**PRE-APPLICATION COMMENTS MADE TO AMITY PLANNING 31 JULY 2023**

**Development which you are commenting on**

Land off Radyr Court Close

**Comments**  
These comments are made on behalf of Llandaff Society. The number of houses you propose has been reduced from the previous proposal, and the layout has improved as a result. However, although the flood risk assessment provided concludes that the risk from flooding would be low, the Society remains of the view that - with climate change proceeding at a rapid pace - there is a high risk of flooding in this area, even without any further development. We also object strongly to this proposal because it would involve building on a piece of open space.   
  
I would expect this and other comments received to be reproduced in full in your PAC report.