

TKBTC Clerk

From: Wells, James (Avison Young - UK) <james.wells@avisonyoung.com>
Sent: 22 February 2023 17:45
To: TKBTC Clerk
Subject: Pre-Application Consultation
Attachments: Letter to Town Council - Cymraeg.pdf; Letter to Town Council - English.pdf; Schedule 1B Notice - Welsh.pdf; Schedule 1B Notice - English.pdf

Dear Mr Thomas

Please find attached letters and notices in respect of a proposed planning application at Ty Mawr Holiday Park, Towyn.

Regards
James

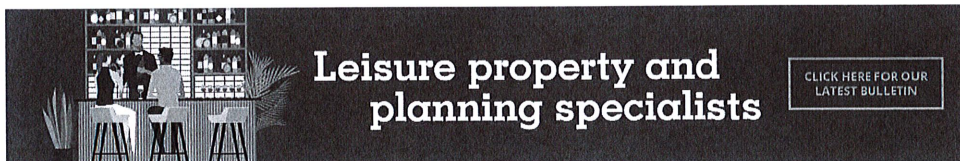
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Associate, Leisure

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Our Ref: JW38/2023/02B124590

22 February 2023

Mr D Thomas
Towyn & Kinmel Bay Town Council
Community Resource Centre
The Square
Off Foryd Road
Kinmel Bay
Conwy
LL18 5BT

To Mr Thomas

**TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE) (WALES)
ORDER 2012: PUBLICITY AND CONSULTATION BEFORE APPLYING FOR PLANNING
PERMISSION - NOTICE UNDER ARTICLES 2C AND 2D**

A planning application will shortly be submitted to Conwy County Borough Council for the change of use of land at Ty Mawr Holiday Park, Towyn for the siting of 45no. static holiday caravans.

Developers are required, as part of the statutory pre-application consultation process, to send a copy of the enclosed notice to adjoining site neighbours and community consultees to provide details of where a copy of the draft application can be viewed and where to send any comments that they may have in relation to the proposals.

You have therefore been sent this letter as you may own, or have an interest in, the land and/or property adjacent to the proposed development site.

If you wish to make representations about this proposed development, you must email the agent at james.wells@avisonyoung.com or write to the address in the upper right corner of this letter within 28 days of the date of this letter.

Yours sincerely



James Wells MRICS MRTPI
Senior Planner, Leisure
+44 0207 911 2362
james.wells@avisonyoung.com
For and on behalf of Avison Young (UK) Limited

enc. Site Notice under Articles 2C and 2D

**Town and Country Planning
(Development Management Procedure) (Wales) Order 2012**

**PUBLICITY AND CONSULTATION BEFORE APPLYING FOR PLANNING PERMISSION
NOTICE UNDER ARTICLES 2C AND 2D**

Purpose of this notice: this notice provides the opportunity to comment directly to the developer on a proposed development prior to the submission of a planning application to the local planning authority ("LPA"). Any subsequent planning application will be publicised by the relevant LPA; any comments provided in response to this notice will not prejudice your ability to make representations to the LPA on any related planning application. You should note that any comments submitted may be placed on the public file.

Proposed development at: Land at Ty Mawr Holiday Park, Towyn, Conwy, LL22 9HG

I give notice that Park Resorts Limited is intending to apply for planning permission for the Change of use of land for siting of 45no. static holiday caravans

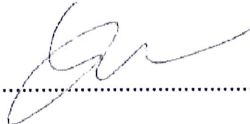
You may inspect a copy of the proposed application, the plans and other supporting documents online at <https://avisonyoung.box.com/v/ty-mawr-holiday-park> and computer facilities are available to view this information online at Abergele Library, Market Street, Abergele LL22 7BP between the hours of 09:30 – 17:00 (Monday, Thursday, Friday), 09:30 – 13:00 (Tuesday), 13:30 – 19:00 (Wednesday), and 09:30 – 12:30 (Saturday), or alternatively a hard copy of the application is available to view at:

Holiday Home Sales / Reception Building
Ty Mawr Holiday Park
Towyn
Conwy
LL22 9HG

You may view the information at the above address between the hours of 10:00 and 16:30.

Anyone who wishes to make representations about this proposed development must email the agent at james.wells@avisonyoung.com or write to the address below within 28 days of the date of this notice:

James Wells
Avison Young
65 Gresham Street
London
EC2V 7NQ

Signed.....

Date.....22.02.2023.....