

# Former Factory Site, Pochin, Tredegar



Grid Ref: 316074 204698

## Description:

The site is brownfield land, situated to the south of Tredegar in a semi-rural location, adjacent to Pochin houses. The site can be accessed from the A4046, Newport Road, heading towards Blackwood. The site was formerly used as an engineering factory that has now been demolished. The land is relatively flat with very little vegetation.

## Delivery Considerations:

The permission requires a new access junction and street lighting along the A4048.

## Further Information and Support:

The **Planning Department** provides a Planning Advice Service where more specific advice will be given on development proposals. Details of the service provided and the relevant charges can be found on the [Blaenau Gwent website](#).

Blaenau Gwent Local Authority **Building Control** can oversee and guide your building regulation application in a quick, professional and responsive manner. Our service is extremely competitive. More information can be found on the [Blaenau Gwent website](#).

## Contact Details

Development Services, Blaenau Gwent County Borough Council  
Floor 1A, Civic Centre, Ebbw Vale, NP23 6XB

 **Planning** 01495 355555 **Building Control** 355529 **Policy** 354740

 [planning@blaenau-gwent.gov.uk](mailto:planning@blaenau-gwent.gov.uk)

[buildingcontrol@blaenau-gwent.gov.uk](mailto:buildingcontrol@blaenau-gwent.gov.uk)

[planningpolicy@blaenau-gwent.gov.uk](mailto:planningpolicy@blaenau-gwent.gov.uk)

**LDP Allocation:** HC1.13

**Planning Status:** Extant Outline Planning Permission (Planning Application Ref: c/2014/0238) (expires on 05/04/2022)

**Site Area:** 0.63 ha

**Potential Capacity:** 28 dwellings

**Landowner:** Tredegar Investments Ltd (Details available on request)

**Superfast Broadband Status:**  
Superfast broadband is not available

**Reserved Matters Requirements:**  
All matters are reserved

## Survey Information Required by Conditions:

- Construction Method Statement
- Drainage Scheme
- Asbestos Risk Assessment and Method Statements

It is advised you contact the planning department as this list is only an indication of what may be required

## Additional Information

Distance to:	Miles	Kilometres
'A' Road	0.0	0.0
Tredegar Town Centre	3.4	5.47
Ebbw Vale Town	6.1	9.81
Railway Station		



© Crown copyright and database rights 2017 Ordnance Survey LA09002L