

INTERNAL MEMORANDUM

To	Head of Planning	From	Head of Engineering
Ref	P / 20 / 0130	Ask For	Gerald Coughlan
Date	7th July 2020	Tel ext	6216

OBSERVATIONS BY THE ENGINEERING DEPARTMENT IN RESPECT OF

Applicant ECO Vallet, Fao Mr P Booth, 17 Penmbroke Close, Swansea Road, Merthyr Tydfil, CF48 1JF.

Location Land adjacent to 6 Cricceith Grove Castle Park Swansea Road

Detail Detached dwelling

PLANNING NEED TO KNOW

Previously supplied comments for this location for P/19/0149.

This application has an existing unused gated access, there is not a drop kerb access, which is to be reused by this proposal.

Proposal requires highway approval for drop kerbing and footway reinstatement, which is independent of any future approval.

Adjacent footway/highway are adopted, no TRO's. Difference in ground level, driveway gradient not to exceed 1 in 8. No stormwater to discharge on to adopted network.

Three off street parking places shown that require reversing movements on to the highway network, via the existing gated access. Additional traffic movements can be accommodated within the existing network.

Stormwater drainage will require a separate approval which is independent of any future planning approval.

Contact with MTCBC SAB Officer is advised at earliest opportunity.

Ground conditions need to be evaluated in advance of detailed.

No objections to proposals subject to conditions and informatives below.

OBSERVATIONS

I have no objection to the submitted proposals subject to the following conditions:-

CONDITIONS

The driveway gradient shall not exceed 1 in 8 (12.5%) between any two points and to be surfaced in tarmacadam, concrete or an alternative durable material.

No surface water from the driveway shall be allowed to be discharged onto the public highway.

An engineering geologists report on ground conditions on the site giving foundation recommendations is to be submitted to, and approved by, the Local Planning Authority before any work is commenced on site.

REASONS FOR CONDITIONS

REASONS FOR REFUSAL

INFORMATIVES

The applicant/developer is advised to liaise with Merthyr Tydfil County Borough Council's Highways Division regarding any consents which are required in association with the provision of any vehicle cross over of verge or footway. This approval is independant of any future planning approval.

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pp Carwyn Morris
Engineering & Traffic Group Leader .