

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. Rhwch 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.



Cyfarwyddiaeth y Prif Weithredwr / Chief Executive's Directorate
Deialu uniongyrchol / Direct line /: 01656 643148 / 643694 / 643513
Gofynnwch am / Ask for: Democratic Services

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

Dyddiad/Date: Friday, 4 July 2025

Dear Councillor,

DEVELOPMENT CONTROL COMMITTEE

A meeting of the Development Control Committee will be held Hybrid in the Council Chamber - Civic Offices, Angel Street, Bridgend, CF31 4WB / Remotely via Microsoft Teams on **Thursday, 10 July 2025 at 10:00.**

AGENDA

1 Apologies for Absence

To receive apologies for absence from Members.

2 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.

3 Site Visits

To confirm a date of Wednesday 20/08/2025 for proposed site inspections arising at the meetings, or identified in advance of the next Committee meeting by the Chairperson.

By receiving this Agenda Pack electronically you will save the Authority approx. £1.40 in printing costs

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| 4 | <u>Approval of Minutes</u> | 5 - 10 |
| | To receive for approval the minutes of the 29/05/2025 | |
| 5 | <u>Public Speakers</u> | |
| | To advise Members of the names of the public speakers listed to speak at today's meeting (if any). | |
| 6 | <u>Amendment Sheet</u> | |
| | 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. | |
| 7 | <u>Development Control Committee Guidance</u> | 11 - 14 |
| 8 | <u>P/23/652/FUL - Maple Meadows Wern Tarw Road (Church Street) Rhiwceiliog Pencoed</u> | 15 - 50 |
| 9 | <u>Appeals</u> | 51 - 56 |
| 10 | <u>Agree to hold a Special Development Control Committee on Thursday the 31st July 2025</u> | 57 - 60 |
| 11 | <u>Planning & Development Services – Workloads Projects & Challenges 2025 - Member Briefing</u> | 61 - 66 |
| 12 | <u>The Care Inspectorate Wales' (CIW) Response of 24 June 2025 to the Chair of the Council's Development Control Committee's Letter of 10 June 2025 Following a Request by Members at the DCC of 17 April 2025</u> | 67 - 72 |
| 13 | <u>Training Log</u> | 73 - 74 |
| 14 | <u>Urgent Items</u> | |
| | 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. | |

Note: This will be a Hybrid meeting and Members and Officers will be attending in the Council Chamber, Civic Offices, Angel Street Bridgend / Remotely via Microsoft Teams. The meeting will be recorded for subsequent transmission via the Council's internet site which will be available as soon as practicable after the meeting. If you would like to view this meeting live, please contact cabinet_committee@bridgend.gov.uk or tel. 01656 643148 / 643694 / 643513 / 643159.

Yours faithfully

K Watson

Chief Officer, Legal and Regulatory Services, HR and Corporate Policy

Councillors:

A R Berrow

RJ Collins

C L C Davies

S Easterbrook

RM Granville

H Griffiths

S J Griffiths

GH Haines

D T Harrison

M L Hughes

D M Hughes

M R John

W J Kendall

J Llewellyn-Hopkins

J E Pratt

Vacancy

A Wathan

R Williams