

**GORCHYMYN CYNLLUNIO GWLAD A
THREFF (DATBLYGU CYFFREDINOL A
GANIATEIR) 1995
CADARNHAU'R CYFARWYDDYD O DAN
ERTHYGL 4 (2)
ARDAL GADWRAETH MACHYNLLETH**



**TOWN AND COUNTRY PLANNING
(GENERAL PERMITTED
DEVELOPMENT) ORDER 1995
CONFIRMATION OF DIRECTION
UNDER ARTICLE 4(2)
MACHYNLLETH CONSERVATION AREA**

RHODDIR RHYBUDD bod Cyngor Sir Powys ar 20 Awst 2012 wedi cadarnhau'r Cyfarwyddyd a wnaed ar 2 Mawrth 2012 o dan Erthygl 4 (2) o'r Gorchymyn Datblygu Cyffredinol a Ganiateir 1995 ("y Gorchymyn") a'i fod i barhau mewn grym. Mae'r Cyfarwyddyd yn berthnasol i Ardal Gadwraeth Machynlleth ac yn tynnu'n ôl y Dosbarthiadau canlynol o ddatblygiad a gynhwysir o fewn Atodlen 2 y Gorchymyn:

- i) Codi, newid neu dynnu simnai ar annedd (Rhan 1);
- a'r Dosbarthiadau canlynol o ddatblygiad a fyddai'n wynebu priffordd:
- ii) Ehangu, gwella neu wneud unrhyw newid arall i annedd (Dosbarth A Rhan 1);
- iii) Codi neu adeiladu cyntedd y tu allan i ddwrws allanol tŷ annedd (Dosbarth D Rhan 1);
- iv) Darparu ardal o arwyneb caled o fewn cwrtill tŷ annedd (Dosbarth F Rhan 1);
- v) Codi, adeiladu, cynnal a chadw, gwella neu newid giât, ffens, wal neu ddull arall o amgáu o fewn cwrtill tŷ annedd (Dosbarth A Rhan 2);
- vi) Peintio waliau tŷ preswyl oedd heb baent arnynt yn flaenorol (Dosbarth C Rhan 2);
- vii) Unrhyw adeiladu sy'n cynnwys dymchwel y cyfan neu ran o unrhyw giât, ffens, wal neu ddull arall o amgáu o fewn cwrtill tŷ annedd (Dosbarth B Rhan 31).

Effaith y Cyfarwyddyd yw na fydd yr hawliau datblygu a ganiateir a roddwyd gan Erthygl 3 y Gorchymyn Datblygu Cyffredinol a Ganiateir yn berthnasol i'r mathau a'r Dosbarthiadau o ddatblygiad a amlinellir uchod ac ni fydd unrhyw ddatblygiad o'r fath yn cael ei gyflawni o fewn Ardal Gadwraeth Machynlleth oni bai y rhoddir caniatâd cynllunio gan y Cyngor.

Gellir gweld copi o'r Cyfarwyddyd a'r map sy'n diffinio'r ardal y mae'n cyfeirio ati yn Y Plas, Llyfrgell Machynlleth ac yn swyddfeydd canlynol Cyngor Sir Powys:

Canolfan Hyddgen, Bank Street,
Machynlleth, Powys, SY20 8DP
Neuadd Maldwyn, Ffordd Hafren, Y Trallwng,
Powys, SY21 7AS

Gellir cael rhagor o wybodaeth ar-lein:
www.powys.gov.uk/heritage.

Dyddiedig yr 13fed dydd o Rhagfyr 2012
Lesley Kirkpatrick
Pennaeth Adfywio a Datblygu

NOTICE IS GIVEN that on the 20th August 2012 Powys County Council confirmed that the Direction under Article 4(2) of the General Permitted Development Order 1995 ("the Order") made on the 2nd March 2012 is to remain in force. The Direction applies to the Machynlleth Conservation Area and withdraws the following Classes of development comprised within Schedule 2 of the Order:

- i) The erection, alteration or removal of a chimney on a dwellinghouse (Part 1); and the following Classes of development which would front a highway:
- ii) The enlargement, improvement or other alteration of a dwellinghouse (Class A of Part 1);
- iii) The erection or construction of a porch outside an external door of a dwellinghouse (Class D of Part 1);
- iv) The provision within the curtilage of a dwellinghouse of an area of hard surface (Class F of Part 1);
- v) The erection, construction, maintenance, improvement or alteration of a gate, fence, wall or other means of enclosure within the curtilage of a dwellinghouse (Class A of Part 2);
- vi) The painting of previously unpainted walls of a dwellinghouse (Class C of Part 2);
- vii) Any building operation consisting of the demolition of the whole or part of any gate, fence, wall or other means of enclosure within the curtilage of a dwellinghouse (Class B of Part 31).

The effect of the Direction is that the permitted development rights granted by Article 3 of the General Permitted Development Order shall not apply to the types and Classes of development outlined above and such development shall not be carried out within the Machynlleth Conservation Area unless planning permission is granted by the Council.

A copy of the Direction, and of the map defining the area to which it relates, may be seen at The Plas (Machynlleth), Machynlleth Library and at the following Powys County Council offices:

Canolfan Hyddgen, Bank Street,
Machynlleth, Powys, SY20 8DP
Neuadd Maldwyn, Severn Road, Welshpool,
Powys, SY21 7AS

Further information is also available online at www.powys.gov.uk/heritage.

Dated this 13th day of December 2012
Lesley Kirkpatrick
Head of Regeneration and Development