

Aldous, Catherine (Senior Planning Officer)

From: Arnall, Guy
Sent: 10 September 2025 12:06
To: Aldous, Catherine (Senior Planning Officer)
Subject: RE: Planning Consultation Request for case ref: 25/0601 (Chartist Tower, Upper Dock Street, Newport, South Wales) (ADV)

Hi Catherine

Re: ADVERTISEMENT CONSENT FOR THE DISPLAY OF 2 NO. FASCIA SIGNS (NON-ILLUMINATED) AND 18 NO. VINYL WINDOW SIGNS

It is proposed to install new (non-illuminated) fascia signage and window vinyl to the ground floor of the contemporary Chartist Tower building, applied to the two elevations which front onto Corn Street and Upper Dock Street. Due to the location of the proposed, this is a question of Setting impact: upon nearby listed assets and upon the Town Centre Conservation Area, within south-westerly views down Corn Street.

Said view is not identified as an "Important" within the Town Centre CAA. It does, however, afford a key view of the Grade II Westgate Chambers/Westgate Buildings (Cadw Ref: 21004), wherein its central bay (featuring highly ornate central attic gable, large multi-light semi-circular window, and off-centre pedimented doorway) takes centre stage. This view is also framed by the side (but no less grand) elevations of GII Listed 13 Commercial Street (Cadw Ref: 3012) and GII Listed Barclay's Bank (Cadw Ref: 23106), both of which present very characterful elevations to the street. These assets make a very positive contribution towards the character and appearance of the Town Centre Conservation Area and, therefore, a very positive contribution towards the setting of said area. This is particularly strong within nearby views, from the south-western end of Dock Street - just beyond the conservation area boundary.

However, it is only as the viewpoint retreats further to the north-west, beyond the junction with Upper Dock Street, that the proposed development comes into view. From here, the bright vinyl and fascia signage will still inevitably result in some visual distraction within this south-westerly view, though it will not be directly intrusive (being offset to the south) and will essentially form part of those major, C20 developments to the south-western side of Upper Dock Street. Within this context, harm to setting is considerably less.

The overall result is some cumulative harm to the setting of said listed buildings - and the setting of the Town Centre Conservation Area. This is something which you would need to weigh against any potential public benefit, as part of the overall 'planning balance'.

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

E: Guy.Arnall@newport.gov.uk | Planning@newport.gov.uk

-----Original Message-----

From: planning@newport.gov.uk <planning@newport.gov.uk>

Sent: 04 September 2025 08:55

To: Arnall, Guy <Guy.Arnall@newport.gov.uk>

Subject: Planning Consultation Request for case ref: 25/0601

Dear Principal Heritage Officer

Please find attached correspondence from Newport Council with regards to planning application:

App Number: 25/0601

Address: Chartist Tower Upper Dock Street Newport South Wales

Proposal: ADVERTISEMENT CONSENT FOR THE DISPLAY OF 2 NO. FASCIA SIGNS (NON-ILLUMINATED) AND 18 NO. VINYL WINDOW SIGNS

submitted on 25 July 2025.

View details of 25/0601 at Newport Council - Planning Online:

<https://eur03.safelinks.protection.outlook.com/?url=https%3A%2F%2Fpublicaccess.newport.gov.uk%2Fonline-applications%2Fplan%2F25%2F0601&data=05%7C02%7CCatherine.Aldous%40newport.gov.uk%7C2f7701f063d34e7f352708ddf05a025b%7C2c4d0079c52c4bb3b3cad8eaf1b6b7d5%7C0%7C0%7C638930991554160649%7CUnknown%7CTWFpbGZsb3d8eyJFbXB0eU1hcGkiOnRydWUsIlYiOiIwLjAuMDAwMCIsIlAiOiJXaW4zMilskFOljoITWFpbClldUljoyfQ%3D%3D%7C0%7C%7C%7C&sdata=%2BC1MPzMMWdb7AQDPGf9hq%2B4133VowZEinyp%2B%2Fwlo%2FZg%3D&reserved=0>

Your sincerely
Development Management