

DEVELOPMENT CONTROL COMMITTEE - THURSDAY, 30 NOVEMBER 2023

MINUTES OF A MEETING OF THE DEVELOPMENT CONTROL COMMITTEE HELD HYBRID IN THE COUNCIL CHAMBER - CIVIC OFFICES,  
ANGEL STREET, BRIDGEND, CF31 4WB ON THURSDAY, 30 NOVEMBER 2023 AT 10:00

Present

Councillor RM Granville – Chairperson

A R Berrow  
H Griffiths  
D M Hughes  
J E Pratt

N Clarke  
S J Griffiths  
M R John  
A Wathan

RJ Collins  
D T Harrison  
MJ Kearns  
R Williams

S Easterbrook  
M L Hughes  
J Llewellyn-Hopkins

Present Virtually

Apologies for Absence

C L C Davies

Officers:

Rhodri Davies  
Gillian Dawson  
Alex Fitzpatrick  
Stephen Griffiths  
Michael Pitman  
Jonathan Parsons  
Craig Flower  
Steven Jenkins  
Euan Sexton  
Robert Morgan  
Leigh Tuck

Development & Building Control Manager  
Lawyer - Planning  
Team Manager Placements  
Democratic Services Officer - Committees  
Technical Support Officer – Democratic Services  
Group Manager – Planning and Development  
Minor Planning Applications Manager  
Team Leader (West)  
Principal Planning Officer  
Principal Officer Highways Development Control  
Principal Officer Highways Development Control

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**Declarations of Interest**

Councillor D Hughes declared a prejudicial interest in Agenda item 8 as she was speaking on the application on behalf of a number of objectors. After exercising her right to speak upon the application (as Ward Member) Councillor Hughes then left the meeting whilst the item was considered.

Councillor D Harrison declared a personal interest in Agenda item 9 (no reason given). Councillor Harrison took no part in the debate or the subsequent vote that took place on this item.

Councillor A Wathan declared a personal interest in Agenda item 11 ie the two Appeals relating to Litchard, in that he was a member of Coity Higher Community Council, but took no part in the planning appeals process.

**169. Site Visits**

Decision Made	<b><u>RESOLVED:</u></b> To confirm a date of Wednesday 10/01/2024 for proposed site inspections arising at the meeting, or identified in advance of the next Committee meeting by the Chairperson.
Date Decision Made	30 November 2023

**170. Approval of Minutes**

Decision Made	<b><u>RESOLVED:</u></b> The minutes of the 19/10/2023 were approved as a true and accurate record
Date Decision Made	30 November 2023

**171. Public Speakers**

Decision Made	Councillor D Hughes spoke on Planning application P/23/557/FUL as the local Member, before retiring whilst debate took place on this item, given the prejudicial interest she had declared earlier in the meeting.
Date Decision Made	30 November 2023

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**172. Amendment Sheet**

Decision Made	<b><u>RESOLVED:</u></b> That the Chairperson accepted 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.
Date Decision Made	30 November 2023

**173. Development Control Committee Guidance**

Decision Made	<b><u>RESOLVED:</u></b> The Committee noted the report outlining the Development Control Committee guidance.
Date Decision Made	30 November 2023

**174. P/23/557/FUL - 57 Walters Road, Ogmore Vale, CF32 7DL**

Decision Made	<b><u>RESOLVED:</u></b> That the application be granted, subject to the Conditions contained in the report of the Corporate Director – Communities.  <u>Proposal:</u>  Change of use from Use Class C3 to provide a care home for 2 children (Use Class C2)
Date Decision Made	30 November 2023

**175. P/22/563/OUT - Land rear of Arwenydd, Porthcawl Road, South Cornelly,  
CF33 4RG**

Decision Made	<b><u>RESOLVED:</u></b> That the application be granted, subject to the Conditions contained in the report of the Corporate Director – Communities.
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	<p><u>Proposal:</u></p> <p>Proposed detached residential dwelling (outline approval sought for layout and scale)</p>
Date Decision Made	30 November 2023

**176. P/23/134/FUL - Plot adjacent to 8 Swn yr Adar, Penyfai, CF31 4GE**

Decision Made	<p><b><u>RESOLVED:</u></b> That the application be granted, subject to the Conditions contained in the report of the Corporate Director – Communities:-</p> <p><u>Proposal:</u></p> <p>Proposed new 3 bed dwelling.</p>
Date Decision Made	30 November 2023

**177. Appeals**

Decision Made	<p>(1) That the appeals received since the last meeting of the Committee as shown in the report of the Corporate Director – Communities be noted.</p> <p>(2) That the Inspector appointed by Welsh Ministers to determine the following appeals, has directed the Appeals be Dismissed:-</p> <p>Appeal No. – CAS-02534-G8P756 (1984) – Single storey side extension: 79 Woodstock Gardens, Pencoed.</p> <p>Appeal No. – CAS-02584-S0R7H6 (1988) – Retention of detached outbuildings (used as a home office and meeting place for employees) : Sandbanks, 32 The Green Avenue, Porthcawl</p> <p>(3) That the Inspector appointed by Welsh Ministers to determine the following appeal, has directed it be</p>
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	Allowed, subject to Conditions:-  Appeal No. – CAS-02309-B6J3Q8 (1974) – Detached dwelling on land to side: Southlands Funeral Home, 59 South Road, Porthcawl.  (4) That the Inspector appointed by Welsh Ministers to determine the following appeal, has directed that the Enforcement Notice be Varied but Upheld:-  Appeal No. – CAS-02582-D3Q8DO (1989) – Alleged unauthorized business use of garage : Sandbanks, 32 The Green Avenue, Porthcawl.
Date Decision Made	30 November 2023

**178. Training Log**

Decision Made	<b><u>RESOLVED:</u></b> That Members noted the report outlining the Committee Training Log for the coming months.
Date Decision Made	30 November 2023

**179. Urgent Items**

Decision Made	None
Date Decision Made	30 November 2023

To observe further debate that took place on the above items, please click this link

The meeting closed at Time Not Specified.