

From: Arnall, Guy

Sent: Wednesday, February 25, 2026 12:48

To: Burrows, Lydia (Planning Officer) <Lydia.Burrows@newport.gov.uk>

Subject: RE: Planning Consultation Request for case ref: 26/0108 (University Of Wales College Newport College Crescent Caerleon Newport South Wales) (FULL)

Hi Lydia

Re: PROPOSED ERECTION OF DOUBLE GARAGE

This application site is located adjacent to an already approved access drive to the GII listed Former Principal's Residence. Further to the north is the former Caerleon Teacher Training College Building and to the west is the former Caretaker's/Gardener's Lodge, both also designated at GII. More widely, it should be noted that the site is approved for extensive modern redevelopment and associated landscaping, with open recreational ground preserved to the south.

The college building is a large-scale asset appreciable from multiple viewpoints, with the most significant being that available from the south-east along the principal approach to the site (College Road). This view is framed by both the Former Principal's Residence and Caretaker's/Gardener's Lodge where, as a group they have a very positive and interconnected setting which makes a very positive contribution towards their significance.

The Former Principal's Residence is a substantial house of mixed Revival style, of two storeys on an 'L' shaped plan. Principal front is to the north-east (overlooking the college entrance); featuring a central entrance with Bath stone surround and canopy, with narrow paired window and raised wreath panel above. However, its 'Garden' elevation (fronting south-west) is also of interest featuring, perhaps most noticeably, two projecting full-height and faceted bays to the rear wing.

The proposed garage is to be formed in materials matching those new-build houses within the site which, in turn, were carefully selected to harmonise with the principal listed assets. The proposed structure will be modest in scale, positioned away from principal views of the main college building and some 15 metres away from the Former Principal's Residence. Furthermore, it will set below the level of the same due to existing topography. It is proposed to retain and reinforce landscaping around the garage (including the mature tree to the north-west of the proposed). In all, the above will help to minimise visual impact of the proposed upon the nearby assets, allowing the existing listed dwelling (and the wider collection of listed college buildings) to remain visually

dominant within the site. As such, setting impact of the proposed will be minimal.

Please note that the site is located within the Archaeologically Sensitive Area of Caerleon, and therefore a response from Heneb should be fully considered prior to any approval.

Many thanks,

Guy Arnall

Prif Swyddog Treftadaeth / Principal Heritage Officer

Swyddog Dirprwyedig (Adeiladau Rhestredig) / Delegated Officer (Listed Buildings)

Adfywio a Datblygu Economaidd / Regeneration and Economic Development

Cyngor Dinas Casnewydd / Newport City Council