

Newport County Council
Civic Centre
NEWPORT
NP20 4UR

Date: 22/09/2025
Our Ref: PLA0089952
Your Ref: 25/0641

Dear Sir/Madam,

Grid Ref: ST347868 334812 186883

Site: Land at SEVEN STILES AVENUE, NEWPORT RETAIL, Newport

Development: EXTENSION TO APPROVED VEHICLE STORAGE

We refer to your planning consultation relating to the above site, and we can provide the following comments in respect to the proposed development.

Firstly, with respect to our response (Ref: PLA0084409) to the previous application for a vehicular maintenance and workshop building with associated works on this site, we remind that this site is crossed by public sewers with their approximate positions being marked on the attached statutory public sewer record. In accordance with the Water Industry Act 1991, Dwr Cymru Welsh Water requires access to its apparatus at all times in order to carry out maintenance and repairs.

With respect to this latest consultation (Ref: 25/0641), we acknowledge receipt of a proposed site plan (Drawing No. SK-SP-01) which entails additional parking above our public sewers. In addition to the previously approved 'Drainage Layout' (Drawing No. 2404-10-900), it appears the development site proposes permeable paving and SuDS features directly above our assets. However, our previous response requested amended plans and recommended surveys to be undertaken of the assets to establish their relationship to the proposed development.

Accordingly, we offer a **Holding Objection** until such time as additional/amended information has been submitted and request we are re-consulted on receipt of this information.

Our response is based on the information provided by your application. Should the proposal alter during the course of the application process we kindly request that we are re-consulted and reserve the right to make new representation.

If you have any queries please contact the undersigned on 0800 917 2652 or via email at developer.services@dwrcymru.com

Please quote our reference number in all communications and correspondence.

Yours faithfully,

Phillip Little
Development Planning Officer
Developer Services



Welsh Water is owned by Glas Cymru – a ‘not-for-profit’ company.
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We welcome correspondence in
Welsh and English

Dŵr Cymru Cyf, a limited company registered in
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Gymraeg neu yn Saesneg

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