

Amendments to permitted development rights

Details

Q1. Details

Name

[REDACTED]

Organisation

-

Preferred contact details (Email address, phone number or address)

[REDACTED]

Q2. Type (please select one from the following)

Business

Q3. Responses to consultations may be made public. To keep your response anonymous (including email addresses) tick the box.

No Response

Questions

Q4. Q1. Should the additional days granted by Class A of Part 4A be retained permanently, permitting temporary uses to take place for up to 56 days (28 days for specified uses) in a calendar year?

Yes

Comments:

I feel that with being allowed 56 days, personally, would allow for us to cover the summer holidays with our pop up campsite.

I do fully agree with capping the allocations for each site, eg, we capped ourselves at 20 tents at a time, then with our 5 bell tents as well. Over a 7achre plot.

People come to north wales to appreciate the rural landscape, and building a city of tents in the fields, I believe, ruins the landscape they're visiting.

We had composting toilets, made from wood and corrugated sheets to match the barns existing in the fields, and only had gravity fed cold water on site.

I believe all temporary additions to the campsite should also be complementary to the surroundings (not hiring in a white plastic toilet block)

Q5. Q2. Do you have any evidence as to any benefits and impacts as a result of introducing the additional number of days for temporary uses to take place since April? If yes, please specify.

Yes

Comments:

Our local shop, pub, and surrounding businesses benefited from us greatly. We made sure to promote those local to us to ensure the village as a whole benefits, not only us.

Also living in a rural village, the majority of our surrounding houses are holiday lets, not allowing for local people to rent full time, or making house prices extremely out of reach.

Without providing an alternative accommodation for tourists, I don't believe this problem will resolve.

Yes higher taxes, but that doesn't make the houses available, it just means they'll charge more to allocate towards the tax.

Having an option for campers, and then the luxury bell tents, I feel we catered for a wider variety of people.

We promoted the Welsh language on site, the visiting children loved learning the language, and then later telling me how they got on trying out their new linguistic skills during the day.

We limited our site to 20 tents maximum. Over the 7achre plot, as we wanted to respect the surroundings and have people visit for the tranquility of the area.

Q6. Q3. Do you have views on whether there should be additional restrictions on the use of this PDR to mitigate against potential impacts of making this permanent? If yes, please specify.

Yes

Comments:

Max capacity limitations.

Eco driven. (We had composting toilets and gravity fed cold showers, no electric)

Consider impacts on the landscape - if needed to have temporary structures have them blend into the surroundings.

Noise limitations - we had no issues through noise issues, I think having a low capacity helped this greatly.

Not having the campsite a certain distance from built up areas - we purposely chose our furthest fields from the village to have minimal impact to 'normal life' for the village.

Q7. Q4. Should the number of days for holding a market generally be extended? If Yes, what is an acceptable number of days for holding a market? What conditions should apply to manage the planning impacts?

Other

Q8. Q5. Should any additional days over the permitted 14 days be provided for markets operated by or on behalf of a local authority?

Other

Q9. Q6. Do you agree the permitted changes of use within town centres should become permanent? If not, please provide your reasons for disagreeing.

Other

Q10. Q7. Do you agree the permitted development right for the use of the highway adjacent to a hospitality use for that purpose should be made permanent? If not, please provide your reasons for disagreeing.

Other

Q11. Q8. If you answered yes to Q7, are any additional conditions required to mitigate potential amenity impacts?

No Response

Q12. Q9. Do you agree the permitted development right for the installation of awnings at hospitality uses should be made permanent? If not, please provide your reasons for disagreeing.

Other

Q13. Q10. Do you have any comments regarding Part 3A?

Other

Q14. Q11. Do you have any comments regarding Part 12A?

Other

Q15. Q12. Do you agree that HMOs should not benefit from permitted development rights for alterations and extensions to a dwellinghouse granted by Part 1 of the GPDO? If not, please provide your reasons for disagreeing.

Other

Q16. Q13. Do you agree with the proposed alterations to Class F? If not, please suggest alternative approaches, restrictions or thresholds that could be adopted.

Other

Q17. Q14. Do you agree greater flexibility should be provided through permitted development rights to accelerate the rollout of electric vehicle charging infrastructure? If not, please provide your reasons for disagreeing.

Other

Q18. Q15. Do you agree with reintroducing permitted development rights for the protection of poultry and other captive birds?

Other

Q19. Q16. Do you agree with the proposals for amending Article 4 directions?

Other

Q20. Q17. We would like to know your views on the effects of the proposals would have on the Welsh language, specifically on opportunities for people to use Welsh and on treating the Welsh language no less favourably than English.

What effects do you think there would be? How could positive effects be increased, or negative effects be mitigated?

No Response

Q21. 18. We have asked a number of specific consultation questions. If you have any related issues which we have not specifically addressed, please use the space below to raise them.

No Response

Submit your response

Q22. If you want to receive a receipt of your response, please provide an email address.

Email address

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