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SYLWADAU HWYR

Pwyllgor PWYLLGOR CYNLLUNIO

Dyddiad ac amser y cyfarfod DYDD MERCHER, 7 TACHWEDD 2018, 1.30 PM

Os gwelwch yn dda gweler ynghlwm Cynrychiolaeth Atodlen hwyr a dderbyniwyd mewn perthynas â cheisiadau i gael ei benderfynu yn y Pwyllgor Cynllunio hwn

Sylwadau Hwyr (*Tudalennau 1 - 4*)

Mae'r dudalen hon yn cael ei adael yn wag yn fwriadol

LATE REPRESENTATIONS SCHEDULE
PLANNING COMMITTEE – 7TH NOVEMBER 2018

PAGE NO. 1	APPLICATION NO. 18/1705/MJR
ADDRESS :	SITE OF FORMER MARLAND HOUSE AND NCP CAR PARK, CENTRAL SQUARE, CARDIFF
FROM:	Lichfields, Planning Agent.
SUMMARY:	<p>Lichfields email dated 6.11.18 requested some minor changes to the wording of draft conditions to do with separating out the different elements of the development and timings. Draft conditions 10, 11 and 19 to be amended as follows:</p> <p>Condition 10: <i>Details of Access Roads:</i> Prior to the beneficial occupation of the bus station or the car park elements of the development details of the junctions of the north and south entrances to the bus station with Wood Street and Saunders Road respectively, and the car park entrance with Saunders Road, shall be submitted to and approved in writing by the LPA. The relevant details shall be implemented prior to those elements of the development being brought into beneficial use. Reason: To ensure that the use of the proposed development does not interfere with the safety and free flow of traffic passing along the highways abutting the site.</p> <p>Condition 11: <i>Delivery and Service Plan:</i> Prior to beneficial occupation of each part of the development (residential, office and bus station) details of the servicing strategy setting out the locations and use of the proposed service bays, and details of the timing and operation of servicing, with a view to minimising conflict with buses and other highway users (particularly within the bus station apron) and ensuring (with reference to Great Western Lane) that service bays/routes are not abused, shall be submitted to and approved in writing by the LPA. The measures shall include details of but not be limited to, timing, use, operation and management of servicing, with particular reference to the use and management of those bays within and accessed via the interchange. The relevant strategy shall be implemented in accordance with the approved details prior to the occupation of that part of the development. Reason: To facilitate safe and efficient use of the proposed interchange, in the interests of highway safety.</p> <p>Condition 19: <i>Landscaping Design and Implementation Programme:</i> Within 9 months of commencement of development full details of both hard and soft landscape works shall be submitted to and approved in writing by the Local Planning Authority. These details shall include proposed finished levels, earthworks, hard surfacing materials, proposed and existing services above and below ground level, planting plans (including schedules of plant species, sizes, numbers or densities, and in the case of trees, planting, staking, mulching, protection, soil protection and after care methods) and an implementation programme. The details shall be consistent with other plans submitted in support of the</p>

	application and the landscaping shall be carried out in accordance with the approved design and implementation programme. Reason: To enable the Local Planning Authority, to determine that the proposals will maintain and improve the amenity of the area, and to monitor compliance.
REMARKS:	The requested changes are acceptable.

PAGE NO. 1	APPLICATION NO. 18/1705/MJR
ADDRESS :	SITE OF FORMER MARLAND HOUSE AND NCP CAR PARK, CENTRAL SQUARE, CARDIFF
FROM:	Council Regeneration Officer.
SUMMARY:	The Regeneration service area seeks a financial contribution of £257,611 for community facilities in line with the Cardiff Planning Obligations SPG 2017.
REMARKS:	See para 8.80 of the Officer's report.

Mae'r dudalen hon yn cael ei adael yn wag yn fwriadol