

**BARRY TOWN COUNCIL**

**MINUTES OF A MEETING OF THE PLANNING COMMITTEE HELD ON TUESDAY, 2 AUGUST 2011 COMMENCING AT 7.00PM**

**PRESENT:** Councillor K Lewis (Chairperson) plus Councillors Curtis, S Hodges, Kemp, Kuhnell, Payne, Shaw, Stenstrom, and Williams

**ALSO PRESENT:** Clive Farrant – Planning Adviser  
Derek Wolfe – Executive Officer

PL727. **APOLOGIES FOR ABSENCE**

Apologies were received from Councillors O Cash and S Egan

PL728. **TO RECEIVE DECLARATIONS OF INTEREST UNDER THE COUNCIL'S CODE OF CONDUCT**

Councillor K Kuhnell declared a personal interest in agenda item 7e with regard to Planning Application No. 2011/00702RG3, as a Governor on the Holton Road School Governing Body.

PL729. **TO APPROVE THE MINUTES OF THE PLANNING COMMITTEE'S MEETING HELD ON 5 JULY 2011**

**RESOLVED:** that the minutes of the Committee's meeting held on 5 July be approved and signed as a correct record.

PL730. **TO NOTE DECISIONS TAKEN UNDER DELEGATED POWERS**

None

PL731. **TO CONSIDER AMENDED PLANNING APPLICATIONS**

None

PL732. **TO CONSIDER PLANNING APPLICATIONS**

a. **Planning Application No. 2011/00610/FUL**

Location: The Coach House, rear of 219 Holton Road, Barry  
Development: Conversion of existing retail and office into 2 no. residential dwellings

**RESOLVED:** that Barry Town Council does not object to the proposed change of use but wishes the Local Planning Authority to negotiate the removal of the roller shutter to the side window of the proposed development

b. **Planning Application No. 2011/00614/RG3**

Location: Ty Robin Goch, Robins Lane, Barry

Development: Change of use from respite care centre to mixed use of playgroup during the day and respite care at evenings and weekends.

**RESOLVED:** that the contents of this application be noted, on the grounds that it has already been determined by the Vale Council.

c. **Planning Application No. 2011/00615/FUL**

Location: 22 Collard Crescent, Barry

Development: Construction of porch

**RESOLVED:** that the contents of this application be noted, on the grounds that it has already been determined by the Vale Council.

d. **Planning Application No. 2011/00631/FUL**

Location: 18a Park Road, Barry

Development: Replace existing conservatory with new orangery construction. Footprint to remain.

**RESOLVED:** that no objection be raised to the proposal

e. **Planning Application No. 2011/00633/FUL**

Location: 28 Ael Y Coed, Barry

Development: Alteration to door/window position of ground floor rear extension (approval 2011/00178/FUL)

**RESOLVED:** that no objection be raised to this proposal

f. **Planning Application No. 2011/00634/FUL**

Location: 6 Cliff Wood View, Barry

Development: Conservatory to rear elevation

**RESOLVED:** that no objection be raised to the proposal

g. **Planning Application No. 2011/00646/FUL**

Location: 5 Tan Y Fron, Barry

Development: Single storey extension to the rear of the property

**RESOLVED:** that no objection be raised to the proposal

**h. Planning Application No. 2011/00658/FUL**

Location: 28 Colcot Road, Barry  
Development: New single storey side extension

**RESOLVED:** that no objection be raised to this proposal

**i. Planning Application No. 2011/00665/FUL**

Location: 8 Marine Drive, Barry  
Development: Front porch with balcony over

**RESOLVED:** that no objection be raised to the proposal

**j. Planning Application 2011/00669/FUL**

Location: 37 Main Street, Barry  
Development: Change of use required from retail A1 to D1 class. Building was previously used as a motor factor, we plan to use it as a theatre and dance school.

**RESOLVED: OBJECTION:**

**1) Whilst Barry Town Council would like to support the development of a facility that would provide an additional attraction for the local community, particularly young residents it considers that the scale of the proposed development at this site would generate additional traffic levels that would overload the local residential street pattern. Because of this proposal it is considered there would be a detrimental impact on the amenities of the area by virtue of noise, traffic generation and the exacerbation of parking problems.**

**2) That the Vale of Glamorgan Council be asked to work with the applicant to find a suitable site within the area for this welcomed facility. If however the Vale Council allowed this application, then this Council requests that consideration be given to a site in Moxon Street for car parking.**

k. **Planning Application No. 2011/00670/FUL**

Location: The Furniture Warehouse, Broad Street, Barry  
Development: To apply retrospective planning consent for roofing of service yard (infill to existing block wall and existing shop/premises) and demolition of roller shutter doors.

**RESOLVED:** that no objection be raised to the proposal

l. **Planning Application No. 2011/00674/FUL**

Location: 12 York Place, Barry  
Development: Change of use from offices to beauty salon.  
Treatments include prescription/medical treatments.  
Medical/dietician/chiroprody/physiotherapy consultants.

**RESOLVED:** that no objection be raised to the proposal

PL733. **TO CONSIDER PLANNING APPLICATIONS TABLED**

a. **Planning Application No. 2011/00682/FUL**

Location: 46 Heol Corswigen, Pencoedtre Village, Barry  
Development: Conversion of garage to extra room

**RESOLVED:** that no objection be raised to the proposal

b. **Planning Application No. 2011/00687/FUL**

Location: 56 Brook Street, Barry  
Development: to extend to side/rear of existing end of terrace dwelling and convert to 3 no. one bedroom units – demolish existing coach house to provide amenity space and refuse storage area.

**RESOLVED: OBJECTION:** On the grounds that the proposed development is considered to be overdevelopment of the site that would provide a substandard form of living accommodation for occupiers failing to meet the basic amenity requirements. The proposals are considered to be contrary to Policy ENV 27 of the Adopted Unitary development Plan 1996-2011 and the associated and approved Supplementary Planning Guidance on Amenity Standards.

c. **Planning Application No. 2011/00696/FUL**

Location: Holy Trinity Presbyterian Church in Wales, St Pauls Avenue, Barry

Development: Re-roof existing church plus demolish upper part of north gable end wall including removal of existing arched window, block up and rebuild.

**RESOLVED:** that no objection be raised to the proposal.

d. **Planning Application No. 2011/00699/FUL**

Location: 58 Nant Talwg Way, Barry

Development: Single storey extension to rear of the property

**RESOLVED:** that no objection be raised to the proposal

e. **Planning Application No. 2011/00702/RG3**

Location: Holton Road Primary School, Holton Road, Barry

Development: Installation of a new platform lift to give disabled access to main school entry and associated works

**RESOLVED:** that no objection be raised to the proposal

f. **Planning Application No. 2011/00704/RG3**

Location: C1V Call Centre, Barry Leisure Centre, Barry

Development: New staircase enclosure

**RESOLVED:** that no objection be raised to the proposal

g. **Planning Application No. 2011/00708/FUL**

Location: 39 Newlands Street, Barry

Development: Special needs adaptations – single storey ensuite extension to ground floor bedroom

**RESOLVED:** that no objection be raised to the proposal

h. **Planning Application No. 2011/00712/FUL**

Location: 59 Marine Drive, Barry

Development: First floor bedroom extension and balcony

**RESOLVED:** that no objection be raised to the proposal.

PL734. **EXECUTIVE OFFICER'S REPORT ON LOCAL PLANNING AUTHORITY DECISIONS**

**RESOLVED:** that the contents of the Executive Officer's report be received and noted

PL735. **TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED) SECTIONS 78 & 174 APPEALS**

None

PL736. **APPEAL DECISION(S) FOR INFORMATION ONLY**

None

PL737. **TO CONSIDER TRAFFIC & HIGHWAY ORDERS**

None

PL738. **TO CONSIDER TRAFFIC ORDERS – TABLED**

None

PL739. **TO CONSIDER LICENSING APPLICATIONS SOUGHT IN ACCORDANCE WITH THE LICENSING ACT 2003**

None

PL740. **TO CONSIDER LICENSING APPLICATIONS- TABLED**

None

PL741. **EXECUTIVE OFFICERS REPORT**

**1. PLANNING SITE INSPECTIONS: THURSDAY 28 JULY 2011**

By way of letters dated 29 June and 6 July, the Town Council had been informed that planning site inspections would be undertaken by members of the Vale Council's Planning Committee on Thursday 28 July 2011. Site visits commenced at 12.45pm that day, but included a visit at approximately 4pm to the YMCA in Court Road, Barry in relation to Planning Application No. 2011/00372/FUL.

**RESOLVED:** that the Executive Officers report be received and noted

## **2. VALE OF GLAMORGAN LOCAL DEVELOPMENT PLAN – CANDIDATE SITES**

On 13<sup>TH</sup> July, a letter was received from the Vale Council's Head of Planning and Transportation, stating as follows:-

'With reference to the comments made [in your letter] I can assure you that if the Council receives any amendments to the current undetermined application relating to the amusement park, then Barry Town Council will be consulted further and will be given the opportunity to make further comments. With reference to the alleged destruction of the ancient hedgerows on land bordering Pencoedre Woods, I can confirm that your letter has been passed to my Planning Enforcement Unit for consideration.'

With regard to the alleged destruction of ancient hedgerows, it was suggested that the Executive Officer pursue this matter with the Vale Council's Appeals and Enforcement Officer.

**RESOLVED:** that the Executive Officers report be received and that he be requested to pursue the alleged destruction of ancient hedgerows on land bordering Pencoedre Woods with the Vale Council's Appeals and Enforcement Officer, following the reporting of this matter to the Planning Enforcement Unit.

## **3. SEVERN TIDINGS**

On 8 July, the Town Council received two copies of the quarterly magazine 'Severn Tidings', issue 13, summer 2011. Copies of the magazine can be inspected in the magazine rack outside the Council Chamber.

**RESOLVED:** that the Executive Officers report be received and noted

## **4. PLANNING SITE VISITS – AGENDA FOR MEETING ON THURSDAY 28<sup>TH</sup> JULY 2011**

On 26<sup>th</sup> July, the Town Council received a full copy of the agenda papers relating to planning site visits taking place on Thursday 28<sup>th</sup> July 2011. Item 2 (f) on the planning site visits agenda related to the YMCA building on Court Road, Barry.

**RESOLVED:** that the Executive Officers report be received and noted

**5. SEVERN ESTUARY FORUM 2011**

On 27<sup>th</sup> July, the Town Council received a letter from the Severn Estuary Partnership Engagement Officer concerning this year's Forum, to be held at Cardiff University on Friday 23<sup>rd</sup> September. Councils in membership of the partnership can send representatives to the Forum at a cost of £20 per person whereas non-member councils must pay £30 for each representative.

Following consideration of the Executive Officers Report, it was suggested that the Committee authorise its Chair or Vice Chair or another Councillor nominated by the Chair to attend the Severn Estuary Forum at Cardiff University Friday 23<sup>rd</sup> September, subject to notifying the Executive Officer in advance so that a reservation could be made in advance.

**RESOLVED:** that the Executive Officers report be received and noted and that the attendance of one Councillor at this Forum be authorised.

PL742. **DATE OF NEXT MEETING**

**RESOLVED:** to note that the next Planning Committee meeting was scheduled for 6 September 2011 at 7.00pm

The meeting ended at 7.40pm

Signed ..... Dated .....  
(Chairperson)