNCIL
 This plan has been APPROVED by the
 PLANNING AUTHORITY and MUST be read in
 conjunction with the Planning Conditions of
 Consent No: 17/00120/100
 [Signature]
 Head of Planning and Regulatory Services
 25 JAN 2018

1 mile 1km
 SITE LOCATION PLAN
 SCALE 1:10000

SITE LAYOUT: PROPOSED ESTATE COTTAGES TO REPLACE THE LOST SINGLE LODGE AND HEATHER COTTAGE
 SCALE 1:2000



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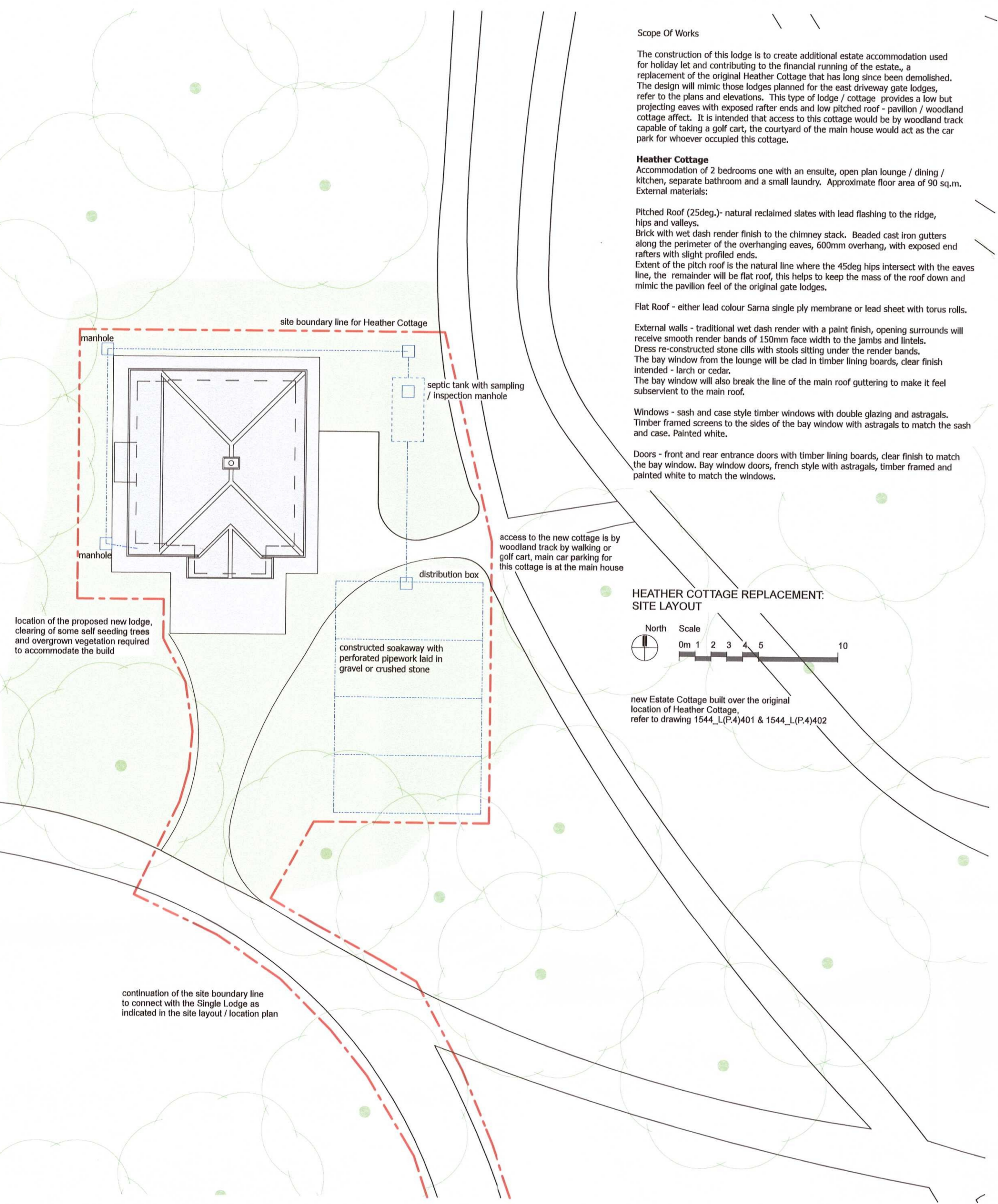
Drawing Title:
Single Lodge and Heather Cottage Site Layouts

Drawing Status:
PLANNING SUBMISSION

Drawing Number:
1544_L(P.4)401

Scale: 1:200 @ A1 Date: January 2017 Drawn: GP

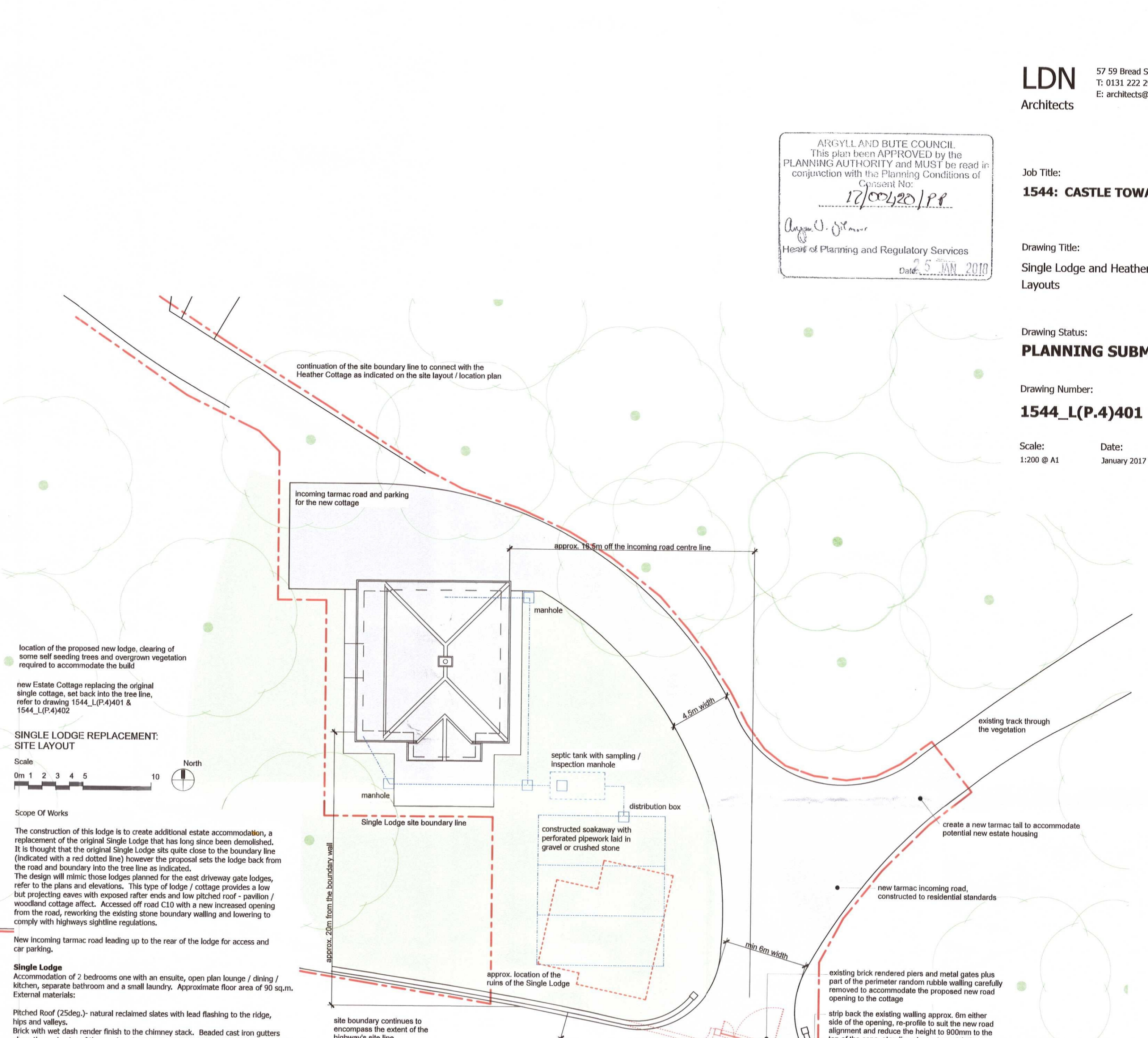
ARGYLL AND BUTE COUNCIL
 This plan has been APPROVED by the
 PLANNING AUTHORITY and MUST be read in
 conjunction with the Planning Conditions of
 Consent No:
 17/00420/PP
 Date: 5 JAN 2017
 Head of Planning and Regulatory Services



Scope Of Works
 The construction of this lodge is to create additional estate accommodation used for holiday let and contributing to the financial running of the estate, a replacement of the original Heather Cottage that has long since been demolished. The design will mimic those lodges planned for the east driveway gate lodges, refer to the plans and elevations. This type of lodge / cottage provides a low but projecting eaves with exposed rafter ends and low pitched roof - pavilion / woodland cottage effect. It is intended that access to this cottage would be by woodland track capable of taking a golf cart, the courtyard of the main house would act as the car park for whoever occupied this cottage.

Heather Cottage
 Accommodation of 2 bedrooms one with an ensuite, open plan lounge / dining / kitchen, separate bathroom and a small laundry. Approximate floor area of 90 sq.m.
 External materials:
 Pitched Roof (25deg.) - natural reclaimed slates with lead flashing to the ridge, hips and valleys.
 Brick with wet dash render finish to the chimney stack. Beaded cast iron gutters along the perimeter of the overhanging eaves, 600mm overhang, with exposed end rafters with slight profiled ends.
 Extent of the pitch roof is the natural line where the 45deg hips intersect with the eaves line, the remainder will be flat roof, this helps to keep the mass of the roof down and mimic the pavilion feel of the original gate lodges.
 Flat Roof - either lead colour Sarna single ply membrane or lead sheet with torus rolls.
 External walls - traditional wet dash render with a paint finish, opening surrounds will receive smooth render bands of 150mm face width to the jambs and lintels.
 Dress re-constructed stone cills with stools sitting under the render bands.
 The bay window from the lounge will be clad in timber lining boards, clear finish intended - larch or cedar.
 The bay window will also break the line of the main roof guttering to make it feel subservient to the main roof.
 Windows - sash and case style timber windows with double glazing and astragals. Timber framed screens to the sides of the bay window with astragals to match the sash and case. Painted white.
 Doors - front and rear entrance doors with timber lining boards, clear finish to match the bay window. Bay window doors, french style with astragals, timber framed and painted white to match the windows.

HEATHER COTTAGE REPLACEMENT: SITE LAYOUT
 North
 Scale
 0m 1 2 3 4 5 10
 new Estate Cottage built over the original location of Heather Cottage, refer to drawing 1544_L(P.4)401 & 1544_L(P.4)402



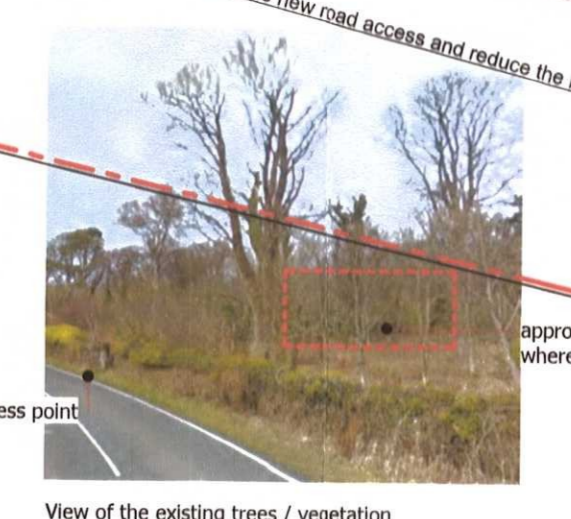
Scope Of Works
 The construction of this lodge is to create additional estate accommodation, a replacement of the original Single Lodge that has long since been demolished. It is thought that the original Single Lodge sits quite close to the boundary line (indicated with a red dotted line) however the proposal sets the lodge back from the road and boundary into the tree line as indicated. The design will mimic those lodges planned for the east driveway gate lodges, refer to the plans and elevations. This type of lodge / cottage provides a low but projecting eaves with exposed rafter ends and low pitched roof - pavilion / woodland cottage effect. Accessed off road C10 with a new increased opening from the road, reworking the existing stone boundary walling and lowering to comply with highways sightline regulations.

Single Lodge
 Accommodation of 2 bedrooms one with an ensuite, open plan lounge / dining / kitchen, separate bathroom and a small laundry. Approximate floor area of 90 sq.m.
 External materials:
 Pitched Roof (25deg.) - natural reclaimed slates with lead flashing to the ridge, hips and valleys.
 Brick with wet dash render finish to the chimney stack. Beaded cast iron gutters along the perimeter of the overhanging eaves, 600mm overhang, with exposed end rafters with slight profiled ends.
 Extent of the pitch roof is the natural line where the 45deg hips intersect with the eaves line, the remainder will be flat roof, this helps to keep the mass of the roof down and mimic the pavilion feel of the original gate lodges.
 Flat Roof - either lead colour Sarna single ply membrane or lead sheet with torus rolls.
 External walls - traditional wet dash render with a paint finish, opening surrounds will receive smooth render bands of 150mm face width to the jambs and lintels.
 Dress re-constructed stone cills with stools sitting under the render bands.
 The bay window from the lounge will be clad in timber lining boards, clear finish intended - larch or cedar.
 The bay window will also break the line of the main roof guttering to make it feel subservient to the main roof.
 Windows - sash and case style timber windows with double glazing and astragals. Timber framed screens to the sides of the bay window with astragals to match the sash and case. Painted white.
 Doors - front and rear entrance doors with timber lining boards, clear finish to match the bay window. Bay window doors, french style with astragals, timber framed and painted white to match the windows.

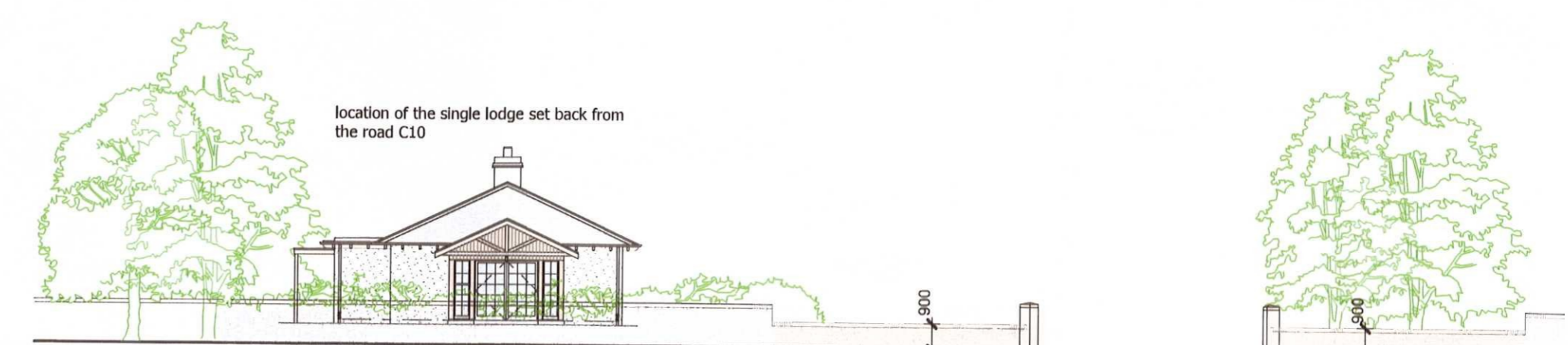
SINGLE LODGE REPLACEMENT: SITE LAYOUT
 Scale
 0m 1 2 3 4 5 10
 North
 location of the proposed new lodge, clearing of some self seeding trees and overgrown vegetation required to accommodate the build
 new Estate Cottage replacing the original single cottage, set back into the tree line, refer to drawing 1544_L(P.4)401 & 1544_L(P.4)402



View of the existing gate opening



View of the existing trees / vegetation



ROAD SIDE ELEVATION OF THE SINGLE LODGE
 Scale 1:200

Argyll and Bute Council
 Planning and Regulatory Services
 Application ref no: 17/00420/PP
 received: 17/2/17
 Plan no: 2/3
 PO initials: GP

Job Title:
1544: CASTLE TOWARD

Drawing Title:
 Single Lodge and Heather Cottage
 Proposed Plans & Elevations

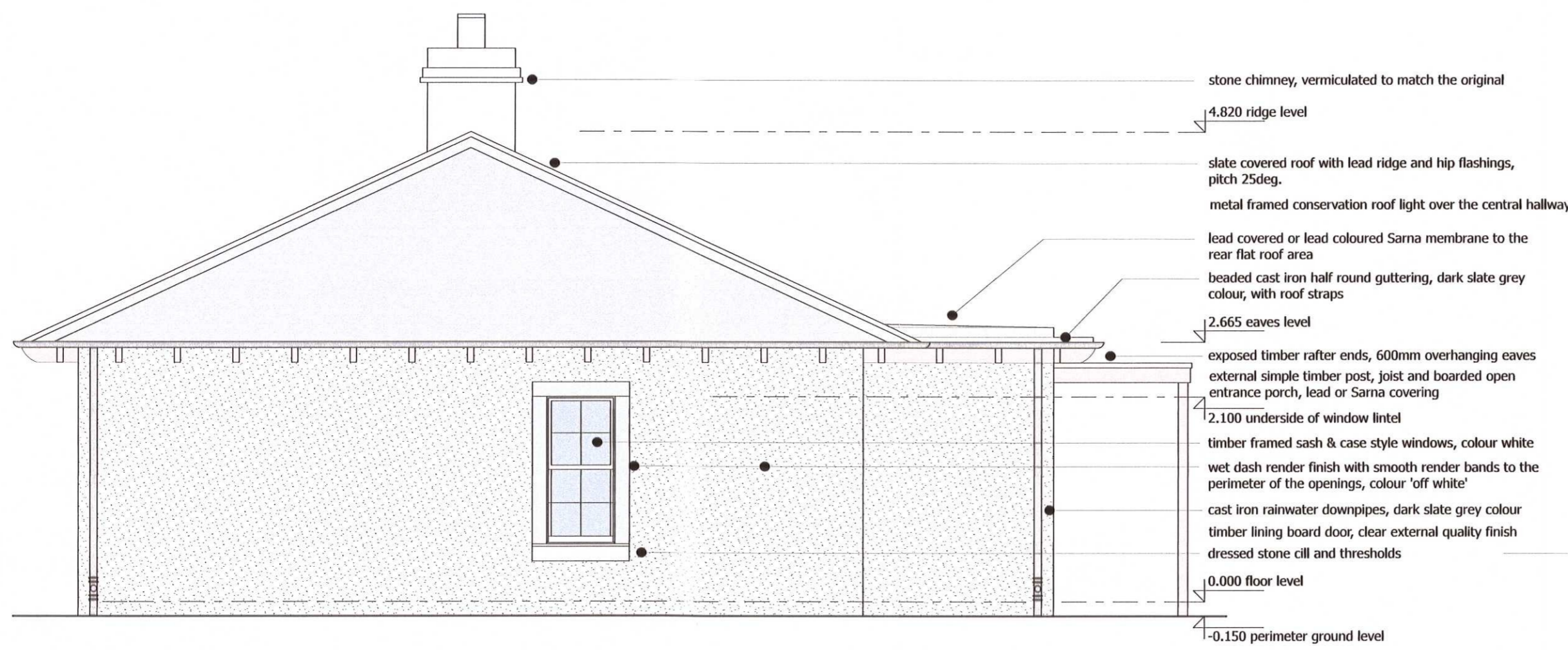
Drawing Status:
PLANNING SUBMISSION

Drawing Number:
1544_L(P.4)402

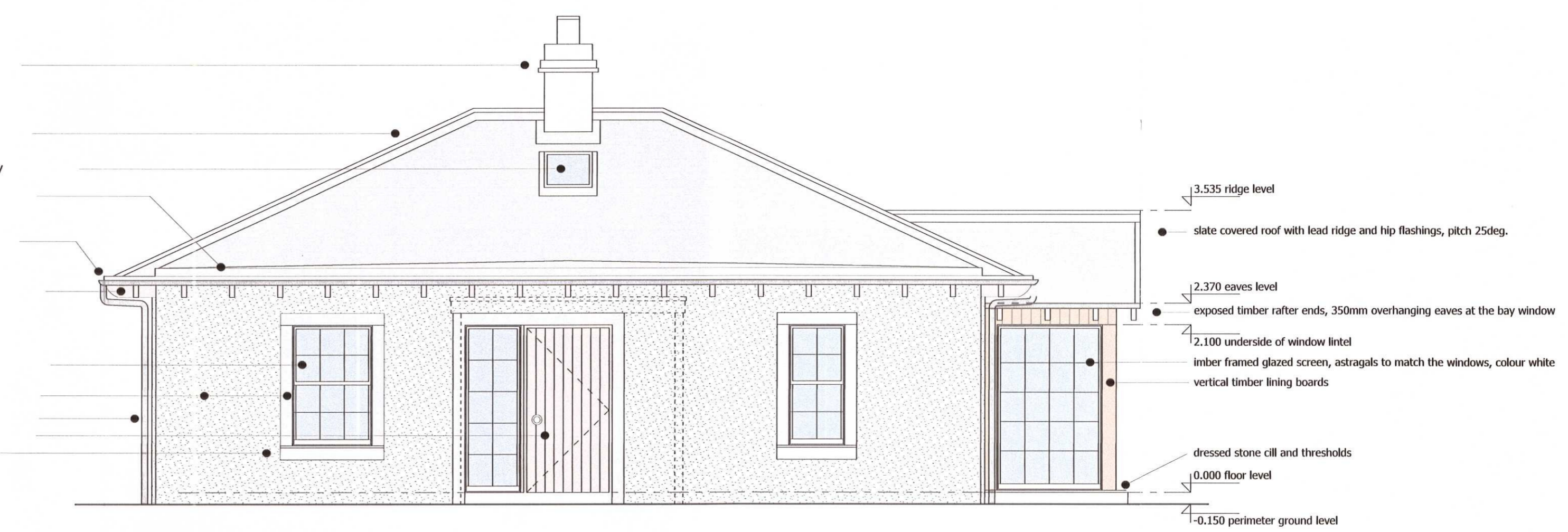
Scale: 1:50 @ A1 Date: January 2017 Drawn: GP

ARGYLL AND BUTE COUNCIL
 This plan has been APPROVED by the
 PLANNING AUTHORITY and MUST be read in
 conjunction with the Planning Conditions of
 Consent No:
 17/00620 JRP
 C. J. Wilson
 Head of Planning and Regulatory Services
 Date: 17/12/13

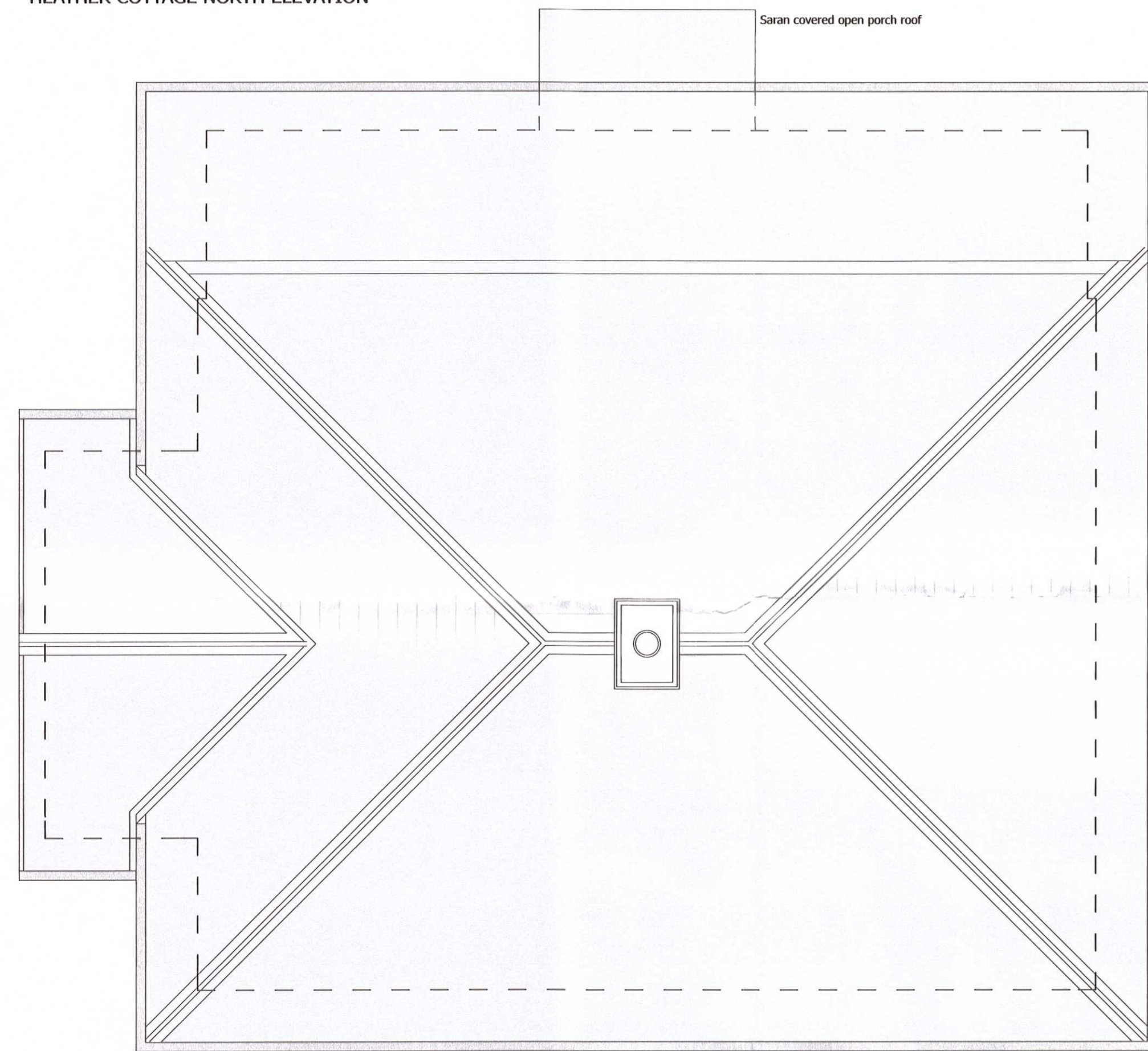
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 Date received: 17/12/13
 Plan no: 3/3
 P.O. in: Ba



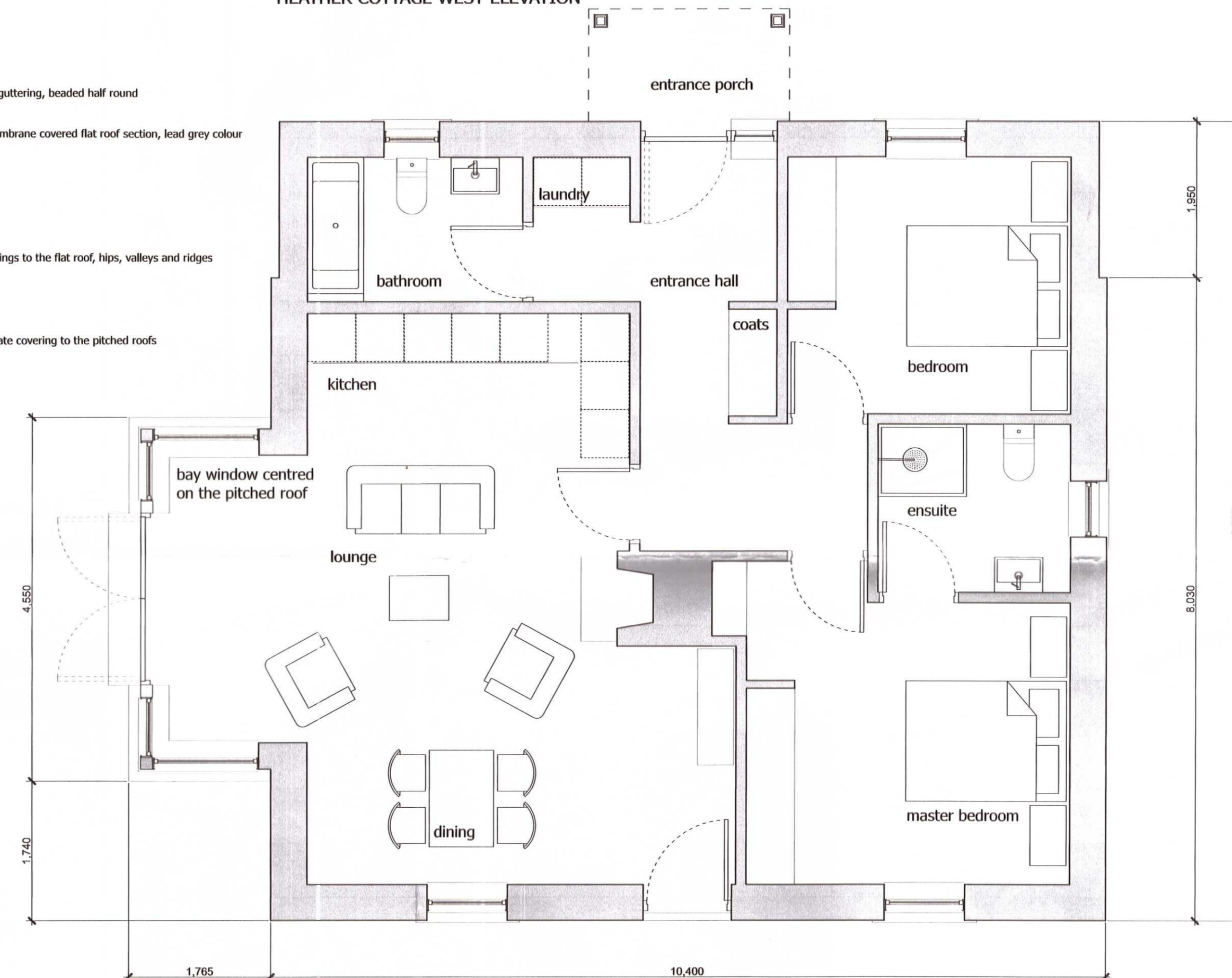
SINGLE LODGE NORTH ELEVATION
 HEATHER COTTAGE NORTH ELEVATION



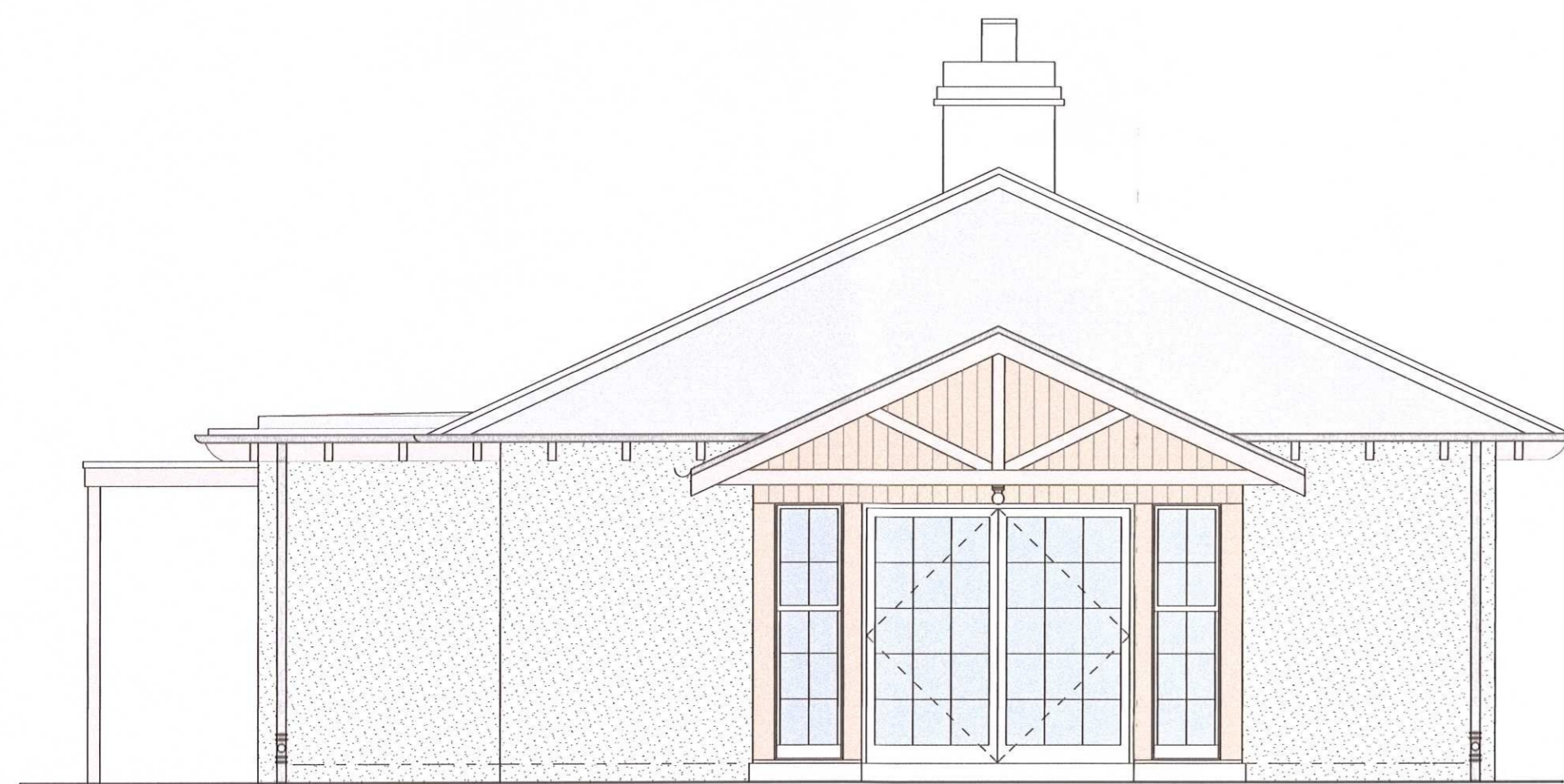
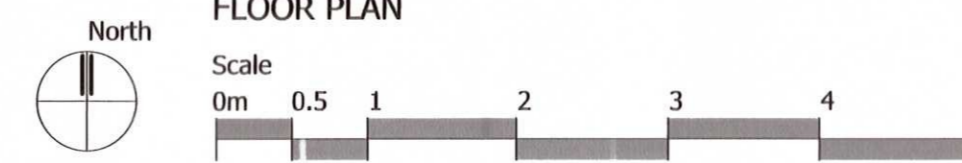
SINGLE LODGE WEST ELEVATION
 HEATHER COTTAGE WEST ELEVATION



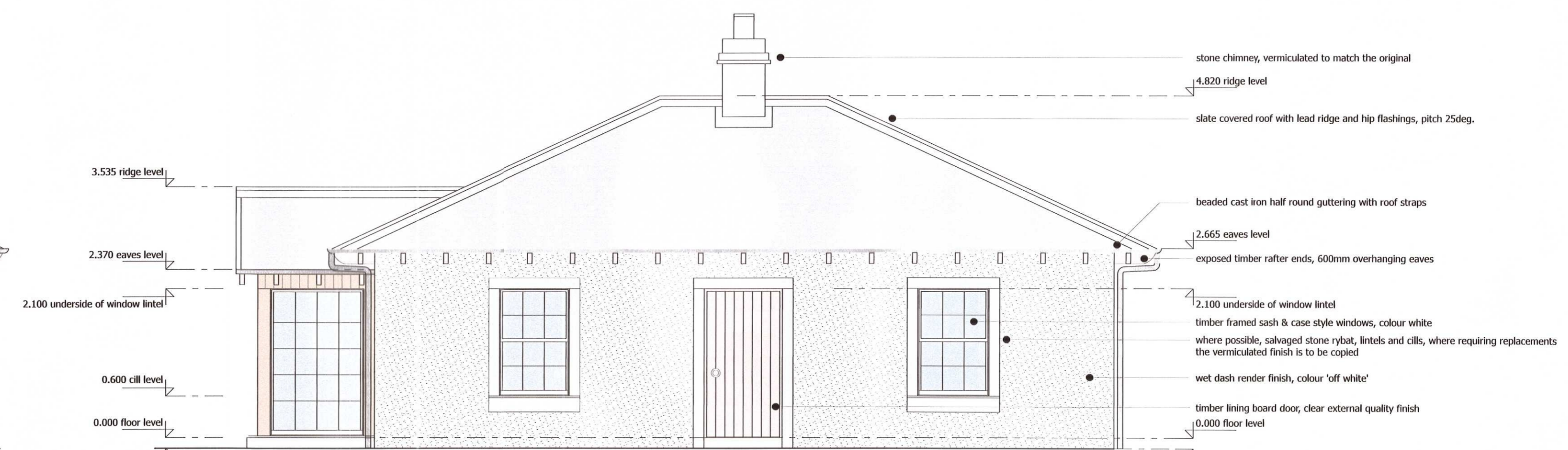
ROOF PLAN



FLOOR PLAN



SINGLE LODGE SOUTH ELEVATION
 HEATHER COTTAGE SOUTH ELEVATION



SINGLE LODGE EAST ELEVATION
 HEATHER COTTAGE EAST ELEVATION