

## Planning, Taxi Licensing and Rights of Way Committee Report

### UPDATE REPORT

<b>Application No:</b>	P/2017/0574	<b>Grid Ref:</b>	327624.53, 311465.74
<b>Community Council:</b>	Trewern Co	<b>Valid Date:</b>	<b>Officer:</b> 18/05/2017 Bryn Pryce
<b>Applicant:</b>	Mr Chapman Trewern, Fronhaul, Welshpool Powys SY21 8DU		
<b>Location:</b>	Land at Gate Farm, Criggion Lane, Trewern, Welshpool Powys SY21 8DU		
<b>Proposal:</b>	Outline application for residential development for up to 9 dwellings, garages, improvement to vehicular access, demolition of existing buildings and all associated works		
<b>Application Type:</b>	Application for Outline Planning Permission		

#### The reason for update report

Further comments received from Councillor Amanda Jenner.

#### Consultee Comments

Cllr Amanda Jenner

I haven't heard any further regarding the TRO condition and whether planning will agree to include this recommended condition at the Planning Committee tomorrow.

Should the Planning Officers not recommend the TRO condition which I have requested and highways have recommended for inclusion and which the agent has agreed to, I request that the following representation be put before the Planning Committee.

"As the Planning Committee, you have the discretion to include a condition to this planning application consent. The applicant has agreed to the condition and highways have also recommended it (see suggested condition below which was drafted by the agent for the applicant). Please see my previous written representations at point 1(b) for all the reasons why this condition is necessary. The Planning Officers' role is advisory, and in this instance, by not recommending this condition, they are going against a) what highways have suggested following consultation responses and representations from the Local Member b) what me, as the local member (representing the views of the community regarding the safety of the road) is requesting c) what the agent has agreed to do. I am informed that other authorities have attached similar conditions to application consents and I can see no reasonable reason why such a condition should not be included for both the good of the proposed site and the Community of Trewern. I urge you to use your discretion and include this condition.

*“Prior to commencement of any works on site, details of the approved Traffic Regulation Order shall be submitted to and agreed by the LPA.”*

I trust that this request will be taken into consideration.

## **RECOMMENDATION**

Conditional Consent inline with the conditions as set out in the officer’s original report to planning committee.

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Case Officer: Bryn Pryce- Planning Officer  
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