

**Neath Port Talbot County Borough Council**  
**Cyngor Bwrdeistref Sirol Castell-nedd**

**Democratic Services**  
**Gwasanaethau Democrataidd**

**Chief Executive:** K.Jones

**Date:** 15 December 2020

Dear Member,

**PLANNING COMMITTEE - TUESDAY, 15TH DECEMBER, 2020**

Please find attached the following addendum reports for consideration at the next meeting of the **Planning Committee - Tuesday, 15th December, 2020.**

**Item**

- a) Amendment Sheet and Presentation (Pages 3 - 20)

Yours sincerely

Tammie Davies

p.p Chief Executive

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**PLANNING COMMITTEE**

**15<sup>TH</sup> DECEMBER 2020**

**AMENDMENT SHEET**

**ITEM 4**

<b><u>APPLICATION NO:</u> P2018/0512</b>	<b><u>DATE:</u> 20/06/2018</b>
<b>PROPOSAL:</b>	The REMOVAL of planning conditions 1 (commencement) 8, 12, 17, 18, 19, 37, 42, 49, 54, 61 (duplicated by other conditions) 21 (move to notes section) 24, 32, 36, 44, 45, 46, 53, 59 (relating to required works that have already been completed) 34 & 39 (superseded by subsequent permissions) 38 (Tip 891 has been restored). The VARIATION of planning conditions 2 (to extend the operational lifetime of the site until 2023, followed by a year for restoration works) 3, 5, 7, 22, 23, 28, 35, 41, 43, 48, 50, 51, 55, 60 (update conditions to allow for updated plans/information submitted) attached to planning permission P2002/1016.
<b>LOCATION:</b>	Pwllfa Watkin Farm, Pontardawe Link Road To Baran Road, Pontardawe SA8 4RX
<b>APPLICANT:</b>	FCC ENVIRONMENT
<b>TYPE:</b>	Section 73 – Variation of Condition
<b>WARD:</b>	Pontardawe

**Member Question**

Councillor Arwyn Woolock has asked the following question in advance: -

*“I note that on page 36 it is suggested that, if the Planning Committee refused the application, the applicant could appeal and continue to operate the site pending the appeal outcome. However, as the current planning consent expired in September 2018, and the site is effectively operating without the benefit of planning permission, could the Authority not serve a Stop Notice until such an appeal is determined?”*

**Response:**

Members should be aware that to serve a Stop Notice the Authority would also have to serve an Enforcement Notice against a breach of planning control. In this case, this would be against the continuation of landfill operations in the absence of a planning permission.

Taking such enforcement action would, however, undoubtedly be quite complex for such a site (notably given the need for amended restoration proposals to be formulated based upon the current landfill levels), and Officers would first seek to

engage with the operator to voluntarily seek their agreement to defer further landfill pending conclusion of any such appeal they may make. There would also be a need to ensure that any action taken would not, in itself, have a harmful impact during the determination of an appeal, for example through ongoing (or new) odour or drainage issues, both of which require continuous monitoring. Finally, such an Enforcement Notice could also be appealed against.

So in summary, in the event Members' were to refuse planning permission, it is possible to take formal action (including serving a Stop Notice) but such action would need to be very carefully considered, and only following a breakdown in discussions with the operator.



Cyngor Castell-nedd Port Talbot  
Neath Port Talbot Council

# Planning Committee (Remote) 15<sup>th</sup> December 2020

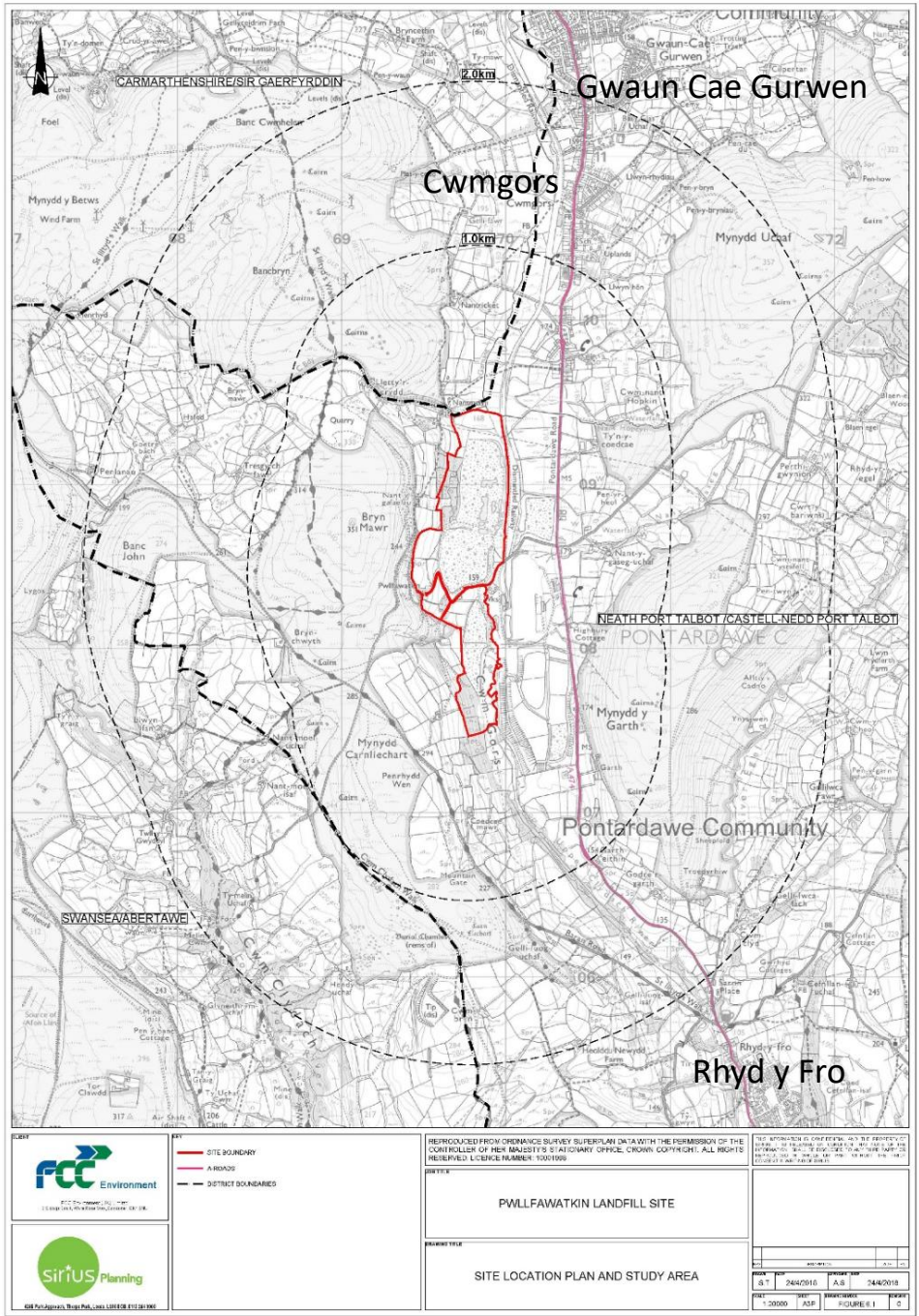
Page 5



<u>APPLICATION NO:</u> P2018/0512	<u>DATE:</u> 20/06/2018
<b>PROPOSAL:</b>	The REMOVAL of planning conditions 1 (commencement) 8, 12, 17, 18, 19, 37, 42, 49, 54, 61 (duplicated by other conditions) 21 (move to notes section) 24, 32, 36, 44, 45, 46, 53, 59 (relating to required works that have already been completed) 34 & 39 (superseded by subsequent permissions) 38 (Tip 891 has been restored). The VARIATION of planning conditions 2 (to extend the operational lifetime of the site until 2023, followed by a year for restoration works) 3, 5, 7, 22, 23, 28, 35, 41, 43, 48, 50, 51, 55, 60 (update conditions to allow for updated plans/information submitted) attached to planning permission P2002/1016.
<b>LOCATION:</b>	Pwllfa Watkin Farm, Pontardawe Link Road To Baran Road, Pontardawe SA8 4RX
<b>APPLICANT:</b>	FCC ENVIRONMENT
<b>TYPE:</b>	Section 73 – Variation of Condition
<b>WARD:</b>	Pontardawe



<u>APPLICATION NO:</u> P2018/0511	<u>DATE:</u> 20/06/2018
<b>PROPOSAL:</b>	The variation of Condition 1 (to extend the operational lifetime of the site until 2025, followed by a year for restoration works) 2, 5, 6, 8, 15, 19 & 21 (to reflect the submitted updated plans and statements) attached to planning permission P2014/0693
<b>LOCATION:</b>	Pwllfa Watkin Refuse Tip (Tip 871), Pontardawe Link Road To Baran Road, Pontardawe SA8 4RX
<b>APPLICANT:</b>	FCC ENVIRONMENT
<b>TYPE:</b>	Section 73 – Variation of Condition
<b>WARD:</b>	Pontardawe



**fcc** Environment  
 8112 Caerdydd, Ceredigion, SA4 2JG  
 01263 824400

**sirius** Planning  
 488, Deodar Road, Brighton, BN1 3DE

	SITE BOUNDARY
	A ROADS
	DISTRICT BOUNDARIES

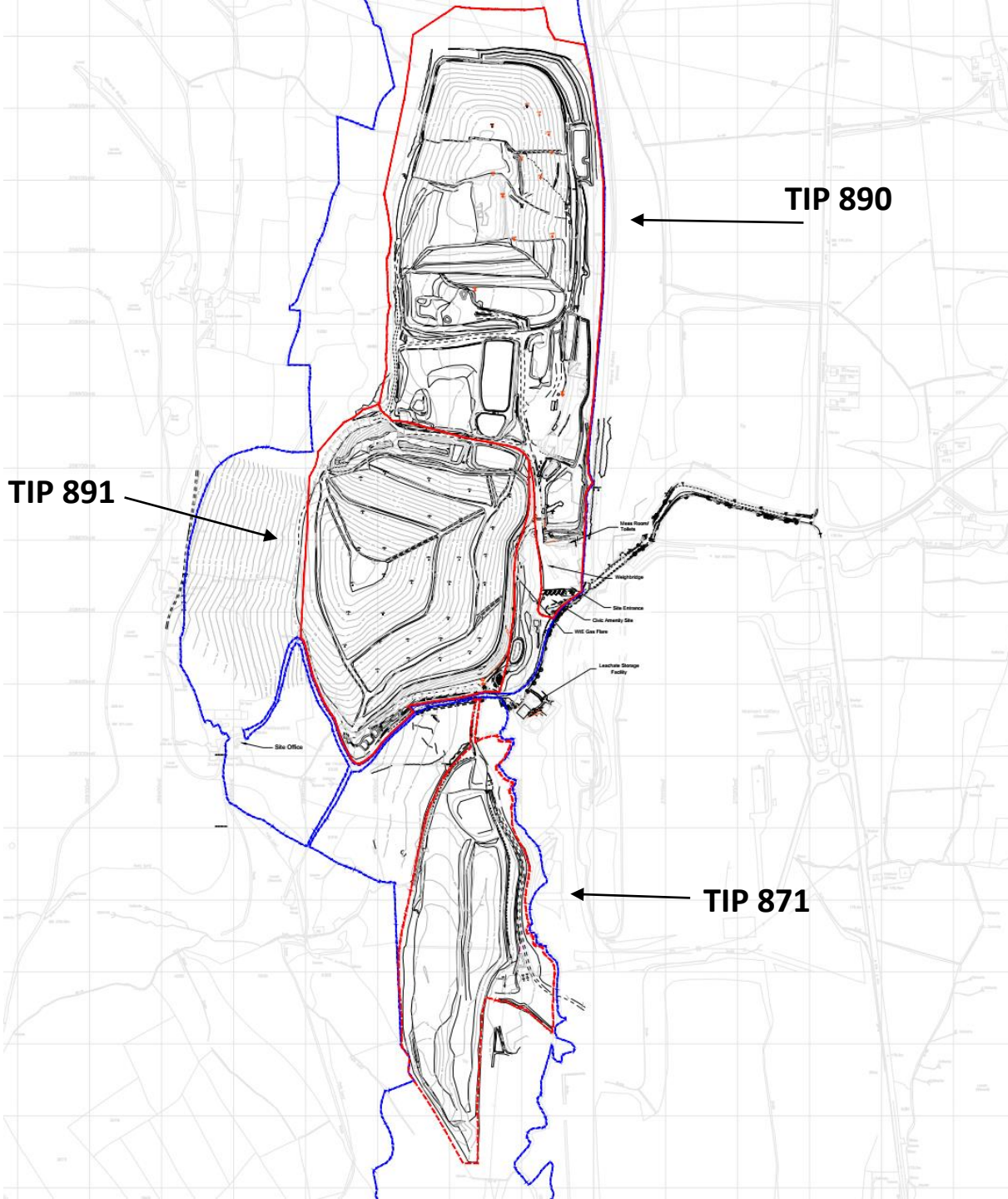
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**PWLLFAWATKIN LANDFILL SITE**

**SITE LOCATION PLAN AND STUDY AREA**

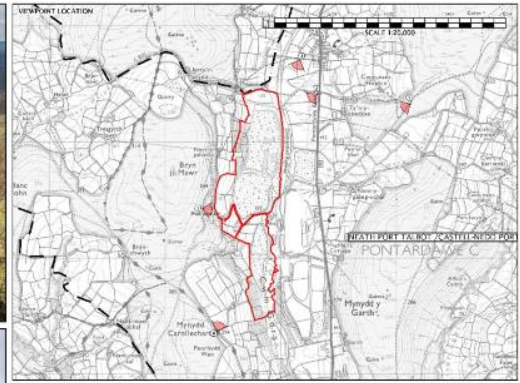
PROJECT TITLE		DATE	
PWLLFAWATKIN LANDFILL SITE		24/02/16	
PROJECT TITLE		DATE	
SITE LOCATION PLAN AND STUDY AREA		24/02/16	
SCALE	1:20000	FIGURE NO.	1
DATE	24/02/16	BY	ADP
PROJECT NO.	24402016	PROJECT REF.	24402016





**Figure 2.1: Aerial Image of Tips 890 and 891 looking North**





**VIEWPOINT PARAMETERS**

VIEWPOINT 1 GRID REFERENCE: E 265328 N 208434, 12.0x4x20

VIEWPOINT 2 GRID REFERENCE: E 272837 N 209535, 11.75x4x20

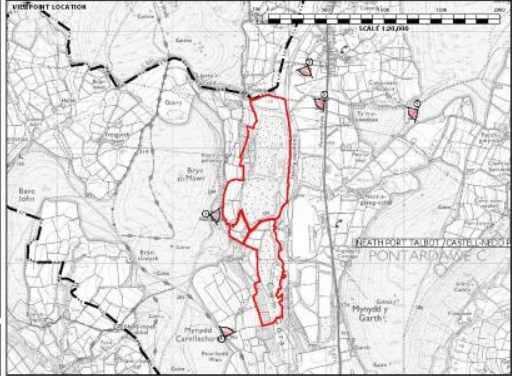
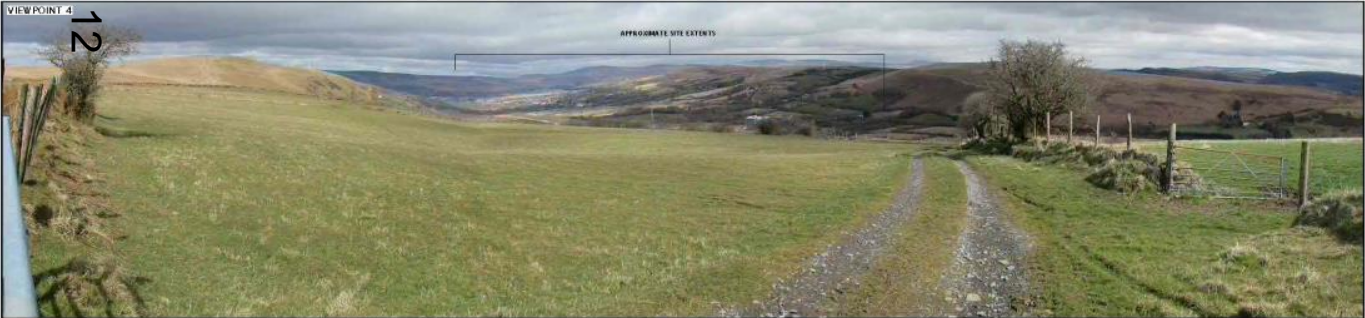
NOTES

**VIEWPOINTS 1 AND 2**  
PONTARDAWE LANDFILL SITE

DATE	DATE
20/5/2018	20/5/2018
AS	AS
AI/WH	FIGURE VP1 AND VP2
0	0

**FCC Environment**

**SIRIUS Planning**



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**VIEWPOINT PARAMETERS**

VIEWPOINT 3 GRID REFERENCE: E. 275218, N. 208712, 617064.00

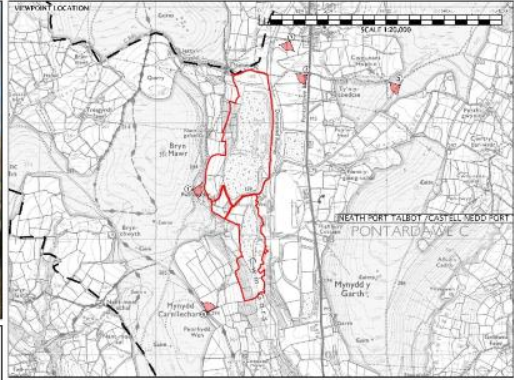
VIEWPOINT 4 GRID REFERENCE: E. 289484, N. 207271, 628564.00

THE INFORMATION CONTAINED HEREIN IS FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE A GUARANTEE OF ACCURACY OR COMPLETENESS. THE USER SHALL BE RESPONSIBLE FOR VERIFYING THE ACCURACY AND COMPLETENESS OF THE INFORMATION CONTAINED HEREIN.

**NOTES**

VIEWPOINTS 3 AND 4  
PML-PANATHR, LAISELL SITE

DATE	BY	DATE	BY
5/1	20/5/2018	AS	20/5/2018
DATE	BY	DATE	BY
AT/WA/R		FIGURE V03 AND V04	0



**VIEWPOINT PARAMETERS**

VIEWPOINT 5 GRID REFERENCE: E. 271559, N. 20919, UTM48QAGD

**fcc** Environment

**sirius** Planning

**VIEWPOINT 5**  
PŴLLFAWATKIN LANDFILL SITE

DATE	REV	BY	DATE	BY	DATE
\$1			20/5/2018	A.S.	20/5/2018
SCALE	DRAWN BY		DATE	REVISION	
A1/W/AR	FIGURE VPS			0	



**RCE Environment**  
Environmental Remediation & Construction Services

**SIRIUS Planning**  
Planning & Environmental Services

**NOTES**

1. ALL DIMENSIONS IN MILLIMETRES AND ALL POINTS IN METRES ABOVE ORDNANCE DATUM.
2. DO NOT SCALE FROM THIS DRAWING.
3. ANY ARCHIVES IDENTIFIED WITH THIS DRAWING SHOULD BE BROUGHT TO THE ATTENTION OF SIRIUS ENVIRONMENTAL PRIOR TO CONSTRUCTION WORKS COMMENCING.

**KEY**

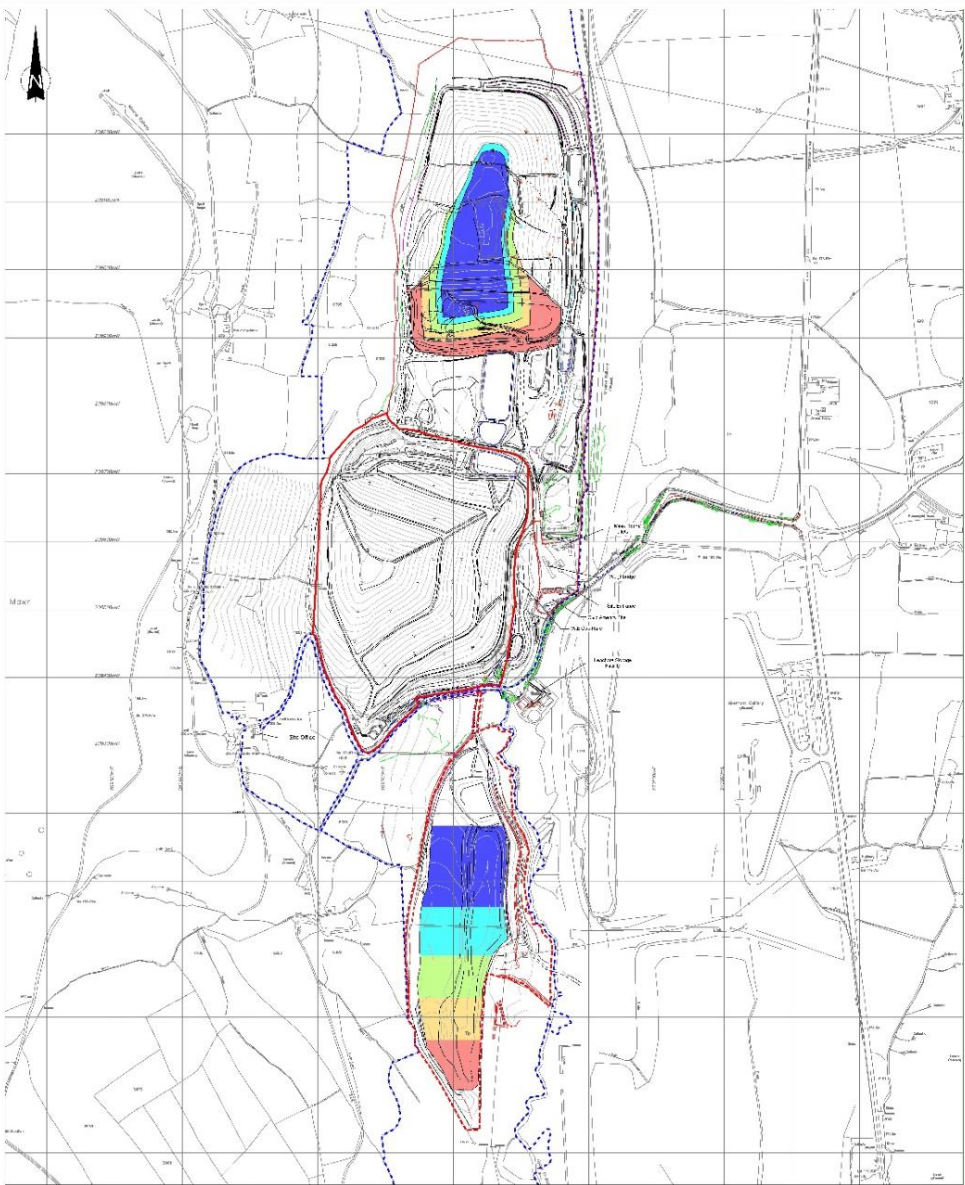
- Site Boundary
- Planning Boundary (P20140592)
- Pre-Settlement Stake Contours

**PROJECT TITLE**  
 PWLLFAWTKIN LANDFILL SITE

**PROJECT TITLE**  
 Pre-Settlement Waste Contours Plan

DATE	DATE	BY	BY
M/C	12/06/2016	J.C.	12/09/2016
SCALE	1:600	APP.	09/04/2017/2018





FCC Environmental Services, Inc.

Sirius Planning

**NOTES**

1. ALL DIMENSIONS IN THIS PLAN SHALL BE AS SHOWN UNLESS OTHERWISE SPECIFIED.

2. 20' SETBACK FROM THE EXISTING

3. ANY UTILITIES BELIEVED TO BE PRESENT OR LOCATED WITHIN THE SITE SHALL BE IDENTIFIED BY THE APPLICANT AT THE TIME OF THE PRELIMINARY DESIGN AND SHALL BE IDENTIFIED PRIOR TO CONSTRUCTION AND/OR CONSTRUCTION.

**KEY**

- - - Site Boundary
- - - Existing Easement (P21421311)
- - - Existing Easement (P21421311)
- - - Existing Easement (P21421311)
- Phase 1
- Phase 2
- Phase 3
- Phase 4
- Phase 5

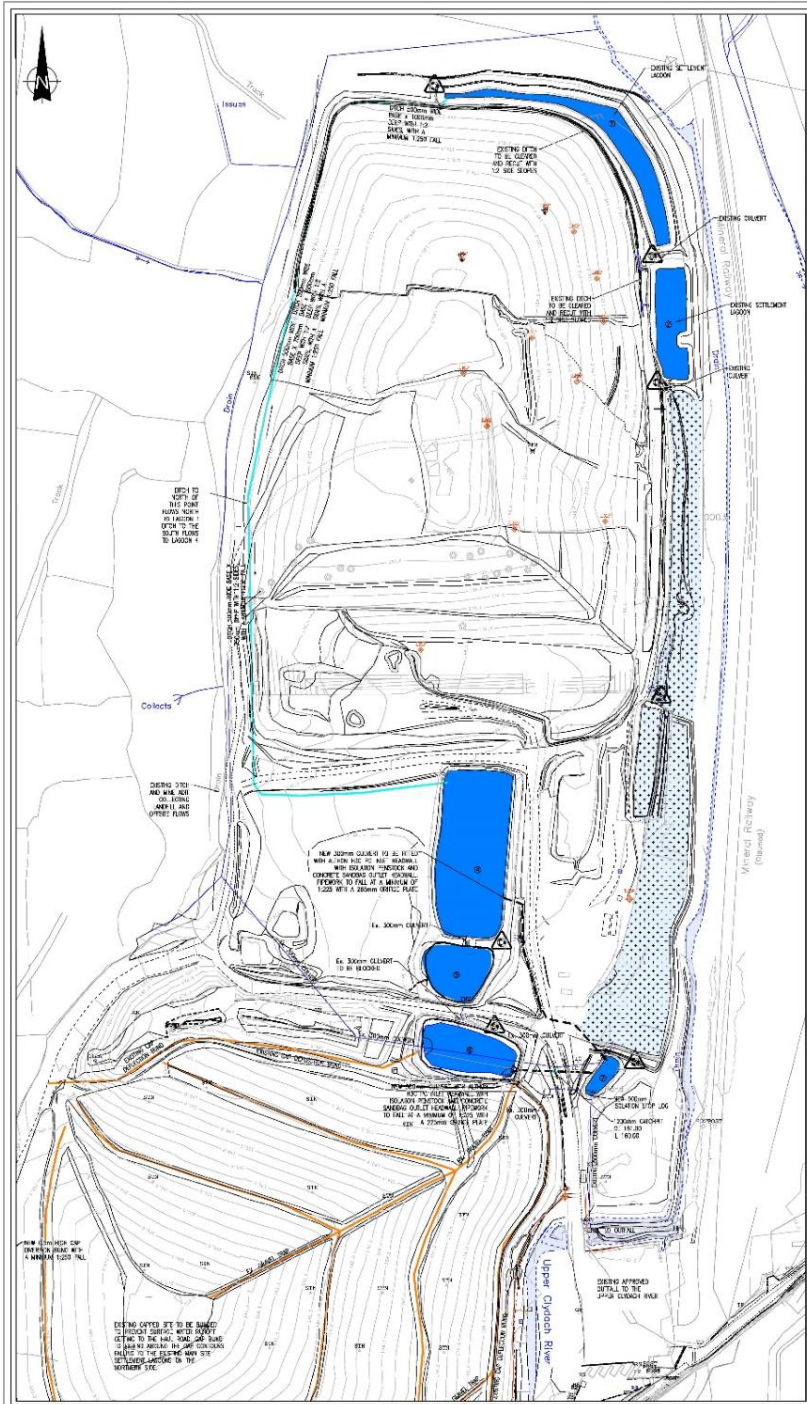
PHILLFAVATION LANDFILL SITE

PROPOSED PHASING PLAN

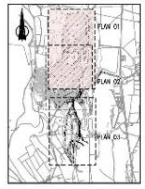
4 C	12/24/2011	J.C.	12/24/2011
12800	41P	VM743U/7402	2







- NOTES:
- ALL DIMENSIONS IN UNLESS NOTED AND ALL LEVELS IN METERS ABOVE DATUM/MSL AT LHM.
  - DO NOT SCALE FROM THIS DRAWING.
  - ANY FEATURES IDENTIFIED WITH THE DETAILS SECTION OF THIS DRAWING ARE TO BE BROUGHT TO THE ATTENTION OF THE CONTRACTOR AND TO BE COMPLETED PRIOR TO COMMENCING WORK ON ANY OTHER WORK.
- LEGEND:
- EXISTING WORKS:
- EXISTING OPEN DRAINAGE BENCH
  - PROPOSED 300mm DIA. 100m RUN
  - PROPOSED 150mm DIA. 100m RUN
  - EXISTING SETTLEMENT LAGOON, 1000mm x 1000mm, CL. 185.00, WITH 200mm DIA. 100m RUN TO LAGOON 2
  - PROPOSED 300mm DIA. 100m RUN, 1000mm x 1000mm, CL. 185.00, WITH 200mm DIA. 100m RUN
  - EXISTING STRUCTURE TO BE REMOVED
  - EXISTING SETTLEMENT LAGOON, 1000mm x 1000mm, CL. 184.00, CL. 185.00
  - PROPOSED 300mm DIA. 100m RUN, 1000mm x 1000mm, CL. 184.00, CL. 185.00
  - EXISTING SETTLEMENT LAGOON, 1000mm x 1000mm, CL. 184.00, CL. 185.00
  - EXISTING SETTLEMENT LAGOON, 1000mm x 1000mm, CL. 184.00, CL. 185.00
  - EXISTING SETTLEMENT LAGOON, 1000mm x 1000mm, CL. 184.00, CL. 185.00
- NEW WORKS:
- PROPOSED 300mm DIA. 100m RUN
  - NEW CULVERT
  - PROPOSED LIFE BUOY LOCATIONS



PWLLFAWATKIN SWM

Proposed Haul Road and Tip 871 Drainage Improvements

DATE:	05/06/2018	PROJECT:	04/05/2018
SCALE:	1:1000	REVISION:	WR7-470 01 01



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