

Newport City Council

Newport City Council
Regeneration Investment & Housing
Civic Centre
Godfrey Road
Newport NP20 4UR

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Application for non-material amendment following a grant of planning permission

Town and Country Planning Act 1990

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Details

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

Suffix

Property Name

Phase 1 Old Town Dock

Address Line 1

Usk Way

Address Line 2

Town/city

Newport

Postcode

Description of site location (must be completed if postcode is not known)

Easting (x)

331879

Northing (y)

187420

Description

Phase 1 Old Town Dock

Applicant Details

Name/Company

Title

Mr

First name

Luke

Surname

Stokes

Company Name

Hedyn

Address

Address line 1

Nexus House

Address line 2

Mission Court

Address line 3

Town/City

Newport

Country

Postcode

NP20 2DW

Are you an agent acting on behalf of the applicant?

☒ Yes

☐ No

Applicant Contact Details

Primary number

Secondary number

Email address

Agent Details

Name/Company

Title

Mr

First name

Max

Surname

Cruse

Company Name

Asbri Planning Ltd.

Address

Address line 1

Unit 9 Oaktree Court

Address line 2

Mulberry Drive

Address line 3

Cardiff Gate Business Park

Town/City

Cardiff

Country

United Kingdom

Postcode

CF23 8RS

Contact Details

Primary number

***** REDACTED *****

Secondary number

Email address

***** REDACTED *****

Eligibility

Does the applicant have an interest in the part of the land to which this amendment relates?

- ☒ Yes
- ☐ No

Description of Your Proposal

Please provide the description of the approved development as shown on the decision letter, including the application reference number and date of decision in the sections below

VARIATION OF CONDITION 01(NOISE ASSESSMENT) AND 22 (MATERIALS) OF PLANNING PERMISSION 05/1644 FOR RESIDENTIAL DEVELOPMENT COMPRISING 154 APARTMENTS (INCLUDING 15NO. AFFORDABLE DWELLINGS)WITH ASSOCIATED CAR PARKING, LANDSCAPE WORKS AND ERECTION OF 1NO. COMMERCIAL (A3) UNIT.

Reference number

08/0228

Date of decision

08/02/2010

For the purpose of calculating fees, which of the following best describes the original application type?

- ☐ **Householder development:** Development to an existing dwelling-house or development within its curtilage
- ☒ **Other:** anything not covered by the above category

Non-Material Amendment(s) Sought

Please describe the non-material amendment(s) you are seeking to make

See attached cover letter

Please state why you wish to make this amendment

See attached cover letter

Are you intending to substitute amended plans or drawings?

- ☒ Yes
- ☐ No

If yes, please complete the following details

Old plan/drawing numbers

1281-P-016 Rev.C - Site Plan Proposed
1281-P 100 Rev.L - Lower Ground Floor Plan
1281-P 101 Rev.L - Ground Floor Plan
1281-P 102 Rev.L - First Floor Plan
1281-P 103 Rev.E - Second Floor Plan
1281-P 105 Rev.E - Third Floor Plan
1281-P 106 Rev.E - Roof Plan
1281-P 200 Rev.A - North East Section A - A and South West Section B - B
1281-P 201 Rev.A - North East Section C - C and North West Section D - D
1281-P 202 Rev.A - South East Section E - E and North West Section F - F
1281-P 203 Rev.A - SE Section G-G
1281-P 300 Rev.C - South West Elevation and North East Elevation
1281-P 301 Rev.B - North West Elevation and South East Elevation

New plan/drawing numbers

N258 - P002 - Site Plan
N258 – P003 – Lower Ground Floor Plan
N258 – P004 – Ground Floor Plan
N258 – P005 – First Floor Plan
N258 – P006 – Second Floor Plan
N258 – P007 – Third Floor Plan
N258 – P008 – Fourth Floor Plan
N258 – P009 – Roof Plan
N258 – P010 – South West Elevation and North East Elevation
N258 – P011 - North West Elevation and South East Elevation
N258 – P012 - South East Section E-E North West Section F-F
N258 – P013 - North East Section A-A and South West Section B-B
N258 – P014 - North East Section C-C North West Section D-D
N258 – P015 - N258-P015 – South East Section G-G

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- ☒ Yes
☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

- ☒ The agent
☐ The applicant
☐ Other person

Pre-application Advice

Has pre-application advice been sought from the local planning authority about this application?

- ☐ Yes
☒ No

Authority Employee/Member

With respect to the Authority, is the applicant or agent one of the following:

- (a) a member of staff
(b) an elected member
(c) related to a member of staff
(d) related to an elected member

Do any of these statements apply to you?

- ☐ Yes
☒ No

Declaration

I/We hereby apply for Non-Material Amendment as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.
I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.
I/We also accept that:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be made available as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☒ I / We agree to the outlined declaration

Signed

Asbri Planning

Date

15/04/2026