# Luxury holiday let in Penisarwaun sparks neighbour complaints and council enforcement



The recent transformation of a barn conversion into a luxury holiday let in Penisarwaun, North Wales, has ignited considerable controversy and discord within the local community. Owned by property developer Karl Jones, the accommodation, marketed at £500 per night, has drawn sharp criticism from neighbours who describe it as an "alien" presence in their rural landscape, likening its design—with oversized 18-foot windows—to an ocean liner.

Local residents have raised serious concerns, voicing distress over noise disturbances attributed to the influx of holidaymakers. Reports of loud music, rowdy behaviour, and the use of a hot tub have led to complaints that their quality of life is being adversely affected. Villagers claim that the social behaviour of some guests, which reportedly includes nudity, has further exacerbated tensions, with one elderly neighbour, Janet Gayther, lamenting a loss of privacy and stating that the activities of the guests have made her life a “misery.”

In response to these complaints, Gwynedd Council has issued a planning enforcement notice to Mr Jones. The council's directive requires the property to cease operating as a short-term holiday let and return to its prior ancillary use. Critics argue that the barn's transformation has not only disrupted the tranquil character of their community but also potentially violated planning regulations, creating a pressing need for local governance to intervene. As of now, Mr Jones has until April 2025 to appeal the enforcement notice, a pathway that he believes will allow for a resolution.

Significantly, the situation highlights an ongoing tension in rural communities around holiday lets and their impact on local life. Similar issues are emerging across Wales, where residents have complained about large structures appearing without appropriate planning permissions and causing disturbances. Communities across the region are voicing fears about privacy invasions and noise pollution, identifying the changing nature of their locales as short-term rentals proliferate.

While Karl Jones argues that his efforts have been mischaracterised as disruptive, feeling ostracised by his fellow residents who he claims are misled by exaggerations, neighbours remain steadfast in their opposition. They argue that the luxury offering has attracted problematic behaviour that is not aligned with the quiet character of rural living. Michael Sharp, another local resident, noted that the disruptions include visitors knocking on neighbours' doors late at night, further emphasizing the encroachment of holidaymakers into the fabric of community life.

As the story unfolds, it is clear that the rise of short-term rentals poses significant questions about balancing economic benefit with community integrity, something that local councils and residents alike will need to navigate carefully. The case of Mr Jones’ barn conversion serves as a focal point for broader discussions on housing, planning permissions, and the rights of communities to protect their way of life against disruptive businesses posing as tourism opportunities.

In the backdrop, North Wales Police have also been called to address reports of harassment towards guests, underlining the escalating tensions that have resulted from this rapidly changing landscape. With local attitudes shifting and the community's future hanging in the balance, this incident may serve as a microcosm of the growing pains associated with the tourism sector in rural settings.

### Reference Map

1. Paragraph 1: [[1]](https://www.dailymail.co.uk/news/article-14732305/Holiday-home-owner-complains-neighbours-shunning-turning-barn-500-night-chalet-letting-naked-rowdy-guests.html?ns_mchannel=rss&ns_campaign=1490&ito=1490), [[2]](https://www.herald.wales/north-wales/gwynedd/penisarwaun-luxury-holiday-let-faces-closure-over-neighbours-noise-complaints/)
2. Paragraph 2: [[1]](https://www.dailymail.co.uk/news/article-14732305/Holiday-home-owner-complains-neighbours-shunning-turning-barn-500-night-chalet-letting-naked-rowdy-guests.html?ns_mchannel=rss&ns_campaign=1490&ito=1490), [[2]](https://www.herald.wales/north-wales/gwynedd/penisarwaun-luxury-holiday-let-faces-closure-over-neighbours-noise-complaints/)
3. Paragraph 3: [[1]](https://www.dailymail.co.uk/news/article-14732305/Holiday-home-owner-complains-neighbours-shunning-turning-barn-500-night-chalet-letting-naked-rowdy-guests.html?ns_mchannel=rss&ns_campaign=1490&ito=1490), [[2]](https://www.herald.wales/north-wales/gwynedd/penisarwaun-luxury-holiday-let-faces-closure-over-neighbours-noise-complaints/)
4. Paragraph 4: [[1]](https://www.dailymail.co.uk/news/article-14732305/Holiday-home-owner-complains-neighbours-shunning-turning-barn-500-night-chalet-letting-naked-rowdy-guests.html?ns_mchannel=rss&ns_campaign=1490&ito=1490), [[2]](https://www.herald.wales/north-wales/gwynedd/penisarwaun-luxury-holiday-let-faces-closure-over-neighbours-noise-complaints/)
5. Paragraph 5: [[1]](https://www.dailymail.co.uk/news/article-14732305/Holiday-home-owner-complains-neighbours-shunning-turning-barn-500-night-chalet-letting-naked-rowdy-guests.html?ns_mchannel=rss&ns_campaign=1490&ito=1490), [[2]](https://www.herald.wales/north-wales/gwynedd/penisarwaun-luxury-holiday-let-faces-closure-over-neighbours-noise-complaints/), [[3]](https://www.herald.wales/north-wales/conwy/conwy-residents-furious-over-monstrous-airbnb-structure-overlooking-homes/)
6. Paragraph 6: [[1]](https://www.dailymail.co.uk/news/article-14732305/Holiday-home-owner-complains-neighbours-shunning-turning-barn-500-night-chalet-letting-naked-rowdy-guests.html?ns_mchannel=rss&ns_campaign=1490&ito=1490), [[2]](https://www.herald.wales/north-wales/gwynedd/penisarwaun-luxury-holiday-let-faces-closure-over-neighbours-noise-complaints/)
7. Paragraph 7: [[1]](https://www.dailymail.co.uk/news/article-14732305/Holiday-home-owner-complains-neighbours-shunning-turning-barn-500-night-chalet-letting-naked-rowdy-guests.html?ns_mchannel=rss&ns_campaign=1490&ito=1490), [[4]](https://www.northwales.police.uk/advice/advice-and-information/asb/asb/antisocial-behaviour/nuisance-noise/), [[5]](https://www.pembrokeshire.gov.uk/your-tenancy/noise-and-neighbour-nuisance), [[6]](https://www.srs.wales/en/Environmental-Health/Noise-and-Air-Pollution/Report-Noise-Pollution.aspx)

Source: [Noah Wire Services](https://www.noahwire.com)

## Bibliography

1. <https://www.dailymail.co.uk/news/article-14732305/Holiday-home-owner-complains-neighbours-shunning-turning-barn-500-night-chalet-letting-naked-rowdy-guests.html?ns_mchannel=rss&ns_campaign=1490&ito=1490> - Please view link - unable to able to access data
2. <https://www.herald.wales/north-wales/gwynedd/penisarwaun-luxury-holiday-let-faces-closure-over-neighbours-noise-complaints/> - A luxury holiday let in Penisarwaun, Gwynedd, faces potential closure due to noise complaints from neighbors. The property, Plas Coch Barn, was converted into a holiday home without planning permission and features an 18ft window. Locals have reported disturbances such as loud music, parties, and increased traffic. Gwynedd Council has issued an enforcement notice requiring the property to cease operating as a short-term holiday let and revert to its original use. The owner has until April 2, 2025, to appeal the notice. ([herald.wales](https://www.herald.wales/north-wales/gwynedd/penisarwaun-luxury-holiday-let-faces-closure-over-neighbours-noise-complaints/?utm_source=openai))
3. <https://www.herald.wales/north-wales/conwy/conwy-residents-furious-over-monstrous-airbnb-structure-overlooking-homes/> - Residents in Conwy County are upset over a large structure built without planning permission in the garden of an Airbnb property on Tan y Bryn Road in Rhos on Sea. Neighbors describe the building as a 'prison-camp watchtower' overlooking their homes. Despite a retrospective planning application being refused, a new application has been submitted. Residents express concerns about the impact on privacy and quality of life. ([herald.wales](https://www.herald.wales/north-wales/conwy/conwy-residents-furious-over-monstrous-airbnb-structure-overlooking-homes/?utm_source=openai))
4. <https://www.northwales.police.uk/advice/advice-and-information/asb/asb/antisocial-behaviour/nuisance-noise/> - North Wales Police provide guidance on nuisance noise, defined as loud or persistent noise that affects quality of life. The advice includes steps to address the issue, such as speaking with the person responsible, contacting the local council's Environmental Health team, and understanding the impact of various noise sources. The page also outlines common types of nuisance noise and the importance of documenting incidents. ([northwales.police.uk](https://www.northwales.police.uk/advice/advice-and-information/asb/asb/antisocial-behaviour/nuisance-noise/?utm_source=openai))
5. <https://www.pembrokeshire.gov.uk/your-tenancy/noise-and-neighbour-nuisance> - Pembrokeshire County Council offers advice on handling noise and neighbor nuisance issues. The guidance includes steps like discussing the matter with the neighbor, keeping a log of incidents, and using 'The Noise App' to record disturbances. The council outlines actions they can take, such as issuing warning letters or formal notices, and emphasizes the importance of being a good neighbor by keeping noise levels reasonable. ([pembrokeshire.gov.uk](https://www.pembrokeshire.gov.uk/your-tenancy/noise-and-neighbour-nuisance?utm_source=openai))
6. <https://www.srs.wales/en/Environmental-Health/Noise-and-Air-Pollution/Report-Noise-Pollution.aspx> - Swansea Council provides information on reporting noise pollution. The page outlines the process for making a complaint, including the need to provide personal contact details and the address where the noise is occurring. It emphasizes that anonymous complaints cannot be accepted and that the investigation of a statutory nuisance can be a lengthy process. The page also notes that complainants may be required to attend court if the case progresses to prosecution. ([srs.wales](https://www.srs.wales/en/Environmental-Health/Noise-and-Air-Pollution/Report-Noise-Pollution.aspx?utm_source=openai))
7. <https://www.srs.wales/en/Environmental-Health/Noise-and-Air-Pollution/Noise-Pollution.aspx> - Swansea Council offers advice and guidance on noise pollution, detailing what can and cannot be investigated. The page lists types of noise complaints they can address, such as loud music, persistent dog barking, and noise from commercial properties. It also outlines types of noise they cannot investigate, including road traffic noise and everyday domestic noises. The page provides information on how to report noise pollution and the steps involved in the investigation process. ([srs.wales](https://www.srs.wales/en/Environmental-Health/Noise-and-Air-Pollution/Noise-Pollution.aspx?utm_source=openai))