

F.A.O David Cross
Town Planning Division
Merthyr Tydfil County Borough Council
Unit 5
Pentrebach
Merthyr Tydfil
CF48 4TQ

10 June 2022

Our Ref: 22/5033M

Dear David,

Aldi Foodstore, Plymouth Street, Merthyr Tydfil, CF47 0TP
Application for a Non-Material Amendment of Planning Permission ref.

On behalf of my Client, Aldi Stores Limited, I am pleased to enclose, for your consideration, an application that seeks a non-material amendment to planning permission ref: P/21/0225 in relation to the approved Aldi foodstore at Plymouth Street, Merthyr Tydfil, CF47 0TP.

A credit card payment for the application fee of £115 has been submitted via Planning Applications Wales, quoting the relevant reference number (PP-11318970).

Background

Planning permission ref. P/21/0225 was granted on the 30th November 2021 for the *'Proposed extension to Aldi Stores, demolition of the existing car sales building, boundary wall, and forecourt to facilitate extension, re-configuration of the existing car park and other external works'*. This decision notice is included for your reference.

Proposed Development

Through undertaking the SuDS consultation for the approved Aldi foodstore, minor changes are required to the approved scheme to ensure the landscaping tree positions correspond in the planning and SuDS drawings. These minor works comprise:

- The removal of the trees in the central islands and replaced with the bio-retention zones;
- Planting to be introduced within the bio-retention zones; and
- The planting of replacement trees.

Managing Director
Helen Cuthbert

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Stuart Slatter | Claire Temple | Alastair Close
Dan Templeton | Elliot Jones | Katie Turvey

Consultant
Lorna Byrne

Associate Directors
Heather Vickers | Alan Williams | Sally Arnold | Paul Galgey
Phil Marsden | Sam Deegan

Associates
Rob Scadding | Penny Moss | Niall Hanrahan | Charlotte Perry
Charlotte Hunter | Grace Mollart | Charlotte Ryan-Elliott | Jamie Pert

The Council have advised that these changes require a variation to the landscaping plan to be submitted showing locations of the replacement trees with details of the variety of planting to be introduced within the bio-retention zones.

The approved Landscaping Plan (ref. 13892_P03g_Soft Landscape Proposals) show four new trees to be planted within the central islands. As a result of discussions during with the SAB team, three of these trees are required to be removed and replaced with bio-retention zones. The most easterly tree will remain.

It is proposed to plant two new trees adjacent to the row of three new trees in the north west corner of the site, one in the north east corner, and another adjacent to the stairway and store entrance on the western boundary of the site.

Details of the species of the planting to be introduced within the bio-retention zones and species of the trees are detailed on the updated landscaping plan (ref. 13892_P03j_Soft Landscape Proposals). The proposed site plan and proposed site sections drawing have also been updated to show these changes. It has also been confirmed that the additional trees would be clear of the visibility splay for the adjacent road.

The application comprises the following plans:

- 170629-1504-P6 Proposed Site Plan
- 170629-1509-P3 Proposed Site Sections
- 13892_P03j_Soft Landscape Proposals

The above plans will supersede the following plans:

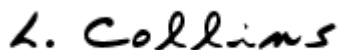
- 170629-1504-P4 Proposed Site Plan
- 170629-1509-P2 Proposed Site Sections
- 13892_P03g_Soft Landscape Proposals

Summary

This application seeks a non-material amendment to planning permission ref: P/21/0225 to enable the amendments to the approved scheme as set out above. The changes proposed are very minor and do not materially change the approved development. We consider that the minor changes are non-material and can be approved under this application.

I trust that the application is in order and that it can be processed accordingly. Please do not hesitate to contact me should you wish to discuss the above or require any additional information.

Yours sincerely,



Lloyd Collins

Planner

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Helen Cuthbert

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