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Sent: 14 July 2026 10:21
To: NCC - Planning <Planning@newport.gov.uk>
Cc: Spencer, Mark (Elected Member) <Mark.Spencer@newport.gov.uk>; Pimm, Matthew (Elected Member) <Matthew.Pimm@newport.gov.uk>
Subject: Planning Application 26/0456

Hello

I writing to place my objections to planning application 26/456

The proposal is for a substantial rebuild of the property to accommodate 7 tenants.

Looking the frontage design I am concerned that is not in keeping with the surrounding properties which were built in the early 1900s and are of a traditional design. It would not be in keeping with neighbouring properties and therefore be notably different. A potential eyesore.

I note that there are no measurements provided for the kitchen/lounge area and I question whether this would be large enough to accommodate 7 tenants who will be cooking, eating, washing clothes and relaxing in this space? When comparing its size to the next door bedrooms I am concerned that it is too small and the space would be easily over crowded and not convivial to communal living.

The application states that cycle storage and bin storage will be on the driveway. None of this is mapped out so its impossible to assess whether the provision would be adequate for seven tenants, especially given the additionality of recycling bags/bins that would be required. It's impossible therefore to make any assumption that the driveway will be large enough to be utilised as a parking space.

Finally parking is major concern. I note the highway's report states that parking survey provided is not fully compliant. I have considered the survey and I agree there are issues. A 5 am snapshot does not reflect the actual parking within the local area. This is heavily residential with very little off street parking available. The nearby park attracts visitors and parking spaces are very often full on weekends. The bend on Tennyson Road by no 71 is just not used for parking. Parking would block the

junction from Milton Road and the ability to see oncoming traffic. The bend is incredibly sharp and steep therefore parking on this bend is considered unsafe and is avoided. I would argue that there would be 7 vehicles which would create additional pressure on an already densely packed area

I wish to call this application into to be considered by the planning committee, if officers have determined they will approve.

Thank you so much

Deb Davies