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Cyngor Bwrdeistref Sirol Pen-y-bont ar Ogwr
Bridgend County Borough Council



Swyddfeydd Dinesig, Stryd yr Angel, Pen-y-bont, CF31 4WB / Civic Offices, Angel Street, Bridgend, CF31 4WB

*Rydym yn croesawu gohebiaeth yn Gymraeg.
Rhowch wybod i ni os mai Cymraeg yw eich
dewis iaith.*

*We welcome correspondence in Welsh. Please
let us know if your language choice is Welsh.*



**Gwasanaethau Gweithredol a Phartneriaethol /
Operational and Partnership Services**

Deialu uniongyrchol / Direct line /: 01656 643147
Gofynnwch am / Ask for: Andrew Rees

Ein cyf / Our ref:
Eich cyf / Your ref:

Dyddiad/Date: 19 January 2017

Dear Councillor,

DEVELOPMENT CONTROL COMMITTEE

A meeting of the Development Control Committee will be held in the Council Chamber, Civic Offices Angel Street Bridgend CF31 4WB on **Thursday, 19 January 2017 at 2.00 pm.**

AGENDA

6. Amendment Sheet 3 - 6
That the Chairperson accepts the Development Control Committee Amendment Sheet as an urgent item in accordance with Part 4 (paragraph 4) of the Council Procedure Rules, in order to allow for Committee to consider necessary modifications to the Committee Report, so as to take account of late representations and revisions that require to be accommodated.

Yours faithfully

P A Jolley

Corporate Director Operational and Partnership Services

Councillors:

N Clarke
GW Davies MBE
PA Davies
L Ellis
CA Green
DRW Lewis

Councillors

JE Lewis
HE Morgan
LC Morgan
D Patel
JC Spanswick
G Thomas

Councillors

M Thomas
JH Tildesley MBE
C Westwood
R Williams
M Winter
RE Young

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DEVELOPMENT CONTROL COMMITTEE

19 JANUARY 2017

AMENDMENT SHEET

The Chairperson accepts the amendment sheet in order to allow for Committee to consider necessary modifications to the Committee report to be made so as to take account of late representations and corrections and for any necessary revisions to be accommodated.

ITEM NO.	PAGE NO.	APP. NO.
8a	13	P/14/838/FUL

The following additional conditions shall be added to the recommendation:

Following the publication of the committee report, further objections have been received from the residents of Cwmfelin, Blackmill, which includes an emailed communication from Mr G Hando which has been copied to all Members of the Development Control Committee, the local member and representative of the community council. The detailed objection considers the issues of noise, the visual impact of the acoustic screen, the additional traffic generated by the development, questionable car parking design, flood risk, site drainage problems and the design of the development with reference to housing density, poor arrangements for waste collection etc. The letter has not been reproduced in full on the basis that it has already been circulated to members by the objector.

On further review of the housing layout, the Highways Section has requested the imposition of the following additional conditions:

15. Notwithstanding the submitted 'Planning Layout' (Job No. 132 Drawing No. 1000 Revision T), no development shall commence until a scheme for the provision of an enlarged turning head and revised waste and recycling collection area adjacent to plot 29 on the layout has been submitted to and agreed in writing by the Local Planning Authority. The scheme shall include details of vehicle swept path analysis and the development shall proceed in accordance with the agreed scheme with the collection areas being retained in perpetuity.

Reason: In the interests of highway safety and satisfactory refuse and recycling collection.

16. Notwithstanding the submitted 'Planning Layout' (Job No. 132 Drawing No. 1000 Revision T), no development shall commence until a revised scheme car parking scheme for plots 30 and 31 has been submitted to and agreed in writing by the Local Planning Authority. The scheme shall provide three car parking spaces, shall be completed in permanent materials prior to the dwellings being brought into beneficial use and shall thereafter be kept available for the parking of vehicles in perpetuity.

Reason: In the interests of highway safety.

17. Notwithstanding the submitted 'Planning Layout' (Job No. 132 Drawing No. 1000 Revision T), no development shall commence until a scheme for the provision of an enlarged turning head and revised parking arrangements for plots 20 & 21 has been submitted to and agreed in writing by the Local Planning Authority. The scheme shall include details of vehicle swept path analysis and the development shall

proceed in accordance with the agreed scheme with the collection areas being retained in perpetuity.

Reason: In the interests of highway safety and satisfactory refuse and recycling collection.

18. Notwithstanding the submitted 'Planning Layout' (Job No. 132 Drawing No. 1000 Revision T), no development shall commence until a revised scheme of allocation of car parking spaces has been submitted to and agreed in writing by the Local Planning Authority. The scheme shall be completed in permanent materials with the spaces demarcated in permanent materials prior to the dwellings being brought into beneficial use and shall thereafter be kept available for the parking of vehicles in perpetuity.

Reason: In the interests of highway safety.

8b

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P/16/861/FUL

A full Development Control Committee site visit was undertaken on Wednesday 18 January 2017.

Representatives of the applicant and the agent attended the site visit.

The word "activities" in the fifth paragraph on page 38 should be replaced by "actively".

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**PENCOED PRIMARY SCHOOL
PLANNING DEVELOPMENT BRIEF**

Paragraph 8.1a - Remove 'a' from the sentence.

**MARK SHEPHARD
CORPORATE DIRECTOR – COMMUNITIES
19 JANUARY 2017**

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