

**NEATH PORT TALBOT COUNTY BOROUGH COUNCIL
CYNGOR BWRDEISTREF SIROL CASTELL-NEDD PORT TALBOT**

**TOWN AND COUNTRY PLANNING ACT 1990
THE TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT
PROCEDURE)(WALES) ORDER 2012**

APPROVAL OF NON-MATERIAL AMENDMENT

Name and address of the applicant

Mr Hadleigh Hobbs
Wellspring Homes
C/O Agent

Name and address of the agent

Mr Sam Courtney
LRM Planning Ltd.
22 Cathedral Road
Cardiff
CF119LJ

DATE REGISTERED: 17 May 2023

APPLICATION NO: P2023/0395

LOCATION: Land At Pearson Way, Penrhiwtyn, Neath, SA11 2EJ

PROPOSAL: Non-Material Amendment to planning permission P2021/0780 dated 06/05/2022 to add solar panels to the rear roof slopes, reconfigure internal room layouts and reposition rooflights on all 8 houses and minor alterations to opening sizes, void areas and balustrades on House Type A (Plots 1-4)

NEATH PORT TALBOT COUNTY BOROUGH COUNCIL as the Local Planning Authority in pursuance of its power under the above mentioned Act and Order hereby determines that the amendments are non-material and allows the application.

Signed: 
Ceri Morris – Head of Planning & Public Protection

Date: 9 June 2023

Important Notes:

(1) This decision is in relation to those amendments contained within the application only and in all other regards the approved development shall be constructed in accordance with the host planning application