

Highway Response

Ref: 25/0449

Date: 30/06/25

PROPOSAL: CHANGE OF USE OF ONE BEDROOM FOR MASSAGE, AROMATHERAPY, REFLEXOLOGY AND REIKI

SITE: 15 Brynderwen Road Newport NP19 8LQ

Case Officer: Harpreet Khela

Highway Officer: Kevin Jackson

Highway recommendation:

No objection.

Highway Comments:

The proposed business would have no significant servicing issues based on the supporting documents. There would be a theoretical need for visitor parking only as staff already reside at the premises.

The survey provided suggests that parking stresses are low even at peak demand and the business would not operate at times of peak demand. Furthermore, the scale of the operation would not generate more than two cars at a time and that only for minutes.

Whilst the proposals may not be strictly policy compliant, we would not anticipate any adverse impacts subject to conditions to prevent any additional rooms or staff being introduced. We would suggest consideration of a personal permission to prevent issues in the event that the property changes hands.

In summary there are no highway related objections subject to conditions to limit the hours and scale of operation.