

INTERNAL MEMORANDUM

To : David Cross
Re : P/16/0077
From : Landscape Architect
Ask for : Tom Bramley
Ext. : 6276

Date : 11th April 2016

SUBJECT: Erection of 23 dwellings with associated highway works at Land To The Rear (north-west) Of 53-83 Edward street and 1-7 Tair Twynau Pant P/16/0077

With regard to the above application please find my observations as follows:

The proposed development is un-acceptable in its current form.

The site layout exhibits too great a percentage of hard surfacing.

The layout does not allow for any landscape setting.

The development layout does not connect to to acces adjacent green space and play space or allow for connectivity to the future footpath cycleway (policy BW16 - Strategic Footpath and Cycleways).

The development should contain a greenspace which forms a central feature onto which the properties overlook and which runs through the centre of the site linking play space and strategic routes.

Tom Bramley – Landscape Architect