

APPLICATION NUMBER: 25/0460

PROPOSAL: PARTIAL DISCHARGE OF CONDITIONS 4 (DRAINAGE), 6 (LANDSCAPING), 7 (RETAINING WORKS AND BOUNDARY TREATMENTS) AND 14 (CONTAMINATION) OF 23/0163 RESIDENTIAL DEVELOPMENT OF 43 UNITS

SITE: Newport Export Packing Queens Hill Newport NP20 5HJ

APPLICATION TYPE: Conditions

Condition 6

Mentions hard and soft landscape – however only soft landscape information has been submitted.

There is no change from documents submitted for 23/0163.

As previously raised for 23/0163, nursery tree stock size proposed is too small (12-14cmg or 14-16cmg) to have an immediate impact against the scale of the proposed building, in particular within the community spaces and at the site frontage, and would again request the size is increased to 16-18cmg semi-mature stock.

Condition 7

Appears to cover all boundaries, however only west boundary proposal has been submitted (I would say this is the south boundary?).

As previously raised for 23/0163 there is uncertainty over the frontage treatment which is on full public view (is this a mix of retaining wall, slopes?).

To meet the condition details for all boundaries should be submitted and include retaining wall finishes, slopes, and railings details etc.