

# Bridgend County Borough Council

## Cyngor Bwrdeistref Sirol Pen-y-bont ar Ogwr



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

Legal and Regulatory Services /  
**Gwasanaethau Cyfreithiol a Rheoleiddiol**  
Direct line / Deialu uniongyrchol: 01656 643148  
Ask for / Gofynnwch am: Mark Galvin

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

**Date / Dyddiad: 27 March 2015**

Dear Councillor,

### **DEVELOPMENT CONTROL COMMITTEE**

A meeting of the Development Control Committee will be held in Council Chamber, Civic Offices Angel Street Bridgend CF31 4WB on **Thursday, 2 April 2015 at 2.00 pm.**

### **AGENDA**

1. Apologies for Absence  
To receive apologies for absence (to include reasons, where appropriate) from Members/Officers.
2. Site Visits  
To confirm a date of Wednesday 29 April 2015 for proposed site inspections arising at the meeting, or identified in advance of the next Committee meeting by the Chairperson.
3. Approval of Minutes 5 - 10  
To receive and confirm the Minutes of a meeting of the Development Control Committee of 5 March 2015.
4. Public Speakers  
To advise Members of the names of the public speakers listed to speak at today's meeting (if any).
5. Declarations of Interest  
To receive declarations of personal and prejudicial interest (if any) from Members/Officers including those who are also Town and Community Councillors, in accordance with the provisions of the Members' Code of Conduct adopted by Council from 1 September 2008.  
Members having such dual roles should declare a personal interest in respect of their membership of such Town/Community Council and a prejudicial interest if they have taken part in the consideration of an item at that Town/Community Council contained in the Officer's Reports below.
6. Amendment Sheet  
That the Chairperson accepts the Development Control Committee Amendment Sheet as

Tel/Ffôn: 01656 643643

SMS Messaging/Negeseuon SMS: 07581 157014

Fax/Facs: 01656 668126

Twitter@bridgendCBC

Email/Ebost: [talktous@bridgend.gov.uk](mailto:talktous@bridgend.gov.uk)

Website/Gwefan: [www.bridgend.gov.uk](http://www.bridgend.gov.uk)

Text relay: Put 18001 before any of our phone numbers for the text relay service

Cyfnwidi testun: Rhwch 18001 o flaen unrhyw un o'n rhifau ffon ar gyfer y gwasanaeth trosglwyddo testun

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.

7.	<u>Development Control Committee Guidance</u>	11 - 14
8.	<u>Officer's Reports</u>	
(a)	P/14/800/FUL - FMR Council Office Site, Glanogwr Road, Bridgend - Demolish Council Offices, Divert Footpath 17 (Bridgend) & Erection of 4 No. Detached Dwellings with Int. Garages	15 - 32
(b)	P/14/540/RLX - Pant-Y-Wal Wind Farm, Glynogwr, Bridgend - Relax Condition 29 of P/06/417/FUL Relating to Noise Limits	33 - 50
(c)	P/14/541/RLX - Fforch Nest Wind Farm, Glynogwr, Bridgend - Relax Condition 29 of P/06/1080/FUL Relating to Noise Limits	51 - 68
(d)	P/14/293/FUL - Pant-Y-Wal Wind Farm, East of Ogmores Valley, Bridgend - 12 Wind Turbines (36MW), Access Track & Assoc. Works for 25 Year Period	69 - 118
(e)	A/15/5/ADV - Railway Tavern, Derwen Road, Bridgend - Various Signage to Front of Building Inc Illuminated Signage and LED Floodlights	119 - 122
(f)	Appeals	123 - 124
(g)	Training Log	125 - 126
(h)	Margam Opencast Coal Site	127 - 128
(i)	Bridgend County Borough Council - Joint Housing Land Availability Study 2014	129 - 154
(j)	Coity Primary School, Bridgend Development Planning Design Brief	155 - 202
(k)	Safeguarding Employment Sites Supplementary Planning Guidance (SPG21)	203 - 224

9. Urgent Items

To consider any other item(s) of business in respect of which notice has been given in accordance with Part 4 (paragraph 4) of the Council Procedure Rules and which the person presiding at the meeting is of the opinion should by reason of special circumstances be transacted at the meeting as a matter of urgency.

Yours faithfully

**P A Jolley**

Assistant Chief Executive Legal and Regulatory Services

**Distribution:**

Councillors:

GW Davies MBE  
PA Davies  
RM James  
B Jones

Councillors

HE Morgan  
DG Owen  
CE Rees  
JC Spanswick

Councillors

HJ Townsend  
C Westwood  
HM Williams  
R Williams

RC Jones  
DRW Lewis

M Thomas  
JH Tildesley MBE

M Winter  
RE Young