

From: [REDACTED] (LCC - Cadw)
Sent: 20 August 2026 12:49
To: [REDACTED]
Subject: RE: 4536 6 Llawr Gors, Pwllheli

Dear [REDACTED],

Thank you for your email. Unfortunately, the original survey file has been destroyed.

However, having discussed this with [REDACTED] [\[our inspector\]](#), who has reviewed the listing information for No. 6 Llawr Gors, the remainder of the terrace, and No. 5, which is of a similar age, construction, and character, albeit altered.

Whilst the list descriptions are relatively brief, the description for each property refers to the terrace as a whole:

"2-storey rubble terrace of 1-window fronts with slate roof and stock brick chimney stacks. Various types of glazing; horned and small pane sashes, small pane casements and modern windows. No 7 has 4-panel door, otherwise half modern extensions to rear."

The stated reason for designation is:

"Included for group value with No 5 and the former Baptist Chapel."

Our interpretation is that the significance derives from the group value of the terrace collectively, together with No. 5 and the former chapel, rather than solely from its relationship with the chapel. There is also evidence that the terrace was originally treated as a single listed entity. A copy of the earlier list description included within a 2003 LBC application for No. 10 Llawr Gors identifies Nos. 6-12 as a single listing, which was presumably later separated into individual entries as part of a wider tidying-up exercise of the list.

Although the former Baptist Chapel was removed from the list in 2019 because it had been altered to the extent that it no longer retained sufficient architectural or historic character, that reasoning does not automatically extend to the terrace. The delisting of one building within a historic group is not, in itself, sufficient justification for the removal of other listed buildings from the statutory list.

It is apparent that some alterations have taken place to the terrace since the HAA photographs were taken. For example, the historic timber windows visible on Nos. 7 and 8 appear to have been replaced between 2007 and 2014, with uPVC windows at No. 8 and modern replacement windows at No. 7. We have not been able to identify any associated Listed Building Consent applications, other than a consent granted for works to No. 10 in 2003. It is therefore possible that some of these alterations were carried out without consent. The available photographs do not provide a sufficiently clear view of the upper part of the terrace to assess whether similar changes have occurred elsewhere. Unauthorised works and potential enforcement would be a matter for your authority to consider.

Planning Policy Wales states that delisting will only be considered in the light of new evidence relating to the special architectural or historic interest of the building. The condition of a building, and the cost of repairing or maintaining it are not normally grounds for de-listing: where there are development proposals, these issues are most appropriately addressed through the listed building consent process. Applications for de-listing will not normally be considered if the building is the subject of an application for listed building consent, or an appeal against refusal of consent, or if action by a planning authority has commenced because of unauthorised work or neglect. Both listed building consent and enforcement appeal procedures give appellants the right to argue that a building is not of special interest and should be removed from the list, and the issue of de-listing should normally be addressed in this way.

[REDACTED]

Kind regards

[REDACTED]

[REDACTED]

Arolygiaeth yr Amgylchedd Hanesyddol/Historic Environment Inspectorate
Cadw
Llywodraeth Cymru / Welsh Government