

# Amendments to permitted development rights

## Details

### Q1. Details

Name

[REDACTED]

Organisation

[REDACTED]

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.

Keep my response anonymous

## 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?

No

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:

We have owned a caravan park for 22yrs and have always sought to keep within the local authority planning guidance and maintain the environmental impacts. To keep up with Health and Safety and maintenance of the natural environment takes time and money. If the 56 rule was to carry on past the pandemic it would severely affect my business.

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:

I consider that these rights should not be made permanent. However, if the Welsh Government decides to make these rights permanent, additional safeguards need to be put in place to protect existing businesses, the environment, highway users, neighboring properties, and the holiday makers who camp on them.

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?

**Comments:**

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

*No Response*

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

*No Response*

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.

**Comments:**

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.

*No Response*

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

*No Response*

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

*No Response*

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.

*No Response*

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.

*No Response*

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.

Yes

**Comments:**

EV charging providers are likely to concentrate on the more lucrative, densely populated areas of Wales, with more remote areas being left behind. This needs to be addressed by suitable policy measures such as offering financial incentives to encourage EV providers to expand into more rural areas, as well as greater flexibility through permitted development rights.

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

*No Response*

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

*No Response*

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

*No Response*