

Application Ref: NP/18/0051/OUT

Case Officer	Nicola Gandy		
Applicant	Mr N James, Pembs Housing Associ, Mill Bay Homes Ltd & Swangate Dev Ltd & Premier Inn Hotels		
Agent	Mrs G Jones, Geraint John Planning Ltd		
Proposal	38 Affordable residential dwellings, Hotel, 32 open market dwellings & associated car parking, access, landscaping, drainage & engineering works.		
Site Location	Land at Glasfryn Road, St Davids, Pembrokeshire, SA62 6ST		
Grid Ref	SM75872571		
Date Valid	21-Feb-2018	Target Date	31-Oct-2018

Officer's Appraisal

The application was brought to the Development Management Committee on 6th June 2018 where the application was approved by Members subject to a S106 Agreement and an acceptable Appropriate Assessment.

Since this date the agent has been working with the Authority on the S106 Agreement and the Appropriate Assessment (AA). The information required for the AA was technical and specialist, which has caused a delay in the submission of the information required.

At the time of writing the report the final draft of the S106 Agreement is being prepared and the revised drainage strategy required for the Appropriate Assessment is being considered by Natural Resources Wales. It is anticipated that the matters will be resolved prior to the Development Management Committee, however, an extension to 18 January 2019 is requested to allow for any unforeseen additional information and/or further consideration which may be required. This would appear reasonable taking into account the information required and the Christmas period.

The 6 month time period, agreed at the Committee on 6th June 2018, for the application to be approved is 6th December 2018, therefore officers request an extension of this deadline to 18 January 2019. .

Recommendation

The time period for the completion of the S106 Agreement and an acceptable Appropriate Assessment for application NP/18/0051/OUT is extended to 18 January 2019.