The Vale of Glamorgan Council

of Bro Morgannwg

100, Declau'r Bami Y Bami CF63 4RT
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Rementionfol@valeofglathorgan.gov.uk

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Application for Outline Planning Permission With Some Matters Reserved. 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.

1. Applicant N	ame, Address and Contact Details									
Title: Mr	First Name: Nicholas	Sui	rname: Rubenstein							
Company name:	OOTA Property Ltd		h	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1						
Street address:	102Wareham Rd									
		Telephone number:	1							
		Mobile number:		The second secon						
Town/City:	Lychett Matravers	Fax number;								
Country:	UK	Email address:								
Postcode:	BH16 6DT									
Are you an agent	acting on behalf of the applicant?	Yes No								
2. Agent Name	e, Address and Contact Details									
Title: Mr	First Name: Simon	Sur	name: Morgan							
Company name:	Morgan Design Studio Ltd	- July	name. Involgan							
Street address:	36 BADBURY BRIVE	The state of the s								
on our day obs.	DE BUDGENY BEINE	Telephone number:	01258450615							
		Mobile number:	01230430013							
Town/City:	Blandford Forum	Fax number:								
Country:		Email address:								
Postcode:	DT11 7UJ	simon@morgandesig	ınstudio.co.uk							
	Someone and the problem of the control of the control of		All males and a second							
3. Description	of the Proposal									
	Ill those reserved matters for which approval	is being sought:								
✓ Access	✓ Appearance	Landscaping	Layout	Scale						
Please describe the proposal: Proposed tourist free tent accommodation development on land adjacent to Woodside Hamlet, Ham Manor, Llantwit Major CF61 1BD										
Whiteletter were taken a Charlesta a Alaka	auchfield (1986 blood) - Red Book lân de Taren er de Drak landt de lande van de Obest Book byken een verke	materiae (m. 2010). Principa (il 2010) militari autori artika den partema para materiar sang tari basar kuma	, riam Manor, Lianiwit Maj	OF CED LIBO						
Has the building of	or works already been carried out?	Yes No								

4. Site Addres	es Dotail															· -
4. Site Adure:	ss Details	•														
Full postal addre	ss of the si	te (including	full postcode	where ava	ailable)	Desc	ription:									
House:			Suffix:													
House name:	Woodside	Hamlet														
Street address:	Ham Man	or														
Town/City:	Llantwit M	lajor			=											
Postcode:	CF61 1BI)														
Description of lo (must be comple																
Easting:	297155															
Northing:	167921															
<u>-</u> .																
5. Pre-applica	tion Adv	rice						_								
Has assistance of	or prior adv	ice been sou	ght from the lo	cal autho	ority about	this app	lication?				Yes	O N	0			
If Yes, please co	mplete the	following info	ormation abou	t the advi	ce you we	re given	(this will h	help	the auth	oritv	v to deal v	vith this	applica	ation	more efficie	entiv):
Officer name:	•	·			•	Ü	•	•			,					,
Title: Mr	Firs	t name:	Robert					1	Surname	. [Lankshea	ər				
Reference:			E and 2015/0	1995/OUT						. 1	Larinonio					
Date (DD/MM/Y)	-	10/2014				iccion)										
Details of the pre			(Must be p	re-applica	auon subm	iission)										
Letter included	within the C	&A Stateme	nt. Conclusion	read as f	follows;"O	verall it is	s consider	red	that there	e is ı	unlikely to	be obje	ection i	n pri	nciple to the	e
proposed use of further informat	of the wood	and for touris	sm purposes a	although i	t is conside	ered tha	t this woul	ld n	eed to be	full	y assesse	ed with 1	the ber	nefit d	of a site visi	t and
										_						
								_								
6. Pedestrian	and Veh	icle Acces	ss, Roads a	nd Rigi	hts of W	ay										
1 11	- 4 4 - 1 - 1															
Is a new or alter	ea venicie a	iccess propo	sea to or from	tne publi	c nignway	?						٠	Yes	U	No	
Is a new or alter	ed pedestri	an access pr	oposed to or f	rom the p	ublic highv	way?						٠	Yes	Ü	No	
Are there any ne	w public ro	ads to be pro	ovided within t	ne site?								U	Yes	•	No	
Are there any ne	w public rig	hts of way to	be provided	within or a	adjacent to	the site	?					O	Yes	٠	No	
Do the proposals	s require ar	y diversions/	extinguishme	nts and/or	r creation o	of rights	of way?					O	Yes	٠	No	
If you answered		of the above	questions, ple	ease show	w details o	n your p	lans/drawi	/ings	s and stat	e th	e referen	ce of the	e plan(s)/dr	awings(s)	
MDS1068/P200	Series															
7. Waste Stor	age and	Collection	<u> </u>												-	
	aa		=													
Do the plans inco	orporate ar	eas to store a	and aid the co	lection of	waste?								Yes		No	
If Yes, please pr				. 2.								100		-		
MDS1068/P200	The state of the s	TATALON PROPERTY OF THE PARTY O	Haracon Control of the Control	Primer scales from		V-8-1000										
Marine Committee										-						

7. Waste Storage and Collection	
Have arrangements been made for the separate storage and collection of recyclable waste?	○ Yes ⓒ No
8. Neighbour and Community Consultation	
Have you consulted your neighbours or the local community about the proposal?	○ Yes ◉ No
9. Authority Employee/Member	
With respect to the Authority, I am: (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
10. Materials	
Please state what materials (including type, colour and name) are to be used externally (if applicable): Boundary Treatments - description: Description of existing materials and finishes:	
Mixture of (in disrepair) panel and post & wire fencing and natural vegetation	
Description of <i>proposed</i> materials and finishes: Mixture of (in disrepair) panel and post & wire fencing and natural vegetation - replaced or repaired as works progress. Nown as indicative - subject to detailed design.	New Landscaping to boundaries
Doors - description: Description of existing materials and finishes: N/A	
Description of proposed materials and finishes:	
3m dia: Ash & Aluminium framework & 16oz Olive cotton canvas	
Roof - description: Description of existing materials and finishes:	
N/A Description of proposed materials and finishes:	
3m dia: Ash & Aluminium framework & 16oz Olive cotton canvas	
Vehicle Access - description: Description of existing materials and finishes:	
N/A Description of proposed materials and finishes:	
Proprietary grass grid interlocking tree root protection system.	
Walls - description: Description of existing materials and finishes:	
N/A	
Description of proposed materials and finishes:	
3m dia: Ash & Aluminium framework & 16oz Olive cotton canvas	
Windows - description: Description of existing materials and finishes:	
N/A Description of proposed materials and finishes.	
Description of <i>proposed</i> materials and finishes: 3m dia: Ash & Aluminium framework & 16oz Olive cotton canvas	
S. C. C. A. C. A. C. A. C.	
Are you supplying additional information on submitted plan(s)/drawing(s)/design and access statement?	• Yes • No

10. Materials							
If Yes, please state re MDS1068/P200 Seri	STREET STREETS STREET STREET		g(s)/design and access st ents	atement:			
11. Vehicle Parki	na						
i i voiioio i urki	9						
Please provide inform	nation on the existing		sed number of on-site par				
Type of v	ehicle	EX	isting number of spaces	i otai propo	sed (including spaces retained)	U	ifference in spaces
Cars	s		0		10		10
Cycle sp	paces		0		20		20
				-		···	
12. Foul Sewage							"
Ole consiste to be a fe							
Please state how for	pressag					havened	
Mains sewer	✓	Package	treatment plant		Unknown		
Septic tank		Cess pit			Other		
Are you proposing to	connect to the exis	ting drainage	e system?	Yes 💍	No 💩 Unknown		
							
13. Assessment	of Flood Risk	<u></u>					
Is the site within an a Maps website - http:/			the Welsh Government's apping/)	Development	Advice	Yes	○ No
If Yes, and you are p	roposing a new buil	ding or a cha	ange of use, please add d	etails of the pr	oposal in the following ta	ble:	
Floodpla	in Area	(1)	Residential lumber of units)	Non-re	sidential (Area of land - hectares)		
Floodplain C1			0	alualista and a November of the Control of the Cont	0		
Floodplain C2					1.2		
If the proposed devel assessment. (Refer t	opment is within an o Section 6 and 7 a	area at risk nd Appendix	of flooding you will need to 1 of TAN 15 - http://wale:	o consider wh	ether it is appropriate to s	submit a flood (15/?lang=en)	consequences
			e.g. river, stream or beck)?			Yes	○ No
		·	, , , , , , , , , , , , , , , , , , , ,				
Will the proposal incr	ease the flood risk	elsewhere?				O Yes	No
How will surface wat	er be disposed of?						
Sustainable dra	inage system		Main sewer		Pond/lake		
Soakaway		\checkmark	Existing watercourse				
		··				<u> </u>	
14. Biodiversity a	and Geological	Conserva	tion			+11	
•	J						
	g the following que	stions refer to	o the guidance notes on tl	ne Planning P	ortal website (see "Local I	level requireme	ents and additional
documentation"). The notes provide fur	rther information on	when there	is a reasonable likelihood	that any impo	rtant biodiversity or geolo	gical conserva	ition features may be
present or nearby an	d whether they are	likely to be a	ffected by your proposals sonable likelihood of the fo				
application site, or or				Showing being	anected adversely of con	iscived and ei	manced within the
a) Protected and prio	rity species:						
Yes, on the dev	• •		Yes, on land a	adjacent to or	near the proposed develo	opment	O No
				•			200
b) Designated sites, i	mportant habitats o	r other biodi	versity features:				

14. Biodiversity and Geological Conservation					
Yes, on the development site	Yes, on land adjacent to or near the proposed development	ent		i,	○ No
c) Features of geological conservation importance:					
Yes, on the development site	Yes, on land adjacent to or near the proposed developm	nent		(• No
Supporting Information Requirements					
	biodivorsity or modernical conservation interest,		.l !s		Manage P. P.
sufficient information and assessments to allow the local pla	biodiversity or geological conservation interest, you will need anning authority to determine the proposal.	to su	ibmit,	with	tne application,
Failure to submit all information required will result in your a the Local Planning Authority has been submitted.	pplication being deemed invalid. It will not be considered valid	d until	l all int	form	ation required by
Your Local Planning Authority will be able to advise on the o	content of any assessments that may be required.				
15. Existing Use				·	**
Please describe the current use of the site:					
Privately Owned Woodlands	Security and control of the control				
Is the site currently vacant?	AND THE REPORT OF THE PROPERTY	(8)	Yes	O	No
If Yes, please describe the last use of the site:					
Privately Owned Woodlands	NOTIFICATION AND AN APPROXIMATION				
When did this use end (if known) (DD/MM/YYYY)?	THE MOVE EIGHT OF LIGHT CONTROL OF EIGHT CONTROL OF THE CONTROL OF				
Does the proposal involve any of the following?		L			
Land which is known to be contaminated?		0	Yes		No
Land where contamination is suspected for all or part of the	site?	\cup	Yes	٠	No
A proposed use that would be particularly vulnerable to the	presence of contamination?	Ü	Yes	٠	No
Application advice If you have said Yes to any of the above, you will need to su	ubmit an appropriate contamination assessment.				
Does your proposal involve the construction of a new building	na?	()	Yes	(4)	No
		· · ·			
16. Trees and Hedges					
Are there trees or hedges on the proposed development site	e?	٠	Yes	Ü	No
And/or: Are there trees or hedges on land adjacent to the pr development or might be important as part of the local lands		٠	Yes	Ů.	No
	de a full Tree Survey, at the discretion of your local planning a	uthor	itv If:	a Tre	ee Survey is
required, this and the accompanying plan should be submitt	ted alongside your application. Your local planning authority si	hould	make	cle	ar on its website
what the survey should contain, in accordance with the curr	ent 'BS5837: Trees in relation to design, demolition and const	ructio	on - Re	econ	nmendations'.
17. Trade Effluent					
Does the proposal involve the need to dispose of trade efflu	ents or waste?	Ū	Yes		No
L					
18. Residential Units					·
10. Nesidential Offics					
Does your proposal include the gain or loss of residential un	nits?		Yes	٠	No
, , ,			100	2	

Bedsitu/Studios	Market Housing - Proposed	ı					Market Housing - Existing	ng				
Bedsite/Studios			Num	ber of be	drooms				Nun	ber of be	drooms	
Cluster Flats	Market and particular property and property and an analysis of the second and an analysis of the	1	2	3	4+	Unknown	CONTROL TO THE PARTY AND A STORE OF THE PARTY AND THE PART	1	2	3	4+	Unknov
FlatsMalisonetles	3edsits/Studios						Bedsits/Studios				-	
Houses	Cluster Flats						Cluster Flats					
Live-Work Units Live-Work	lats/Maisonettes				1		Flats/Maisonettes					1
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Number of bedrooms	Jnknown		matter or Printer (unprincipulary)				Unknown					
Number of bedrooms	Proposed Market Housing To	ital					Existing Market Housing 1	Γotal				
1	Social Rented Housing - Pr	oposed					Social Rented Housing	- Existing				
Bedsits/Studios			Num	ber of be	drooms				Nur	ber of be	drooms	
Cluster Flats	Processor Control of C	1	2	3	4+	Unknown		1	2	3	4+	Unknow
Flats/Maisonettes	3edsits/Studios				1		Bedsits/Studios					
Houses Hou	Cluster Flats				1		Cluster Flats					
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Live-Work Units Live-Work	łouses		1			ACCORD to 100 ACCORD Annual Street Springerspr						
Sheltered Housing	ive-Work Units	***************************************			-	134 514 514 514 514 514 514 514 514 514 51						
Unknown Unknown Unkno	Sheltered Housing											-
Intermediate Housing - Proposed Number of bedrooms												
Intermediate Housing - Proposed Number of bedrooms		-1	1				Against the second of the second		l			7
Number of bedrooms	Toposed Social Housing Tol	aı					Existing Social Housing 1	otai				
Number of bedrooms	ntermediate Housing - Pro	posed					Intermediate Housing - I	Existing				
1 2 3 4+ Unknown	References to the second secon	1	Num	ber of be	drooms				Num	ber of be	drooms	
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Sheltered Housing Unknown Existing Intermediate Housing Total					-		particular designation of the second					
Unknown Croposed Intermediate Housing Total Existing Intermediate Housing Total		-	<u> </u>									
Existing Intermediate Housing Total Composed Intermediate Housing Total									Mineral Market Street Company			
Key Worker Housing - Proposed Number of bedrooms												7
Number of bedrooms 1 2 3 4+ Unknown Bedsits/Studios Cluster Flats Cluster Flats Flats/Maisonettes Houses Live-Work Units Sheltered Housing Jnknown Proposed Key Worker Housing Total Number of bedrooms Number of bedrooms Number of bedrooms Number of bedrooms Number of bedrooms Number of bedrooms Number of bedrooms Existing Key Worker Housing Number of bedrooms Existing Key Worker Housing	roposed Intermediate Housi	ng Total					Existing Intermediate Hou	sing Total				
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Flats/Maisonettes Houses Live-Work Units Live-Work Units Sheltered Housing Unknown Proposed Key Worker Housing Total Existing Key Worker Housing Total	Bedsits/Studios											
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	Jnknown						Unknown					
	roposed Key Worker Housir	ng Total					Existing Key Worker House	sing Total				1
. All Types of Development: Non-residential Floorspace								<u> </u>				J
. All Types of Development: Non-residential Floorspace												
Ani Types of Development, Non-residential Floorspace	All Types of Day	lonma	nt: No	n-ree	denti	al Floorensos						
		emyo:	mil. NO	iii-res	uenti	ai rioorspace						

20. Employment		
No Employment details were submitted for this application		
21. Hours of Opening		
No Hours of Opening details were submitted for this application		
22. Site Area		
What is the site area?	12,919.00 sq.metre	es
Does your proposal involve the construction of a new building which would result in the loss or gain of public open space?	○ Yes ⊙ No	
23. Industrial or Commercial Processes and Machinery		
Please describe the activities and processes which would be carried out on the site and the end products including Please include the type of machinery which may be installed on site: N/A	ng plant, ventilation or air cond	itioning.
Is the proposal for a waste management development? Yes No		
If this is a landfill application you will need to provide further information before your application can be determine make clear what information it requires on its website.	ed. Your waste planning author	ity should
24. Renewable and Low Carbon Energy		
Does your proposal involve the installation of a stand-alone renewable or low-carbon energy development?	◯ Yes ⓒ No	
		
25. Hazardous Substances		
Is any hazardous waste involved in the proposal?		
A. Toxic substances	Amount held on site	
		Tonne(s)
B. Highly reactive/explosive substances	Amount held on site	
2. Mgmy reactive expressive substances	Amount field off site	Tonne(s)
C. Flammable substances (unless specifically named in parts A and B)	Amount held on site	
		Tonne(s)
26. Site Visit		
Can the site be seen from a public road, public footpath, bridleway or other public land?	○ No	
If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Pleas	se select only one)	

27. Certificates (Certificate A) Certificate of Ownership - Certificate A Town and Country Planning (Development Management Procedure) (Wales) Order 2012 I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/ the applicant was the owner (owner is a person with a freehold interest or leasehold interest with at least 7 years left to run) of any part of the land or building to which the application relates. Title: Mr First name: Simon Surname: Person role: **AGENT** Declaration date: 24/09/2016 ✓ Declaration made 27. Certificates (Agricultural Holdings Certificate) **Agricultural Holding Certificate** Town and Country Planning (Development Management Procedure) (Wales) Order 2012 Agricultural Land Declaration - You Must Select Either A or B (A) None of the land to which the application relates is, or is part of an agricultural holding. (B) I have/The applicant has given the requisite notice to every person other than myself/the applicant who, on the day 21 days before the date of this application, was a tenant of an agricultural holding on all or part of the land to which this application relates, as listed below: Notice recipient Date notice served Name: Number: Suffix: House name: Street: Locality: Town: Postcode: Title: Mr First name: Simon Surname: Morgan Person role: **AGENT** Declaration date: 24/09/2016 Declaration made 28. Declaration I/we hereby apply for planning permission as described in this form and the accompanying plans/drawings and additional information. I confirm that, to the best of my knowledge, any facts stated are true and accurate and 24/09/2016 Date any opinions given are the genuine opinions of the persons giving them.