

From: hello@kree8designbuild.com <hello@kree8designbuild.com>

Sent: 18 August 2025 11:51

To: Hawkins, Grant (Senior Planning Officer) <Grant.Hawkins@newport.gov.uk>

Cc: rachel burn <admin@kree8designbuild.com>

Subject: Re: 25/0378 - 232 Hendre Farm Drive, Newport - 3no. Bedroom HMO

Hi Grant,

Please see attached updated to show x3 rooms and bin storage, I trust this meets your requirements.

Please contact the client Mr Crosdale on xxxxxxxxxxxx to arrange a day that suits to conduct a site visit.

Many Thanks

Matt

Matthew Lewis

BA(Hons)Arch BArch PGDip Arch (Commendation)RIBA

Chartered Architect

Kree8

Architecture - Construction - Development Solutions

Head office 01886 884634

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From: Hawkins, Grant (Senior Planning Officer) <Grant.Hawkins@newport.gov.uk>

Date: Monday, 18 August 2025 at 10:27

To: rachel burn <admin@kree8designbuild.com>

Cc: Matt Lewis <hello@kree8designbuild.com>

Subject: RE: 25/0378 - 232 Hendre Farm Drive, Newport - 4no. Bedroom HMO

Hi Rachel,

I didn't receive these plans last week as advised.

I'll need these today or tomorrow to review and if I am satisfied then in order to meet the next available planning committee on Wednesday 3rd September I would have to have a report drafted by the end of this week. I'll need to undertake a site visit of the property this week also, if you could let me know a suitable day to get access?

Kind regards,

Grant Hawkins

Senior Planning Officer / Uwch Swyddog Cynllunio

Regeneration & Economic Development/ Adfywio a Datblygu Economaidd
Newport City Council / Cyngor Casnewydd

Tel: 01633 235461

From: rachel burn <admin@kree8designbuild.com>

Sent: 12 August 2025 16:39

To: Hawkins, Grant (Senior Planning Officer) <Grant.Hawkins@newport.gov.uk>

Cc: Matt Lewis <hello@kree8designbuild.com>

Subject: Re: 25/0378 - 232 Hendre Farm Drive, Newport - 4no. Bedroom HMO

Hi Grant

I just wanted to let you know that Matt, architect, is updating the drawings to remove one bedroom and we will get the revised drawings over to you tomorrow.

Best wishes

Rachel

Rachel Burn

Administrator

The logo for Kree8, featuring the word 'Kree' in a grey outline font and the number '8' in a solid green font.

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From: "Hawkins, Grant (Senior Planning Officer)"

<Grant.Hawkins@newport.gov.uk>

Date: Friday, 8 August 2025 at 15:28

To: rachel burn <admin@kree8designbuild.com>

Subject: RE: 25/0378 - 232 Hendre Farm Drive, Newport - 4no. Bedroom HMO

Hi Rachel,

Thank you for this.

If you would like to reduce the scheme to 3 bedrooms then I would need to see the revised layout plan before I could offer you a view on whether this changes things. The main thing for me would be the rooms accommodating up to two occupiers and adequate external space for up to 6 residents.

If recommended for approval the application would be determined by the Planning Committee and not by delegated powers at the request of the Local Councillor, so whilst I can offer a recommendation the final decision would be down to the members. These types of application can often be viewed with contention by members and in my opinion, lesser occupancy may be more favourable. You could always apply for the additional bedroom in the future should you wish.

Please let me know how you wish to proceed.

Kind Regards,

Grant Hawkins

Senior Planning Officer / Uwch Swyddog Cynllunio

Regeneration & Economic Development/ Adfywio a Datblygu Economaidd
Newport City Council / Cyngor Casnewydd

Tel: 01633 235461

From: rachel burn <admin@kree8designbuild.com>

Sent: 25 July 2025 16:49

To: Hawkins, Grant (Senior Planning Officer) <Grant.Hawkins@newport.gov.uk>

Subject: Re: 25/0378 - 232 Hendre Farm Drive, Newport - 4no. Bedroom HMO

Hi Grant

Yes, we agree to extension of time.

Please be aware, the applicant is happy to reduce the number of bedrooms to 3, so 6 persons, if that would make a difference?

Also, if changing to "Hostel", and going through re-consultation would be favourable, but HMO would not, he would also prefer to do that now and save the time/fees for a re-submission.

Best wishes

Rachel

Rachel Burn

Administrator