

Application for Outline Planning Permission with all matters reserved.  
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

Address line 1

Address line 2

Town/city

Postcode

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

Easting (x)

Northing (y)

Description

**2. Applicant Details**

Title

First name

Surname

Company name

Address line 1

Address line 2

Address line 3

Town/city

Country

Postcode

## 2. Applicant Details

Primary number

Secondary number

Email address

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

## 3. Agent Details

Title

First name

Surname

Company name

Address line 1

Address line 2

Address line 3

Town/city

Country

Postcode

Primary number

Secondary number

Email

## 4. Site Area

What is the site area?

Scale

Does your proposal involve the construction of a new building which would result in the loss or gain of public open space?  Yes  No

If Yes, please complete the following information regarding public open space

Type	Area of land (ha)
Open space lost	0.89
Open space gained	0.2

## 5. Description of the Proposal

Please describe the proposed development

Hybrid planning application for mixed-use development. Outline planning permission is sought for: The redevelopment and extension of part of the existing Channel View Estate to provide up to 321 residential apartments and houses (Use Class C3), up to 285 sq.m of retail floorspace (Use Class A1), communal gardens incorporating allotments and picnic areas, formal and informal children's play space, landscaping, cyclepaths/footpaths, drainage infrastructure, roads and parking; The regeneration of the Marl public open space to include new/improved sports pitches, children's play space, a new 'beach', water features, landscaping, and cyclepaths/footpaths; The provision of a new bus/cycle/pedestrian link between Channel View Road and South Clive Street and a new

## 5. Description of the Proposal

cycle/pedestrian link between South Clive Street and Ferry Road; The provision of a new parking area; Together with associated works (all matters reserved for future consideration). Full planning permission is sought for a first phase of development comprising of new tower blocks (8-12 storeys) providing 79 elderly-persons (over 55s) accommodation units, a 115sq.m community cafe, communal gardens incorporating allotments and picnic areas, landscaping, drainage infrastructure, footpaths, roads, parking and associated works.

Has the work already been started without planning permission?

Yes  No

## 6. Existing Use

Please describe the current use of the site

Residential, highway and parkland

Is the site currently vacant?

Yes  No

### Does the proposal involve any of the following?

Land which is known or suspected to be contaminated for all or part of the site

Yes  No

A proposed use that would be particularly vulnerable to the presence of contamination

Yes  No

### Application advice

If you have said Yes to any of the above, you will need to submit an appropriate contamination assessment.

Does your proposal involve the construction of a new building?

Yes  No

If Yes, please complete the following information regarding the element of the site area which is in previously developed land or greenfield land

Type	Area of land (ha) proposed for new development
Previously developed land	2.91
Greenfield land	5.11

## 7. Assessment of Flood Risk

Is the site within an area at risk of flooding?

Yes  No

Refer to the Welsh Government's Development Advice Maps website.

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

Type	Residential (number of units)	Non-residential (Area of land - hectares)
Floodplain C1	8	2.15

If the proposed development is within an area at risk of flooding you will need to consider whether it is appropriate to submit a flood consequences assessment. Refer to Section 6 and 7 and Appendix 1 of Technical Advice Note 15: Development and Flood Risk.

Is your proposal within 20 metres of a watercourse (e.g. river, stream or beck)?

Yes  No

Will the proposal increase the flood risk elsewhere?

Yes  No

From 7 January 2019, all new developments of more than 1 dwelling house or where the construction area is 100 square metres or more, require Sustainable Drainage Systems (SuDS) for surface water designed and built in accordance with the Welsh Ministers' Statutory SuDS Standards. SuDS Schemes must be approved by your local authority acting in its SuDS Approving Body (SAB) role. Please contact your local authority for details of how to apply.

How will surface water be disposed of?

- Sustainable drainage system  
 Existing water course  
 Soakaway  
 Main sewer  
 Pond/lake

## 8. Biodiversity and Geological Conservation

To assist in answering the following questions refer to the help text. The help text provides 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 help text, 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

### 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.

## 9. Residential/Dwelling Units

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

If you answered "yes" to the question above, please specify the existing and proposed number of market and affordable dwellings on the attached plans

## 10. 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	Existing gross internal floorspace (square metres)	Gross internal floorspace to be lost by change of use or demolition (square metres)	Total gross new internal floorspace proposed (including changes of use) (square metres)	Net additional gross internal floorspace following development (square metres)
A1 - Shops Net Tradable Area	0	0	285	285
A3 - Food and drink	0	0	115	115
Total	0	0	400	400

For hotels, residential institutions and hostels, please additionally indicate the loss or gain of rooms

## 11. Employment

Will the proposed development require the employment of any staff?  Yes  No

### Existing Employees

Please complete the following information regarding existing employees:

## 11. Employment

Full-time	<input type="text" value="0"/>
Part-time	<input type="text" value="0"/>
Total full-time equivalent	<input type="text" value="0.00"/>

### Proposed Employees

If known, please complete the following information regarding proposed employees:

Full-time	<input type="text"/>
Part-time	<input type="text"/>
Total full-time equivalent	<input type="text"/>

## 12. Hours of Opening

Are Hours of Opening relevant to this proposal?  Yes  No

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	Unknown
A1 - Shops Net tradable area	Start Time: End Time:	Start Time: End Time:	Start Time: End Time:	X
A3 - Food and drink	Start Time: End Time:	Start Time: End Time:	Start Time: End Time:	X

## 13. Industrial or Commercial Processes and Machinery

Does this proposal involve the carrying out of industrial or commercial activities and processes?  Yes  No

Is the proposal for a waste management development?  Yes  No

**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 it clear what information it requires on its website**

## 14. Renewable and Low Carbon Energy

Does your proposal involve the installation of a standalone renewable or low-carbon energy development?  Yes  No

## 15. Neighbour and Community Consultation

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

If Yes, please provide details:

## 16. 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)

## 16. Site Visit

- The agent  
 The applicant  
 Other person

## 17. 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):

Officer name:

Title   
First name   
Surname   
Reference

Date (Must be pre-application submission)

Details of the pre-application advice received

## 18. 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

## 19. Ownership Certificates

Person role

- The applicant  
 The agent

Title   
First name   
Surname   
Declaration date

Declaration made

## 20. 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

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

Person role  The applicant  The agent

Title

First name

Surname

Declaration Date

Declaration made

**21. 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)