Planning Consultation C/2020/0139 68 Queen Street, Nantyglo,Blaenau Gwent

Item 4a

From: Planning@blaenau-gwent.gov.uk
Sent: Wed, 24 Jun, 2020 at 14:26
To: clerk@nantygloandblainatc.co.uk

image007.jpg (4.7 KB) image008.jpg (5.1 KB) image009.jpg (33.7 KB) Application Form.pdf (9.4 MB) Plans (2).pdf (3.5 MB)
Site Location Plan.pdf (202 KB) **– Download all**

NANTYGLO & BLAINA
24 JUN 2020
TOWN COUNCIL

Date:24 June 2020

Planning Ref: C/2020/0139

FAO: Town Council

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION FOR PLANNING PERMISSION

PROPOSED DEVELOPMENT AT: 68 Queen Street, Nantyglo, Blaenau Gwent, NP23 4LW

I enclose herewith an application form and location plan in respect of a planning application for development at the above site.

Please forward your observations upon the intended development within 21 days of the date of this letter. If no communication is received within this time the application will be determined on the assumption that you have no comments to make.

Yours faithfully
Jane Engel

OBSERVATIONS

-
-
-
-
-
-
-
-
-
-
-
-
-
-
-

Signed: **Dated:**

P

Blaenau Gwent CBC Planning Control / Rheoli Cynllunio CBS Blaenau Gwent

Council Offices, High Street, Blaina, NP13 3XD
Tel : 01495 355555 Fax : 01495 355598
Email : planning@blaenau-gwent.gov.uk

Swyddfeydd y Cyngor, Stryd Fawr, Blaenau NP13 3XD
Ffon : 01495 355555 Facs : 01495 355598
E-bost : planning@blaenau-gwent.gov.uk

Blaenau Gwent

www.blaenau-gwent.gov.uk

Application for Planning Permission.
Town and Country Planning Act 1990

You can complete and submit this form electronically via the Planning Portal by visiting www.planningportal.gov.uk/apply

ublication of applications on planning authority websites

lease note that the information provided on this application form and in supporting documents may be published on the uthority's website: If you require any further clarification, please contact the Authority's planning department.

lease complete using block capitals and black Ink.
is important that you read the accompanying guidance notes as incorrect completion will delay the processing of your application.

1. Applicant Name and Address

Title:	MR
First name:	CRIEG
Last name:	BENNETT
Company (optional):	
Unit:	
House number:	
House suffix:	
House name:	TY WYTH
Address 1:	GARN CROSS
Address 2:	NANTYGLO
Address 3:	BLAENAU GWENT
Town:	
County:	
Country:	
Postcode:	

2. Agent Name and Address

Title:	
First name:	ADRIAN
Last name:	DREW
Company (optional):	
Unit:	
House number:	14
House suffix:	
House name:	
Address 1:	THORNHILL CLOSE
Address 2:	
Address 3:	
Town:	BRYNMAWR
County:	BLAENAU GWENT
Country:	
Postcode:	NP23 4SA

3. Description of the Proposal

Please describe the proposed development, including any change of use:

NEW BUILD TO INFILL TERRACE WHERE ORIGINAL PROPERTY HAS BEEN DEMOLISHED

NEIGHBOURHOOD SERVICES DIVISION
PLANNING CONTROL SECTION
17 JUN 2020

NEIGHBOURHOOD SERVICES DIVISION
PLANNING CONTROL SECTION
9 - JUN 2020

Has the building, work or change of use already started? ☐ Yes ☑ No

If Yes, please state the date when building, work or use were started (DD/MM/YYYY): (date must be pre-application submission)

Has the building, work or change of use been completed? ☐ Yes ☑ No

If Yes, please state the date when the building, work or change of use was completed: (DD/MM/YYYY): (date must be pre-application submission)

4. Site Address Details

Please provide the full postal address of the application site.

Unit: | House number: 68 | House suffix:

House name:

Address 1: QUEEN STREET

Address 2:

Address 3:

Town: NANTYGLO

County: BLAENAU GWENT

Postcode (optional): NP23 4LN

Description of location or a grid reference.
(must be completed if postcode is not known):

Easting: | Northing:

Description:

5. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application? ☐ Yes ☑ No

If Yes, please complete the following information about the advice you were given. (This will help the authority to deal with this application more efficiently).

Please tick if the full contact details are not known, and then complete as much as possible: ☐

Officer name:

Reference:

Date (DD/MM/YYYY):
(must be pre-application submission)

Details of pre-application advice received?

6. Pedestrian and Vehicle Access, Roads and Rights of Way

Is a new or altered vehicle access proposed to or from the public highway? ☐ Yes ☑ No

Is a new or altered pedestrian access proposed to or from the public highway? ☐ Yes ☑ No

Are there any new public roads to be provided within the site? ☐ Yes ☑ No

Are there any new public rights of way to be provided within or adjacent to the site? ☐ Yes ☑ No

Do the proposals require any diversions /extinguishments and/or creation of rights of way? ☐ Yes ☑ No

If you answered Yes to any of the above questions, please show details on your plans/drawings and state the reference of the plan (s)/drawings(s)

7. Waste Storage and Collection

Do the plans incorporate areas to store and aid the collection of waste? ☐ Yes ☑ No

If Yes, please provide details:

Have arrangements been made for the separate storage and collection of recyclable waste? ☐ Yes ☑ No

If Yes, please provide details:

NEIGHBOURHOOD SERVICES DIVISION
PLANNING CONTROL SECTION
9 - JUN 2020

8. Neighbour and Community Consultation

Have you consulted your neighbours or the local community about the proposal? ☐ Yes ☑ No

If Yes, please provide details:

9. Authority Employee / Member

With respect to the Authority, I am:
a) a member of staff
b) an elected member
c) related to a member of staff
d) related to an elected member

Do any of these statements apply to you? ☐ Yes ☑ No

If Yes, please provide details of the name, relationship and role

3. Materials

Where applicable, please state what materials are to be used externally. Include type, colour and name for each material.

	Existing (where applicable)	Proposed	Not applicable	Don't Know
Walls		BLOCK & RENDER	☐	☐
Roof		SLATE	☐	☐
Windows		WHITE PVC	☐	☐
Doors		PVC	☐	☐
Boundary treatments (e.g. fences, walls)		WIRE FENCE	☐	☐
Vehicle access and hard-standing	HARD STAND AT REAR GARDEN		☐	☐
Lighting			☑	☐
Others (please specify)			☑	☐

NEIGHBOURHOOD SERVICES DIVISION
PLANNING CONTROL SECTION
9 - JUN 2020

Are you supplying additional information on submitted plan(s)/drawing(s)/design and access statement? ☑ Yes ☐ No

If Yes, please state references for the plan(s)/drawing(s)/design and access statement:

EXISTING & PROPOSED ELEVATIONS, SITE PLANS

11. Vehicle Parking

Please provide information on the existing and proposed number of on-site parking spaces:

Type of Vehicle	Total Existing	Total proposed (including spaces retained)	Difference in spaces
Cars	3	3	0
Light goods vehicles/ public carrier vehicles			
Motorcycles			
Disability spaces			
Cycle spaces			
Other (e.g. Bus)			
Other (e.g. Bus)			

12. Foul Sewage

Please state how foul sewage is to be disposed of:

☑ Mains sewer ☐ Cess pit ☐ Package treatment plant ☐ Septic tank ☐ Other

Are you proposing to connect to the existing drainage system? ☑ Yes ☐ No

If Yes, please include the details of the existing system on the application drawings and state references for the plan(s)/drawing(s):

13. Biodiversity and Geological Conservation

To assist in answering the following questions refer to the guidance notes on the Planning Portal website (see "Local level requirements and additional documentation"). The notes provide further information on when there is a reasonable likelihood that any important biodiversity or geological conservation features may be present or nearby and whether they are likely to be affected by your proposals. Having referred to the guidance notes, is there a reasonable likelihood of the following being affected adversely or conserved and enhanced within the application site, or on land adjacent to or near the application site?

a) Protected and priority species:

☐ Yes, on the development site
☐ Yes, on land adjacent to or near the proposed development
☑ No

b) Designated sites, important habitats or other biodiversity features:

☐ Yes, on the development site
☐ Yes, on land adjacent to or near the proposed development
☑ No

c) Features of geological conservation importance:

☐ Yes, on the development site
☐ Yes, on land adjacent to or near the proposed development
☑ No

NEIGHBOURHOOD PLANNING DIVISION 3 JUN 2020

Supporting Information Requirements

Where a development proposal is likely to affect features of biodiversity or geological conservation interest, you will need to submit, with the application, sufficient information and assessments to allow the local planning authority to determine the proposal. Failure to submit all information required will result in your application being deemed invalid. It will not be considered valid until all information required by the Local Planning Authority has been submitted.

Your Local Planning Authority will be able to advise on the content of any assessments that may be required.

14. Trees and Hedges

Are there trees or hedges on the proposed development site? ☐ Yes ☑ No

And/or: Are there trees or hedges on land adjacent to the proposed development site that could influence the development or might be important as part of the local landscape character? ☐ Yes ☑ No

If Yes to either or both of the above, you may need to provide a full Tree Survey, at the discretion of your local planning authority. If a Tree Survey is required, this and the accompanying plan should be submitted alongside your application. Your local planning authority should make clear on its website what the survey should contain, in accordance with the current 'BS5837: Trees in relation to design, demolition and construction - Recommendations'.

15. Trade Effluent

Does the proposal involve the need to dispose of trade effluents or waste? ☐ Yes ☑ No

If Yes, please describe the nature, volume and means of disposal of trade effluents or waste

6. Residential Units (Including Conversion)

Does your proposal include the gain, loss or change of use of residential units? ☐ Yes ☑ No

If Yes, please complete details of the changes in the tables below:

Proposed Housing

Market Housing	Not known	Number of Bedrooms 1	2	3	4+	Unknown	Total
Houses	☐	/					/
Flats and maisonettes	☐						
Live-work units	☐						
Cluster flats	☐						
Sheltered housing	☐						
Bedsit/studios	☐						
Unknown type	☐						
Totals $(a+b+c+d+e+f+g)=$							/

Social Rented	Not known	Number of Bedrooms 1	2	3	4+	Unknown	Total
Houses	☐						
Flats and maisonettes	☐						
Live-work units	☐						
Cluster flats	☐						
Sheltered housing	☐						
Bedsit/studios	☐						
Unknown type	☐						
Totals $(a+b+c+d+e+f+g)=$							

Intermediate	Not known	Number of Bedrooms 1	2	3	4+	Unknown	Total
Houses	☐						
Flats and maisonettes	☐						
Live-work units	☐						
Cluster flats	☐						
Sheltered housing	☐						
Bedsit/studios	☐						
Unknown type	☐						
Totals $(a+b+c+d+e+f+g)=$							

Key worker	Not known	Number of Bedrooms 1	2	3	4+	Unknown	Total
Houses	☐						
Flats and maisonettes	☐						
Live-work units	☐						
Cluster flats	☐						
Sheltered housing	☐						
Bedsit/studios	☐						
Unknown type	☐						
Totals $(a+b+c+d+e+f+g)=$							

Total proposed residential units $(A+B+C+D)=$

Existing Housing

Market Housing	Not known	Number of Bedrooms 1	2	3	4+	Unknown	Total
Houses	☐						
Flats and maisonettes	☐						
Live-work units	☐						
Cluster flats	☐						
Sheltered housing	☐						
Bedsit/studios	☐						
Unknown type	☐						
Totals $(a+b+c+d+e+f+g)=$							

Social Rented	Not known	Number of Bedrooms 1	2	3	4+	Unknown	Total
Houses	☐						
Flats and maisonettes	☐						
Live-work units	☐						
Cluster flats	☐						
Sheltered housing	☐						
Bedsit/studios	☐						
Unknown type	☐						
Totals $(a+b+c+d+e+f+g)=$							

Intermediate	Not known	Number of Bedrooms 1	2	3	4+	Unknown	Total
Houses	☐						
Flats and maisonettes	☐						
Live-work units	☐						
Cluster flats	☐						
Sheltered housing	☐						
Bedsit/studios	☐						
Unknown type	☐						
Totals $(a+b+c+d+e+f+g)=$							

Key worker	Not known	Number of Bedrooms 1	2	3	4+	Unknown	Total
Houses	☐						
Flats and maisonettes	☐						
Live-work units	☐						
Cluster flats	☐						
Sheltered housing	☐						
Bedsit/studios	☐						
Unknown type	☐						
Totals $(a+b+c+d+e+f+g)=$							

Total existing residential units $(E+F+G+H)=$

TOTAL NET GAIN or LOSS of RESIDENTIAL UNITS (Proposed Housing Grand Total - Existing Housing Grand Total): /

NEIGHBOURHOOD SERVICES DIVISION
PLANNING CONTROL SECTION
9 JUN 2020

17. All Types of Development: Non-residential Floorspace

Does your proposal involve the loss, gain or change of use of non-residential floorspace? ☐ Yes ☑ No

If you have answered Yes to the question above please add details in the following table:

Use class/type of use		Not applicable	Existing gross internal floorspace (square metres)	Gross internal floorspace to be lost by change of use or demolition (square metres)	Total gross internal floorspace proposed (including change of use)(square metres)	Net additional gross internal floorspace following development (square metres)
A1	Shops	☐				
	Net tradable area:	☐				
A2	Financial and professional services	☐				
A3	Restaurants and cafes	☐				
B1 (a)	Offices	☐				
B1 (b)	Research and development	☐				
B1 (c)	Light industrial	☐				
B2	General industrial	☐				
B8	Storage or distribution	☐				
C1	Hotels and halls of residence	☐				
C2	Residential institutions	☐				
D1	Non-residential institutions	☐				
D2	Assembly and leisure	☐				
OTHER		☐				
Please Specify		☐				
	Total					

In addition, for hotels, residential institutions and hostels, please additionally indicate the loss or gain of rooms

Use class	Type of use	Not applicable	Existing rooms to be lost by change of use or demolition	Total rooms proposed (including changes of use)	Net additional rooms
C1	Hotels	☐			
C2	Residential Institutions	☐			
OTHER		☐			
Please Specify		☐			

NEIGHBOURHOOD SERVICES DIVISION
PLANNING CONTROL SECTION
9 - JUN 2020

18. Employment

Please complete the following information regarding employees:

	Full-time	Part-time	Total full-time equivalent
Existing employees			
Proposed employees			

19. Hours of Opening

If known, please state the hours of opening (e.g. 15:30) for each non-residential use proposed:

Use	Monday to Friday	Saturday	Sunday and Bank Holidays	Not known

. Site Area

ease state the site area in hectares (ha) 0.060

es your proposal involve the construction a new building which would result in the s or gain of public open space? ☐ Yes ☑ No

If Yes, please complete the following information regarding publi open space:

	Open Space Lost	Open space gained
Area of Land (ha)		

. Assessment of Flood Risk

he site within an area at risk of flooding? (Refer to the Welsh Government's velopment Advice Maps website - http://data.wales.gov.uk/apps/floodmapping/) ☐ Yes ☑ No

'es, and you are proposing a new building or change of use, please add details of the proposal in the following table:

oodplain Area	Residential (Number of units)	Non-residential (Area of land - hectares)
oodplain C1		
oodplain C2		

he proposed development is within an area at risk of flooding you will need to consider whether it is appropriate to submit a flood nsequences assessment. (Refer to Section 6 and 7 and Appendix 1 of TAN 15 - http://wales.gov.uk/topics/planning/policy/tans/tan15/?g=en)

/our proposal within 20 metres of a watercourse (e.g. river, stream or beck)? ☐ Yes ☑ No

ll the proposal increase the flood risk elsewhere? ☐ Yes ☑ No

ow will surface water be disposed of?

☐ Sustainable drainage system ☑ Soakaway ☐ Main sewer ☐ Existing watercourse ☐ Pond/lake

2. Existing Use

ease describe the current use of the site:

RESIDENTIAL

the site currently vacant? ☑ Yes ☐ No

Yes, please describe the last use of the site:

RESIDENTIAL

hen did this use end (if known)? (DD/MM/YYYY)

late where known may be approximate)

oes the proposal involve any of the following:

nd which is known to be contaminated? ☐ Yes ☑ No

nd where contamination is suspected for all part of the site? ☐ Yes ☑ No

proposed use that would be particularly ilnerable to the presence of contamination? ☐ Yes ☑ No

you have answered Yes to any of the above, you will need to bmit an appropriate contamination assessment.

oes your proposal involve the construction of a ew building? ☐ Yes ☑ No

Yes, please complete the following information regarding the ement of the site area which is in previously developed land or reenfield land:

	Previously Developed Land	Greenfield Land
rea of land (ha) proposed for ew development		

23. Renewable and Low Carbon Energy

Does your proposal involve the installation of a stand-alone renewable or low-carbon energy development? ☐ Yes ☑ No

If you have answered Yes to the question above please state the proposed energy output capacity in MegaWatts (MW):

Renewable Energy Type	Energy Capacity (MW)
Anaerobic digestion	
Biofuels	
Biomass	
Combined heat and power (CHP)	
District heating	
Fuel cells	
Geothermal	
Ground/water/air heat pumps	
Hydropower	
Solar	
Waste heat energy	
Wind	
Other low carbon or renewable energy (please specify below)	

NEIGHBOURHOOD SERVICES DIVISION
PLANNING CONTROL SECTION
9 - JUN 2020

4. Industrial or Commercial Processes and Machinery

ease describe the activities and processes which would carried out on the site and the end products including ant, ventilation or air conditioning. Please include the pe of machinery which may be installed on site:

the proposal a waste management development? ☐ Yes ☑ No

the answer is Yes, please complete the following table:

	Not applicable	The total capacity of the void in cubic metres, including engineering surcharge and making no allowance for cover or restoration material (or tonnes if solid waste or litres if liquid waste)	Maximum annual operational throughput in tonnes (or litres if liquid waste)
Inert landfill	☐		
Non-hazardous landfill	☐		
Hazardous landfill	☐		
Energy from waste incineration	☐		
Other incineration	☐		
Landfill gas generation plant	☐		
Pyrolysis/gasification	☐		
Metal recycling site	☐		
Transfer stations	☐		
Material recovery/recycling facilities (MRFs)	☐		
Household civic amenity sites	☐		
Open windrow composting	☐		
In-vessel composting	☐		
Anaerobic digestion	☐		
Any combined mechanical, biological and/or thermal treatment (MBT)	☐		
Sewage treatment works	☐		
Other treatment	☐		
Recycling facilities construction, demolition and excavation waste	☐		
Storage of waste	☐		
Other waste management	☐		
Other developments	☐		

Please provide the maximum annual operational throughput of the following waste streams:

Municipal	
Construction, demolition and excavation	
Commercial and industrial	
Hazardous	

If this is a landfill application you will need to provide further information before your application can be determined. Your waste planning authority should make clear what information it requires on its website.

NEIGHBOURHOOD SERVICES DIVISION
PLANNING CONTROL SECTION
9 - JUN 2020

5. Hazardous Substances

Does the proposal involve the use or storage of any of the following materials in the quantities stated below? ☐ Yes ☐ No ☑ Not applicable

If Yes, please provide the amount of each substance that is involved:

Acrylonitrile (tonnes)
Ammonia (tonnes)
Bromine (tonnes)
Chlorine (tonnes)
Ethylene oxide (tonnes)
Hydrogen cyanide (tonnes)
Liquid oxygen (tonnes)
Liquid petroleum gas (tonnes)
Phosgene (tonnes)
Sulphur dioxide (tonnes)
Flour (tonnes)
Refined white sugar (tonnes)

Other:
Amount (tonnes):
Other:
Amount (tonnes):

11. Certificates

One Certificate A, B, C, or D, must be completed, together with the Agricultural Holdings Certificate with this application form

CERTIFICATE OF OWNERSHIP - CERTIFICATE A

Town and Country Planning (General Development Procedure) Order 1995 Certificate under Article 7

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/ the applicant was the owner *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* of any part of the land or building to which the application relates.

Signed - Applicant:	Or signed - Agent:	Date (DD/MM/YYYY):
	ODHW.	

CERTIFICATE OF OWNERSHIP - CERTIFICATE B

Town and Country Planning (General Development Procedure) Order 1995 Certificate under Article 7

I certify/ The applicant certifies that I have/the applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* of any part of the land or building to which this application relates.

Name of Owner	Address	Date Notice Served
P. BYNON	67 QUEEN ST NANTY GLO	16-6-20
R. COLLINS	69 QUEEN ST NANTYGLO	16-6-20

Signed - Applicant:	Or signed - Agent:	Date (DD/MM/YYYY):
	OHDHW.	16-6-20

CERTIFICATE OF OWNERSHIP - CERTIFICATE C

Town and Country Planning (General Development Procedure) Order 1995 Certificate under Article 7

I certify/ The applicant certifies that:

- Neither Certificate A or B can be issued for this application
- All reasonable steps have been taken to find out the names and addresses of the other owners *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* of the land or building, or of a part of it , but I have/ the applicant has been unable to do so.

The steps taken were:

Name of Owner	Address	Date Notice Served

NEIGHBOURHOOD SERVICES DIVISION
PLANNING CONTROL SECTION
17 JUN 2020

Notice of the application has been published in the following newspaper (circulating in the area where the land is situated):	On the following date (which must not be earlier than 21 days before the date of the application):

Signed - Applicant:	Or signed - Agent:	Date (DD/MM/YYYY):

Ownership Certificates (continued)

Certificate of Ownership – Certificate D

Town and Country Planning (Development Management Procedure) (Wales) Order 2012

rtify/ The applicant certifies that:

Certificate A cannot be issued for this application

All reasonable steps have been taken to find out the names and addresses of everyone else who, on the day 21 days before the date of this application, was the owner *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* of any part of the land to which this application relates, but I have/ the applicant has been unable to do so.

e steps taken were:

tice of the application has been published in the following newspaper culating in the area where the land is situated):

On the following date (which must not be earlier than 21 days before the date of the application):

gned - Applicant:

Or signed - Agent:

Date (DD/MM/YYY)

. Agricultural Holdings

Agricultural Holding Certificate

Town and Country Planning (Development Management Procedure) (Wales) Order 2012

Agricultural Land Declaration - You Must Complete Either A or B

) None of the land to which the applica::on relates is, or is part of, an agricultural holding.

gned - Applicant:

Or signed - Agent: ADEN.

Date (DD/MM/YYY) 28-5-20

) I have/ The applicant has given the requisite notice to every person other than myself/ the applicant who, on the day 21 days before the date of this application, was a tenant of an agricultural holding on all or part of the land to which this application relates, listed below:

Name of Tenant	Address	Date Notice Served

gned - Applicant:

Or signed - Agent:

Date (DD/MM/YYY

NEIGHBOURHOOD SERVICES DIVISION
PLANNING CONTROL SECTION
9 - JUN 2020

28. Planning Application Requirements - Checklist

Please read the following checklist to make sure you have sent all the information in support of your proposal. Failure to submit all information required will result in your application being deemed invalid. It will not be considered valid until all information required by the Local Planning Authority has been submitted.

- The original and 3 copies of a completed and dated application form: ☑
- The original and 3 copies of the plan which identifies the land to which the application relates drawn to an identified scale and showing the direction of North: ☑
- The original and 3 copies of other plans and drawings or information necessary to describe the subject of the application: ☑
- The correct fee: ☑
- The original and 3 copies of a design and access statement, if required (see help text and guidance notes for details): ☑
- The original and 3 copies of the completed, dated Ownership Certificate (A, B, C, or D - as applicable): ☑
- The original and 3 copies of the completed, dated Article 11 Certificate (Agricultural Holdings): ☐

Depending on the type and scale of proposed development, your application – in order to be validated - may also need to be accompanied by the following technical documents:

- Flood Consequences Assessment
- Biodiversity and Geological Conservation Assessment
- Tree Survey
- Coal Mining Risk Assessment
- Rural Enterprise Dwelling Appraisal
- Retail Impact Assessment
- Noise Assessment
- Transport Assessment

The guidance note available on the Planning Portal website (see "Local level requirements and additional documentation") and Welsh Government Circular 002/2012 will assist you in determining whether any of these assessments are necessary.

You should also note that your Local Planning Authority may have adopted 'Local Validation Requirements' for some major developments. Information on any "Local Validation Requirements" will be available on the Local Planning Authority's website.

29. Declaration

I/we hereby apply for planning permission as described in this form and the accompanying plans/drawings and additional information. I confirm that, to the best of my knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the persons giving them.

Signed - Applicant:

Or signed - Agent: ADRIAN.

Date (DD/MM/YYYY): 28-5-20 (date cannot be pre-application)

30. Applicant Contact Details

Telephone numbers

Country code: | National number: | Extension number:

Country code: | Mobile number (optional): [redacted]

Country code: | Fax number (optional):

Email address (optional):

31. Agent Contact Details

Telephone numbers

Country code: | National number: | Extension number:

Country code: | Mobile number (optional): [redacted]

Country code: | Fax number (optional):

Email address (optional):

NEIGHBOURHOOD SERVICES DIVISION
PLANNING CONTROL SECTION
9 - JUN 2020

32. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land? ☑ Yes ☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? *(Please select only one)* ☑ Agent ☐ Applicant ☐ Other (if different from the agent/applicant's details)

If Other has been selected, please provide:

Contact name: ADRIAN

Telephone number: [redacted]

Email address: [redacted]

PROPOSED DWELLING RECONSTRUCTION

68 QUEEN STREET

NANTYGLO

BLAENAU GWENT

NP23 4LN

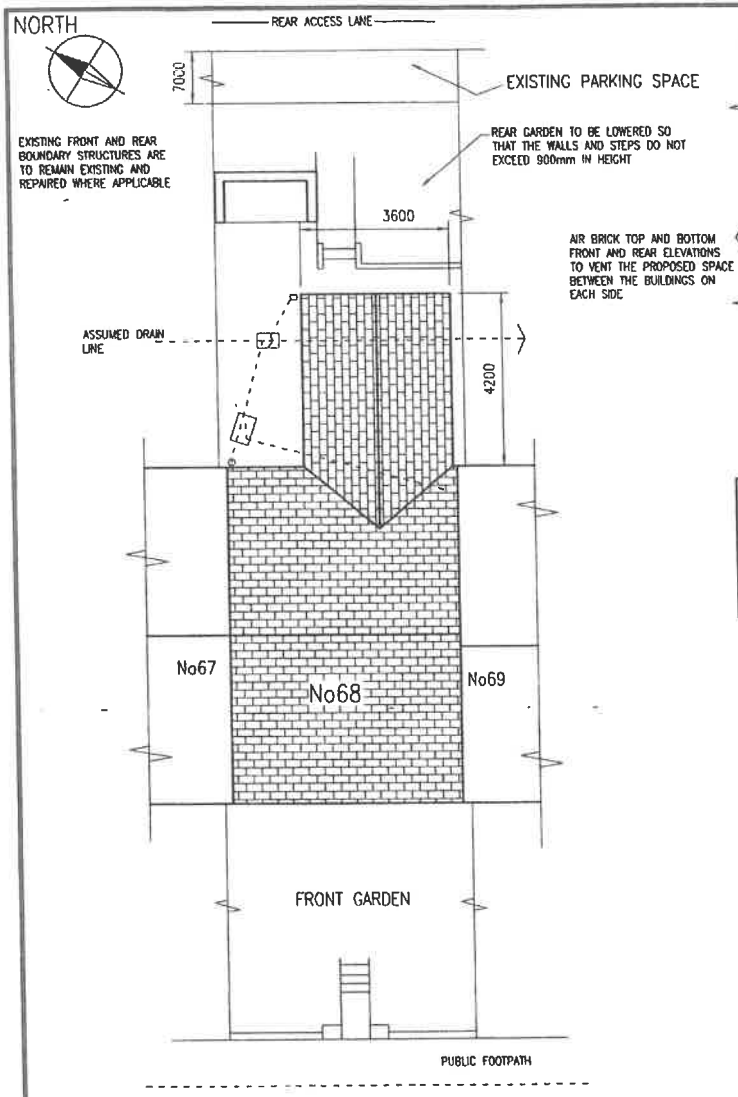
FOR MR. C. BENNETT.

DRG REF 20/CB/100---EXISTING SITE LOCATION PLAN AND ADJOINING ELEVATIONS
DRG REF 20/CB/101---PROPOSED ELEVATIONS
DRG REF 20/CB/102---PROPOSED FLOOR PLANS
DRG REF 20/CB/103---PROPOSED WASTE BIN CONTAINER

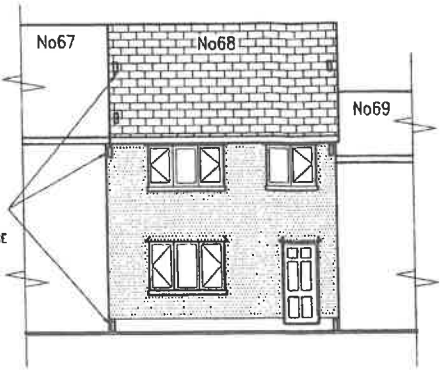
DRG REF 20/CB/104---PROPOSED BUILDING SECTIONS
DRG REF 20/CB/105---PROPOSED FOUNDATION LAYOUT
DRG REF 20/CB/106---PROPOSED FLOOR JOIST LAYOUT
DRG REF 20/CB/107---PROPOSED TRUSS PLAN LAYOUT
DRG REF 20/CB/108---PROPOSED SPRINKLER LAYOUT
DRG REF 20/CB/109---PROPOSED TECHNICAL SECTION
DRG REF 20/CB/110---PROPOSED APPLICABLE NOTE SHEET
DRG REF 20/CB/111---PROPOSED STANDARD NOTES

PREPARED BY A.H.D.DESIGNS.
14 THORNHILL CLOSE. BRYNMAWR. BLAENAU GWENT. NP23 4SA.
TEL NUMBERS 01495 310115. OR 07979046444
'E'MAIL adrian.drew21@btinternet.com

9/6/20
NEIGHBOURHOOD SERVICES DIVISION
PLANNING CONTROL SECTION
- 9 JUN 2020
NEIGHBOURHOOD SER
PLANNING CONTR
9 - JUN 202

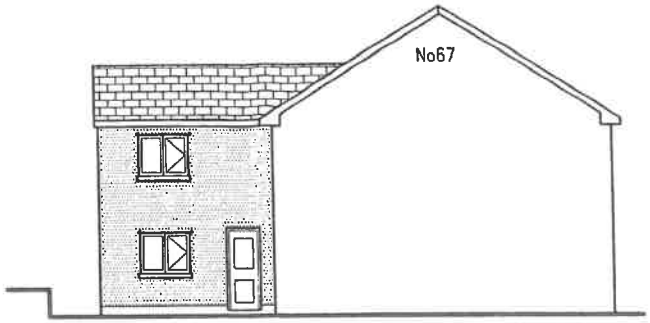


SITE LOCATION PLAN



AIR BRICK TOP AND BOTTOM FRONT AND REAR ELEVATIONS TO VENT THE PROPOSED SPACE BETWEEN THE BUILDINGS ON EACH SIDE

FRONT ELEVATION

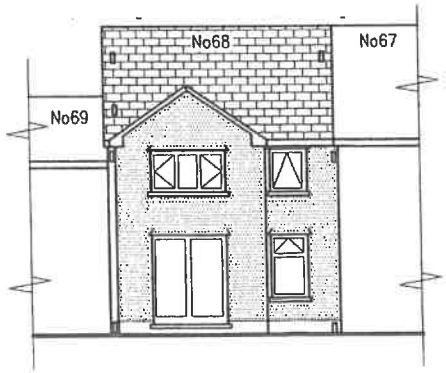


SIDE ELEVATION

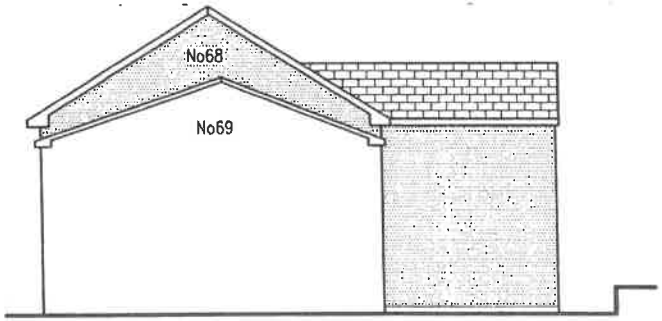
WHERE PRACTICAL THE DRAINS COULD PICK UP WITH THE ORIGINAL HOUSE DRAIN OUTFALLS ONCE EXPOSED
A BUILDING OVER AGREEMENT MAY HAVE TO BE UNDERTAKEN WITH WELSH WATER.

DUCTING TO BE SET WHERE REQUIRED FOR ALL COMPUTER SERVICES AND COMMUNICATIONS

PROPOSED FINISHES
ROOF COVER IN SLATE.
EXTERNAL WALLS SMOOTH RENDER AND MAGNOLIA PAINT FINISH.
WINDOWS AND DOORS IN PVC.
FACIAS SOFFITS AND RWG ALL IN WHITE PVC.



REAR ELEVATION



SIDE ELEVATION

WELSH WATER TO BE CONTACTED TO AUTHORISE THE CONNECTION AND THE BUILDING OVER REQUIREMENTS

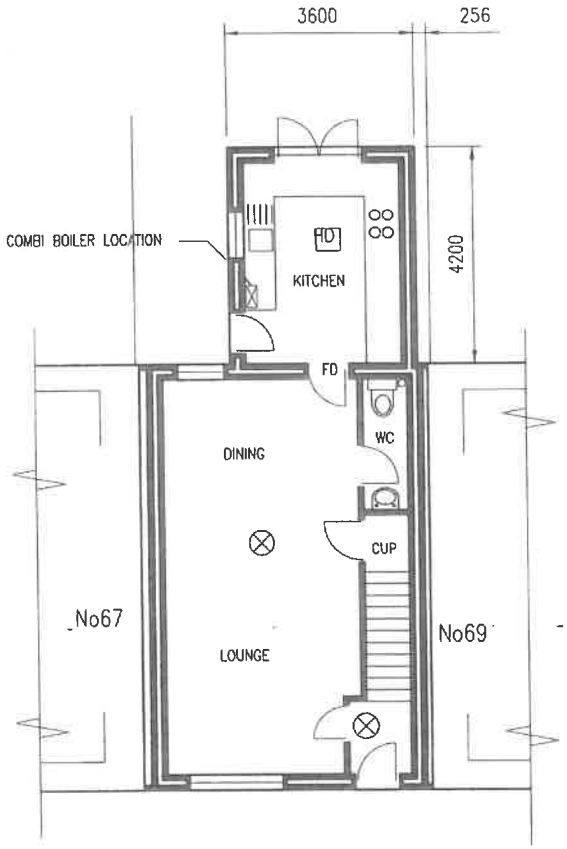
ALL RAIN WATER OUTFALLS TO BE DIRECTED TO THE APPROPRIATE DRAIN AND AGREED BY THE LOCAL AUTHORITY. OR ALTERNATIVELY COLLECTION BUTS TO BE USED FOR GARDEN CULTIVATION AS THE LAST OPTION SOAKAWAYS ARE TO BE PROVIDED

NEIGHBOURHOOD SERVICES DIVISION
PLANNING CONTROL SECTION
17 JUN 2020

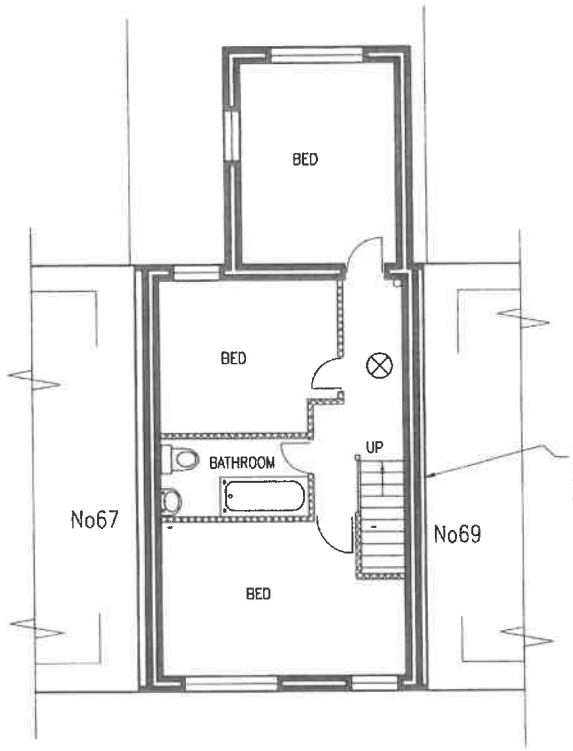
DRG REF 20/CB/701

PROPOSED ELEVATIONS FOR DEVELOPMENT

SCALE 1 : 125 ON A3



GROUND FLOOR PLAN



FIRST FLOOR PLAN

NEW BUILD TO BE CONSTRUCTED BETWEEN THE EXISTING TERRACED HOUSES. CONSTRUCTION TO BE FORMED IN TRADITIONAL CONSTRUCTION. NEW AIR GAP BETWEEN THE EXISTING TO REMAIN IN BEING FOR AIR VENTILATION. WHERE JOINING ONTO THE ADJACENT PROPERTIES CONSENT MUST BE GIVEN BY THE OWNERS SO THAT THE BOUNDARY ACT IS NOT BREACHED

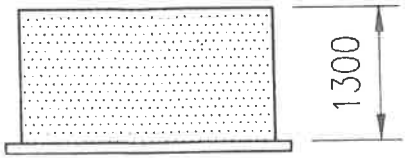
SIZES OF THE PROPOSED REBUILD OF THE DWELLING WILL BE DICTATED BY THE SPACE THAT EXISTS ON SITE. THIS MAY ALSO BE DEPICTED BY THE FOUNDATION LOCATIONS THAT CAN BE ACHIEVED ON SITE

NEIGHBOURHOOD SERVICES DIVISION
PLANNING CONTROL SECTION
9 - JUN 2020

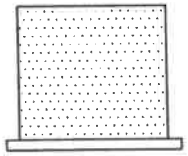
DRG REF 20/CB/102

PROPOSED FLOOR PLAN LAYOUTS 68 QUEEN STREET NANTYGLO

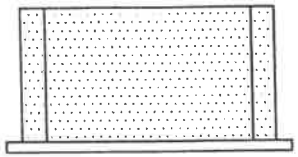
SCALE 1 : 100 ON A3



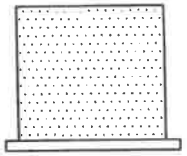
REAR ELEVATION



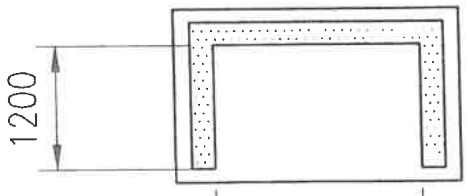
SIDE ELEVATION



FRONT ELEVATION



SIDE ELEVATION



FLOOR PLAN

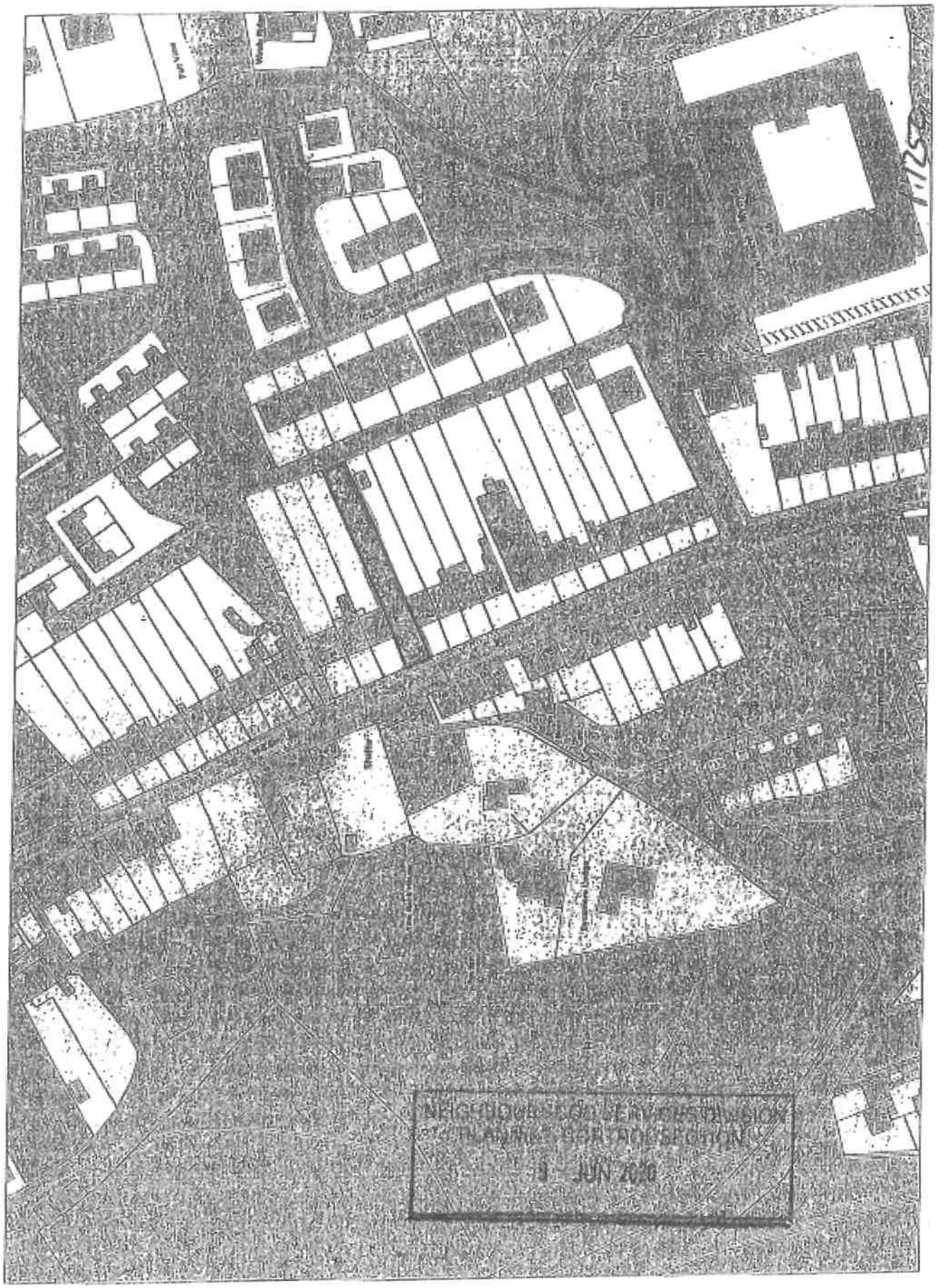
BIN STORAGE ENCLOSURE
2M LONG, 1.2M WIDE, WITH THREE ENCLOSURE WALLS 1.3M HIGH ALL IN 225mm BLOCKWORK AND RENDERED.
BASE CONSTRUCTION IN 100mm CONCRETE

NEIGHBOURHOOD SERVICES DIVISION
PLANNING CONTROL SECTION
9 - JUN 2020

DRG REF 20/CB/103

PROPOSED REFUSE BIN ENCLOSURE

SCALE 1 : 50 ON A3


NEIGHBOURHOOD DEVELOPMENT
PLANNING AND PROGRAMMING
JUN 2020

Planning Consultation C/2020/0142 48 Waen Fawr, Waun Ebbw Road,Nantyglo, NP23 4QP

Item 4b

From: Planning@blaenau-gwent.gov.uk
Sent: Thu, 25 Jun, 2020 at 14:39
To: clerk@nantygloandblainatc.co.uk

image007.jpg (4.7 KB) image008.jpg (5.1 KB) image009.jpg (33.7 KB) Application Form.pdf (2.1 MB)
Existing elevations floor & site layout.pdf (324.4 KB) Proposed elevations floor & site layout.pdf (836.1 KB)
Site location plan 1250.pdf (297 KB) **– Download all**

NANTYGLO & BLAINA
25 JUN 2020
TOWN COUNCIL

Date:25 June 2020

Planning Ref: C/2020/0142

FAO: Town Council

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION FOR PLANNING PERMISSION

PROPOSED DEVELOPMENT AT: 48 Waen Fawr, Waun Ebbw Road, Nantyglo, Blaenau Gwent, NP23 4QP

I enclose herewith an application form and location plan in respect of a planning application for development at the above site.

Please forward your observations upon the intended development within 21 days of the date of this letter. If no communication is received within this time the application will be determined on the assumption that you have no comments to make.

Yours faithfully
Joanne White

OBSERVATIONS

-
-
-
-
-
-
-
-
-
-
-
-
-
-
-

Signed: **Dated:**

Blaenau Gwent CBC Planning Control / Rhoeli Cynllunio CBS Blaenau Gwent

Floor 1a, Municipal Offices, Civic Centre,
Ebbw Vale. NP23 6XB
Tel: 01495 355555 **Fax:** 01495 355598
Email: planning@blaenau-gwent.gov.uk

Llawr 1a, Swyddfeydd Bwrdeisiol, Canolfan Ddinesig
Glyn Ebwy. NP23 6XB
Ffôn: 01495 355555 **Ffacs:** 01495 355598
Email: planning@blaenau-gwent.gov.uk

Cyngor Bwrdeistref Sirol
Blaenau Gwent
County Borough Council

www.blaenau-gwent.gov.uk

Householder Application for Planning Permission for works or extension to a dwelling. Town and Country Planning Act 1990

Publication of applications on planning authority websites.

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

1. Site Details

Number	
Suffix	
Property name	48 Waen Fawr
Address line 1	Waun Ebbw Road
Address line 2	Nantyglo
Town/city	Brynmawr
Postcode	NP23 4QP

Description of site location must be completed if postcode is not known:

Easting (x)	318880
Northing (y)	210623

Description

2. Applicant Details

Title	Mr
First name	A
Surname	Assirati
Company name	
Address line 1	48 Waen Fawr, Waun Ebbw Road
Address line 2	Nantyglo
Address line 3	
Town/city	Brynmawr
Country	
Postcode	NP23 4QP

2. Applicant Details

Primary number [redacted]

Secondary numb

Email address

Are you an agent [redacted] ● Yes ○ No

3. Agent Details

Title	Other
First name	MB Design
Surname	South Wales
Company name	
Address line 1	44 Park Street
Address line 2	
Address line 3	
Town/city	Blaenavon
Country	United Kingdom
Postcode	NP4 9AB
Primary numbe	[redacted]
Secondary nu	
Email	

4. Description of Proposed Works

Please describe the proposed works:

Replace conservatory with hipped roof extension at side of property

Has the work already been started without planning permission? ○ Yes ● No

5. Pedestrian and Vehicle Access, Roads and Rights of Way

Is a new or altered vehicle or pedestrian access proposed to or from the public highway? ○ Yes ● No

Do the proposals require any diversions, extinguishment and/or creation of public rights of way? ○ Yes ● No

Please show details of any existing or proposed rights of way on or adjacent to the site, as well as any alterations to pedestrian and vehicle access, on your plans or drawings.

6. Trees and Hedges

Are there any trees or hedges on the site or adjoining the proposed site that would be affected by the development proposal? ○ Yes ● No

If you have answered Yes, you may need to provide a survey before your application can be validated. Your local planning authority can advise on whether a survey is required, in accordance with the current 'BS5837: Trees in relation to design, demolition and construction - Recommendations'

7. Biodiversity and Geological Conservation

Does your proposal involve:

(i) demolition of a building? ● Yes ○ No

(ii) alterations or enlargement to your roof? ○ Yes ● No

(iii) the loss of any trees or hedgerows? ○ Yes ● No

If you have answered Yes to any of the above questions, you may be required to submit a biodiversity survey to your local planning authority with your application form.

Your local planning authority will be able to advise you further, guidance is also available in the help text.

8. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land? ● Yes ○ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

○ The agent
● The applicant
○ Other person

9. Pre-application Advice

Has pre-application advice been sought from the local planning authority about this application? ○ Yes ● No

10. Authority Employee/Member

With respect to the Authority, is the applicant or agent one of the following:
(a) a member of staff
(b) an elected member
(c) related to a member of staff
(d) related to an elected member

Do any of these statements apply to you? ○ Yes ● No

11. Ownership Certificates

Certificate of Ownership - Certificate A - Town and Country Planning (Development Management Procedure) (Wales) Order 2012

I certify/the applicant certifies that on the day 21 days before the date of this application nobody except myself/the applicant was the owner (owner is a person with a freehold interest or leasehold interest with at least seven years left to run) of any part of the land or building to which the application relates.

Person role

● The applicant
○ The agent

Title	Mr
First name	A
Surname	Assirati
Declaration date	10/06/2020

☑ Declaration made

12. Agricultural Holding Certificate Town and Country Planning (Development Management Procedure) (Wales) Order 2012

Agricultural land declaration - you must select either A or B

12. Agricultural Holding Certificate Town and Country Planning (Development Management Procedure) (Wales) Order 2012

(A) None of the land to which the application relates is, or is part of an agricultural holding

(B) I have/The applicant has given the requisite notice to every person other than myself/the applicant who, on the day 21 days before the date of this application, was a tenant of an agricultural holding on all or part of the land to which this application relates, as listed below

Person role: The applicant / The agent

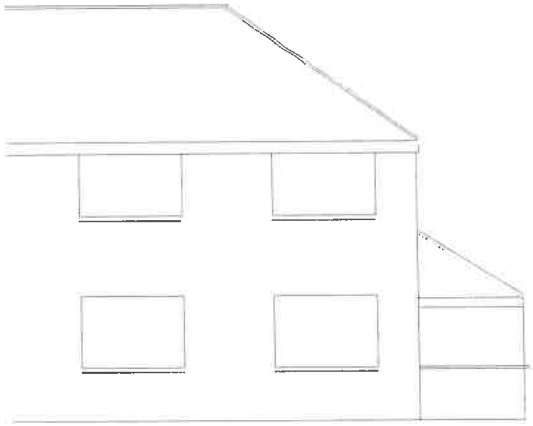
Title	Mr
First name	A
Surname	Assirati
Declaration Date	10/06/2020

☑ Declaration made

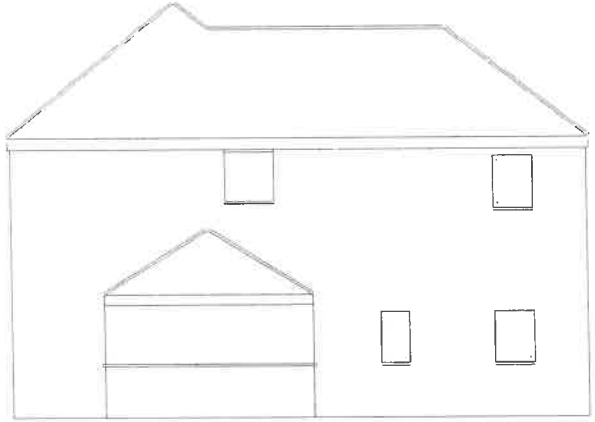
13. Declaration

I/we hereby apply for planning permission as described in this form and the accompanying plans/drawings and additional information. I confirm that, to the best of my knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the persons giving them. ☑

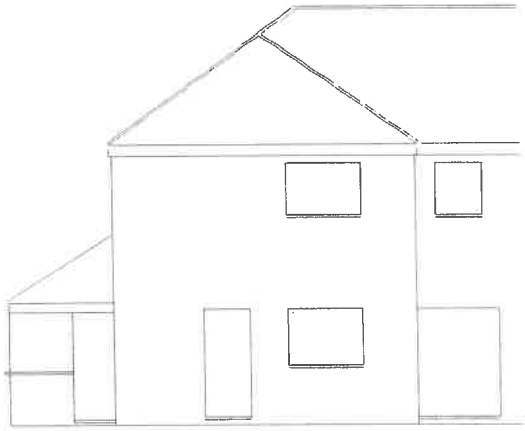
Date (cannot be pre-application)	10/06/2020



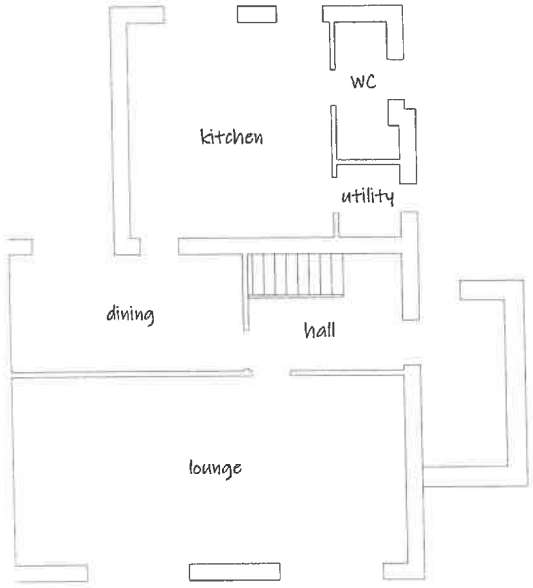
front elevation



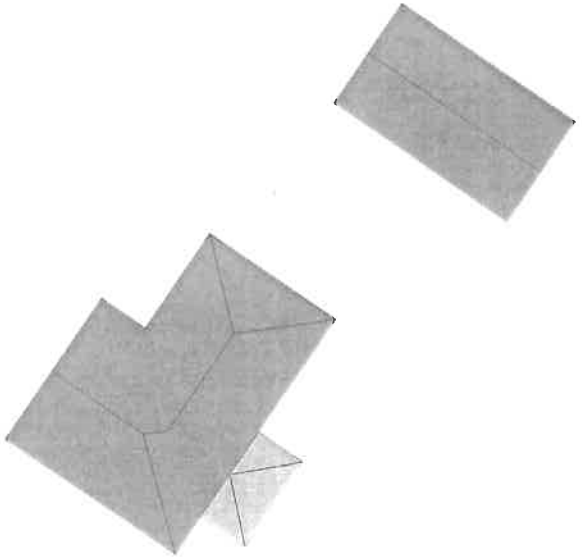
side elevation



rear elevation



ground floor layout



block plan 1:200

mbdesign7@icloud.com

MB DESIGN SOUTH WALES

Client: Assiratti

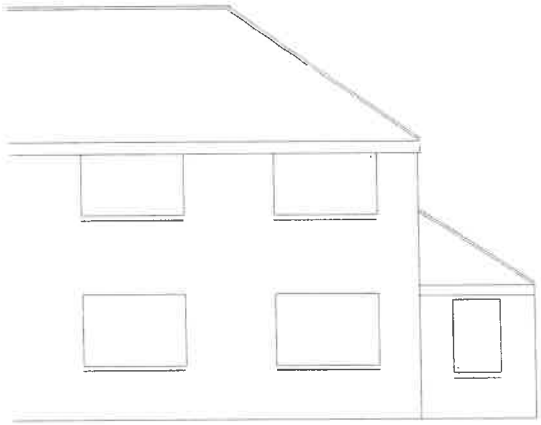
Project:
Single storey side extension at
48 Waen Fawr, Nantyglo

Drawing:
Existing elevations, floor plan and block plan

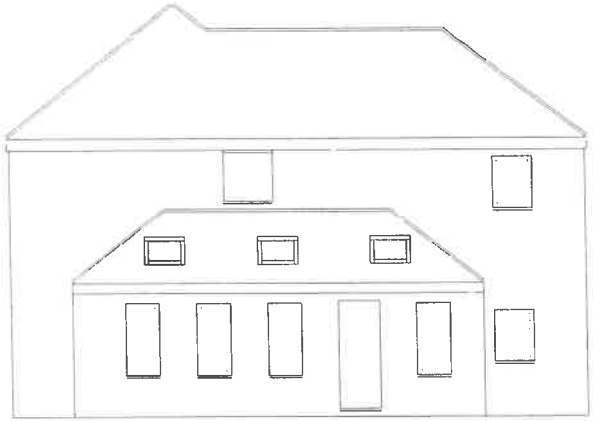
Date:
June 2020

Scale:
1:100 @ A3
unless otherwise stated

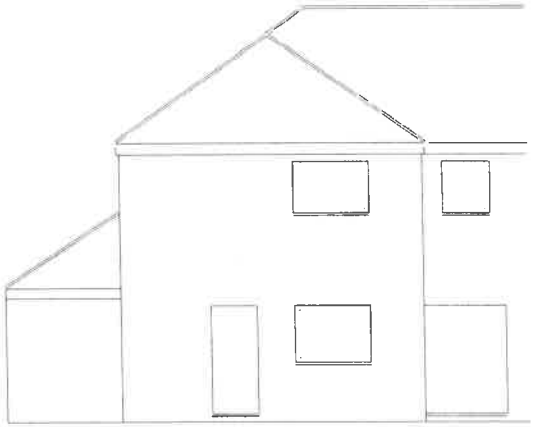
Drawing Number:
PP/01



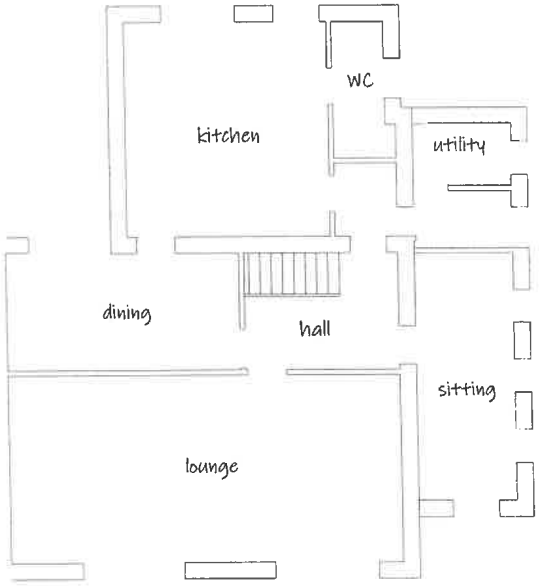
front elevation

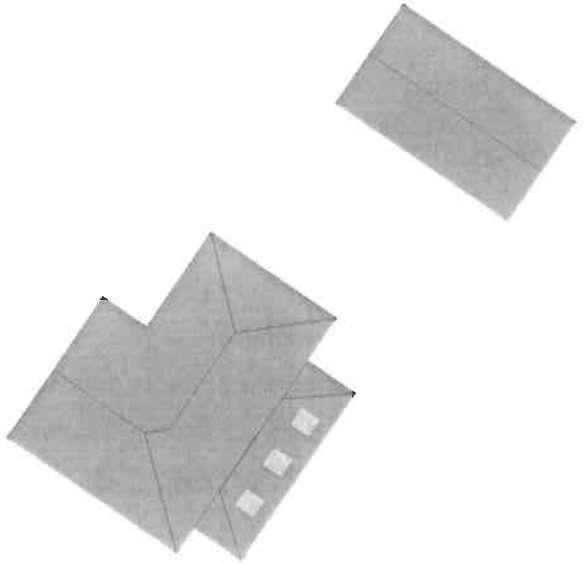


side elevation



rear elevation





block plan 1:200

mbdesign7@icloud.com

Client: Assiratti

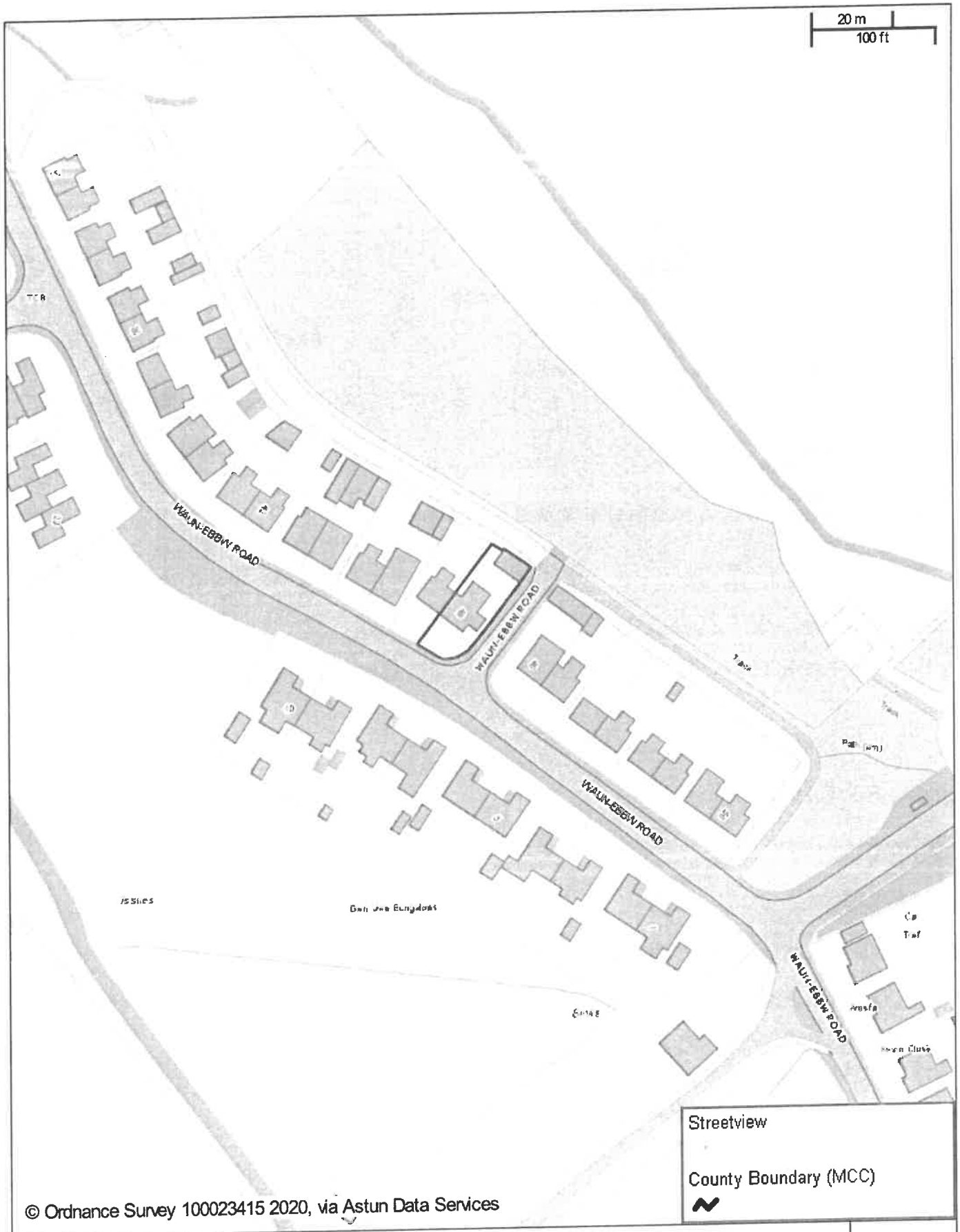
Project:
Single storey side extension at
48 Waen Fawr, Nantyglo

Drawing:
Proposed elevations, floor plan and block plan

Date:
June 2020

Scale:
1:100 @ A3
unless otherwise stated

Drawing Number:
PP/02



© Ordnance Survey 100023415 2020, via Astun Data Services

Print title

Print description

Monmouthshire County Council, County Hall, The Rhadyr, Usk. NP15 1GA

Scale : 1:1250	Printed : 10/6/2020 at 15:08 PM	Grid Ref: 318883,210621

FW: Planning Consultation C/2020/0146 46 Bennett Street, Blaina

Item 4c

From: Nicola.Ferguson@blaenau-gwent.gov.uk
Sent: Thu, 25 Jun, 2020 at 16:51
To: clerk@nantygloandblainatc.co.uk

image001.jpg (3.6 KB) image002.jpg (3.7 KB)
333,1 exist elev & floor plans.pdf (209.8 KB)
333,2 prop elev & floor plans.pdf (240.5 KB)
333,3 ext floor plans.pdf (103.9 KB)
333,4 exist & prop block plans.pdf (69.3 KB)
Application form Redacted.pdf (4.9 MB) Site location plan.pdf (972 KB)
– Download all

NANTYGLO & BLAINA
29 JUN 2020
TOWN COUNCIL

Apologies I have quoted the wrong reference, it should be C/2020/0143.

From: Nicola Ferguson
Sent: 25 June 2020 16:48
To: 'Nantyglo & Blaina Town Council'
Subject: Planning Consultation C/2020/0146 46 Bennett Street, Blaina

Date:25 June 2020

Planning Ref: C/2020/0143

FAO: Town Council

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION FOR PLANNING PERMISSION

PROPOSED DEVELOPMENT AT: Mr Ross Jones, 46 Bennett Street, Blaina, Blaenau Gwent, , NP13 3HZ

I enclose herewith an application form and location plan in respect of a planning application for development at the above site.

Please forward your observations upon the intended development within 21 days of the date of this letter. If no communication is received within this time the application will be determined on the assumption that you have no comments to make.

Yours faithfully
Joanne White

Blaenau Gwent CBC Planning Control / Rhoeli Cynllunio CBS Blaenau Gwent

Floor 1a, Municipal Offices, Civic Centre,
Ebbw Vale NP23 6XB
Tel: 01495 355555 Fax: 01495 355598
Email: planning@blaenau-gwent.gov.uk

Llawr 1a Swyddfeydd Bwrdeisiol, Canolfan Ddinesig
Glyn Ebwy, NP23 6XB
Ffôn: 01495 355555 Ffacs: 01495 355598
Email: planning@blaenau-gwent.gov.uk

Blaenau Gwent

www.blaenau-gwent.gov.uk

Householder Application for Planning Permission for works or extension to a dwelling. Town and Country Planning Act 1990

You can complete and submit this form electronically via the Planning Portal by visiting www.planningportal.gov.uk/apply

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Please complete using block capitals and black ink.
It is important that you read the accompanying guidance notes as incorrect completion will delay the processing of your application.

1. Applicant Name and Address

Title:	MR.
First name:	ROSS
Last name:	JONES
Company (optional):	
Unit:	
House number:	13
House suffix:	
House name:	
Address 1:	CAER-ODYN
Address 2:	FORGESIDE
Address 3:	BLAINA
Town:	ABERTILLERY
County:	GWENT
Country:	
Postcode:	NP13 3AU

2. Agent Name and Address

Title:	MR.
First name:	TERRY
Last name:	MORGAN
Company (optional):	
Unit:	
House number:	
House suffix:	
House name:	CLIFTON HOUSE
Address 1:	NESTSIDE
Address 2:	BLAINA
Address 3:	
Town:	ABERTILLERY
County:	GWENT
Country:	
Postcode:	NP13 3DD

3. Description of Proposed Works

Please describe the proposed works:

FIRST FLOOR EXTENSION AT REAR OF DWELLING

A.

B.

NEIGHBOURHOOD SERVICES DIVISION
PLANNING CONTROL SECTION
12 JUN 2020

3. Description of Proposed Works (continued)

Has the work already started? ☐ Yes ☒ No

If Yes, please state when the work was started (DD/MM/YYYY): _____ (date must be pre-application submission)

Has the work already been completed? ☐ Yes ☒ No

If Yes, please state when the work was completed (DD/MM/YYYY): _____ (date must be pre-application submission)

4. Site Address Details

Please provide the full postal address of the application site.

Unit: _____ House number: 46 House suffix: _____

House name: _____

Address 1: BERWETT STREET

Address 2: GLAINA

Address 3: _____

Town: ABERTILLERY

County: GWENT

Postcode (optional): NP13 3HZ

5. Pedestrian and Vehicle Access, Roads and Rights of Way

Is a new or altered vehicle access proposed to or from the public highway? ☐ Yes ☒ No

Is a new or altered pedestrian access proposed to or from the public highway? ☐ Yes ☒ No

Do the proposals require any diversions, extinguishments and/or creation of public rights of way? ☐ Yes ☒ No

If Yes to any questions, please show details on your plans or drawings and state the reference number(s) of the plan(s)/ drawing(s):

NEIGHBOURHOOD SERVICES DIVISION
PLANNING CONTROL SECTION
12 JUN 2020

6. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application? ☐ Yes ☒ No

If Yes, please complete the following information about the advice you were given. (This will help the authority to deal with this application more efficiently).

Please tick if the full contact details are not known, and then complete as much possible: ☐

Officer name: _____

Reference: _____

Date (DD MM YYYY): _____
(must be pre-application submission)

Details of the pre-application advice received:

7. Biodiversity and Geological Conservation

Does your proposal involve:

(i) demolition of a building? ☐ Yes ☒ No

(ii) alterations or enlargement to your roof? ☐ Yes ☒ No

(iii) the loss of any trees or hedges? ☐ Yes ☒ No

If you have answered Yes to any of the above questions, you may be required to submit a biodiversity survey to your local planning authority with your application form.
Your local planning authority will be able to advise you further, guidance is also available from the Planning Portal.

8. Parking

Will the proposed works affect existing car parking arrangements? ☐ Yes ☒ No

If Yes, please describe:

9. Authority Employee / Member

With respect to the Authority, I am:

a) a member of staff
b) an elected member
c) related to a member of staff
d) related to an elected member

Do any of these statements apply to you? ☐ Yes ☒ No

If Yes, please provide details of the name, relationship and role

10. Trees and Hedges

Are there any trees or hedges on the site or adjoining the proposed site that would be affected by the development proposal? ☐ Yes ☑ No

If you have answered Yes, you may need to provide a survey before your application can be validated. Your local planning authority can advise on whether a survey is required. All tree surveys should accord with BS5837; guidance notes are available on the Planning Portal.

11. Materials

If applicable, please state what materials are to be used externally. Include type, colour and name for each material:

	Existing (where applicable)	Proposed	Not applicable	Don't Know
Walls	SPAR	SMOOTH RENDER PAINT FINISH	☐	☐
Roof	FIBRE CEMENT / MINERAL FELT FLAT ROOF	FIBRE CEMENT SLATE	☐	☐
Windows	WHITE uPVC	WHITE uPVC	☐	☐
Doors	WHITE uPVC	WHITE uPVC	☐	☐
Boundary treatments (e.g. fences, walls)			☒	☐
Vehicle access and hard-standing			☒	☐
Lighting			☒	☐
Others (please specify)			☒	☐

NEIGHBOURHOOD SERVICES DIVISION
PLANNING CONTROL SECTION
12 JUN 2020

Are you supplying additional information on submitted plan(s)/drawing(s)/design and access statement? ☒ Yes ☐ No

If Yes, please state references for the plan(s)/drawing(s)/design and access statement:

PLAN REF: 333/1 333/2 333/3 333/4
SITE PLAN REF: 320238, 207604

12. Ownership Certificates

One Certificate A, B, C. or D, must be completed, together with the Agricultural Holdings Certificate with this application form

Certificate of Ownership – Certificate A

Town and Country Planning (Development Management Procedure) (Wales) Order 2012

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/ the applicant was the owner *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* of any part of the land or building to which the application relates.

Signed - Applicant:	Or signed - Agent:	Date (DD/MM/YYYY):

Certificate of Ownership – Certificate B

Town and Country Planning (Development Management Procedure) (Wales) Order 2012

I certify/ The applicant certifies that I have/the applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* of any part of the land or building to which this application relates.

Name of Owner	Address	Date Notice Served
DAVID WILLIAMS	45 BENNETT STREET, BLAINA	19-06-2020

[redacted]

Signed - Applicant:	Date (DD/MM/YYYY):
	19-06-2020

Certificate of Ownership – Certificate C

Town and Country Planning (Development Management Procedure) (Wales) Order 2012

I certify/ The applicant certifies that:

- Neither Certificate A or B can be issued for this application
- All reasonable steps have been taken to find out the names and addresses of the other owners *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* of the land or building, or of a part of it , but I have/ the applicant has been unable to do so.

The steps taken were:

Name of Owner	Address	Date Notice Served

NEIGHBOURHOOD SERVICES DIVISION
PLANNING CONTROL SECTION
19 JUN 2020

Notice of the application has been published in the following newspaper (circulating in the area where the land is situated):	On the following date (which must not be earlier than 21 days before the date of the application):

Signed - Applicant:	Or signed - Agent:	Date (DD/MM/YYYY):

12. Ownership Certificates (continued)

Certificate of Ownership - Certificate D

Town and Country Planning (Development Management Procedure) (Wales) Order 2012

I certify/ The applicant certifies that:

- Certificate A cannot be issued for this application
- All reasonable steps have been taken to find out the names and addresses of everyone else who, on the day 21 days before the date of this application, was the owner *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* of any part of the land to which this application relates, but I have/ the applicant has been unable to do so.

The steps taken were:

Notice of the application has been published in the following newspaper (circulating in the area where the land is situated):

On the following date (which must not be earlier than 21 days before the date of the application):

Signed - Applicant:

Or signed - Agent:

Date (DD/MM/YYYY):

13. Agricultural Holdings

Agricultural Holding Certificate

Town and Country Planning (Development Management Procedure) (Wales) Order 2012

Agricultural Land Declaration - You Must Complete Either A or B

(A) None of the land to which the application relates is, or is part of, an agricultural holding.

Signed - Applicant:

[redacted]

Date (DD/MM/YYYY): 12-06-2020

(B) I have/ The applicant has given the requisite no[redacted]pplicant who, on the day 21 days before the date of this application, was a tenant of an [redacted]o which this application relates, as listed below:

Name of Tenant	Address	Date Notice Served

NEIGHBOURHOOD SERVICES DIVISION
PLANNING CONTROL SECTION
12 JUN 2020

Signed - Applicant:

Or signed - Agent:

Date (DD/MM/YYYY):

14. Planning Application Requirements - Checklist

Please read the following checklist to make sure you have sent all the information in support of your proposal. Applications for planning permission in Wales must be accompanied by certain additional supporting documents if they exceed certain thresholds. For detailed information please refer to Welsh Government Circular WGC 002/2012 and the guidance available on the Planning Portal website. Failure to submit all information required will result in your application being deemed invalid. It will not be considered valid until all information required by the Local Planning Authority has been submitted.

The original and 3 copies of a completed and dated application form: ☒

The original and 3 copies of a plan which identifies the land to which the application relates drawn to an identified scale and showing the direction of North: ☒

The original and 3 copies of other plans and drawings or information necessary to describe the subject of the application: ☒

The original and 3 copies of a design and access statement where proposed works fall within one of the following designated areas:

- National Park
- Site of special scientific interest
- Conservation area
- Area of outstanding natural beauty
- World Heritage Site ☐

The correct fee: ☐

The original and 3 copies of the completed, dated Ownership Certificate (A, B, C or D - as applicable): ☒

The original and 3 copies of the completed, dated Article 7 Certificate (Agricultural Holdings): ☒

15. Declaration

I/we hereby apply for planning permission as described in this form and the accompanying plans/drawings and additional information. I confirm that, to the best of my knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the persons giving them.

Signed - Applicant: [redacted]

Date (DD/MM/YYYY): 12-06-2020 (date cannot be pre-application)

16. Applicant Contact Details

Telephone numbers

Country code: National number: Extension number:

[redacted]

Email address (optional):

ct Details

Telephone numbers

Extension

[redacted]

18. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land? ☐ Yes ☒ No

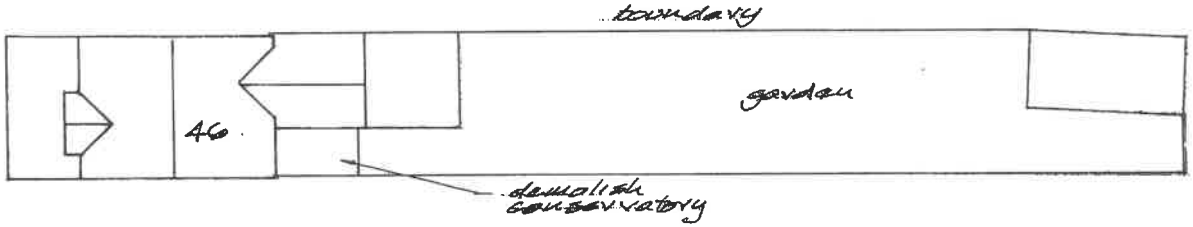
If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? *(Please select only one)* ☒ Agent ☐ Applicant ☐ Other (if different from the agent/applicant's details)

If Other has been selected, please provide:

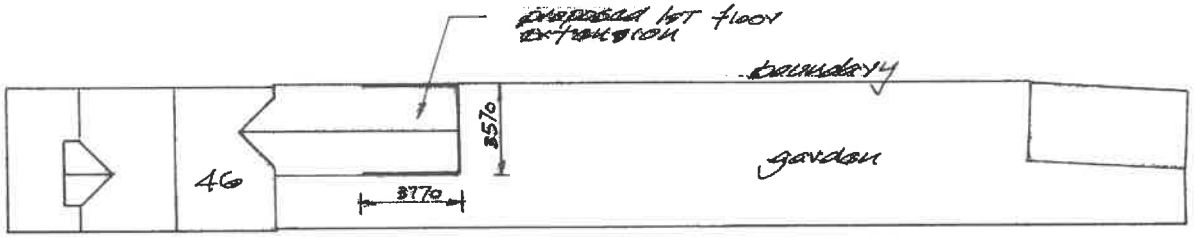
Contact name: Telephone number:

Email address:

NEIGHBOURHOOD SERVICES DIVISION
PLANNING CONTROL SECTION
12 JUN 2020



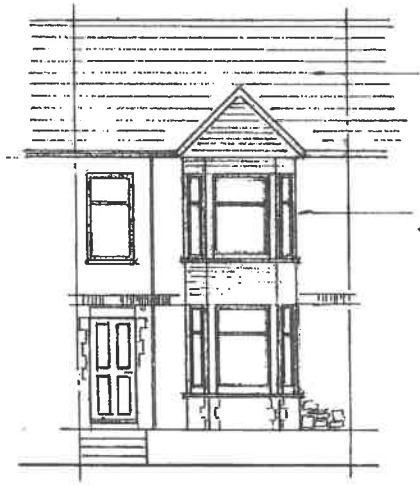
EXISTING



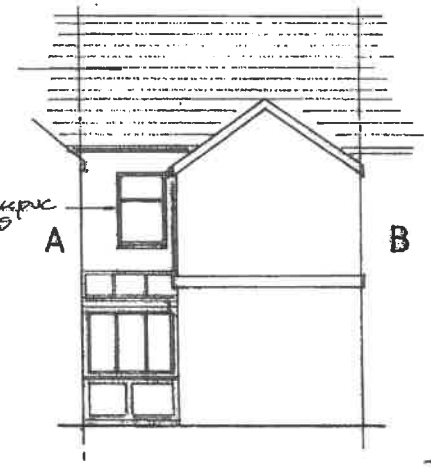
PROPOSED

Agent	Project
T. Morgan Clifton House Westoke Blaina Gwent Tel: 01495 290857	46 Bannett Street, Blaina proposed extension of rear of dwelling **Drawing title** existing and proposed block plans

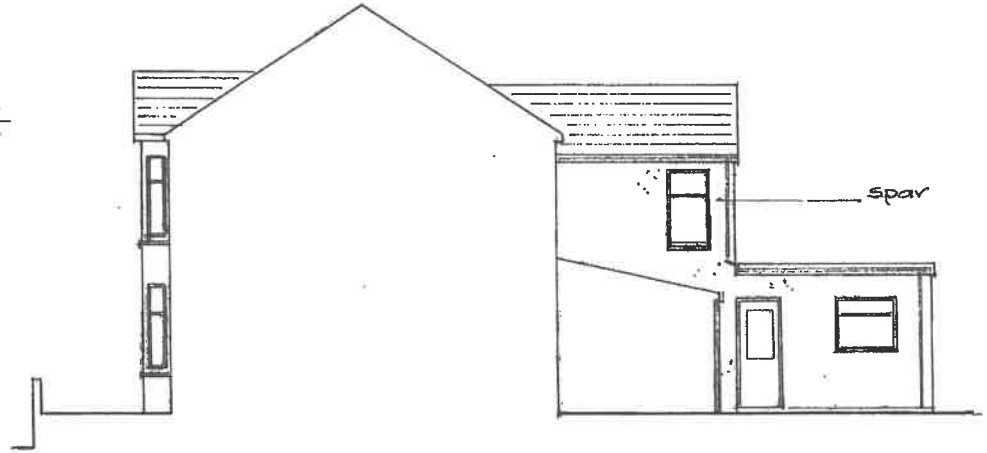
Dwg No	Date	Scale	Drawn
533/14	8-6-20	1-200 A3	TM



FRONT ELEVATION

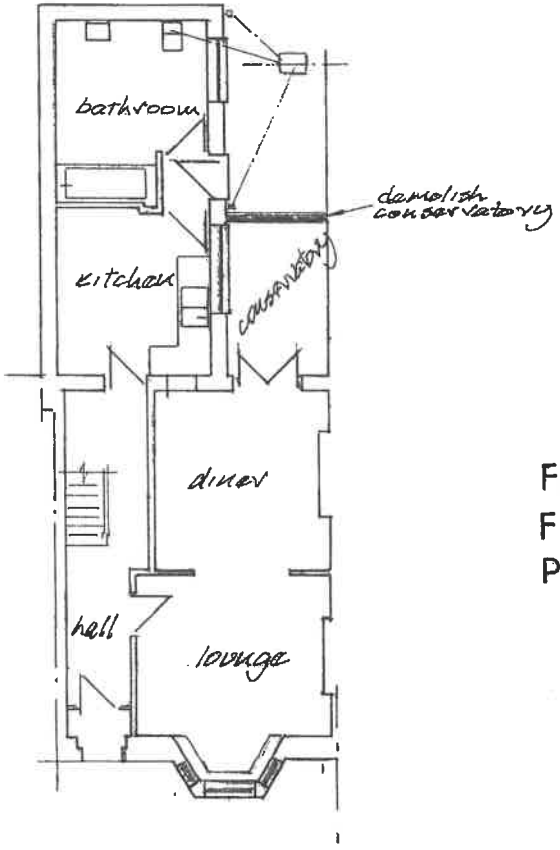


REAR ELEVATION

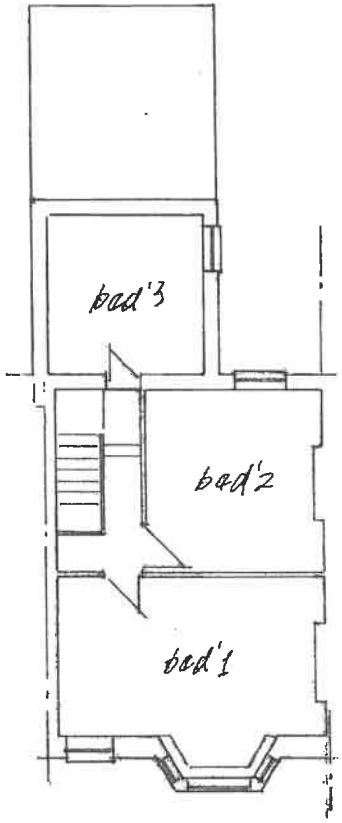


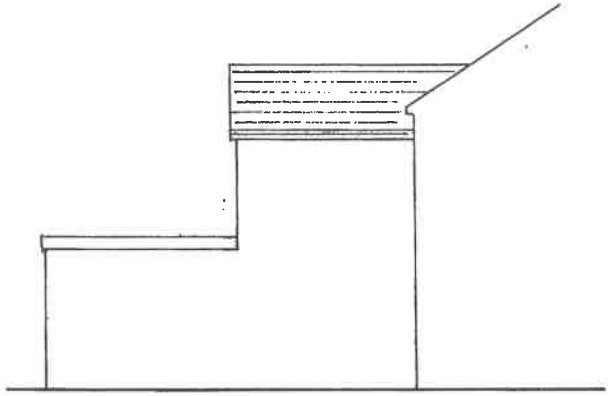
ELEVATION A

GROUND FLOOR PLAN



FIRST FLOOR PLAN



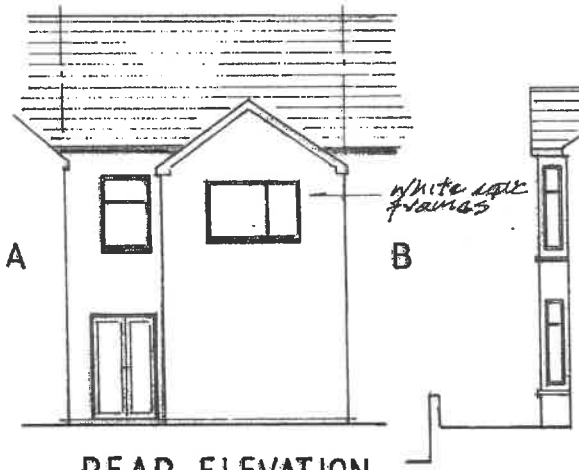


ELEVATION B

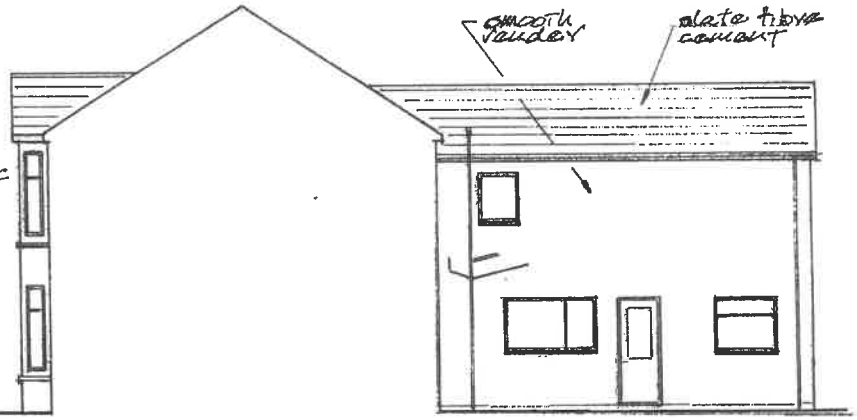
Agent	Project
T. Morgan Clifton House Westside Blaina Gwent Tel: 01495 290852	46 Bennett Street. Blaina proposed extension at rear of dwelling Drawing title existing elev's & floor plans

Dwg No	Date	Scale	Drawn
333/1	2-6-20	1-100@A3	TM

FRONT ELEVATION

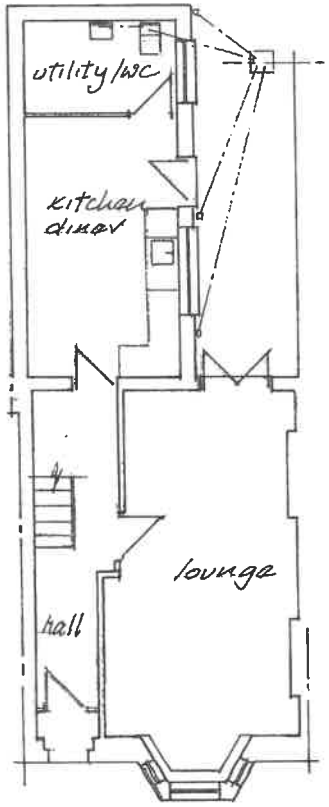


REAR ELEVATION

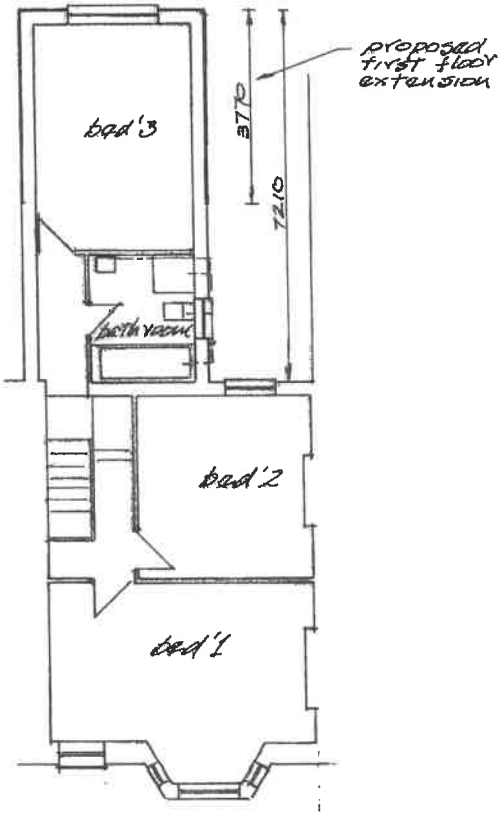


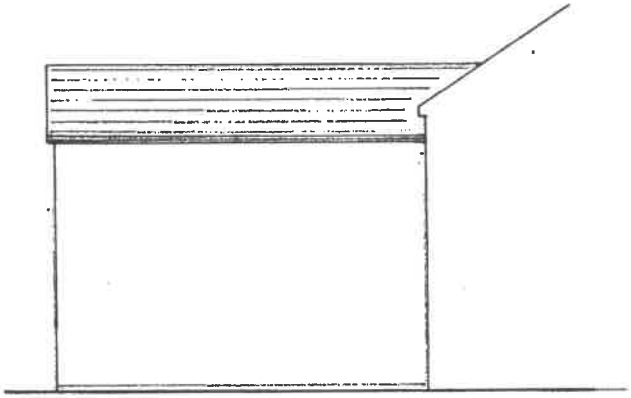
ELEVATION A

GROUND FLOOR PLAN



FIRST FLOOR PLAN

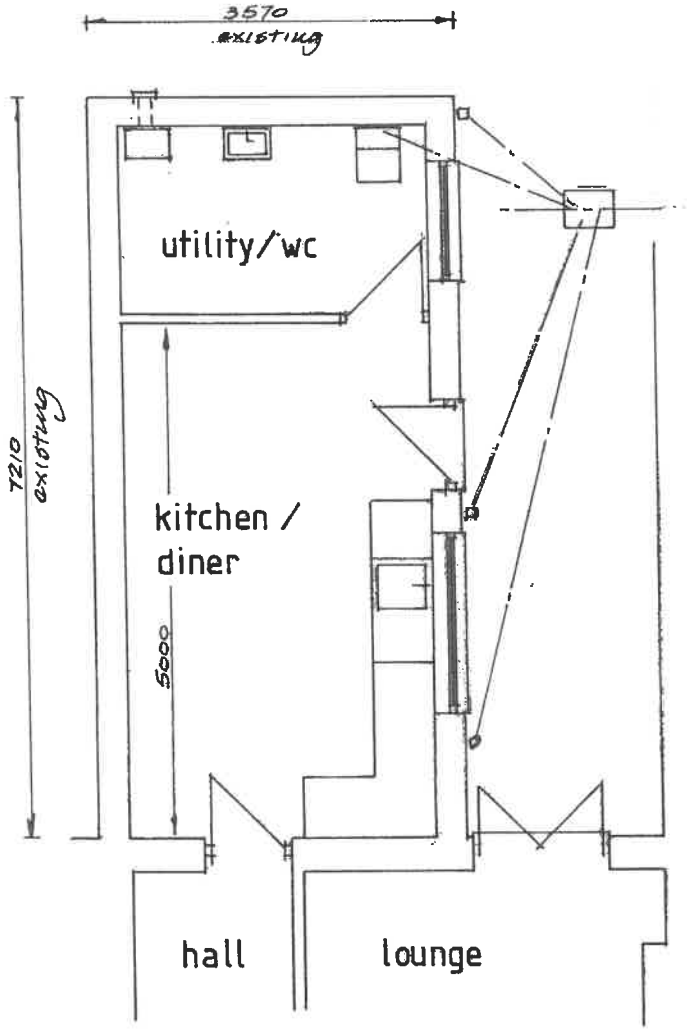




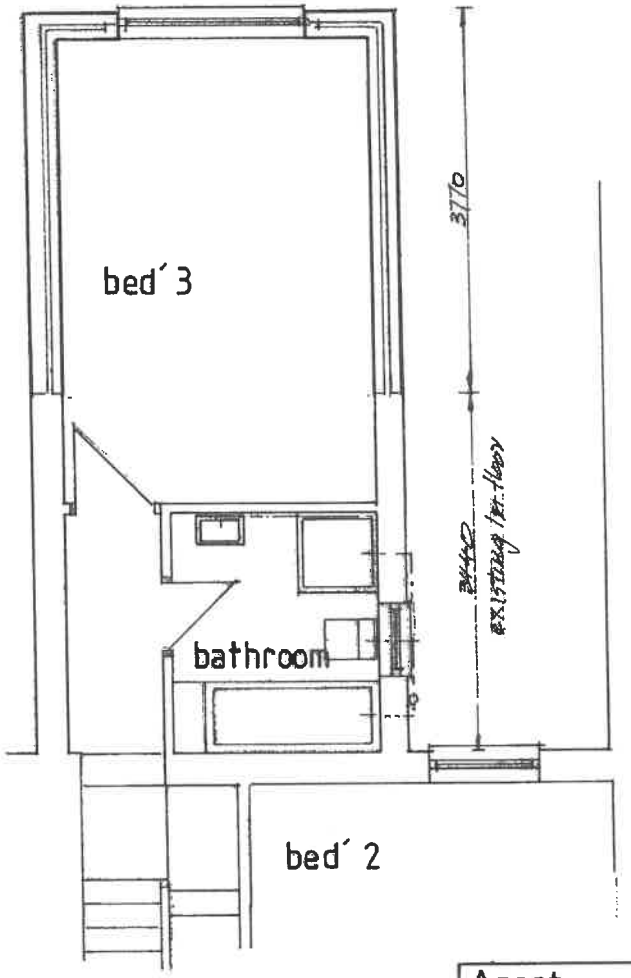
ELEVATION B

Agent	Project
T. Morgan Clifton House Westside Blaina Gwent tel: 01495 290852	46 Bennett Street, Blaina proposed extension at rear of dwelling Drawing title proposed elev^n & floor plans

Dwg No	Date	Scale	Division
333/2	7-6-20	1:100@A3	T.M.



GROUND FLOOR
PLAN



FIRST FLOOR
PLAN

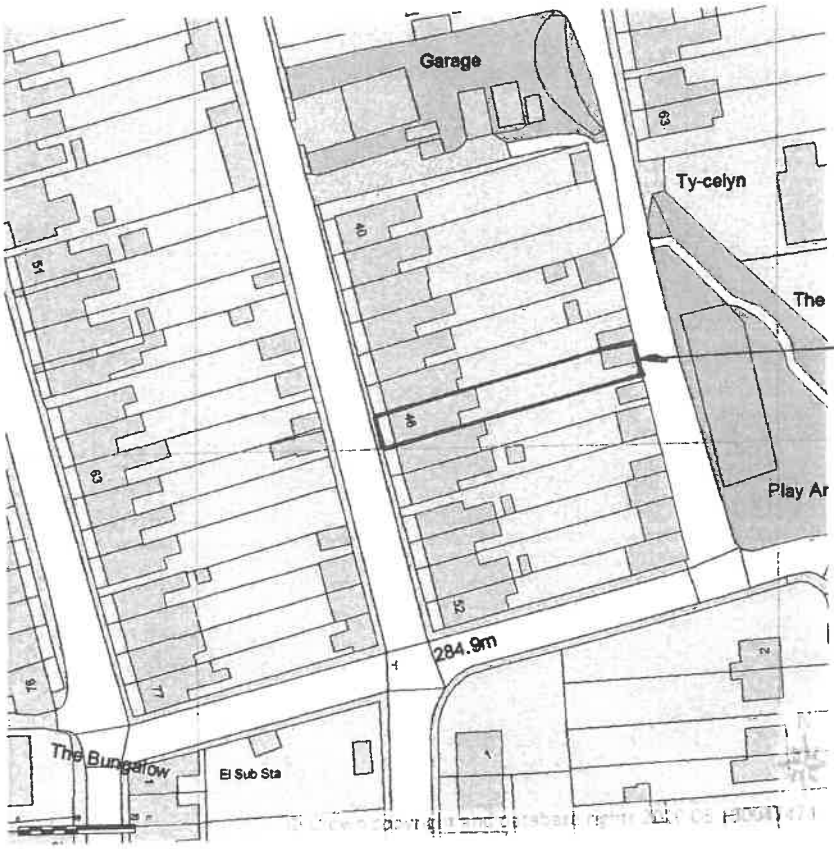
Agent	Project
T. Morgan Clifton House Westside Blawith Cumbria tel: 01495 290862	46 Bannatt Street. Blawith proposed extension at rear of dwelling Drawing title Extension floor plan

Dwg No	Date	Scale	Drawn
533/3	9-6-20	1-50&1-25	T.M

Street wise

Map data

SITE LOCATION PLAN
AREA 2 HA
SCALE 1:1250 on A4
CENTRE COORDINATES: 320238, 207604



Supplied by Streetwise Maps Ltd
www.streetwise.net
Licence No: 100047474
03/06/2020 08:35

Planning Consultation C/2020/0147 4 Upper Coedcae, Attlee Road,Nantyglo.

Item 4d.

From: Nicola.Ferguson@blaenau-gwent.gov.uk
Sent: Fri, 3 Jul, 2020 at 16:47
To: clerk@nantygloandblainatc.co.uk

image001.jpg (3.6 KB) image002.jpg (3.7 KB)
Site location plan.pdf (679.6 KB) Application form Redacted.pdf (4.3 MB)
Application form Redacted.pdf (4.3 MB)
Elevation & floor plan.pdf (125.5 KB) Existing block plan.pdf (528.8 KB)
Proposed block plan.pdf (492.1 KB) Site location plan.pdf (679.6 KB)
– Download all

NANTYGLO & BLAINA
- 7 JUL 2020
TOWN COUNCIL

Date:3 July 2020

Planning Ref: C/2020/0147

FAO: Town Council

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION FOR PLANNING PERMISSION

PROPOSED DEVELOPMENT AT: Mr. Liam Foley, Upper Coedcae Attlee Road, Nantyglo, Ebbw Vale, Blaenau Gwent, NP23 4UU

I enclose herewith an application form and location plan in respect of a planning application for development at the above site.

Please forward your observations upon the intended development within 21 days of the date of this letter. If no communication is received within this time the application will be determined on the assumption that you have no comments to make.

Yours faithfully
Joanne White

OBSERVATIONS

-
-
-
-
-
-
-
-

Llywodraeth Cymru
Welsh Government

If you would rather make this application online, you can do so on the Welsh Government website: www.gov.wales/planningapplications

Householder Application for Planning Permission for works or extension to a dwelling. Town and Country Planning Act 1990

Privacy Notice

This form is provided by Planning Portal and based on the application provided by Welsh Government for the sole purpose of submitting information to the Local Planning Authority in accordance with the legislation detailed on this form and other relevant items of primary and subordinate legislation.

Please be aware that once you have downloaded this form, Planning Portal and Welsh Government will have no access to the form of the data you enter into it. Any subsequent use of this form is solely at your discretion, including the choice to complete and submit it to the Local Planning Authority in agreement with the declaration section.

Upon receipt of this form and any supporting information, it is the responsibility of the Local Planning Authority to inform you of its obligations in regards to the processing of your application. Please refer to its website for further information on any legal, regulatory and commercial requirements relating to information security and data protection of the information you have provided.

Local Planning Authority details:

Blaenau Gwent CBC Planning Control / Rheoli Cynllunio CBS Blaenau Gwent

Floor 1a, Municipal Offices, Civic Centre,
Ebbw Vale. NP23 6XB
Tel: 01495 355555 Fax: 01495 355598
Email: planning@blaenau-gwent.gov.uk

Llawr 1a, Swyddfeydd Bwrdeistol, Canolfan Ddinesig
Glyn Ebwy. NP23 6XB
Ffôn: 01495 355555 Ffacs: 01495 355598
Email: planning@blaenau-gwent.gov.uk

Blaenau Gwent

www.blaenau-gwent.gov.uk

Publication on Local Planning Authority websites

Information provided on this form and in supporting documents may be published on the authority's planning register and website.

Please ensure that the information you submit is accurate and correct and does not include personal or sensitive information. If you require any further clarification, please contact the Local Planning Authority directly.

If printed, please complete using block capitals and black ink.

It is important that you read the accompanying guidance notes and help text as incorrect completion will delay the processing of your application.

1. Applicant Name and Address

Title:	MR
First name:	LIAM
Last name:	FOLEY
Company (optional):	
Unit:	
House number:	4
House suffix:	
House name:	
Address 1:	UPPER COEDCAE
Address 2:	NANTYGLO
Address 3:	
Town:	BRYNMAWR
County:	BLAENAU GWENT
Country:	UK
Postcode:	NP23 4UH

2. Agent Name and Address

Title:	
First name:	
Last name:	
Company (optional):	
Unit:	
House number:	
House suffix:	
House name:	
Address 1:	
Address 2:	
Address 3:	
Town:	
County:	
Country:	
Postcode:	

NEIGHBOURHOOD SERVICES DIVISION
PLANNING CONTROL SECTION
10 JUN 2020

Version 2018

3. Description of Proposed Works

Please describe the proposed works:

NEW DOUBLE GARAGE CONSTRUCTION ON DRIVEWAY

Has the work already started? ☐ Yes ☑ No

If Yes, please state when the work was started (DD/MM/YYYY): _____ (date must be pre-application submission)

Has the work already been completed? ☐ Yes ☐ No

If Yes, please state when the work was completed (DD/MM/YYYY): _____ (date must be pre-application submission)

4. Site Details

Please provide the full postal address of the application site.

Unit: _____ House number: 4 House suffix: _____

House name: _____

Address 1: UPPER COEDCAE

Address 2: NANTYGLO

Town: BRYNMAWR

County: BLAENAU GWENT

Postcode (optional): NP23 4UU

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Easting: _____ Northing: _____

Description:

5. Pedestrian and Vehicle Access, Roads and Rights of Way

Is a new or altered vehicle or pedestrian access proposed to or from the public highway? ☐ Yes ☑ No

Do the proposals require any diversions, extinguishments and/or creation of public rights of way? ☐ Yes ☑ No

Please show details of any existing or proposed rights of way on or adjacent to the site, as well as any alterations to pedestrian and vehicle access, on your plans or drawings.

6. Pre-application Advice

Has pre-application advice been sought from the local planning authority about this application? ☐ Yes ☑ No

If Yes, please complete the following information about the advice you were given. (This will help the authority to deal with this application more efficiently).

Please tick if the full contact details are not known, and then complete as much possible: ☐

Officer name:

Reference:

Date (DD MM YYYY):
(must be pre-application submission)

Details of the pre-application advice received:

7. Biodiversity and Geological Conservation

Does your proposal involve:

(i) demolition of a building? ☐ Yes ☑ No

(ii) alterations or enlargement to your roof? ☐ Yes ☑ No

(iii) the loss of any trees or hedges? ☐ Yes ☑ No

If you have answered Yes to any of the above questions, you may be required to submit a biodiversity survey to your local planning authority with your application form.
Your local planning authority will be able to advise you further, guidance is also available from the Planning Portal.

8. Parking

Will the proposed works affect existing car parking arrangements? ☐ Yes ☑ No

If Yes, please describe:

9. Authority Employee / Member

With respect to the Authority, I am:
a) a member of staff
b) an elected member
c) related to a member of staff
d) related to an elected member

Do any of these statements apply to you? ☐ Yes ☑ No

If Yes, please provide details of the name, relationship and role

10. Trees and Hedges

Are there any trees or hedges on the site or adjoining the proposed site that would be affected by the development proposal? ☐ Yes ☑ No

If you have answered Yes, you may need to provide a survey before your application can be validated. Your local planning authority can advise on whether a survey is required. All tree surveys should accord with BS5837; guidance notes are available on the Planning Portal.

11. Ownership Certificates

One Certificate A, B, C, or D, must be completed, together with the Agricultural Holdings Certificate with this application form

Certificate of Ownership – Certificate A

Town and Country Planning (Development Management Procedure) (Wales) Order 2012

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/ the applicant was the owner *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* of any part of the land or building to which the application relates.

Signed - Applicant:	Or signed - Agent:	Date (DD/MM/YYYY):
[redacted]		09-06-2020

Certificate of Ownership – Certificate B

Town and Country Planning (Development Management Procedure) (Wales) Order 2012

I certify/ The applicant certifies that I have/the applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* of any part of the land or building to which this application relates.

Name of Owner	Address	Date Notice Served

Signed - Applicant:	Or signed - Agent:	Date (DD/MM/YYYY):

Certificate of Ownership – Certificate C

Town and Country Planning (Development Management Procedure) (Wales) Order 2012

I certify/ The applicant certifies that:

- Neither Certificate A or B can be issued for this application
- All reasonable steps have been taken to find out the names and addresses of the other owners *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* of the land or building, or of a part of it , but I have/ the applicant has been unable to do so.

The steps taken were:

Name of Owner	Address	Date Notice Served

Notice of the application has been published in the following newspaper (circulating in the area where the land is situated):	On the following date (which must not be earlier than 21 days before the date of the application):

Signed - Applicant:	Or signed - Agent:	Date (DD/MM/YYYY):

11. Ownership Certificates (continued)

Certificate of Ownership – Certificate D
Town and Country Planning (Development Management Procedure) (Wales) Order 2012

I certify/ The applicant certifies that:

- Certificate A cannot be issued for this application
- All reasonable steps have been taken to find out the names and addresses of everyone else who, on the day 21 days before the date of this application, was the owner *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* of any part of the land to which this application relates, but I have/ the applicant has been unable to do so.

The steps taken were:

Notice of the application has been published in the following newspaper (circulating in the area where the land is situated):	On the following date (which must not be earlier than 21 days before the date of the application):

Signed - Applicant:	Or signed - Agent:	Date (DD/MM/YYYY):

12. Agricultural Holdings

Agricultural Holding Certificate
Town and Country Planning (Development Management Procedure) (Wales) Order 2012
Agricultural Land Declaration - You Must Complete Either A or B

(A) None of the land to which the application relates is, or is part of, an agricultural holding.

[redacted]	Or signed - Agent:	Date (DD/MM/YYYY):
		09-06-2020

[redacted] the requisite notice to every person other than myself/ the applicant who, on the day 21 days before the date of this application, was a tenant of an agricultural holding on all or part of the land to which this application relates, as listed below:

Name of Tenant	Address	Date Notice Served

Signed - Applicant:	Or signed - Agent:	Date (DD/MM/YYYY):

13. Planning Application Requirements - Checklist

Please read the following checklist to make sure you have sent all the information in support of your proposal. Applications for planning permission in Wales must be accompanied by certain additional supporting documents if they exceed certain thresholds. For detailed information please refer to Welsh Government Circular WGC 002/2012 and the guidance available on the Planning Portal website. Failure to submit all information required will result in your application being deemed invalid. It will not be considered valid until all information required by the Local Planning Authority has been submitted.

The original and 3 copies of a completed and dated application form:	☑	The original and 3 copies of a design and access statement where proposed work falls within a World Heritage Site	☐
The original and 3 copies of a plan which identifies the land to which the application relates drawn to an identified scale and showing the direction of North:	☑	The original and 3 copies of other plans and drawings or information necessary to describe the subject of the application:	☐
The correct fee:	☑		
The original and 3 copies of the completed, dated Ownership Certificate (A, B, C or D - as applicable):	☑		
The original and 3 copies of the completed, dated Article 7 Certificate (Agricultural Holdings):	☑		

14. Declaration

I/we hereby apply for planning permission as described in this form and the accompanying plans/drawings and additional information. I confirm that, to the best of my knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the persons giving them.

Signed [redacted] | Or signed - Agent: | Date (DD/MM/YYYY): 09-06-2020 (date cannot be pre-application)

15. Applicant Contact Details

Telephone numbers

Country code: | National number: [redacted] | Extension number:

Country code:

Email address (optional):

16. Agent Contact Details

Telephone numbers

Country code: | National number: | Extension number:

Country code: | Mobile number (optional):

Email address (optional):

17. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land? ☑ Yes ☐ No

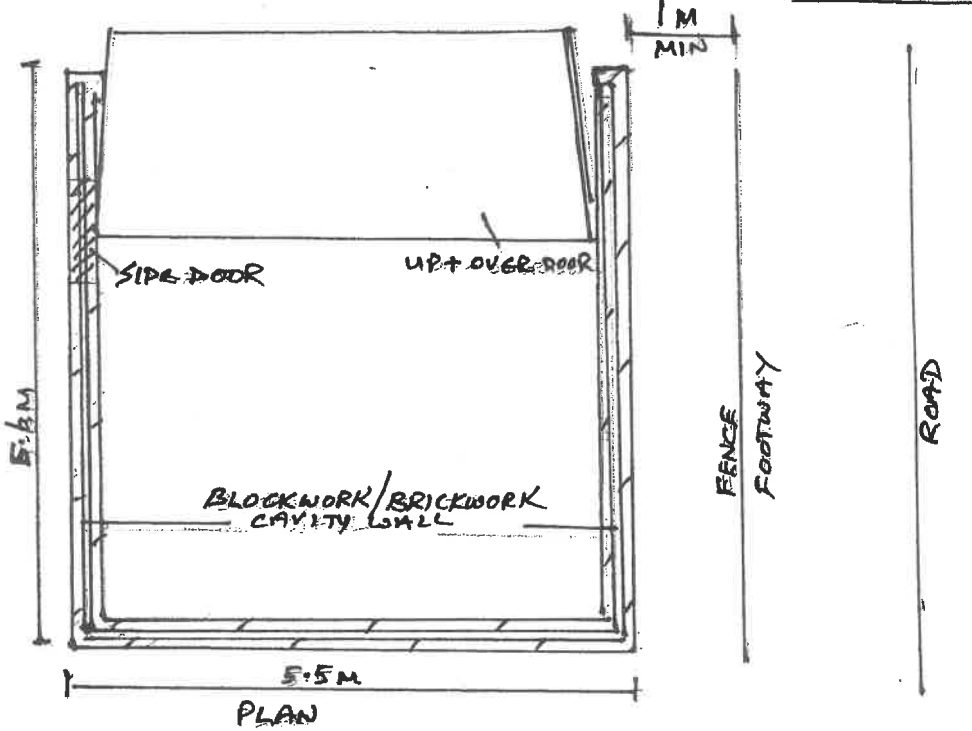
If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? *(Please select only one)* ☐ Agent ☑ Applicant ☐ Other (if different from the agent/applicant's details)

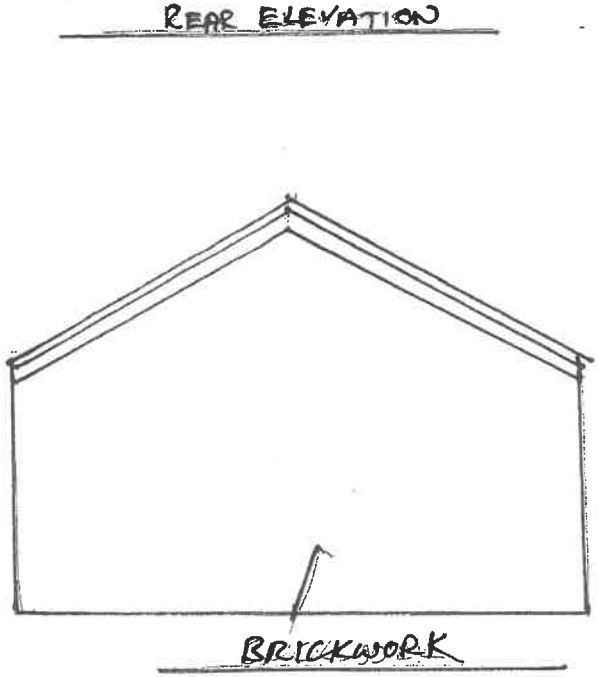
If Other has been selected, please provide:

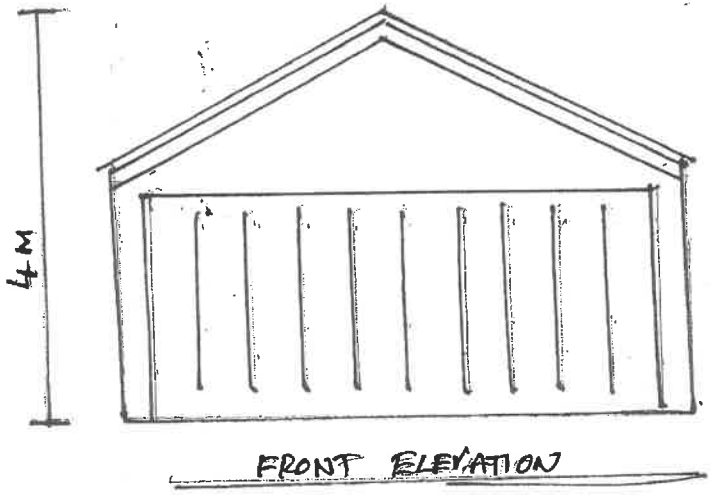
Contact name: | Telephone number:

Email address:

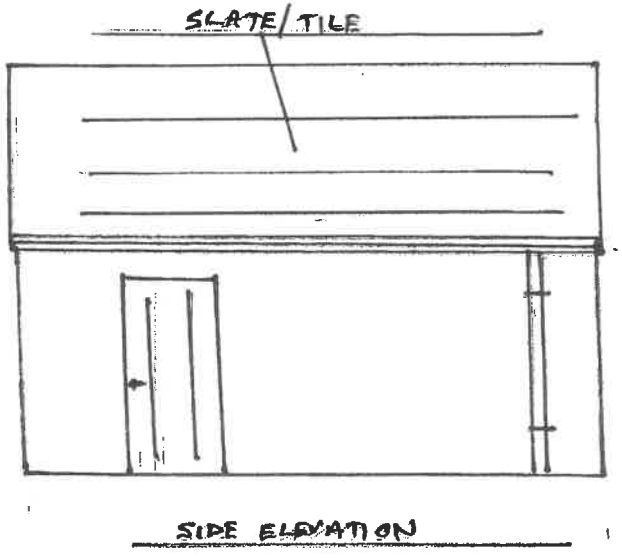
4 UPPER COED CAE NANTYGLO NP23 4UU





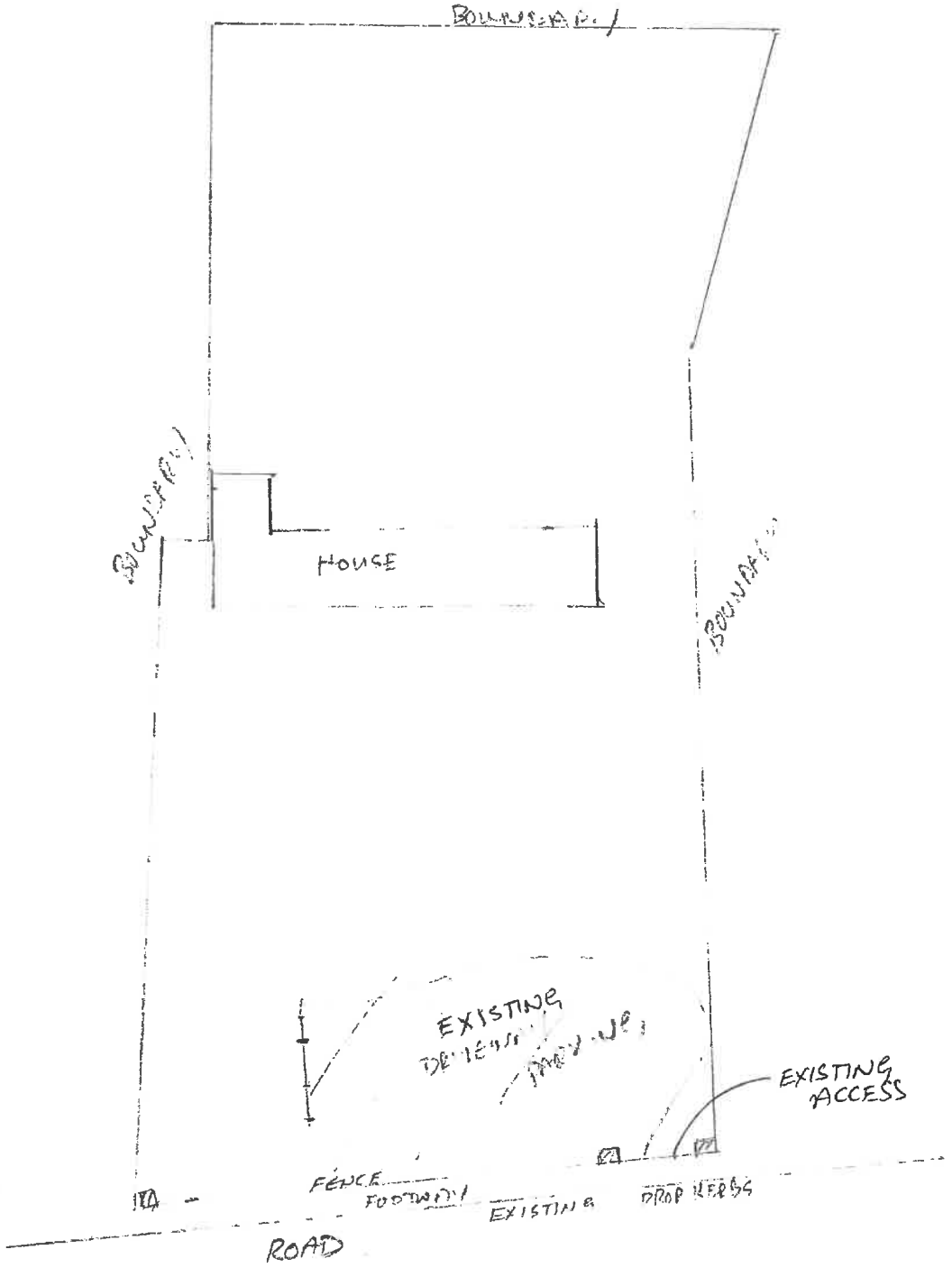


SCALE 1:50



4 UPPER

BLOCK PLAN

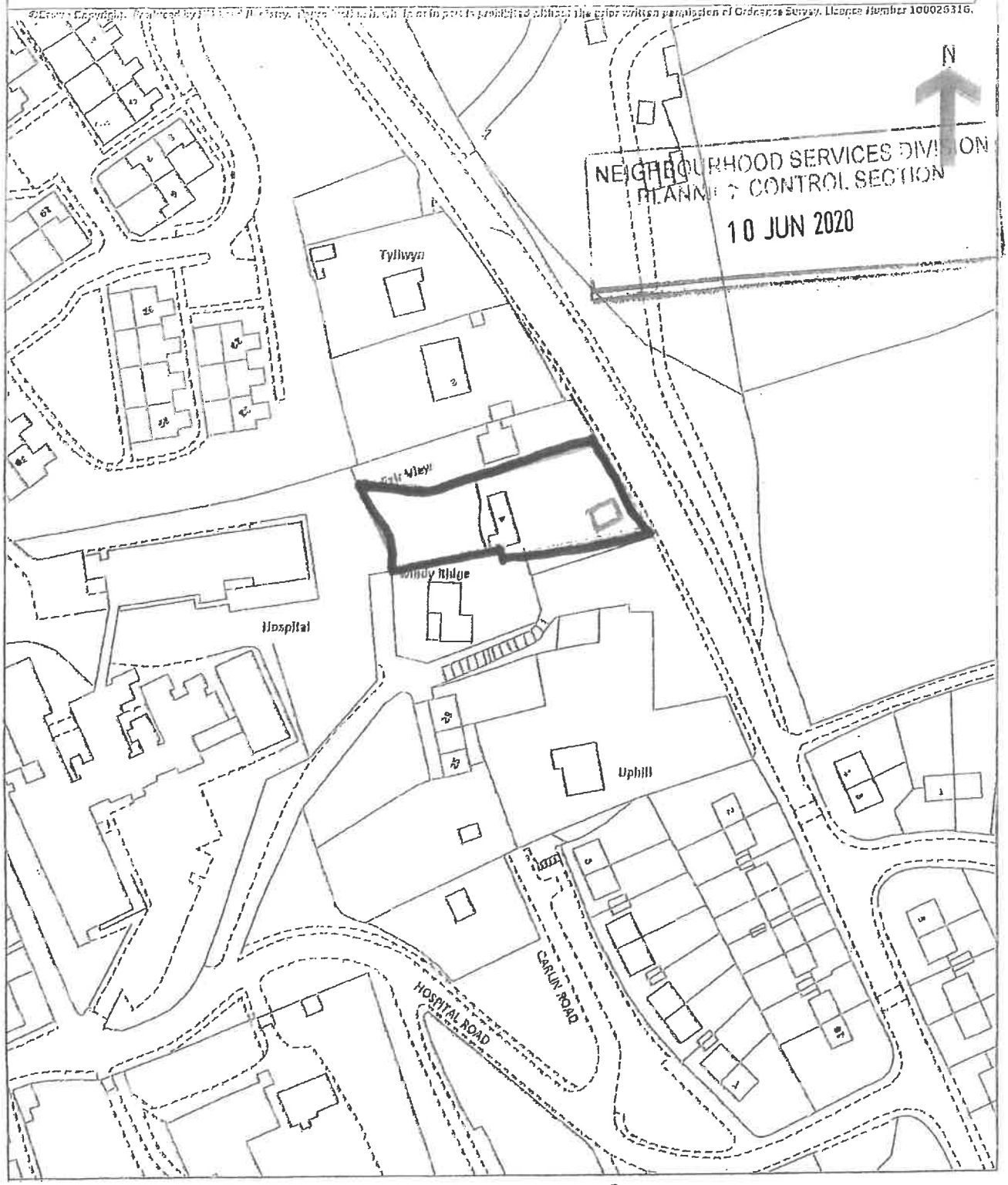


NEIGHBOURHOOD SERVICES DIVISION
PLANNING CONTROL SECTION
22 JUN 2020

HM Land Registry
Official copy of
title plan

Title number CYM305618
Ordnance Survey map reference SO1908NE
Scale 1:1250
Administrative area Powys Gwent

©Crown Copyright. Produced by HM Land Registry. Reproduction in whole or in part is prohibited without the prior written permission of Ordnance Survey. Licence number 100026316.



NEIGHBOURHOOD SERVICES DIVISION
PLANNING CONTROL SECTION
10 JUN 2020

4 UPPER COEDCAE, NANTYGLO, BRYNMAWR

NP23 4UU.

PROPOSED GARAGE LOCATION IN BLUE

Planning Consultation C/2020/0149 14 Oak Road, Tanglewood, Blaina,NP13 3JX

Item 4e

From: Planning@blaenau-gwent.gov.uk
Sent: Wed, 8 Jul, 2020 at 11:09
To: clerk@nantygloandblainatc.co.uk

image007.jpg (4.7 KB) image008.jpg (5.1 KB) image009.jpg (33.7 KB)
14-Oak-Road-Tanglewood-Blaina-Blaenau-Gwent-NP13-3JX location road.pdf (793.8 KB) Application Form.pdf (2.5 MB)
Block plan.pdf (457.9 KB) Cross section of current height.pdf (133.6 KB) Cross section of proposed height.pdf (135.3 KB)
Garage plan 1.pdf (143 KB) Garage plan 2.pdf (134.8 KB) **– Download all**

NANTYGLO & BLAINA
– 8 JUL 2020
TOWN COUNCIL

Date:8 July 2020

Planning Ref: C/2020/0149

FAO: Town Council

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION FOR PLANNING PERMISSION

PROPOSED DEVELOPMENT AT: 14 Oak Road, Tanglewood, Blaina, NP13 3JX

I enclose herewith an application form and location plan in respect of a planning application for development at the above site.

Please forward your observations upon the intended development within 21 days of the date of this letter. If no communication is received within this time the application will be determined on the assumption that you have no comments to make.

Yours faithfully
Joanne White

OBSERVATIONS

-
-
-
-
-
-
-
-
-
-
-
-
-
-
-
-

Signed: **Dated:**

Blaenau Gwent CBC Planning Control / Rheoli Cynllunio CBS Blaenau Gwent

Floor 1a, Municipal Offices, Civic Centre,
Ebbw Vale. NP23 6XB
Tel: 01495 355555 Fax: 01495 355598
Email: planning@blaenau-gwent.gov.uk

Llawr 1a, Swyddfeydd Bwrdeisiol, Canolfan Ddinesig
Glyn Ebwy. NP23 6XB
Ffôn: 01495 355555 Ffacs: 01495 355598
Email: planning@blaenau-gwent.gov.uk

Blaenau Gwent
County Borough Council

www.blaenau-gwent.gov.uk

Householder Application for Planning Permission for works or extension to a dwelling. Town and Country Planning Act 1990

Publication of applications on planning authority websites.

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

1. Site Details

Number	14
Suffix	
Property name	
Address line 1	Oak Road
Address line 2	Tanglewood
Town/city	Blaina
Postcode	NP13 3JX

Description of site location must be completed if postcode is not known:

Easting (x)	320826
Northing (y)	208155

Description

2. Applicant Details

Title	Mr
First name	Thomas
Surname	Parsons
Company name	
Address line 1	14
Address line 2	Oak Road
Address line 3	Tanglewood
Town/city	Blaina
Country	
Postcode	NP13 3JX

5 - JUN 2020

2. Applicant Details

Primary number

Secondary number

Email address [redacted]

Are you an agent acting on behalf of the applicant? ○ Yes ● No

3. Agent Details

No Agent details were submitted for this application

4. Description of Proposed Works

Please describe the proposed works:

Construction of a garage at the bottom of the current drive backing into the top corner of the garden. Garage to built using a single block construction with a flat roof. single roller shutter door to the front of garage with a side door providing access via the garden of the property.

Has the work already been started without planning permission? ○ Yes ● No

5. Pedestrian and Vehicle Access, Roads and Rights of Way

Is a new or altered vehicle or pedestrian access proposed to or from the public highway? ○ Yes ● No

Do the proposals require any diversions, extinguishment and/or creation of public rights of way? ○ Yes ● No

Please show details of any existing or proposed rights of way on or adjacent to the site, as well as any alterations to pedestrian and vehicle access, on your plans or drawings.

6. Trees and Hedges

Are there any trees or hedges on the site or adjoining the proposed site that would be affected by the development proposal? ○ Yes ● No

If you have answered Yes, you may need to provide a survey before your application can be validated. Your local planning authority can advise on whether a survey is required, in accordance with the current 'BS5837: Trees in relation to design, demolition and construction - Recommendations'

7. Biodiversity and Geological Conservation

Does your proposal involve:

(i) demolition of a building? ○ Yes ● No

(ii) alterations or enlargement to your roof? ○ Yes ● No

(iii) the loss of any trees or hedgerows? ○ Yes ● No

If you have answered Yes to any of the above questions, you may be required to submit a biodiversity survey to your local planning authority with your application form.

Your local planning authority will be able to advise you further, guidance is also available in the help text.

8. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land? ● Yes ○ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

○ The agent
● The applicant
○ Other person

11. Ownership Certificates

One Certificate A, B, C, or D, must be completed, together with the Agricultural Holdings Certificate with this application form

Certificate of Ownership – Certificate A

Town and Country Planning (Development Management Procedure) (Wales) Order 2012

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/ the applicant was the owner *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* of any part of the land or building to which the application relates.

Signed - Applicant:	Or signed - Agent:	Date (DD/MM/YYYY):

Certificate of Ownership – Certificate B

Town and Country Planning (Development Management Procedure) (Wales) Order 2012

I certify/ The applicant certifies that I have/the applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* of any part of the land or building to which this application relates.

[redacted]

Certificate of Ownership – Certificate C

Town and Country Planning (Development Management Procedure) (Wales) Order 2012

I certify/ The applicant certifies that:

- Neither Certificate A or B can be issued for this application
- All reasonable steps have been taken to find out the names and addresses of the other owners *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* of the land or building, or of a part of it , but I have/ the applicant has been unable to do so.

The steps taken were:

Name of Owner	Address	Date Notice Served

NEIGHBOURHOOD SERVICES DIVISION
PLANNING CONTROL SECTION
2 - JUL 2020

Notice of the application has been published in the following newspaper (circulating in the area where the land is situated):

On the following date (which must not be earlier than 21 days before the date of the application):

Signed - Applicant:	Or signed - Agent:	Date (DD/MM/YYYY):

9. Pre-application Advice

Has pre-application advice been sought from the local planning authority about this application? Yes No

10. Authority Employee/Member

With respect to the Authority, is the applicant or agent one of the following:
(a) a member of staff
(b) an elected member
(c) related to a member of staff
(d) related to an elected member

Do any of these statements apply to you? Yes No

11. Ownership Certificates

Certificate of Ownership - Certificate A - Town and Country Planning (Development Management Procedure) (Wales) Order 2012

I certify/the applicant certifies that on the day 21 days before the date of this application nobody except myself/the applicant was the owner (owner is a person with a freehold interest or leasehold interest with at least seven years left to run) of any part of the land or building to which the application relates.

Person role

- The applicant
- The agent

Title	Mr
First name	Thomas
Surname	Parsons
Declaration date	04/06/2020

[✓] Declaration made

12. Agricultural Holding Certificate Town and Country Planning (Development Management Procedure) (Wales) Order 2012

Agricultural land declaration - you must select either A or B

- (A) None of the land to which the application relates is, or is part of an agricultural holding
- (B) I have/The applicant has given the requisite notice to every person other than myself/the applicant who, on the day 21 days before the date of this application, was a tenant of an agricultural holding on all or part of the land to which this application relates, as listed below

Person role: The applicant The agent

Title	Mr
First name	Thomas
Surname	Parsons
Declaration Date	04/06/2020

[✓] Declaration made 5 - JUN 2020

13. Declaration

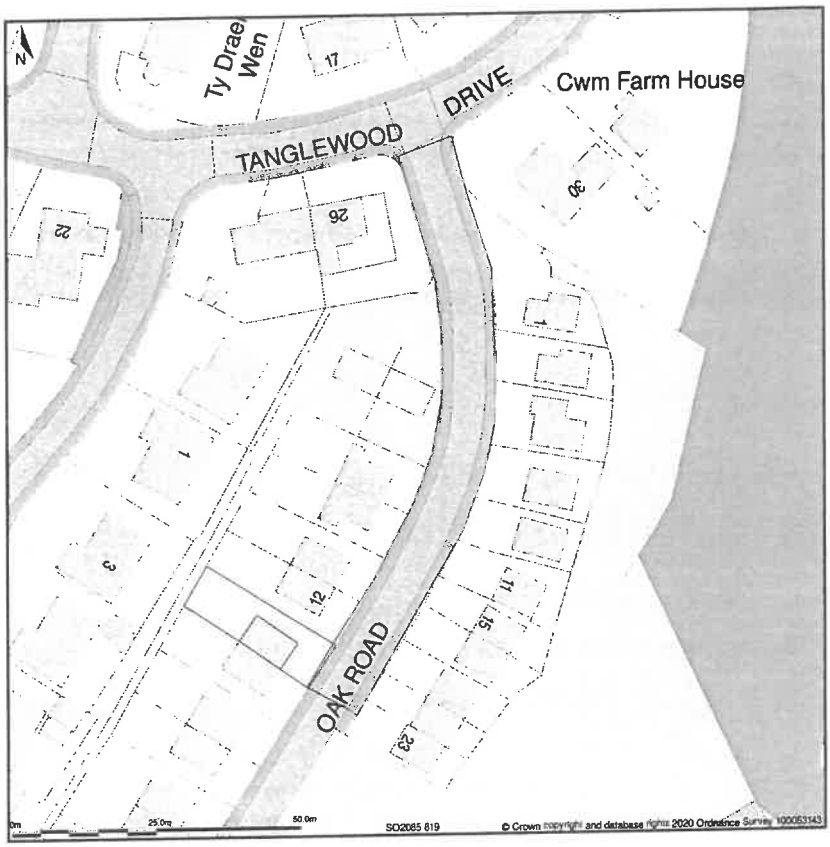
I/we hereby apply for planning permission as described in this form and the accompanying plans/drawings and additional information. I confirm that, to the best of my knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the persons giving them. [✓]

Date (cannot be pre-application)	04/06/2020

Buy A Plan
UK's Fastest and Easiest Planning Site

ACCREDITED PARTNER PLANNING PORTAL Map data

14, Oak Road, Tanglewood, Blaina, Blaenau Gwent, NP13 3JX



Site Plan shows area bounded by: 320779.99, 208123.0 320921.41, 208264.43 (at a scale of 1:1250), OSGridRef: SO2085 819. The representation of a road, track or path is no evidence of a right of way. The representation of features as lines is no evidence of a property boundary.

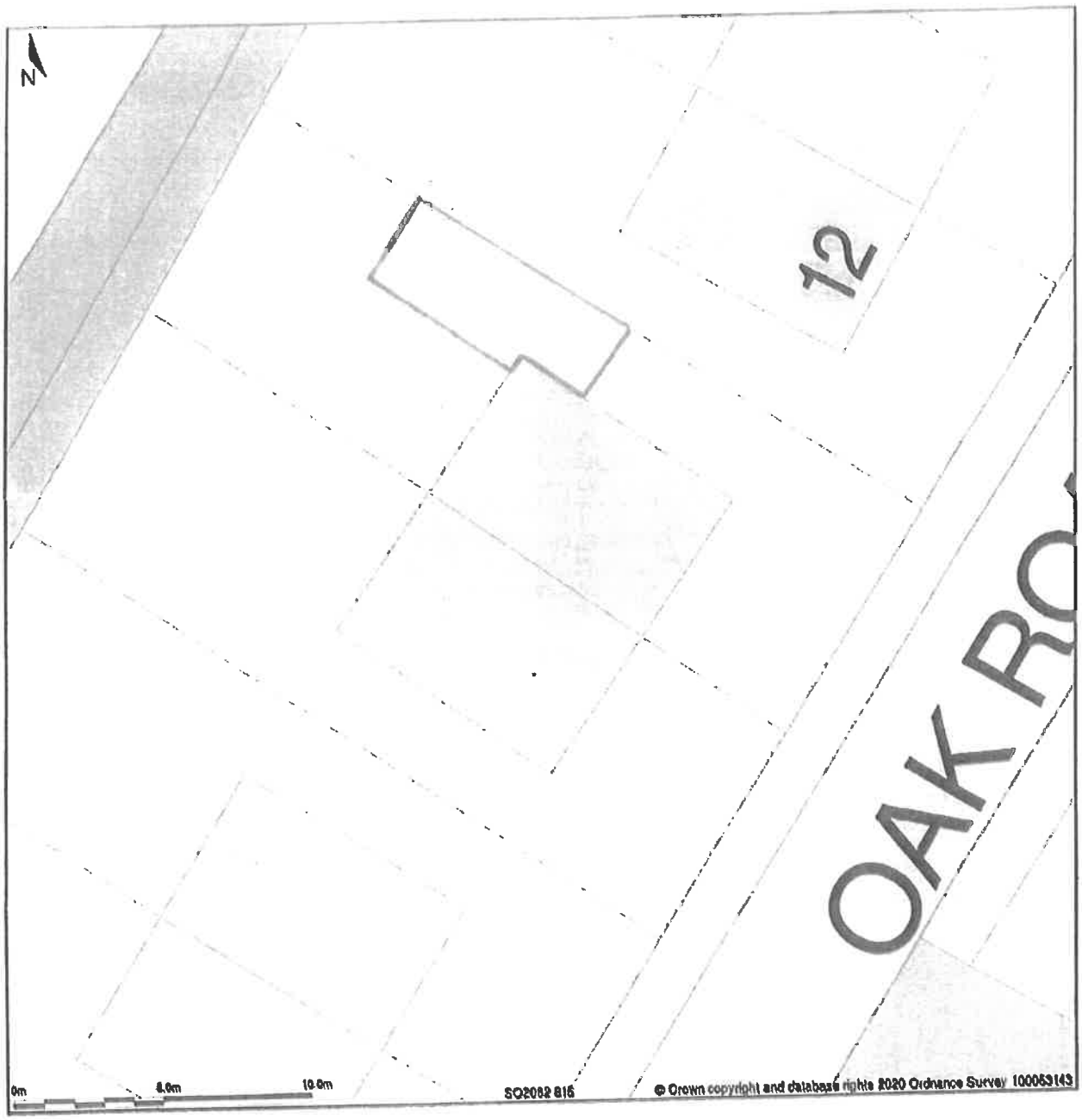
Produced on 16th Jun 2020 from the Ordnance Survey National Geographic Database and incorporating surveyed revision available at this date. Reproduction in whole or part is prohibited without the prior permission of Ordnance Survey. © Crown copyright 2020. Supplied by www.buyaplan.co.uk a licensed Ordnance Survey partner (100053143). Unique plan reference: #00524147-0F4C12

Ordnance Survey and the OS Symbol are registered trademarks of Ordnance Survey, the national mapping agency of Great Britain. Buy A Plan logo, pdf design and the www.buyaplan.co.uk website are Copyright © Pass Inc Ltd 2020

Buy A Plan
UK's Fastest and Easiest Planning Site

PLANNING PORTAL Map data

14, Oak Road, Tanglewood, Blaina, Blaenau Gwent, NP13 3JX



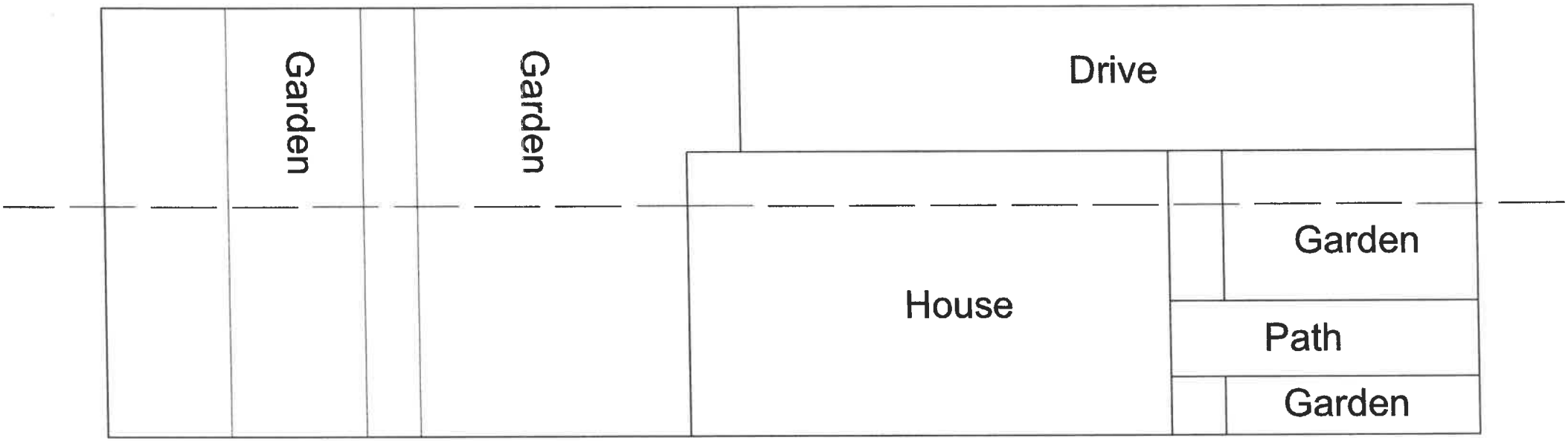
Block Plan shows area bounded by: 320805.84, 208138.48 320841.84, 208172.48 (at a scale of 1:200), OSGridRef: SO2082 815. The representation of a road, track or path is no evidence of a right of way. The representation of features as lines is no evidence of a property boundary.

Produced on 4th Jun 2020 from the Ordnance Survey National Geographic Database and incorporating surveyed revision available at this date. Reproduction in whole or part is prohibited without the prior permission of Ordnance Survey. © Crown copyright 2020. Supplied by www.buyaplan.co.uk a licensed Ordnance Survey partner (100053143). Unique plan reference: #00520548-178665

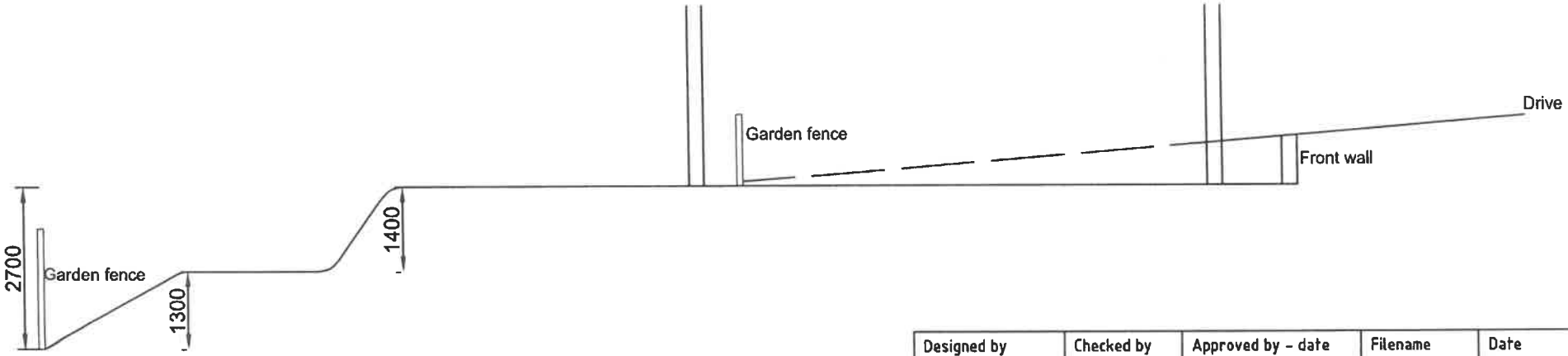
Ordnance Survey and the OS Symbol are registered trademarks of Ordnance Survey, the national mapping agency of Great Britain. Buy A Plan logo, pdf design and the www.buyaplan.co.uk website are Copyright © Pass Inc Ltd 2020

NEIGHBOURHOOD SERVICES DIVISION
PLANNING CONTROL SECTION
18 JUN 2020

Overview

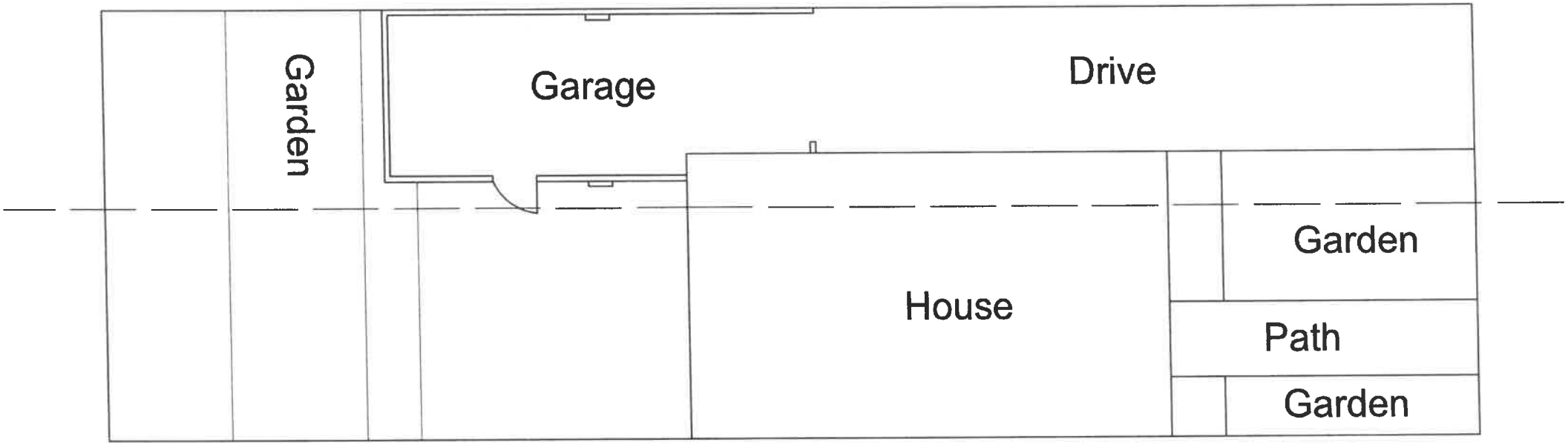


Cross section view

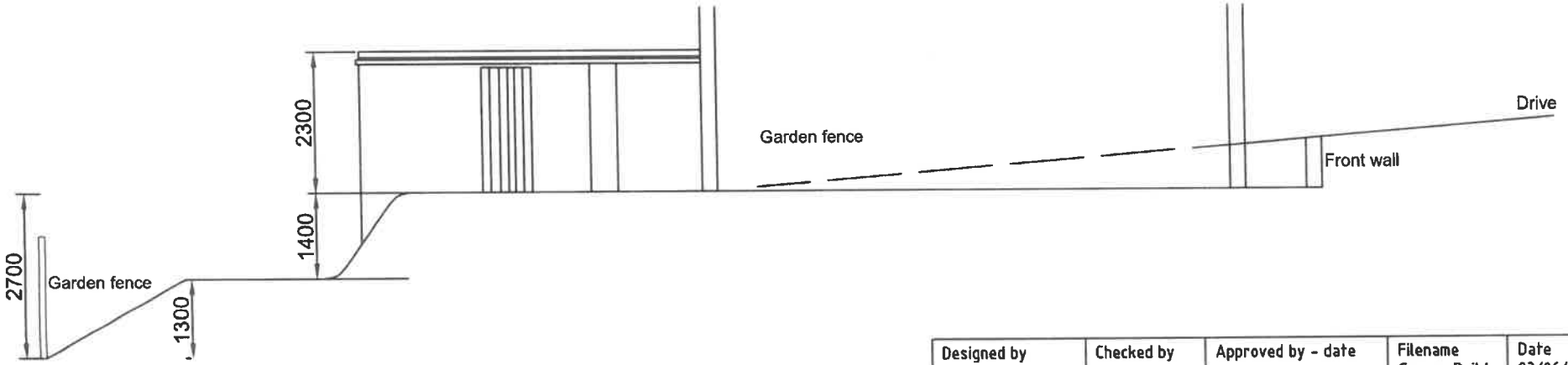


Designed by T.Parsons	Checked by	Approved by - date	Filename Garage Build	Date 23/06/2020	Scale 1:100
All dimensions in MM			14 Oak Road		
			002	Edition 1	Sheet 1/1

Overview

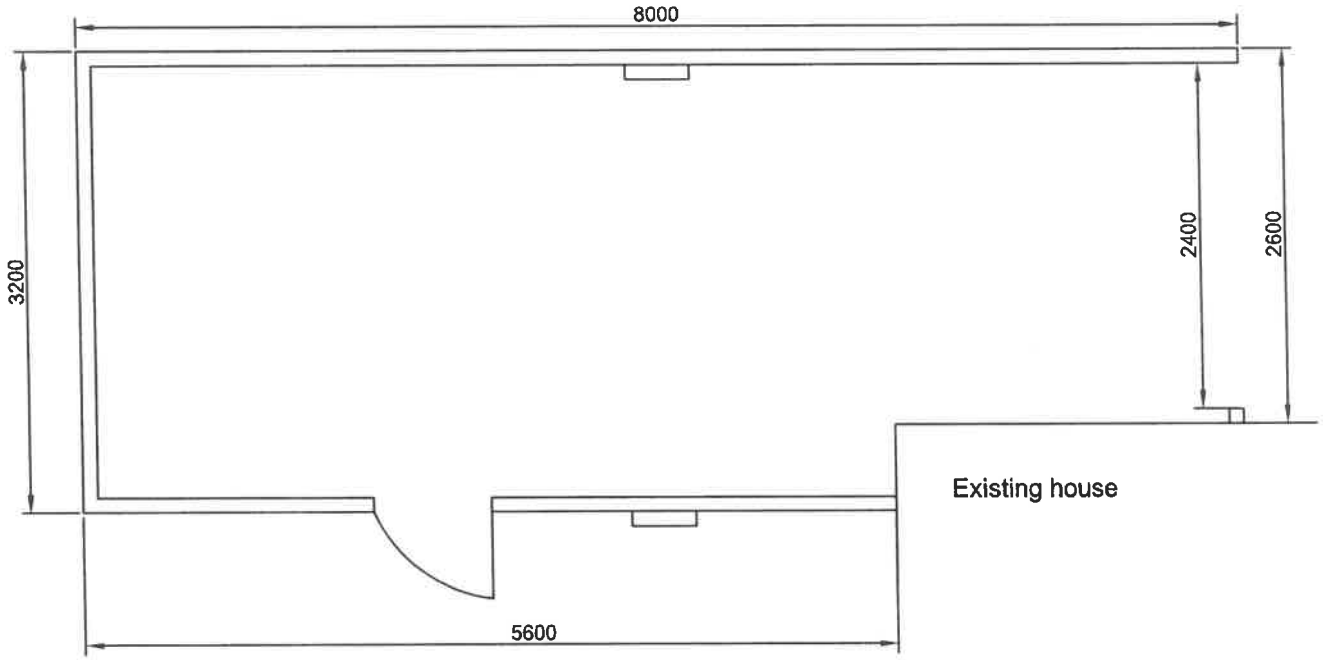


Cross section view

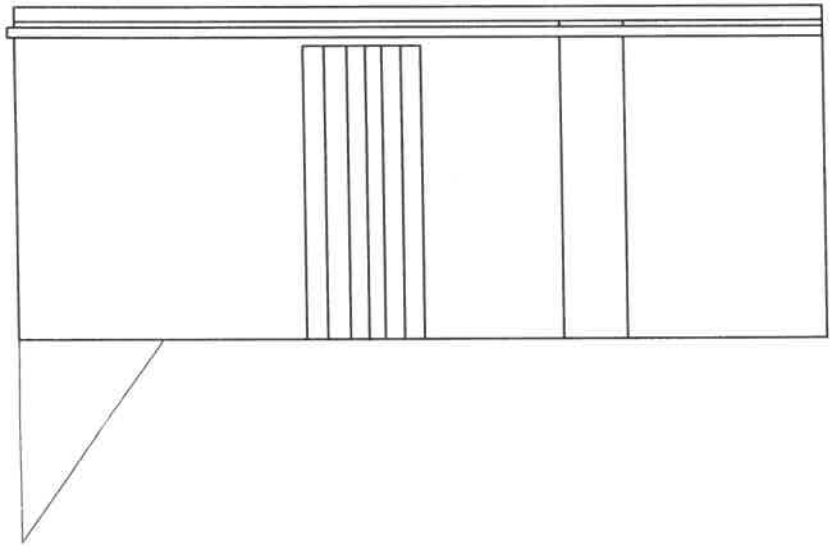


Designed by T.Parsons	Checked by	Approved by - date	Filename Garage Build	Date 23/06/2020	Scale 1:100
All dimensions in MM			14 Oak Road		
			003	Edition 1	Sheet 1/1

Floor Plan

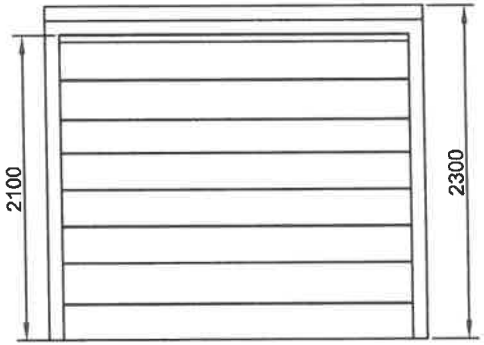


Side View



Roller shutter door to the front of the garage with a UPVC door on the side for access from property's garden.

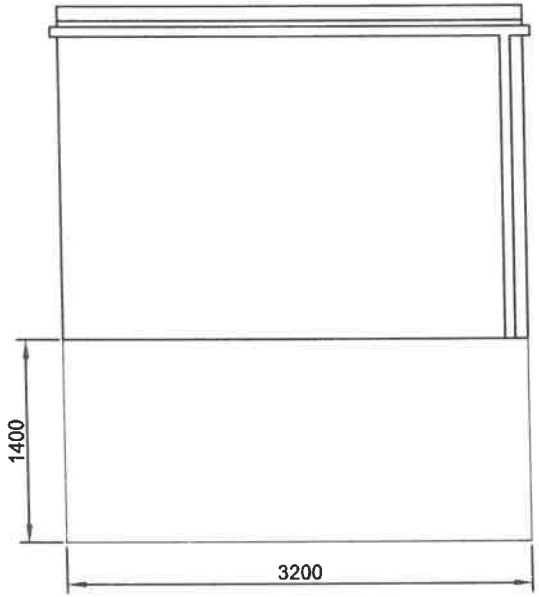
Front View



Designed by T.Parsons	Checked by	Approved by - date	Filename Garage Build	Date 11/06/2020	Scale 1:50
All dimensions in MM			14 Oak Road		
			001	Edition 1	Sheet 1/2

Guttering to run down the one side of the garage and also along the rear, down pipe to run down rear wall and draining off into garden

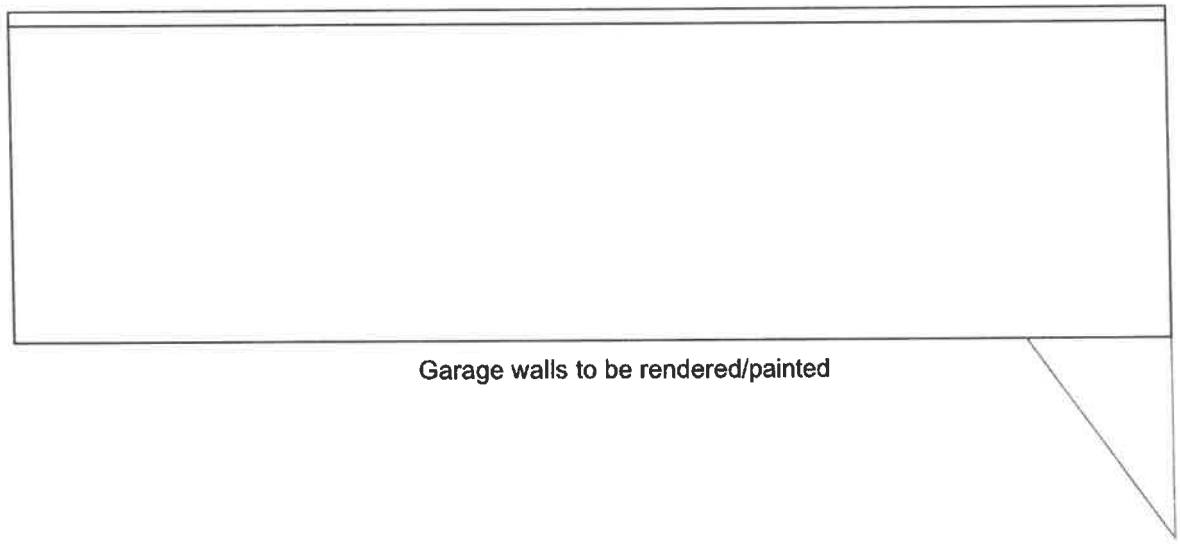
Rear View



Retaining wall at the base of the rear of the garage

Flat roof to be constructed out of EPDM rubber

Side View



Garage walls to be rendered/painted

Designed by T.Parsons	Checked by	Approved by - date	Filename Garage Build	Date 11/06/2020	Scale 1:50
All dimensions in MM			14 Oak Road		
			001	Edition 1	Sheet 2/2