

From: [Tanya Davies](#)
To: [Planning](#)
Subject: Pandy Farm Planning Applications 26/0133 and 26/0134
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The Merthyr Tydfil Heritage Trust offers no objection to the current development proposals at the Grade 2 listed buildings, Pandy Farm, referred to in the above consecutive planning applications.

The following rationale is offered for the Trust's support.

Existing and proposed uses.

1. The existing farmhouse is to be retained as part of the current proposals.
2. The provision of six holiday flats within the existing outbuildings, by conversion of the L plan stables range will not adversely affect the footprint of the farm complex.
3. The proposed extension is relatively modest in scale and size and should not adversely affect the character and setting of the farm complex.
4. Retention of the existing farmhouse use and the prospect of an alternative, viable use to otherwise redundant structures should assist in preserving and enhancing the structure.

Conversion works and built development.

The development, by conversion works, adaptation and minor new build is considered acceptable, for the following reasons.

1. The physical L shaped layout of the farm range will be retained.
2. The internal courtyard will be retained.
3. The architectural detailing, particularly the fenestration, will be largely retained and sympathetically treated.
4. Dedicated off street parking will be provided.

In conclusion, the scheme to provide a viable, alternative use to the Pandy Farm Is to be supported and should enhance the architectural quality, character and setting of this visually and historically significant structure. The proposals appear to largely comply with national planning framework and guidance as well as LDP policies with regard to the Council's tourism and heritage ambitions, particularly the Council's Cyfarthfa Conservation Area.

Finally, it may be worth considering the imposition of a condition precedent to ensure the car parking spaces are provided before the development is brought into beneficial use in the event that planning permission is granted.

A.N. Davies, (on behalf of Merthyr Tydfil Heritage Trust)