

PLANNING AND DEVELOPMENT CONTROL COMMITTEE

(Civic Centre, Port Talbot)

Members Present:

16th April, 2013

Chairman:

Councillor J.Warman

Councillors:

Mrs.P.Bebell, Mrs.A.Chaves, A.P.H.Davies,
D.W.Davies, Mrs.R.Davies, J.S.Evans,
C.P.Golding, S.K.Hunt, H.N.James, A.Jenkins,
E.E.Jones, R.G.Jones, J.Miller, J.D.Morgan,
Mrs.S.M.Penry, M.Protheroe, S.Rahaman,
H.G.Rawlings, C.E.Richards, A.L.Thomas,
R.Thomas, D.Whitelock, Mrs.L.G.Williams and
Mrs.A.Wingrave

UDP Member:

Councillor C.Morgan

Officers in Attendance: Mrs.N.Pearce, B.Thorne, P.Coleman,
B.McCarthy and Mrs.T.Davies

1. MEMBERS' DECLARATIONS

The following Members made declarations at the commencement of the meeting:-

Councillor C.E.Richards

Report of the Head of Planning –
Item No. 6 - Enforcement Report –
Progress report regarding East Pit
Open Cast Coal Site - as he is the
Secretary for Cwmllynfell RFC and
Celtic is one of the Club's sponsors
and he is also a member of the East
Pit Liaison Committee.

Councillor Mrs.L.G.Williams Report of the Head of Planning –
Item No. 6 - Enforcement Report –
Progress report regarding East Pit
Open Cast Coal Site - as she is a
member of the East Pit Liaison
Committee.

2. **MINUTES OF THE LAST MEETING**

RESOLVED: that the Minutes of the Planning and
Development Control Committee, held on the 26th
March 2013, as circulated, be confirmed as a
correct record.

Report of the Head of Planning

(Note: An amendment sheet – attached and agreed – was circulated
at the meeting, as detailed in Appendix A hereto).

3. **PLANNING APPLICATIONS APPROVED**

Planning Application No. P/2013/203

Discharge of Conditions following submission of details pursuant to
Condition 33 of planning permission ref. P/2008/1227 (granted on
23rd February, 2011) in respect of remediation verification report.

RESOLVED: that the abovementioned application be approved.

(Note: with regard to the amendment sheet referred to above and
attached as an Appendix, on which the Chair had allowed sufficient
time for Members to read, in respect of application items on the
published agenda, the Chairman had permitted urgent
circulation/consideration thereof at today's meeting, the particular
reasons and the circumstances being not to further delay the planning
process, unless the Committee itself wanted to defer any applications
and to ensure that Members take all extra relevant information into
account before coming to any decision at the meeting).

4. **PLANNING APPLICATION DEFERRED TO A SITE VISIT
BY THE PLANNING (SITE VISITS) SUB COMMITTEE**

Planning Application No. P/2012/484

Single storey front and side extension at 81 Graig Road, Gellinudd,
Pontardawe, Swansea.

RESOLVED: that the abovementioned application be deferred
for a site visit by the Planning (Site Visit) Sub
Committee for the reasons specified hereunder:-

Reason:

To assess the siting of the property in relation to
the surrounding area, and to assess the impact of
the extension upon the dwelling house to which it
relates and the attached dwelling houses.

5. **ENFORCEMENT REPORT – LAND AT NANT MELYN
FARM, PONTARDAWE**

The Committee was asked to consider whether to take action against
the developers of the land at Nant Melyn Farm, Pontardawe, with
regards the alleged breaches, as set out in the circulated report.

RESOLVED: that the developer be advised to comply with the
condition, and no further action be taken in
relation to the alleged breaches.

6. **APPEALS RECEIVED**

RESOLVED: that the following Appeal be noted, as detailed in
the circulated report:-

Appeal Ref: A2013/0002

Application for one detached residential dwelling
at land at The Rectory, 7 Cwm Nant Llwyd Road,
Gellinudd, Pontardawe, Swansea, SA8 3DT.

7. **APPEALS DETERMINED**

RESOLVED: that the following Appeals determined be noted, as detailed in the circulated report:-

(a) Appeal Ref: Y6930/A/12/2187220

Residential development for two dwellings (outline) at land East of Merthyr Road, and North of Ynys-y-Nos Avenue, Glynneath.

Decision: Dismissed.

(b) Appeal Ref: Y6930/A/12/2181472

Conversion of agricultural barns into two units of residential accommodation, together with demolition of existing livestock sheds at Gelli Fowy Fawr, Gelli Fowy Road, Ynysmeudwy, SA8 4TU.

Decision: Allowed.

8. **ENFORCEMENT REPORT – PROGRESS REPORT ON EAST PIT**

Members were given a progress update on the preparation of the East Pit Open Cast Coal Site application, as contained within the circulated report. The monitoring report had been requested by Members at the Planning and Development Control Committee on 5th March, 2013.

RESOLVED: that the report be noted.

9. **DELEGATED APPLICATIONS DETERMINED BETWEEN
19TH MARCH AND 8TH APRIL, 2013**

Members received a list of planning applications which had been determined between 19th March and 8th April, 2013, as contained within the circulated report.

RESOLVED: that the report be noted.

CHAIRMAN

**PLANNING AND DEVELOPMENT CONTROL COMMITTEE
16TH APRIL 2013**

ENVIRONMENT SERVICES

REPORT OF THE HEAD OF PLANNING – N. PEARCE

AMENDMENT SHEET

1.1	APP NO: P/2013/203	TYPE: Discharge of Cond.	Page Nos: 4-7	Wards Affected: Baglan
PROPOSAL:	Submission of details pursuant to to Condition 33 of planning permission ref. P2008/1227 (granted on 23/02/11) in respect of remediation verification report			
LOCATION:	Land at, Baglan Energy Park, Port Talbot			

Page 6 Paragraph 5 should read “total volume of 550m³” not 550m².