

Former Church at Bundoran



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Proposal

This proposal is for the conversion of an existing Methodist Church at Bundoran, into a 3-bedroom family home for Mr Darren Ivers.



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SITE PHOTOGRAPHS



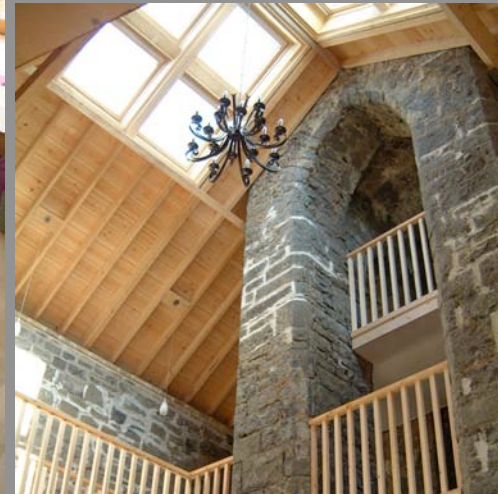
SITE PHOTOGRAPHS

Brief

The brief is to design a bright and spacious home within the existing shell of the building. The living spaces should be open plan at the first floor level, opening out onto a new first floor level deck at the rear. The bedrooms, bathroom and spa should be as spacious as possible. A WC and utility room should be provided in a convenient position for daily use.

The building is a protected structure and the design approach must take account of good conservation practice to ensure Planning Permission is forthcoming.





TYOLOGIES

Site Appraisal

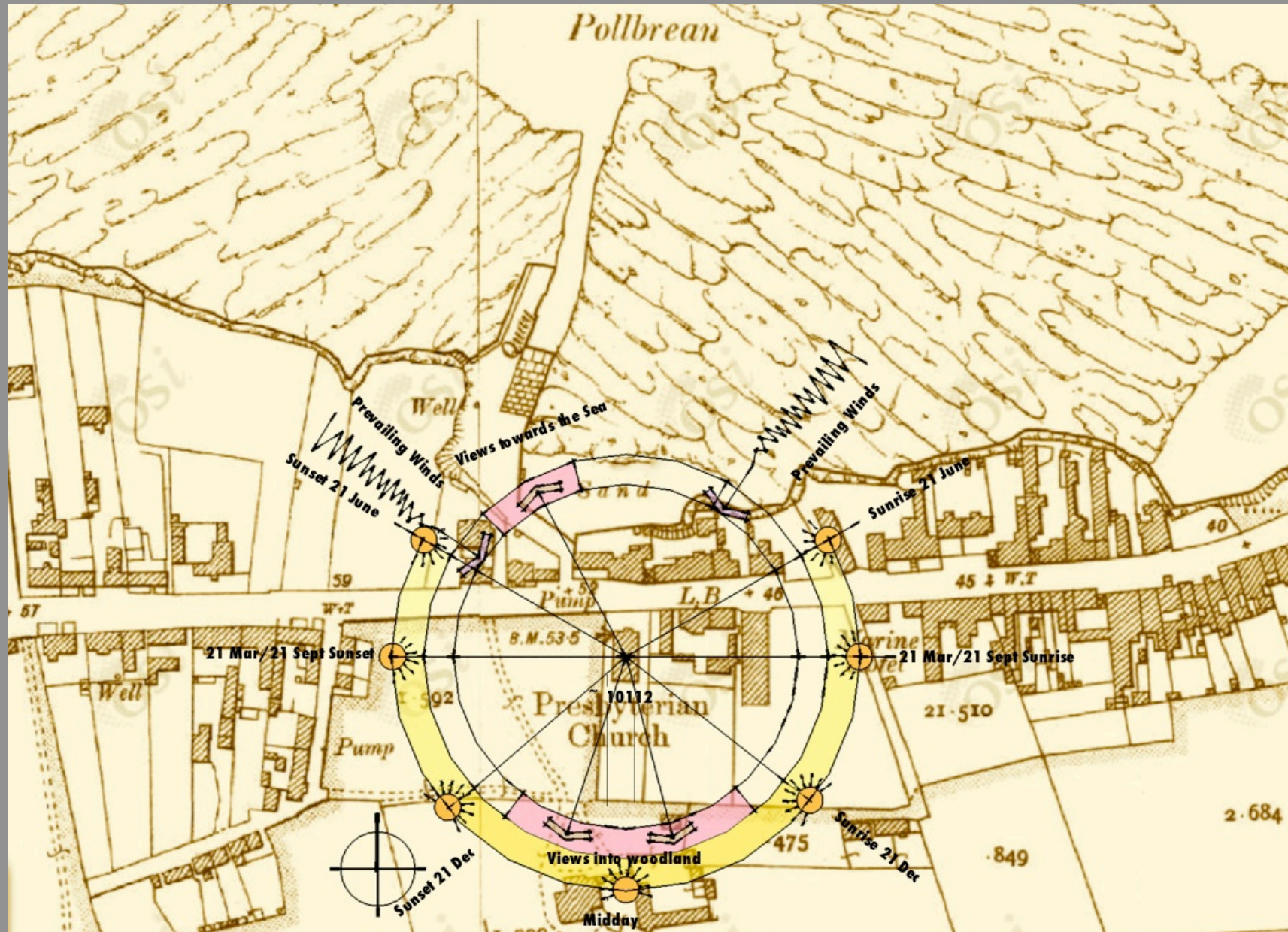
The site is a north facing sloping site (particularly at the rear) with road frontage to the north. The existing church aligns north-south, with the entrance front to the north and the altar to the south front. The building is reasonably intact but has substantial leakage and rot. The roof and timber floors are not in good condition.

The height of the church would allow insertion of an additional floor, but the ceiling height of the lower floor would be limited. Consideration should be given to lowering all or part of the floor when the timber floor is removed, but further site research is required. The south front has only one small window although there is evidence of other openings and a demolished vestry extension.

There are some trees at the rear of the site, and one directly outside the church that should be retained. The site is quite contained but has good views across the road towards the sea at the higher points and probably from the belltower.

The site is well drained and is connected to town services. There are existing houses on both sides of the site.





SUN DIAGRAM AND SITE APPRAISAL

Design Approach


The house is designed over two levels with a triple height entrance hall and a glazed strip in the floor along the west wall connecting the two levels visually as one space, and maintaining the full height of the windows visible from both levels, while retaining privacy to the bedrooms below.

Downstairs, the bedrooms and Spa are arranged along the east wall to take advantage of the morning sun, and to maximise the size of each bedroom. Access is along the private west corridor with the garden door at the end reinstated in the rear wall, while the glass floor above the corridor maintains the connection with the upstairs space and the view of the full height of the original windows. Each bedroom is centred on its own window with a clearly modern round window inserted underneath because the windowsills are so high.

Upstairs the space is kept open, but modelled into separate areas by the insertion of a new curved shape housing the utility and WC. This allows the kitchen to be neat and efficient while on view. The living area is centred on a new fireplace (the chimney may be problematic for planning) and projection TV on the utility wall. New wide windows/doors are proposed at the south end from the kitchen and dining areas, to maximise the light and the connection to the deck outside. Again these are deliberately modern rather than pastiche. The existing window is also retained in its original position.

A lookout (with sea views?) is proposed in the belltower, accessed via a spiral stair and bridge.





Glass Floor
allows full
height of
windows to be
seen

DINING ROOM



Existing trusses exposed

KITCHEN

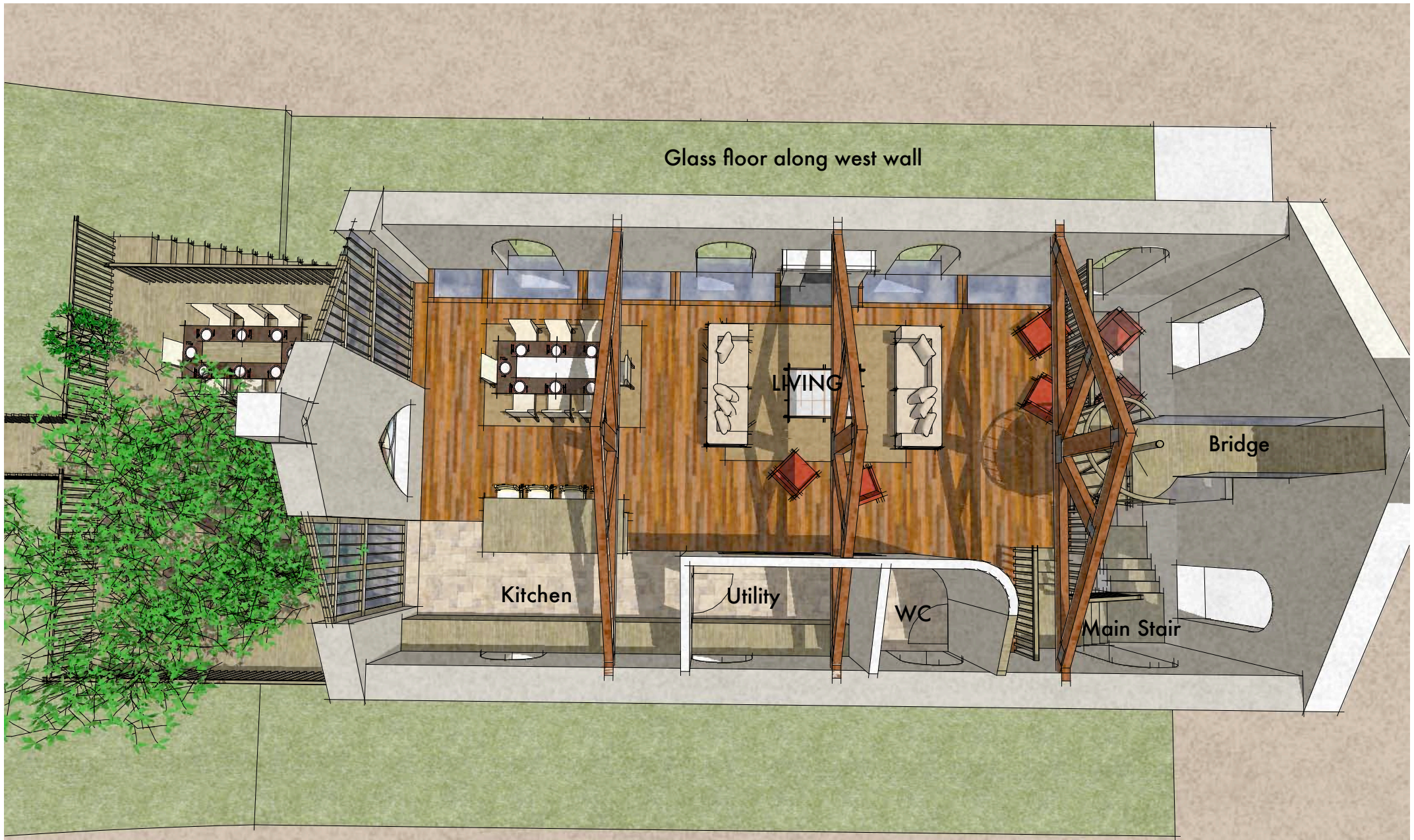
Existing window retained in original position

DINING

New doors in end wall to new deck at rear. Style to be contemporary not pastiche

Glass floor all along west wall to retain windows intact and feeling of space upstairs and in hallway downstairs







Master Ensuite

DECK

New low level windows to each bedroom on east wall

EXTERNAL REAR AND EAST SIDE



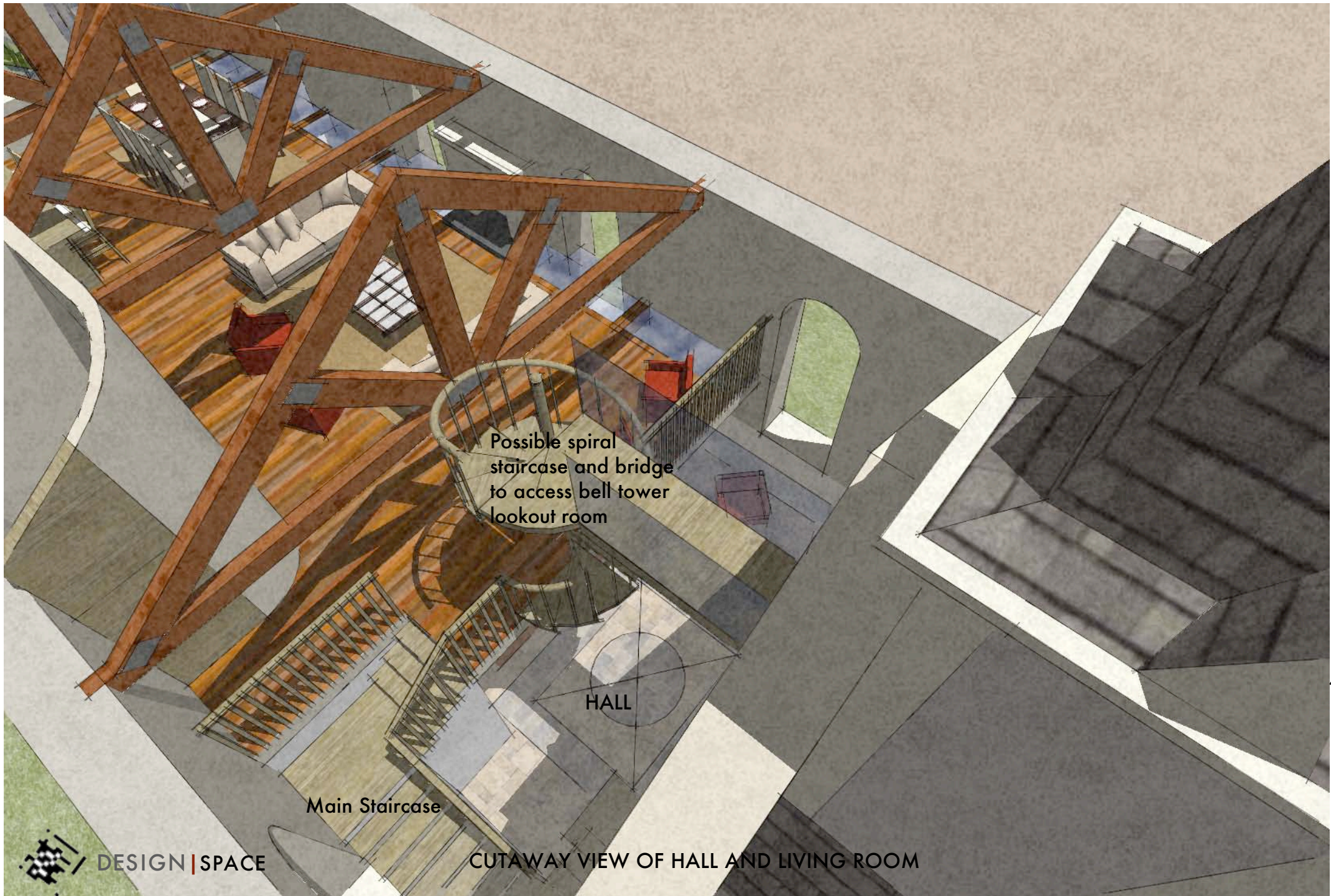
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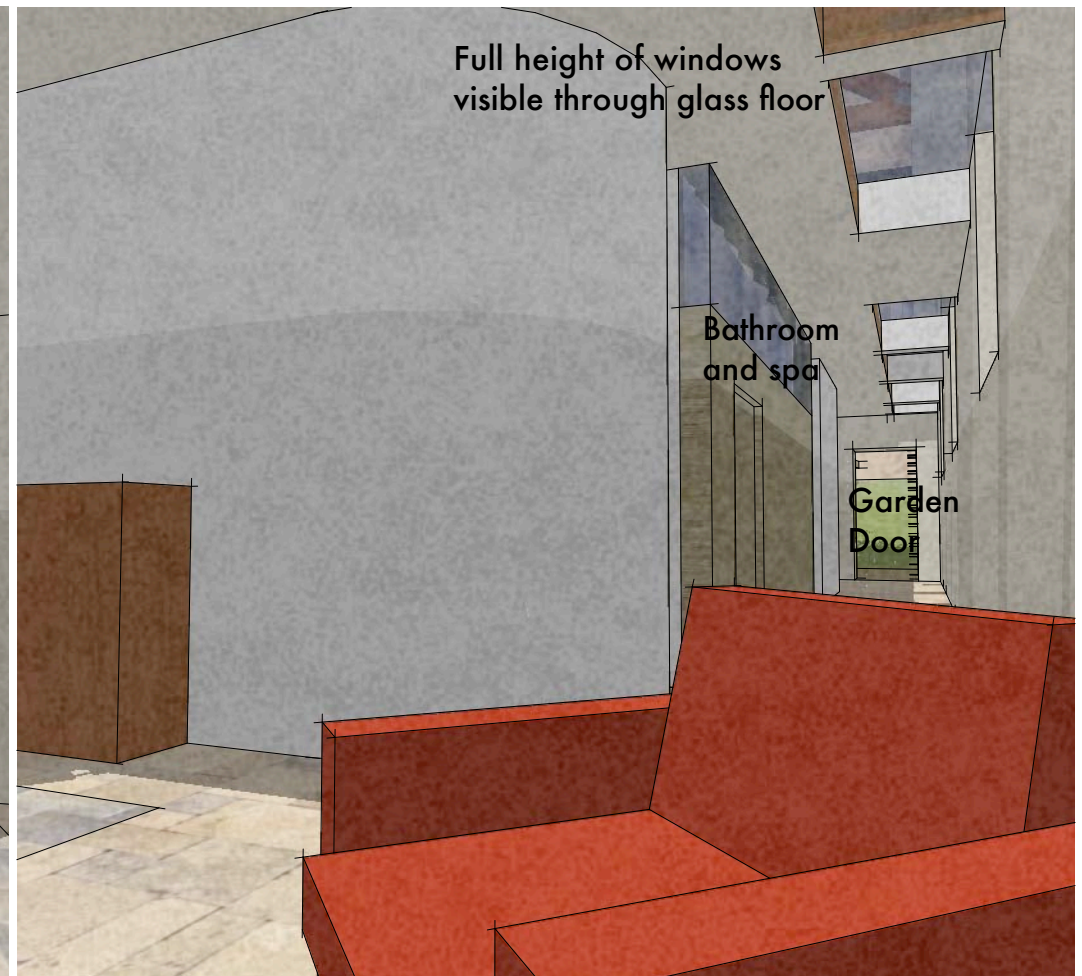
Outside Dining

EXISTING TREE

REAR FIRST FLOOR DECK

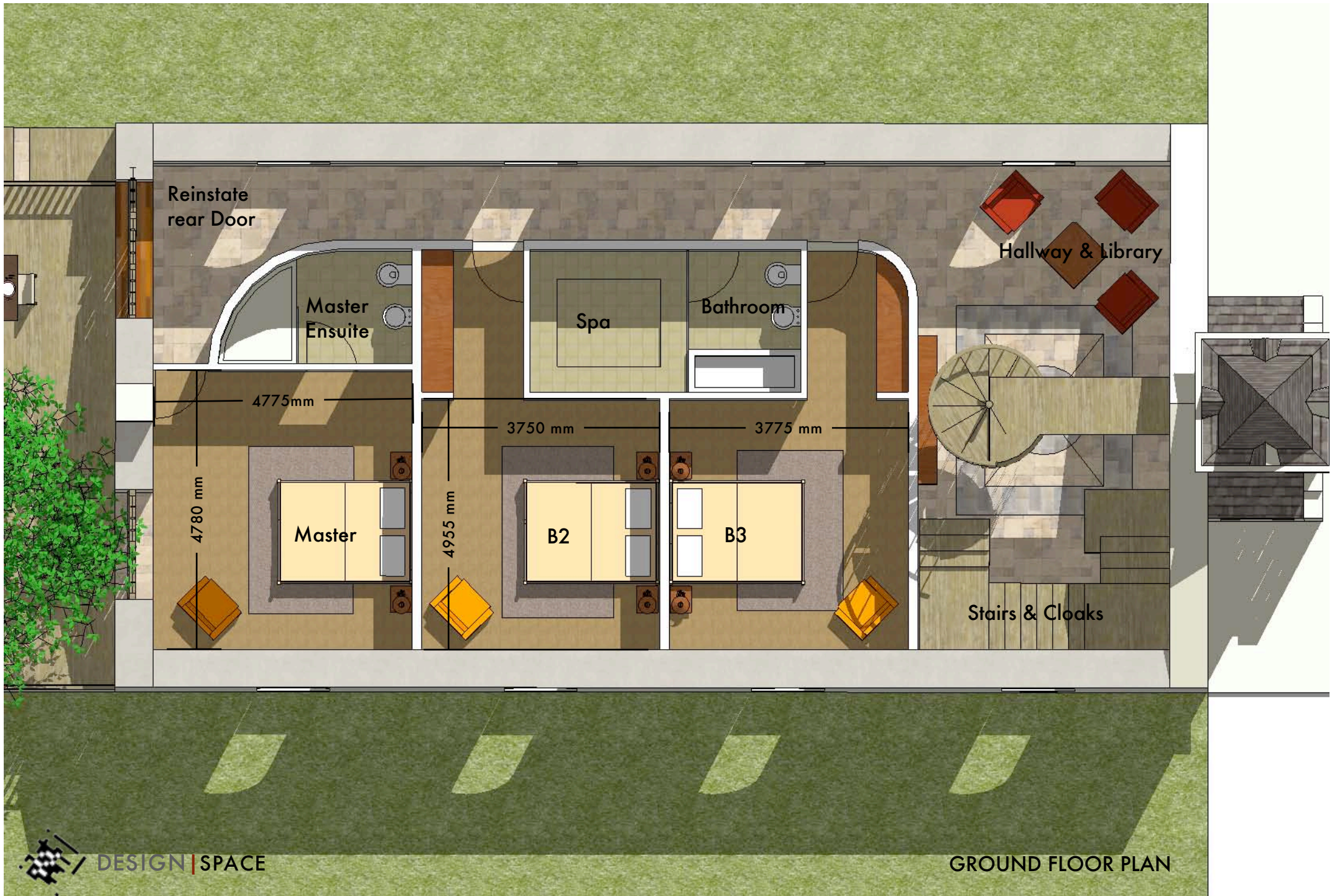


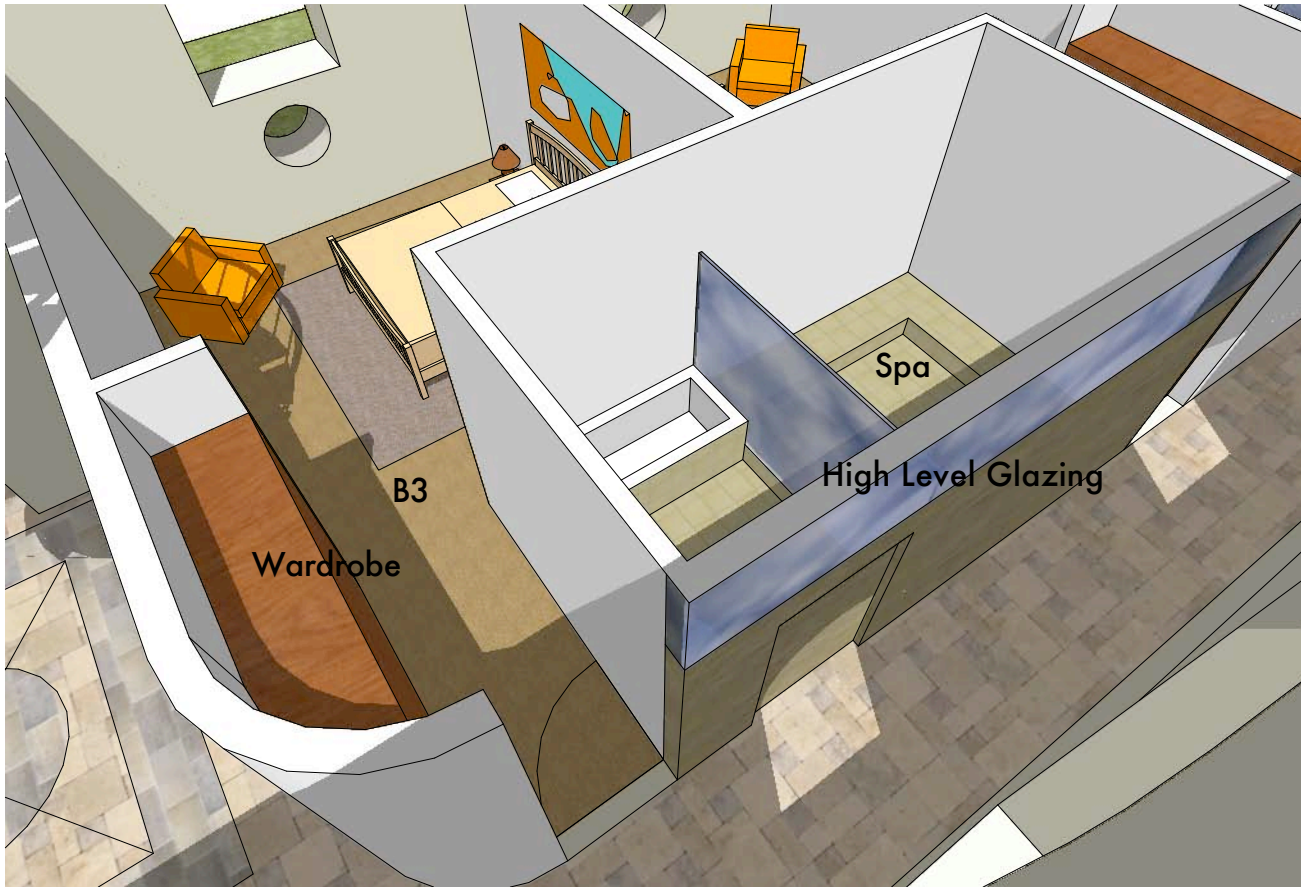




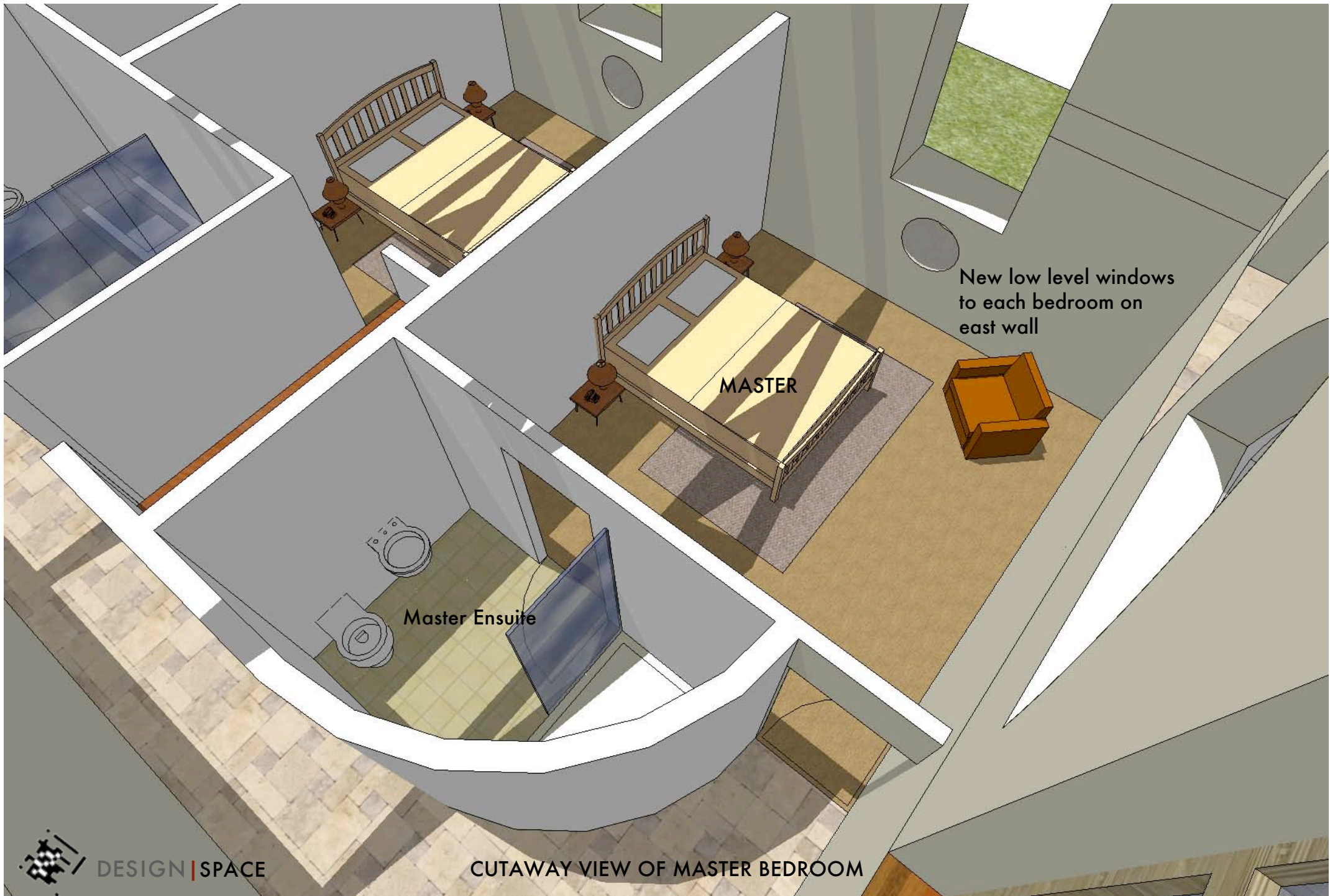
VIEWS OF ENTRANCE HALL AND BEDROOM CORRIDOR







New low level windows to each bedroom



New low level windows
to each bedroom on
east wall

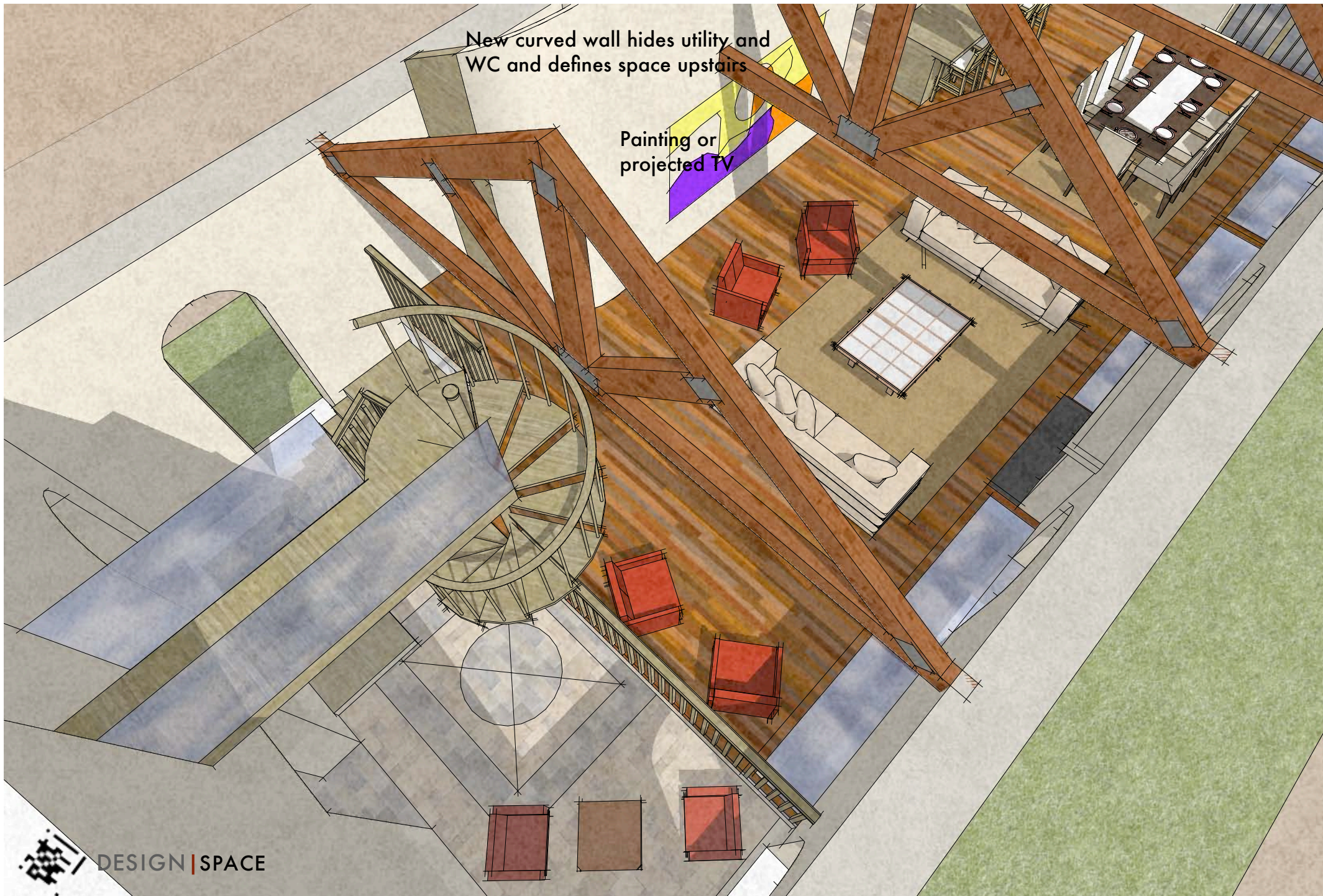
MASTER

Master Ensuite



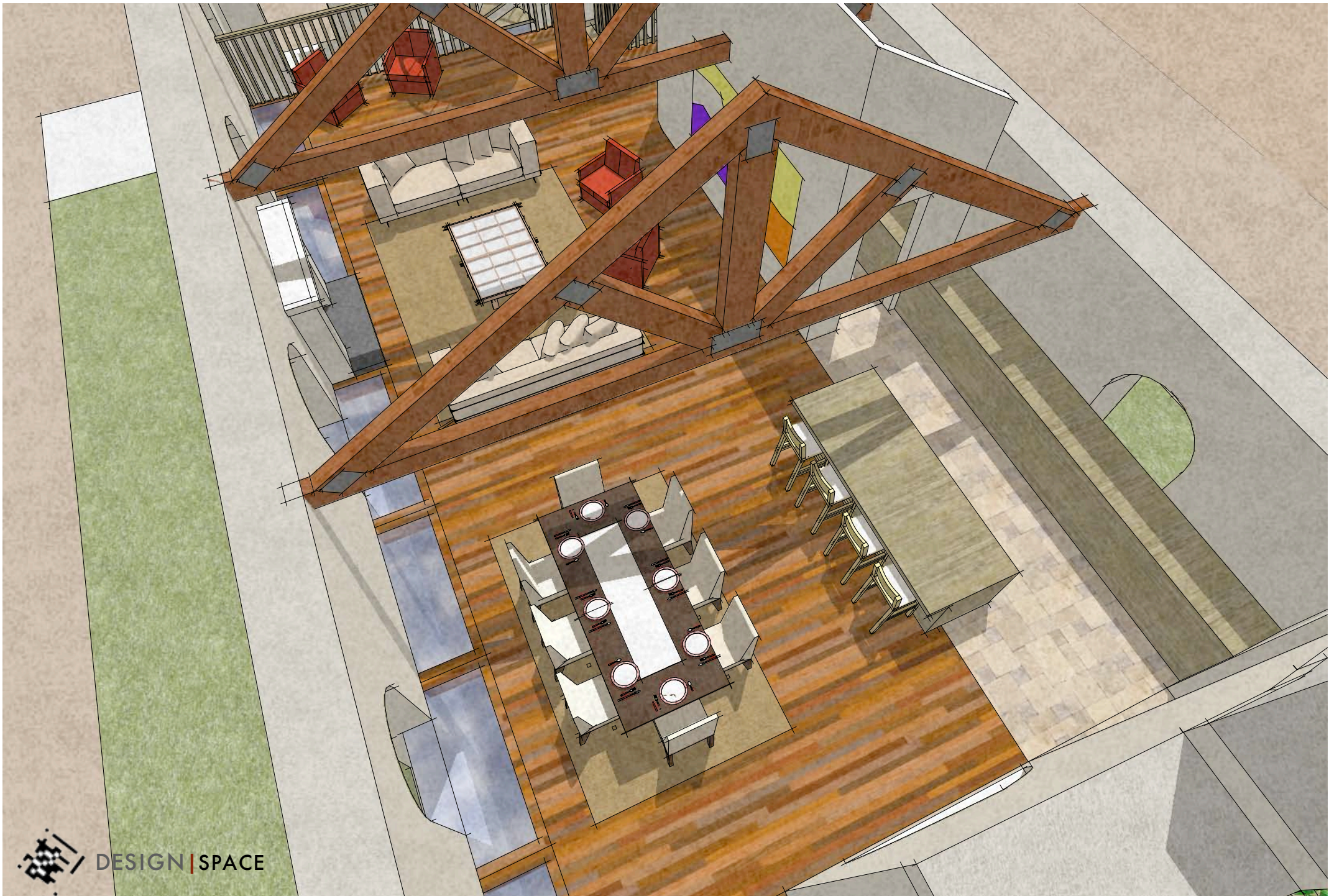
New curved wall hides utility and WC and defines space upstairs

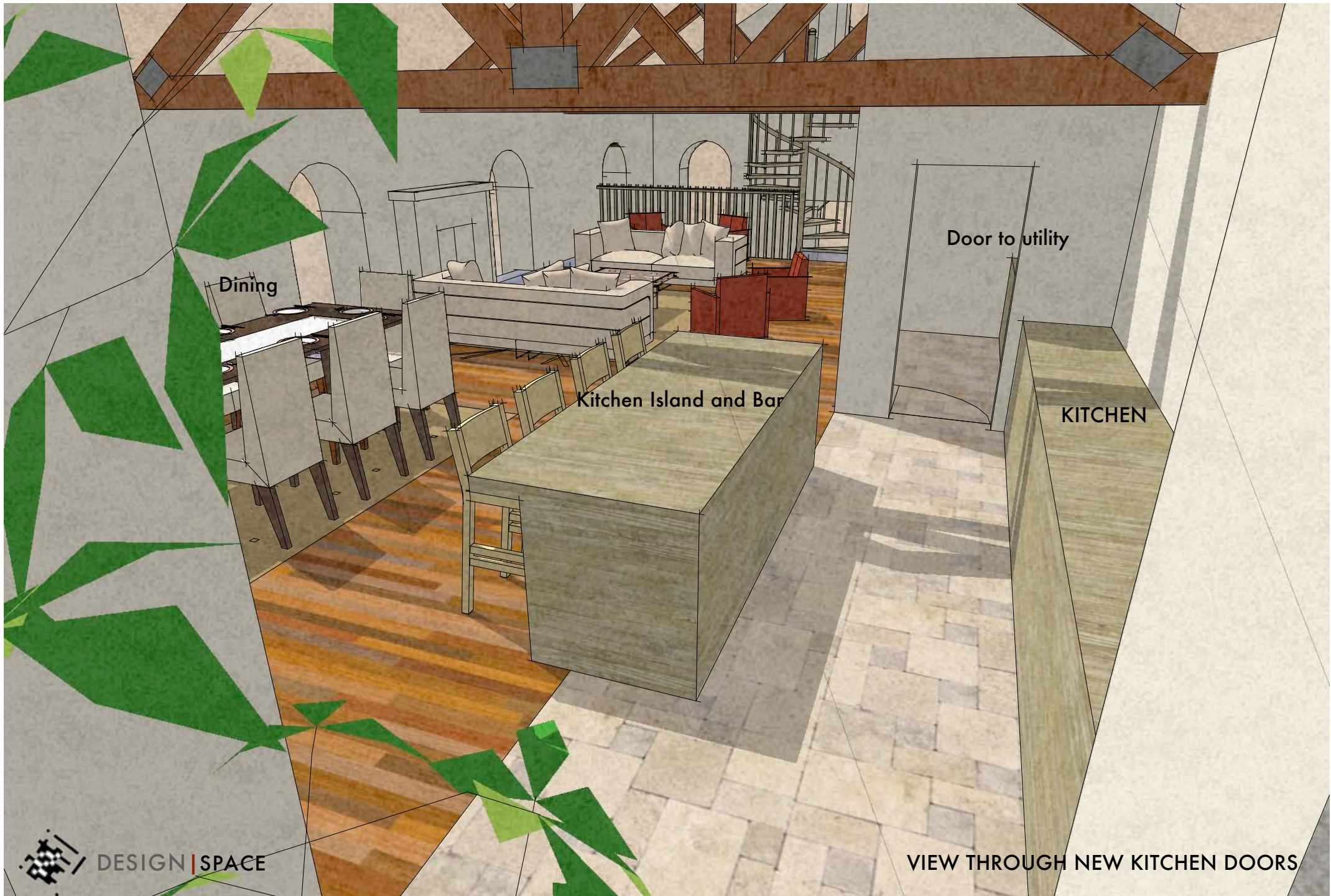
Painting or projected TV





VIEWS TOWARDS FRONT STAIR AND ACCESS TO BELLTOWER VIEWING ROOM





Dining

Kitchen Island and Bar

Door to utility

KITCHEN



KITCHEN

Painting or
projected TV

Glazed floor
along west
wall



EXTERNAL VIEWS