

INTERNAL MEMORANDUM

To	Head of Planning	From	Head of Engineering
Ref	P / 21 / 0218	Ask For	Gerald Coughlan
Date	2nd July 2021	Tel ext	6216

OBSERVATIONS BY THE ENGINEERING DEPARTMENT IN RESPECT OF

Applicant Sian Smith, 15 Station Terrace, Merthyr Vale, Merthyr Tydfil, CF48 4SX.

Location Land between 15 and 21 Station Terrace Merthyr Vale Merthyr Tydfil

Detail Construction of new dwelling

PLANNING NEED TO KNOW

Adjacent footway, on street parking area and carriageway (A4054) to the property are adopted. Rear of property has grassed/verge area before adopted access.

Existing parking provision is shown to the rear shown as to be reused.

Proposals involve new retaining wall construction calculations will be required for approval for those in excess of 1m

No stormwater details provided, MTCBC SAB Officer to respond directly with regards compliance with legislation.

Traffic movements are not considered excessive to that what previously occurred at this location

Any works affecting the adjacent highway network are to be approved by MTCBC highways dept. which is independent of any future planning approval.

OBSERVATIONS

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

CONDITIONS

Full details and calculations of all earth retaining structures with a retained height greater than 1 metre are 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 developer is advised to contact Merthyr Tydfil County Borough Council's Highway Division regarding any retaining works or other works affecting the highway BEFORE construction works commence. This approval is independent of any planning approval.