

Newport City Council

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

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Application for prior notification of proposed demolition

Town and Country Planning (General Permitted Development) Order 1995 - Schedule 2, Part 31

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

Somerton Park Garage, Hand Car Wash

Address Line 1

Cromwell Road

Address Line 2

Town/city

Newport

Postcode

NP19 0HT

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

Easting (x)

333297

Northing (y)

187569

Description

Applicant Details

Name/Company

Title

Mr.

First name

Dldar

Surname

Ahmed

Company Name

Somerton Park Garage - Hand Car Wash.

Address

Address line 1

Somerton Park Garage, Hand Car Wash.

Address line 2

Cromwell Road

Address line 3

Newport

Town/City

Newport

Country

Postcode

NP19 0HT

Are you an agent acting on behalf of the applicant?

- ☒ Yes
- ☐ No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Email address

Agent Details

Name/Company

Title

Mr.

First name

David

Surname

Young

Company Name

Building Design Services

Address

Address line 1

24 Cambria Close

Address line 2

Caerleon

Address line 3

Town/City

Newport

Country

United Kingdom

Postcode

NP18 1LF

Contact Details

Primary number

***** REDACTED *****

Secondary number

Email address

***** REDACTED *****

Proposed Demolition Works

Please describe the building(s) to be demolished

The building to be demolished is a single storey store.
Please see Drg. Ref. 3

Please state the reasons why demolition needs to take place

The storage building is not required any more and by opening up the forecourt it will provide more area for Valeting and Car Wash.

Please describe the proposed method of demolition

The method of demolition of the building, will incorporate the following procedures :-

1. The building to be demolished by an established Demolition Company.
2. All Health & Safety precautions are to be adhered to at all times..
3. All materials removed from site to be either re-used or disposed of via a Registered Licenced Disposal Contractor.
4. The existing concrete forecourt to be re-instated to match the existing finish.

How and where would spoil/rubble be disposed of?

Any surplus spoil and/or rubble would be removed from site and disposed via a Registered Licenced Disposal Contractor.

Please provide details of the proposed restoration of the site

When the building has been demolished, the existing concrete forecourt shall be reinstated to match the existing concrete forecourt.

When do you expect the works to commence (date must be post application submission)?

03/11/2025

When do you expect the works to be completed (date must be post application submission)?

12/11/2025

Are there any public Rights of Way within the site or immediately adjoining the site?

- ☐ Yes
☒ No

Is redevelopment or rebuilding proposed at a later date?

- ☐ Yes
☒ No

Does the proposal involve the felling or pruning of any tree(s)?

- ☐ Yes
☒ No

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

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

***** REDACTED *****

First Name

***** REDACTED *****

Surname

***** REDACTED *****

Reference

E-Mail dated the 2/10/25

Date (must be pre-application submission)

02/10/2025

Details of the pre-application advice received

The Duty Planning Officer. advised.... to apply to Newport Planning for Prior Notification for the Demolition of a building.

Declaration

I/We hereby apply for Prior Approval: Demolition of building 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

David Young

Date

09/10/2025