

PLANNING COMMITTEE

(REMOTELY VIA TEAMS)

Members Present:

23 February 2021

Chairperson: Councillor S.Paddison

Vice Chairperson: Councillor S.Pursey

Councillors: C.J.Jones, D.Keogh, R.Mizen, R.Davies, S.K.Hunt, A.N.Woolcock, S.Renkes and M.Protheroe

Local Members: Councillors M.Crowley (Sandfields East), E.V.Latham (Sandfields East) and D.Whitelock (Bryn and Cwmavon)

Officers In Attendance: S.Ball, S.Jenkins, R.MacGregor, T.Davies, N.Headon and T.Davies

1. **DECLARATIONS OF INTEREST**

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

Councillor S.Pursey Re: Planning Application Nos. P2020/0992 and P2020/1041, as he is the Local Ward Member. He did not consider his interest as prejudicial so was able to vote and speak.

2. **MINUTES OF THE PREVIOUS MEETING**

RESOLVED: That the minutes of the previous meeting held on 2 February, 2021, be approved.

3. **TO REQUEST SITE VISIT(S) FROM THE APPLICATIONS PRESENTED**

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: P2020/0992 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 wanting 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. P2020/0992 - BEVIN AVENUE**

Officers made a presentation to the Planning Committee on this Application (refurbishment of the existing 69 no. 2 bed flats, conversion of 3 no. 2 bed flats to 3 no. new 1 bed flats and the construction of an additional 1 no. 2 bed and 54 no. 1 bed flats, with associated car parking, landscaping and infrastructure works at land North of Bevin Avenue, Sandfields) as detailed in the circulated report.

The local ward members were present to give their representations.

RESOLVED: That in accordance with Officers' recommendations, and subject to the Section 106 and conditions detailed in the circulated report, and the extra condition contained within the Amendment Sheet, Application No. P2020/09924 be approved.

6. **APPLICATION NO. P2020/1071 - LAND AT HEOL TABOR, CWMAFAN**

Officers made a presentation to the Planning Committee on this Application (Construction of 4 x detached bungalows and 2 x semi-detached dwellings (Outline application with all matters reserved) At land at Heol Tabor, Cwmafan, SA12 9PS) as detailed in the circulated report.

RESOLVED: That in accordance with Officers' recommendations detailed in the circulated report, Application No. P2020/1041 be approved.

7. **APPLICATION NO. P2020/1041 - 45 VICTORIA ROAD, SANDFIELDS**

Officers made a presentation to the Planning Committee on this Application (Change of use from Convenience Store (Use Class A1) and associated 4-Bed Flat (Use Class C3) into 8-Bed HMO (Sui Generis Use Class), including installation of new windows at 45 Victoria Road, Sandfields, SA12 6QG) as detailed in the circulated report.

The local ward members were present to give their representations, as well as the agent for the applicant.

RESOLVED: That in accordance with Officers' recommendations contained in the circulated report, Application No. P2020/1041 be approved.

8. **ENFORCEMENT - NON-EXPEDIENCY REPORT - GOSHEN PARK ACCESS, SKEWEN**

RESOLVED: That it would not be expedient to pursue any enforcement action in respect of the unauthorised access works identified in the circulated report, provided the Coal Authority reinstate the land to its former condition once the original access into Goshen Park is available for pedestrian and vehicular traffic.

CHAIRPERSON