

Application for Removal or Variation of a Condition following Grant of Planning Permission

Town and Country Planning Act 1990; Planning (Listed Buildings and Conservation Areas) 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.

Site Details

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number		Suffix	
Property Name			
Land adjacent to			
Address Line 1			
Unit19/20			
Address Line 2			
Mardon Park			
Town/city			
Baglan			
Postcode			
SA12 7AX			

Description of site location (must be completed if postcode is not known)

Easting (x)	Northing (y)
274003	192679
Description	

Applicant Details

Name/Company

Title

First name

J

Surname

Stephens

Company Name

Aim2Sustain Properties Ltd

Address

Address line 1

Unit 19/20 Mardon Park

Address line 2

Baglan

Address line 3

Town/City

Port Talbot

Country

Postcode

SA12 7AX

Are you an agent acting on behalf of the applicant?

- ☒ Yes
- ☐ No

Contact Details

Primary number

Secondary number

Email address

Agent Details

Name/Company

Title

Mr

First name

Robert

Surname

Bowen

Company Name

Robert Bowen Planning & Development LTD

Address

Address line 1

7 Llys Sant Teilo

Address line 2

Llangyfelach

Address line 3

Town/City

Swansea

Country

Postcode

SA5 7HQ

Contact Details

Primary number

***** REDACTED *****

Secondary number

Email address

***** REDACTED *****

Description of the Proposal

Please provide a description of the approved development as shown on the decision letter

Section 73 application to remove condition 7 (green roof), revise wording of condition 16 (landscaping management plan) and agree conditions 3, 4, 5, 6, 8, 9, 10, 11, 12, 15, 16, 17, 18, 20, 21, 22 and 23 of planning permission P2021/1087 for construction of four industrial units (Class B1, B8) with associated car parking drainage and landscaping.

Reference number

P2023/0963

Date of decision (date must be pre-application submission)

15/02/2023

Please state the condition number(s) to which this application relates

Condition number(s)

Section 73 application to remove condition 10 (Gas Protection) and condition 12 (Verification Report) of Planning Permission P2023/0963

Has the development already started?

- ☐ Yes
☒ No

Condition(s) - Removal

Please state why you wish the condition(s) to be removed or changed

See covering letter

If you wish the existing condition to be changed, please state how you wish the condition to be varied

Remove condition 10 (Gas Protection) and condition 12 (Verification Report) of Planning Permission P2023/0963

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- ☒ Yes
☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

- ☒ The agent
☐ The applicant
☐ Other person

Pre-application Advice

Has pre-application advice been sought from the local planning authority about this application?

- ☐ Yes
☒ No

Ownership Certificates

Town and Country Planning (Development Management Procedure) (Wales) Order 2012

Please answer the following questions to determine which Certificate of Ownership you need to complete: A,B,C or D.

Are you the sole owner of ALL the land?

- ☐ Yes
☒ No

If No, can you give appropriate notice to ALL the other owners?

- ☒ Yes
☐ No

Certificate of Ownership - Certificate B

I certify/the applicant certifies that I have/the applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner (owner is a person with a freehold interest or leasehold interest with at least seven years left to run) of any part of the land or building to which this application relates.

Name of Owner/Agricultural Tenant: ***** REDACTED *****
House name:
Number:
Suffix:
Address line 1: Two Devon Way,
Address Line 2: Longbridge,
Town/City: Birmingham
Postcode: B31 2TS
Date notice served (DD/MM/YYYY): 02/10/2024
Person Family Name:

Name of Owner/Agricultural Tenant: ***** REDACTED *****
House name:
Number:
Suffix:
Address line 1: Unit 19 Mardon Park
Address Line 2:
Town/City: Baglan
Postcode: SA12 7XA
Date notice served (DD/MM/YYYY): 02/10/2024
Person Family Name:

Person Role

- ☐ The Applicant
☒ The Agent

Title

Mr

First Name

Robert

Surname

Bowen

Declaration Date

02/10/2024

☒ Declaration made

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

Person Role

- ☐ The Applicant
- ☒ The Agent

Title

Mr

First Name

Robert

Surname

Bowen

Declaration Date

02/10/2024

☒ Declaration made

Declaration

I/We hereby apply for Removal/Variation of a condition as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.

I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

I/We also accept that:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be made available as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☒ I / We agree to the outlined declaration

Signed

Robert Bowen

Date

02/10/2024