

Robert Bowen Planning and Development Ltd

Our ref:

Your ref: P2021/0756

Date: 21/09/2022

The Planning Dept.
Neath Port Talbot CBC
The Quays
Brunel Way
Neath

Dear Sir,

**RE: Section 73 Application
77 Church Road Seven Sisters.
Variation of Condition 2 (List of Approved Plans and Documents), 3(CMS),4(sewer
protection and 5(Materials) of Planning Permission P2021/0756.**

The submitted information is as follows.

1. Planning Application Form
2. Fee £230
3. Plans and documents as follows

Cond 2	IR20079 101 P5	Block Plan, Location Plan, Elevations
Cond 2	IR20079 100 P6	Ground Floor & Roof Plan
Cond 3	CMS	RB Planning

PHONE

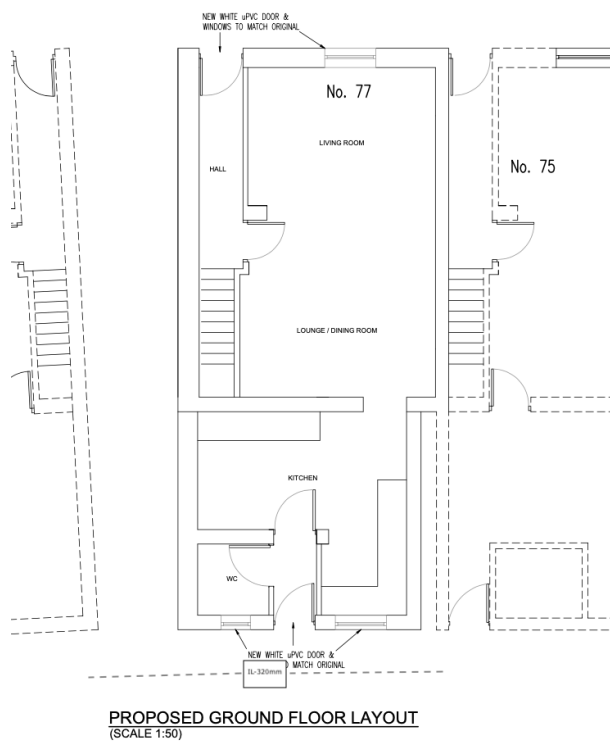
MOB PHONE

EMAIL

The existing sewer is located to the rear of the single storey element of the dwelling as shown in **Figure 1** below. Although the sewer is within 1m of the rear building it's shallow depth, with an inverter level of -320 mm, dictates that there is no direct loading on the sewer from the adjacent dwelling given that the foundations of the dwelling are over 300 mm below the base of the pipe.

As such it is considered that the existing sewer is adequately protected.

Figure 1



Condition 5 Materials

Roof – Grey concrete tile

Walls- Spa render

Plinth to front elevation – Natural stone

Samples to follow.

Yours faithfully,

Robert Bowen.