

**DEVELOPMENT CONTROL COMMITTEE - THURSDAY, 19 MARCH 2026**

**MINUTES OF A MEETING OF THE DEVELOPMENT CONTROL COMMITTEE HELD HYBRID IN THE COUNCIL CHAMBER - CIVIC OFFICES, ANGEL STREET, BRIDGEND, CF31 4WB ON THURSDAY, 19 MARCH 2026 AT 10:00**

Present

Councillor RM Granville – Chairperson

A R Berrow

M L Hughes

I Williams

R Williams

Present Virtually

RJ Collins

H Griffiths

D M Hughes

M R John

W J Kendall

J E Pratt

Officers:

Rhodri Davies

Gillian Dawson

Dion Douglas

Craig Flower

Stephen Griffiths

Steven Jenkins

Robert Morgan

Michael Pitman

Leigh Tuck

Huw Boaler

Development & Building Control Manager

Lawyer - Planning

Principal Planning Officer

Planning Support Team Leader

Democratic Services Officer - Committees

Development Control Team Leader

Principal Officer Highways Development Control

Technical Support Officer – Democratic Services

Senior Development Control Officer

Senior Planning Officer

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**217. Apologies for Absence**

Decision Made	Apologies were received from the following Councillors: Councillor Chris Davies Councillor Johanna Llewellyn-Hopkins Councillor Dave Harrison Councillor Alan Wathan
Date Decision Made	

**218. Declarations of Interest**

Decision Made	Councillor Ian Williams declared a personal interest in agenda Item 7. However as he was also speaking on behalf of Bridgend Town Council, he spoke then left the meeting prior to the debate and did not take part in the subsequent vote.
Date Decision Made	19 March 2026

**219. Approval of Minutes**

Decision Made	<u>RESOLVED:</u> That the minutes of a meeting of the Development Control Committee dated 05 February 2026 be approved as a true and accurate record.
Date Decision Made	19 March 2026

**220. Public Speakers**

Decision Made	The following public speakers had registered to speak at today's meeting:-  Councillor F. Bletsoe;
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	Councillor S. Bletsoe; Cllr T Wood; Cllr I Williams; Steffan Harries; Hannah Lewis; Cllr P Davies; P. Mehegan; Rob Hathaway.
Date Decision Made	19 March 2026

**221. Amendment Sheet**

Decision Made	<u>RESOLVED:</u> 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. This allows for Committee to consider any necessary modifications to the Committee Report, so as to take account of any late representations and revisions that require to be accommodated.
Date Decision Made	19 March 2026

**222. Development Control Committee Guidance**

Decision Made	<u>RESOLVED:</u> That Committee noted the Development Control Committee Guidance as shown in the report of the Corporate Director – Communities.
Date Decision Made	19 March 2026

**223. P/22/845/FUL - Sunnyside House, Sunnyside Road, Bridgend CF31 4AF**

Decision Made	<p>Proposal:</p> <p>Demolition of Sunnyside House; proposed development of 62no. one bedroom apartments and associated works including sustainable drainage, landscaping, cycle and car parking and other works Sunnyside House, Sunnyside Road, Bridgend, CF31 4AF</p> <p>A vote was requested by Cllr Mark John on the above application. The result was as follows:</p> <table><tr><td>For</td><td>Against</td><td>Abstain</td></tr><tr><td>5</td><td>3</td><td>1</td></tr></table> <p><b><u>RESOLVED:</u></b> That the above application be granted subject to the conditions contained in the Officer's report, including changes on the amendment sheet.</p>	For	Against	Abstain	5	3	1
For	Against	Abstain					
5	3	1					
Date Decision Made	19 March 2026						

**224. P/25/386/BCB - Bryn Y Cae Nursing Home, Cae Bracla, Brackla, Bridgend CF31 2HF**

Decision Made	<p>Proposal:</p> <p>Installation of Air Source Heat Pump system to include exterior siting of equipment including feeder pillar on a concrete base with acoustic baffling curtain screening. Bryn Y Cae Nursing Home, Cae Bracla, Brackla, Bridgend, CF31 2HF</p> <p>Cllr Ian Williams requested a vote on the above application. The result was as follows:</p> <table><tr><td>For</td><td>Against</td><td>Abstain</td></tr><tr><td>6</td><td>4</td><td>0</td></tr></table> <p><b><u>RESOLVED:</u></b> That the above application be granted subject to the conditions</p>	For	Against	Abstain	6	4	0
For	Against	Abstain					
6	4	0					

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	contained in the Officer's report, including changes on the amendment sheet.
Date Decision Made	19 March 2026

**225. P/25/700/FUL - 21 Humphreys Terrace, Caerau, Maesteg CF34 0SG**

Decision Made	<p>Proposal: Change of use of 4 bed residential dwelling (use class C3) to a 5 bed (max 5 persons) House in Multiple Occupation (HMO) (Use Class C4). 21 Humphreys Terrace, Caerau, Maesteg, CF34 0SG</p> <p>A vote was carried out on the above application. Prior to the speaker, Officer's presentation and debate on this agenda item the following DCC Member attendance changed at the meeting:</p> <p>Cllr Richard Williams and Cllr Mark John left the meeting Cllr Heather Griffiths joined the meeting.</p> <p>The result was as follows:</p> <table><tr><td>For</td><td>Against</td><td>Abstain</td></tr><tr><td>5</td><td>4</td><td>0</td></tr></table> <p><u>RESOLVED:</u> That the above application be granted subject to the conditions contained in the Officer's report, including changes on the amendment sheet.</p>	For	Against	Abstain	5	4	0
For	Against	Abstain					
5	4	0					
Date Decision Made	19 March 2026						

**226. P/25/735/RES - Land Rear of 95 Merthyr Mawr Road, Bridgend CF31 3EU**

Decision Made	<p>Proposal: Detached Dwelling - Application for reserved matters approval (Access, Appearance, Landscape, Layout,</p>
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	Scale) in respect of Application Ref P/24/541/OUT. Land rear of 95 Merthyr Mawr Road, Bridgend, CF31 3EU  <u>RESOLVED:</u> That the above application be granted subject to the conditions contained in the Officer's report and subject to one amendment to move the position of the dwelling 1m closer to Heol Gam Road .
Date Decision Made	19 March 2026

**227. Appeals**

Decision Made	<u>RESOLVED:</u> That the appeals received since the last meeting of the Committee as shown in the report of the Corporate Director – Communities, be noted.
Date Decision Made	19 March 2026

**228. Report Seeking DCC Approval for a Special DCC in April 2026 for LWOB Strategic Site and Craig Y Parcau Allocated Housing Site**

Decision Made	<p>The Development &amp; Building Control Manager presented a report which updated Members on the application for Land West of Bridgend Strategic Site. He advised that since publishing the agenda the applicant had requested that this item be deferred to the next ordinary meeting of Development Control Committee in June 2026.</p> <p>He asked for the Special Development Control Committee meeting that is scheduled for 9 April 2026 to remain in the calendar due to another application (Craig Y Parcau allocated housing site) which is time sensitive. The site visit will remain in calendar also.</p> <p><u>RESOLVED:</u> That the Committee agreed to the following:-</p>
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	<p>(1) That a Special Meeting of the Development Control Committee should be held to consider Application P/25/731/FUL on Thursday 9 April 2026 and agreed to defer the P/25/507/HYB Application (LWOB) to the ordinary DCC meeting in June 2026</p> <p>(2) That the format for the programme on the day of the Special DC Committee should be as generally described above in this report but subject to any changes which the Chair agrees with the Director of Communities.</p> <p>(3) That speaking rights for each of Applications P/25/507/HYB and P/25/731/FUL be extended to a maximum of 6 minutes for each speaker registered on the list, which could comprise a maximum of 3 individual objectors, the Community Councils, a Local Ward Member and the Applicant/Agent.</p>
Date Decision Made	19 March 2026

**229. Training Log**

Decision Made	<b><u>RESOLVED:</u></b> That the report of the Corporate Director – Communities advising Members of up and coming training initiatives be noted.
Date Decision Made	19 March 2026

**230. Urgent Items**

Decision Made	There were no urgent items.
Date Decision Made	19 March 2026

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To observe further debate that took place on the above items, please click this [link](#)

The meeting closed at 13:07.