

PLANNING COMMITTEE

Members Present:

16 January, 2018

Chairperson: Councillor S.Paddison

Vice Chairperson: Councillor H.N.James

Councillors: A.R.Aubrey, S.Bamsey, R.Davies, S.K.Hunt, C.J.Jones, S.Pursey, A.McGrath and C.Galsworthy

Local Members: Councillors R.Mizen and D.Whitelock

Officers In Attendance: S.Ball, D.M.Adlam, S.Jenkins, M.Shaw and T.Davies

1. **MINUTES OF THE PREVIOUS MEETING HELD ON 12 DECEMBER, 2017**

RESOLVED: That the Minutes of the Planning Committee held on the 12 December 2017, as circulated, be confirmed as a true record.

2. **SITE VISITS**

RESOLVED: That no site visits be held on the applications before Committee today.

3. **APPLICATION NO: P2017/1094**

Officers made a presentation to the Planning Committee on this Application (4 detached split level dwellings, associated parking and engineering works, at land off, Tabernacle Terrace, Cwmavon, Port Talbot, SA12 9HS) as detailed in the circulated report.

RESOLVED That following the site visit prior to today's meeting on 16 January 2018, and in accordance with Officers' recommendations, Application No.

P2017/1094 be approved subject to the conditions detailed in the circulated report, and subject to the applicant entering into a Section 106 Agreement with the following heads of terms:

i. Financial Contribution of £14,500 towards affordable housing provision or if no such scheme is identified within the first 4 years, the money can be then spent upon the provision of open space within the ward of Bryn and Cwmavon.

4. **DELEGATED APPLICATIONS DETERMINED BETWEEN 5 DECEMBER 2017 AND 8 JANUARY 2018**

Members received a list of Planning Applications which had been determined between 5 December 2017 and 8 January 2018, as detailed within the circulated report.

RESOLVED: That the report be noted.

5. **APPEALS RECEIVED**

RESOLVED: That the following Planning and Enforcement Appeals received be noted as detailed in the circulated report.

Appeal Ref: A2018/0001

Retention and completion of change of use of building to 4x4 Vehicle Repair Centre (Use Class B2), plus engineering operations and retaining works to create 4 parking spaces to rear with ramped access, at Tyre and Exhaust Centre, Commercial Street, Abergwynfi.

Appeal Ref: A2018/0002

New Detached Dwelling (Outline) at 20 Cwrt Yr Eos, Coed Hirwaun.

Appeal Ref: A2018/0003

Erection of an outbuilding outside settlement limits, and outside residential curtilage of the property at Land Adjacent to 7 Taibanc, Tonna, Neath.

6. **APPEALS DETERMINED**

RESOLVED: That the following Appeals determined be noted as detailed in the circulated report.

Appeal Ref: A2017/0015

Single storey front extension at Brynheulog House, Main Road, Dyffryn Cellwen, Neath.

Decision:

Appeal Dismissed.

Appeal Ref: A2017/0011

Retention of use of part of car park for two pitches for the sale of meat and potatoes at Resolven AFC, Neath Vale Supplier Park Access Road, Resolven, Neath.

Decision:

Appeal Allowed

Appeal Ref: A2017/0009

Without planning permission, the erection of a rear dormer extension at land at 18 Bethel Street, Briton Ferry, Neath, SA11 2HQ (Britannia Inn).

Decision:

Appeal Dismissed

CHAIRPERSON