

From: NCC - Planning <Planning@newport.gov.uk>
Sent: 03 July 2026 09:36:28 UTC+01:00
To: "Cooke, Jacob (Senior Planning Officer)" <Jacob.Cooke@newport.gov.uk>
Subject: FW: Planning Consultation Request for case ref: 26/0402

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

From: NCC - Sab <Sab@newport.gov.uk>
Sent: 03 July 2026 09:29
To: NCC - Planning <Planning@newport.gov.uk>
Cc: NCC - Sab <Sab@newport.gov.uk>
Subject: RE: Planning Consultation Request for case ref: 26/0402

Good morning

Having reviewed the information, a SAB application will likely be required due to the scale of the works. Further information can be found in the following link.

<https://eur03.safelinks.protection.outlook.com/?url=https%3A%2F%2Fwww.newport.gov.uk%2Fen%2FPlanning-Housing%2FPlanning%2FSustainable-drainage-systems.aspx&data=05%7C02%7CJacob.Cooke%40newport.gov.uk%7C54b2cdd09b0a434c02a408ded8de2d70%7C2c4d0079c52c4bb3b3cad8eaf1b6b7d5%7C0%7C0%7C639186645957098888%7CUnknown%7CTWFpbGZsb3d8eyJFbXB0eU1hcGkiOnRydWUsIlYiOiIwLjAuMDAwMCIsIlAiOiJXaW4zMmIsIkFOIjoiTWFpbCIldUIjoyfQ%3D%3D%7C0%7C%7C%7C&sdata=ugHXmdHtAwpiWh8qF3DwuxSwCuXSmAgZ0RpukQNxN40%3D&reserved=0>

We would encourage the applicant to engage with us at the earliest opportunity to ensure that the planning application and sab application can be reviewed in conjunction to ensure the design satisfies SAB and planning standards.

Cofion cynnes/Kind regards

Corff Cymeradwyo Draenio Cynaliadwy/
Sustainable Drainage Approval Body (SAB) Seilwaith / Infrastructure Cyngor Dinas Casnewydd / Newport City Council Ffôn / Phone: 01633 656 656 E-bost / Email: SAB@newport.gov.uk

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

From: planning@newport.gov.uk <planning@newport.gov.uk>
Sent: 03 July 2026 07:35
To: NCC - Sab <sab@newport.gov.uk>; Turner, Joanne (Team Manager - Assets and Planning) <Joanne.Turner@newport.gov.uk>; Jones, Steven (Senior Engineer) <Steven.Jones@newport.gov.uk>
Subject: Planning Consultation Request for case ref: 26/0402

Dear

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

App Number: 26/0402

Address: 149 Commercial Road Newport South Wales

Proposal: DEMOLITION OF THE EXISTING DERELICT STRUCTURE AND THE DEVELOPMENT OF A MIXED USE BUILDING PROVIDING A GROUND FLOOR COMMERCIAL UNIT AND 5NO. SELF CONTAINED RESIDENTIAL FLATS ABOVE

submitted on 23 May 2026.

View details of 26/0402 at Newport Council - Planning Online:

<https://eur03.safelinks.protection.outlook.com/?url=https%3A%2F%2Fpublicaccess.newport.gov.uk%2Fonline-applications%2Fplan%2F26%2F0402&data=05%7C02%7CJacob.Cooke%40newport.gov.uk%7C54b2cdd09b0a434c02a408ded8de2d70%7C2c4d0079c52c4bb3b3cad8eaf1b6b7d5%7C0%7C0%7C639186645957128907%7CUnknown%7CTWFpbGZsb3d8eyJFbXB0eU1hcGkiOnRydWUsIlYiOiIwLjAuMDAwMCIsIlAiOiJXaW4zMilslkFOIjojTWVpbCIslldUIjoyfQ%3D%3D%7C0%7C%7C%7C&sdata=GvThARbbHBUZj7cBqZfeEr2%2Bo0KCTIJ0ukP06wXqWMo%3D&reserved=0>

Your sincerely
Development Management