

PLANNING COMMITTEE

(REMOTELY VIA TEAMS)

Members Present:

28 July 2020

Chairperson: Councillor S.Paddison

Vice Chairperson: Councillor S.Pursey

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

Officers In Attendance: C.Morris, S.Ball, R.MacGregor, J.Griffiths,
H.Bowen, S.Blewett, C.Plowman and T.Davies

Registered Speaker: D.Barry (Arup Group)

Observers: D.R.Thomas, P.Baxter, E.Harding, H.Towns
and P.Morris

1. **DECLARATION OF INTEREST**

The following Member made a personal declaration of interest:

Councillor S.K.Hunt Application No. P2020/0362 – Nant Helen
and Surrounding Land, as he had sat on
the Nant Helen Site Liaison Committee.

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

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

3. **AMENDMENT SHEET**

Note: An amendment sheet in relation to Application Numbers:
P2020/0362 and P2020/0486 was circulated prior to the meeting, on

which the Chairperson had allowed sufficient time for Members to read, in respect of the application items 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.

4. **APPLICATION NO. P2020/0362 - NANT HELEN AND SURROUNDING LAND**

Officers made a presentation to the Planning Committee on this Application (Construction of complementary restoration earthworks to create 2 looped landform platforms (part in cutting and part on embankment) with associated drainage infrastructure and areas of landscaping and habitat creation to create a flexible and adaptable area of land that could be used for a variety of uses including agriculture, nature conservation, leisure, tourism and industrial, research and development/business uses (potentially including a proposed rail testing, research and development and storage facility). (Cross-boundary application - see Powys CC Application ref. 20/0738/FUL) at land at and surrounding the Nant Helen Open Cast Coal Site, Powys, and Onllwyn Distribution Centre, Neath Port Talbot) as detailed in the circulated report.

In accordance with the Council's approved Public Speaking Protocol, the agent for the application addressed the Planning Committee.

RESOLVED: That in accordance with Officers' recommendations, Application No. P2020/0362 be approved, taking into account the comments on the Amendment Sheet, and subject to the conditions (including the Grampian condition) detailed in the circulated report.

5. **APPLICATION NO. P2020/0486 - NEATH TOWN CENTRE**

Officers made a presentation to the Planning Committee on this Application (Leisure Centre, incorporating Swimming pool, health suite and gym with ancillary cafe, 6 commercial units (A1, D1 uses) plus first floor public library. Together with associated service yard,

public realm and landscaping improvements at land at Water Street, Neath) as detailed in the circulated report.

RESOLVED: That in accordance with Officers' recommendations, Application No. P2020/0486 be approved, taking into account the comments on the Amendment Sheet, and subject to the conditions detailed in the circulated report.

6. **APPLICATION NO. P2020/0538 - TECHNIUM CENTRE**

Officers made a presentation to the Planning Committee on this Application (Construction of Technology Centre, parking, landscaping and associated works at land Adjacent to Technium Centre, Central Avenue, Baglan Bay Energy Park, SA12 7AX) as detailed in the circulated report.

RESOLVED: That in accordance with Officers' recommendations, Application No. P2020/0538 be approved, subject to the conditions detailed in the circulated report.

CHAIRPERSON