

Ynyshir

21/1429/10

Decision Date: 15/02/2022

Proposal: Single dwelling and parking within curtilage of Wood Lodge.

Location: WOOD LODGE, YNYSHIR ROAD, YNYS-HIR, PORTH, CF39 0RG

Reason: 1 The proposed development would represent back-land development that would fail to integrate positively with the existing pattern of development in the immediate area, resulting in an insensitive and inappropriate addition that would have a detrimental impact on the character and appearance of the surrounding area, contrary to Policies AW5 and AW6 of the Rhondda Cynon Taf Local Development Plan.

Reason: 2 The proposed development by virtue of its siting and design would have a detrimental impact upon the residential amenity and privacy of neighbouring properties and would be directly overlooked by the existing neighbouring properties to the detriment of future residents, contrary to Policy AW5 of the Rhondda Cynon Taf Local Development Plan.

Total Number of Delegated decisions is 1