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Copied to  
New Griffith

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Tel/Ffôn: 01443 494700  
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Town and Country Planning Act 1990

### FULL PLANNING PERMISSION

Clients Name and Address  
H.D. Williams,  
123 Trealaw Road,  
Tonypany.  
CF40 2NP

Applicants Name and Address (if different)  
G.D. Evans Holdings.  
Cámrian Industrial Estate,  
Coedcae Lane,  
Pontyclun.  
CF72 9EW

#### Part I - Particulars of Application

Date received:  
05/04/2004

Application Number:  
04/0645/10

Particulars and location of the development

Note: This description does not form part of the decision

Proposal: Proposed factory unit

Location: CAMBRIAN INDUSTRIAL ESTATE (WEST SIDE) OFF COEDCAE LANE PONTYCLUN.

O. S. Sheet Reference:

Grid Ref.:

#### Part II - Particulars of decision

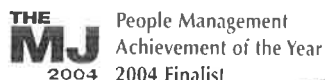
In pursuance of its powers under the Town and Country Planning Act 1990, the Rhondda Cynon Taf County Borough Council grants permission for the carrying out of the development as specified in the application and plans submitted by the applicant subject to the following conditions:-

- 1 The development hereby permitted shall be begun before the expiration of 5 years from the date of this permission.

Reason : To ensure compliance with sections 91-92 of the Town and Country Planning Act 1990.

- 2 Prior to the development being brought into use the proposed parking area

David Bishop B.Sc(Hons/Anrh), M.B.A., C.Eng., M.I.C.E.  
Group Director Environmental Services/  
Cyfarwyddwr Cyfadran y Gwasanaethau Amgylchedd



shall be completed in accordance with details to be submitted to and approved in writing by the Local Planning Authority before any works commence on site.

Reason : To ensure the adequacy of the proposed development, in the interest of highway safety.

- 3 The building shall not be occupied until the area indicated for the parking of vehicles has been laid out in accordance with the submitted plans and that area shall not thereafter be used for any purpose other than the parking of vehicles.

Reason : To ensure the adequacy of the proposed development, in the interest of highway safety.

- ! 4 Before works commence on site a detailed report shall be prepared and submitted for the approval of the local Planning Authority. This report shall incorporate a detailed investigation of the ground conditions and levels of contamination within the site and methods for dealing with the same. Prior to the commencement of the development hereby approved such measures as are recommended and specified in the report shall be undertaken to the satisfaction of the Local Planning Authority in consultation with the County Borough's Public Health & Protection Officer.

\* Reason : The site is contaminated due to previous use.

- 5 During the constructional phase of the development the hours of work shall be restricted to between the following times:

Monday to Friday	08.00 – 18.00 hours
Saturday	08.00 – 13.00 hours
Sunday and Bank Holidays	Not at all.

Reason : In the interests of residential amenity.

- 6 Adequate measures shall be taken to ensure the suppression of dust on the site during construction with suitable provision being made for removal of dirt/dust on the access road to the site and adjacent highway as a result of the ingress and egress of vehicles.

Reason : In the interests of safeguarding the amenities of neighbouring residents.

- 7 No development shall commence until the developer has prepared a scheme for the comprehensive and integrated drainage of the site showing how foul water, surface water and land drainage will be dealt with and this has been agreed in writing by the Local Planning Authority in liaison with Dwr Cymru Welsh Water's Network Development Consultant. No units shall be occupied until the works have been completed in accordance with the approved scheme.

\*

NOTE:

- a) foul water and surface water discharges must be drained separately from the site.
- b) No land drainage run-off will be permitted to discharge to the public sewerage system.

Reason : To protect the integrity of the public sewerage system and prevent any hydraulic overload and pollution of the environment.

- 8 Any fuel/oil/chemical tanks must be provided with an impervious bund designed and constructed to the satisfaction of the Local Planning Authority. The volume defined by the bund should exceed that of the tank by at least 10%. Fuel and delivery hoses should employ a proper self sealing filling gun to prevent loss of contents of the hose on completion of tank filling. Valves capable of being locked off should be installed between the fill hose and the tank body. The main filling area should be drained via a suitable sized oil interceptor. All fuel deliveries to the site must be supervised.

Reason : In order to prevent pollution entering the nearby watercourse and site drainage system.

- 9 Samples of the materials it is intended to use externally in the construction of the development shall be submitted to the Local Planning Authority and the development shall not be started before their approval is obtained in writing. The materials used in the construction of the development shall correspond with the approved samples in all respects.

\*

Reason : To ensure that the materials conform with the visual amenity requirements of the area.

- 10 The consent hereby granted shall relate to the revised layout received on 2 June 04 and shall be completed in permanent materials, details of which shall be submitted to and approved by the Local Planning Authority prior to the commencement of works, and shall be completed prior to the first

occupation of any unit hereby approved.

Reason : For the avoidance of doubt and to secure adequate access/car parking arrangements.



Dated: 30/07/2004 Signed \_\_\_\_\_  
Divisional Director of Transportation & Development Control

NOTES TO APPLICANT:

- 1 If the Applicant is aggrieved by the decision of the Local Planning Authority he/she may appeal to the National Assembly for Wales within 6 months of the date of this Notice. Appeals should be made on a form available from the Planning Inspectorate, Crown Buildings, Cathays Park, Cardiff, CF10 3NQ.
- 2 The proposed development lies within a coal mining area. In the circumstances applicants should take account of any coal mining related hazards to stability in their proposals. Developers must also seek permission from the Authority before undertaking any operations that involves entry into any coal or mines of coal, including coal mine shafts and adits and the implementation of site investigations or other works. Property specific summary information on any past, current and proposed surface and underground coal mining activity to affect the development can be obtained from the Coal Authority. The Coal Authority Mining Reports Service can be contact on 0845 762 6848 or at [www.coal.gov.uk](http://www.coal.gov.uk).
- 3 The developers attention is drawn to the advice contained in the following letters as attached:-
  - a. Network Rail dated 30/04/04.
  - b. Dwr Cymru/Welsh Water dated 13/05/04.
  - c. Public Health & Protection dated 10/05/04.
  - d. Environment Agency dated 27/04/04.

**RE: CAMBRIAN INDUSTRIAL ESTATE (WEST SIDE),COEDCAE LANE CF72 9EW-FP/09/0468**

Thomas, Richard <Richard.G.Thomas@rctcbc.gov.uk>

Fri 10/01/2020 11:04

To: 'Huw Williams' <hdwilliams1@hotmail.co.uk>

Good morning Huw,

Further to our telephone conversation and subsequent e-mail request, I can confirm the following inspections:

24 <sup>th</sup> July 2009	Developer informed excavations were commencing.
27 <sup>th</sup> July 2009	Site visit confirming excavations commenced.
9 <sup>th</sup> December 2013	Work re-commenced, excavation started, 2m deep, requested contact when excavation complete.
30 <sup>th</sup> June 2014	Site visit to discuss storm drainage provision.

There are no further site inspections recorded.

Kind regards,

Richard

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**From:** Huw Williams <hdwilliams1@hotmail.co.uk>

**Sent:** 10 January 2020 10:22

**To:** Thomas, Richard <Richard.G.Thomas@rctcbc.gov.uk>

**Subject:** CAMBRIAN INDUSTRIAL ESTATE (WEST SIDE),COEDCAE LANE CF72 9EW-FP/09/0468

Richard,

Would it please be possible for us to have a copy of the building control site inspection notes for the above.

Cofion Gorau

HDW

Croesawn ohebu yn Gymraeg a fydd gohebu yn y Gymraeg ddim yn arwain at oedi. Rhowch wybod inni beth yw'ch dewis iaith e.e. Cymraeg neu'n ddwyieithog

Mae'r neges ar gyfer y person / pobl enwedig yn unig. Gall gynnwys gwybodaeth bersonol, sensitif neu gyfrinachol. Os nad chi yw'r person a enwyd (neu os nad oes gyda chi'r awdurdod i'w derbyn ar ran y person a enwyd) chewch chi ddim ei chopio neu'i defnyddio, neu'i datgelu i berson arall. Os ydych chi wedi derbyn y neges ar gam, rhowch wybod i'r sawl sy wedi anfon y neges ar unwaith. Mae'n bosibl y bydd holl negeseuon yn cael eu cofnodi a/neu fonitro unol â'r ddeddfwriaeth berthnasol. I ddarllen yr ymwadiad llawn, ewch i <http://www.rctcbc.gov.uk/ymwadiad>

We welcome correspondence in Welsh and corresponding with us in Welsh will not lead to a delay. Let us know your language choice if Welsh or bilingual

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