

**ADRODDIAD PENNAETH
CYNLLUNIO,
CYFARWYDDIAETH YR
AMGYLCHEDD**

**REPORT OF THE
HEAD OF PLANNING,
DIRECTORATE OF ENVIRONMENT**

**AR GYFER PWYLLGOR CYNLLUNIO
CYNGOR SIR CAERFYRDDIN/**

**TO CARMARTHENSHIRE COUNTY
COUNCIL'S PLANNING COMMITTEE**

**AR 14 RHAGFYR 2017
ON 14 DECEMBER 2017**

**I'W BENDERFYNU/
FOR DECISION**

**ATODIAD
ADDENDUM**

*Ardal Del/
Area South*



**Cyngor Sir Gâr
Carmarthenshire**
County Council



ADDENDUM – Area South

<i>Application Number</i>	S/36019
<i>Proposal & Location</i>	CHANGE OF USE FROM A C3 DWELLING TO C4 USE HOUSE OF MULTIPLE OCCUPATION (5 PERSON) AT 69 PANTEG, LLANELLI, SA15 3TE

DETAILS:

CONSULTATIONS

Local Member – County Councillor B Thomas has commented that the travel plan submitted with the application merely provides public transport details for the occupiers of the development with no provision for its monitoring and review. He also opines that the bike storage rack originally proposed in the scheme has been removed and that the existing garage is unsuitable for a car.

Neighbours/Public

Two further letters of objection have been received from neighbouring residents which raise the following concerns:

- Lack of parking and road safety impacts.
- The travel will not prevent occupiers from adding congestion by using private cars.
- Impact upon residential amenity.

Concerns regarding the parking and highway impacts of the development have been addressed in the main report which confirms that the Head of Transport has raised no objection to the application. Members will note from the report that the scheme incorporates cycle storage facilities in the existing outbuilding at the rear of the property.

Matters relating to the impact of the development upon residential amenity are also addressed in the main report.

The recommendation to approve remains unchanged subject to the imposition of the conditions contained in the main report.