

Cyngor Tref y Drenewydd a Llanllwchaiarn

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Town Council of Newtown and Llanllwchaiarn

17th January 2017

Development Control
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Dear Sir or Madam

Planning Application(s)/ Notice(s) – Consultation Response(s) from Newtown & Llanllwchaiarn Town Council

The Town Council would like to submit its response(s) to recent consultation(s) as tabled below:

Planning Applications

S = support, O = object, N = note

Ref.	Applicant	Site	Description
P/2016/1167	Mid Wales Housing	Former Timber Wharf, Lower Canal Road	Erection of 30 affordable units to include 18 flats and 12 terrace houses and creation of new access
Consultation Response	O	Please see note ¹	
P/2016/1244	Mr Huw Jones	Ardwyn Fairfield Drive Newtown Powys SY16 2DJ	Erection of replacement car port
Consultation Response	S	The Town Council supports the application without further comment.	

P/2016/1283	Mr & Mrs Dowell	The Rock Rock Farm Llanllwchaiarn Newtown Powys SY16 3BH	Demolition of single storey extension and outbuildings and replacement with new single storey extension
Consultation Response	S	The Town Council supports the application without further comment.	
P/2016/1283	Mr & Mrs Dowell	The Rock Rock Farm Llanllwchaiarn Newtown Powys SY16 3BH	Listed Building Consent: Demolition of single storey extension and outbuildings and replacement with new single storey extension.
Consultation Response	S	The Town Council supports the application without further comment.	

Notes:

1. **P/2016/1167** - The Council objects to the application on planning policy grounds, because the housing development proposed covers the original route of the Montgomery canal, which passed through the southern edge of the site. Development which might hinder possible restoration of the canal is covered by policy TR11 of the current UDP and policy TD 3 of the draft LDP.

Having considered a letter to the council by J. Ross Developments (Pickstock Group), suggesting a possible alternative route, the Council is prepared to waive its objection, if planning gain from the development is passed to Newtown Town Council to support the canal restoration project.

The other practical condition is that the developers should ensure that their development will not jeopardise the possible restoration of the canal alongside the southern site boundary, and likewise that the restoration of the canal will not pose a risk to their properties.

The Town Council recognises the need for additional housing, so would be supportive of this application, if the two stated conditions are met.

Yours faithfully



E J Humphreys SILCM
Clerc Y Dref / Town Clerk

cc Cllr S Newham (Chair, Economy & Environment Committee)
Cllr R Edwards (Mayor)