

From: Lamnea, Chantalle <LAMNEC@caerphilly.gov.uk>
Sent: 09 January 2023 08:52
To: Cllr. Mann, Colin P. <manncp@CAERPHILLY.GOV.UK>
Cc: Powell, Carwyn <POWELC2@CAERPHILLY.GOV.UK>; Thomas, Ryan <THOMAAR@CAERPHILLY.GOV.UK>
Subject: RE: Planning application 22/0841/COU

Good Morning Cllr. Maan

RE: Planning application 22/0841/COU

This application was re-validated on 17.12.2022 following the submission of revised plans on 07/12/2022. A revised application form was also received on 21/12/2022.

Drawing No. 22-107/P/04-Rev B (attached) entitled 'Amended Proposed Site Plan' features some alterations to the location of client parking bays, changes to the arrangement and a reduction in the No. of storage cabins (by 1 No.) and incorporation of 4 No. turning heads inside the site to allow for safer vehicle manoeuvres. These amendments are in response to comments raised by the Highways Division. The applicant has also clarified ownership over the existing access and how this will be restored and maintained to adequate widths to service the development as seen in Drawing No. 22-107/P/02 'Amended Block Plan' (attached).

After reviewing the attached plans, should you have any fresh concerns, please feel open to submit any revised comments. Ryan Thomas will ensure that the application is determined at planning committee. However, this case will not be finalised for determination at the next committee on 11/01/2023 and will be postponed until committee on 08/02/2023. All objections received up until the date of finalising the officer report will be considered.

With respect to works taking place at the site, the applicant has notified me that they are clearing overgrowth/waste in order to expose the limits of the existing access in preparation for a meeting with the Highways Officer. Should you suspect that any works beyond this nature are arising, please raise a Planning Enforcement Case.

If you need any further information, please let me know.

Regards,

Chantalle E Lamnea

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