

PLANNING COMMITTEE

(COUNCIL CHAMBER - PORT TALBOT CIVIC CENTRE)

Members Present:

20 March, 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

Officers In Attendance: Mrs.N.Pearce, S.Ball, D.M.Adlam, M.Shaw,
H.Towns (Carmarthenshire County Council) and
T.Davies

1. MEMBER'S DECLARATION

The following Member made a declaration at the commencement of the meeting:-

Councillor C.J.Jones	-	Report of the Head of Planning and Public Protection, Application No. P2018/0008, as he is the son of the applicant.
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2. MINUTES OF THE PREVIOUS MEETING HELD ON 27 FEBRUARY, 2018

RESOLVED: That the Minutes of the Planning Committee held on the 27 February, 2018, as circulated, be confirmed as a true record.

3. **SITE VISITS**

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

4. **AMENDMENT SHEET**

Note: An amendment sheet in relation to Application Number: P2017/0729 was circulated prior to the meeting, on which the Chairperson had allowed sufficient time for Members to read, in respect of the application item on the published agenda, the Chairperson had permitted urgent circulation/consideration thereof at today's meeting, the particular reasons and 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.

5. **APPLICATION NO: P2014/0729**

Officers made a presentation to the Planning Committee on this Application (Application for an extension to and reconfiguration of the underground coal workings; Creation of a mine waste repository with the retention and improvement of the associated haul road (to dispose of mine waste and discard from coal preparation at the mine) and the delivery of further peat habitat mitigation works; Mine Surface development, including - regularisation and time extension of existing mine related operations and mine surface development, consolidation of existing planning permissions and planning controls, construction of infrastructure/buildings, formation of materials storage and stocking areas, drainage works, and landscaping.(Further information received 18/05/15) at Aberpergwm Colliery, Glynneath, Neath SA11 5SF) as detailed in the circulated report.

RESOLVED: That in accordance with Officers' recommendations, Application No. P2014/0729 be approved, subject to the conditions detailed in the circulated report, and subject to the applicant entering into a Section 106 Agreement, as detailed in the circulated Amendment Sheet.

6. **APPLICATION NO: P2018/0008**

(At this point in the meeting Councillor C.J.Jones reaffirmed his interest in this item, and withdrew from the room and the discussion and voting thereon.)

Officers made a presentation to the Planning Committee on this Application (Two detached dwellings and associated works at land at Clos Llwynallt, Alltwn Pontardawe, Swansea SA8 3JG) as detailed in the circulated report.

The agent for the applicant made representations in support of the application.

RESOLVED: That in accordance with Officers' recommendations, Application No. P2018/0008 be refused on the following grounds:

Reason:

In the absence of the required off-site highway improvement works, the proposed new dwellings would introduce additional movements on a substandard access and highway which would adversely affect both vehicular and pedestrian safety, contrary to the requirements of Policies BE1 and TR2 of the Local Development Plan.

7. **DELEGATED APPLICATIONS DETERMINED BETWEEN 20 FEBRUARY AND 12 MARCH 2018**

Members received a list of Planning Applications which had been determined between 20 February and 12 March 2018, as detailed within the circulated report.

RESOLVED: That the report be noted.

8. **APPEALS RECEIVED**

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

Appeal Ref: A2018/0009

Retention of non-illuminated advertisement at former Lakeside Golf Driving Range, Water Street, Margam, Port Talbot.

Appeal Ref: A2018/0010

Change of use of shop (A1) to residential dwelling (C3) and external alterations at Jersey Bakery, 101 Neath Road, Briton Ferry, Neath.

CHAIRPERSON