



Mrs Diane Smith
(via email: solutions_property@hotmail.com)

Dyddiad/Date: 20 May 2025

Ein Cyf / Our ref: P/23/0220
Eich Cyf / Your ref:

Gofynnwch am / Please ask for: Rebecca Owens
Llinell Uniongyrchol / Direct Line: 01685 726281
e-bost / e-mail: Rebecca.owens@merthyr.gov.uk

Dear Mrs Smith,

RE: DISCHARGE OF CONDITIONS 8 (KNOTWEED), 15 (DEMOLITION METHOD STATEMENT), 20 BOUNDARY TREATMENTS) AND 21 (LEVELS) OF PLANNING PERMISSION P/22/0018 FOR A DETACHED DWELLING WITH DETACHED GARAGE AT LAND OFF WINCHFAWR ROAD (TO THE NORTH OF PERTHDDU), HEOLGERRIG, MERTHYR TYDFIL

I write with regard to the application to discharge a conditions of planning permission P/22/0018, which was submitted on the 26th September 2023 (planning reference P/23/0220).

Condition 8 (knotweed)

The Management Plan for Japanese Knotweed produced by ZEN Knotweed Ltd (reference ZKL-106) is found to be acceptable. I note that the treatment start date is specified as being 28th September 2019 and therefore that treatment has already commenced.

Condition 15 (demolition method statement)

Our Ecologist has considered the Technical Note produced by BE Ecological Ltd dated 6 September 2023 and is satisfied with the method statement outlined.

Condition 20 (boundary treatments)

The proposed boundary treatments illustrated on the drawings submitted on 22 April 2025 (drawing numbers WF-06 Rev. D and WF-09 Rev. C) have been considered and are found to be acceptable.

As the proposed boundary treatments include retaining works your attention is drawn to condition 19 which will need to be discharged before works commence.

Condition 21 (Levels)

The details illustrated on the drawings submitted on 22 April 2025 (drawing numbers WF-06 Rev. D and WF-09 Rev. C) have been considered and are found to be acceptable.

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In respect to the above, I therefore enclose a copy of the updated Decision Notice. If you have any questions regarding this, please do not hesitate to contact my Planning Officer Rebecca Owens using the above contact details.

However, I also take this opportunity to note that there are a number of other conditions which have not yet been discharged.

Yours sincerely



JUDITH JONES
DIRECTOR OF NEIGHBOURHOOD SERVICES

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