

**BARRY TOWN COUNCIL**

**MINUTES OF A MEETING OF THE PLANNING COMMITTEE HELD ON 7 DECEMBER 2010 COMMENCING AT 7.00 PM**

**PRESENT:** Councillor S C Egan (Chairperson) plus Councillors J E Charles, J Evans, H C Hamilton, S A Hodges, K Lewis, L M Payne (Vice-Chairperson), B I Shaw, C Turner and E T Williams.

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

PL594. **APOLOGIES FOR ABSENCE**

Apologies for absence were received from Councillors O Cash and K Kuhnell (Town Mayor – Ex-officio)

PL595. **TO RECEIVE DECLARATIONS OF INTEREST UNDER THE COUNCIL'S CODE OF CONDUCT**

Declarations of interest were received as follows:-

Councillor Charles submitted a declaration of interest in relation to planning application no's. 2010/01119/RG3 and 2010/01129/FUL.and item 16(a).

Councillors Hamilton & Hodges submitted a declaration of interest in planning application no. 2010/01206/RGS by virtue of being a Governors of Bro Morgannwg Welsh Medium School and therefore governors of the new school.

PL596. **TO APPROVE THE MINUTES OF THE PLANNING COMMITTEE'S MEETING HELD ON 2 NOVEMBER 2010**

**RESOLVED:** that the minutes of the Committee's most recent meeting be approved and signed as a correct record.

PL597. **TO NOTE DECISIONS TAKEN UNDER DELEGATED POWERS**

None

PL598. **TO NOTE URGENT ACTION DECISIONS TAKEN UNDER STANDING ORDER 112**

None

PL599. **TO CONSIDER AMENDED PLANNING APPLICATIONS**

None

**TO CONSIDER PLANNING APPLICATIONS**

a. **Planning Application No. 2010/01119/RG3**

Location – Cadoxton House, Victoria Park Road, Barry  
Development – Demolition and rebuilding of Cadoxton House and use as a Community Advice Centre.

**RESOLVED: (1)** that the Local Planning Authority be informed that this Council has no objection to the proposals for the rebuilding of Cadoxton House and its use as a community advice centre, but wishes to express it's disappointment that it has apparently been necessary to demolish the previously existing building;

**(2)** that the Local Planning Authority's assurance be sought that the necessary consultation will be carried out in a timely fashion with those entitled to be consulted;

**(3)** that this Council expresses its disappointment that the Vale Council has given instructions for the felling of a number of mature trees on this site.

b. **Planning Application No. 2010/01125/FUL**

Location – 1 Park Avenue, Barry  
Development – Conversion of property to two self-contained flats.

**RESOLVED:** that the Local Planning Authority be informed that this Council has no objection to planning application 2010/01125/FUL.

c. **Planning Application No. 2010/01128/FUL**

Location – 39-40 Park Crescent, Barry  
Development – Installation of new plant equipment.

**RESOLVED:** that planning application no. 2010/01128/FUL be deferred for detailed consideration by this Committee at its next meeting.

d. **Planning Application No. 2010/01129/FUL**

Location – 39-40 Park Crescent, Barry  
Development – Shopfront alterations, installation of new ATM facility and external alterations at No. 39 Park Crescent and provision of car parking.

**RESOLVED:** that planning application no. 2010/01129/FUL be deferred for detailed consideration by this Committee at its next meeting.

e. **Planning Application No. 2010/01137/FUL**

Location – 8 Greenbanks Drive, Barry  
Development – Conservatory to rear elevation.

**RESOLVED:** that the Local Planning Authority be informed that this Council has no objection to planning application 2010/01137/FUL.

f. **Planning Application No. 2010/01039/FUL**

Location – Dow Corning Limited, Cardiff Road, Barry  
Development – Removal of existing boundary wall and fence between Cardiff Road and Dow Corning land and replaced with spear and point fence to match remaining existing. Removal of existing conifers within Dow Corning land.

**RESOLVED:** that the Local Planning Authority be informed that this Council has no objection to planning application 2010/01039/FUL.

g. **Planning Application No. 2010/01146/HAZ**

Location – Dow Corning Ltd, Cardiff Road, Barry  
Development – Updating of Hazardous Substances Consent to meet latest regulations No. new or increased quantities of materials are proposed.

**RESOLVED:** that the Local Planning Authority be informed that this Council has no objection to planning application 2010/01146/HAZ, subject to the provision of any detailed conditions required by the Vale of Glamorgan Council's Environmental Health Officer, the Health & Safety Executive and the Environment Agency.

h. **Planning Application No. 2010/01157/FUL**

Location – 18 Gwennol Y Mor, Barry Island  
Development – Porch to front elevation.

**RESOLVED:** that the Local Planning Authority be informed that this Council has no objection to planning application 2010/01157/FUL.

i. **Planning Application No. 2010/01058/RG3**

Location – 198 Holton Road, Barry

Development – Conversion of existing retail/residential unit into Local Government office, including external alterations to the building and shopfront.

**RESOLVED:** that the Local Planning Authority be informed that this Council has no objection to planning application 2010/01058/RG3.

j. **Planning Application No. 2010/01064/ADV**

Location – Land at Barry Waterfront, Adjacent to Dock No.1, Barry

Development – Retrospective application for the erection of 5 no. freestanding signs advertising the intention to develop land for residential and commercial purposes.

**RESOLVED:** that the Local Planning Authority be informed that this Council has no objection to planning application 2010/01064/ADV.

k. **Planning Application No. 2010/01178/FUL**

Location – Beaulieu, 13 Romilly Park Road, Barry

Development – Proposed detached storage shed.

**RESOLVED:** that the Local Planning Authority be informed that this Council has no objection to planning application 2010/01178/FUL.

l. **Planning Application No. 2010/01097/FUL**

Location – 28 Bramble Avenue, Barry

Development – Single storey side extension.

**RESOLVED:** that the Local Planning Authority be informed that this Council has no objection to planning application 2010/01097/FUL.

m. **Planning Application No. 2010/01199/FUL**

Location – 7 Paget Road, Barry

Development – Conversion of part of ground floor into a self-contained 2 bedroom flat. Conversion of lower ground floor into a self contained 1 bedroom flat. Retention of part of the ground floor for a sales kiosk fronting into Paget Road with retained existing A3 use.

**RESOLVED:** that the Local Planning Authority be informed that this Council has no objection to planning application 2010/01199/FUL.

n. **Planning Application No. 2010/01206/RG3**

Location – Ysgol Gyfun Bro Morgannwg Site, Colcot Road, Barry

Development – New Welsh medium school.

(Councillors Hamilton and S Hodges left the meeting whilst the Committee determined its observations on planning application no. 2010/01206/RG3)

**RESOLVED:** that the Local Planning Authority be informed that this Council has no objection to planning application 2010/01206/RG3, subject to adjoining properties being screened from the proposed school site via the provision of trees along the site boundary.

o. **Planning Application No. 2010/01208/FUL**

Location – 20 Plas Gwernen, Barry

Development – First floor extension to front and side of dwellinghouse.

**RESOLVED:** that the Local Planning Authority be informed that this Council has no objection to planning application 2010/01208/FUL.

p. **Planning Application No. 2010/01211/RG3**

Location – BSC, Hood Road, Barry

Development – Proposed new car park with landscaping to serve the BSC building located at Hood Road in the Innovation Quarter.

**RESOLVED:** that the Local Planning Authority be informed that this Council has no objection to planning application 2010/01211/RG3.

q. **Planning Application No. 2010/01213/RG3**

Location – Colcot Sports Centre, Colcot Road, Barry

Development – Replacement of chainlink fence with 17.50mm bowtop railings.

**RESOLVED:** that the Local Planning Authority be informed that this Council has no objection to planning application 2010/01213/RG3.

r. **Planning Application No. 2010/01218/RG3**

Location – Skills Training Centre, Hood Road, Barry  
Development – Proposed removal of part of the existing plastic grid and replacement with a new Bitumen surface.

**RESOLVED:** that the Local Planning Authority be informed that this Council has no objection to planning application 2010/01218/RG3.

s. **Planning Application No. 2010/01223/FUL**

Location – 33 St Brannocks Close, Barry  
Development – Two storey rear extension.

**RESOLVED:** that the Local Planning Authority be informed that this Council has no objection to planning application 2010/01223/FUL.

t. **Planning Application No. 2010/01224/RG3**

Location – Flying Start Family Centre, Gladstone Road, Barry

Development – Conversion of therapy pool into crèche and education facility with ancillary functions.

**RESOLVED:** that the Local Planning Authority be informed that this Council has no objection to planning application 2010/01224/RG3.

u. **Planning Application No. 2010/01226/LBC**

Location – Hydraulic Pumphouse, The Innovation Quarter, Barry Waterfront

Development – Temporary removal of trusses, valley beams, 5 block columns, gantry crane and rails for cleaning and painting.

**RESOLVED:** that the Local Planning Authority be informed that this Council has no objection to planning application 2010/01226/LBC.

v. **Planning Application No. 2010/01231/FUL**

Location – 4 Pleasant View, Barry

Development – Conversion of flat roof to pitched roof including new bedrooms and bathrooms in loft. New bedroom within existing pitched roof. Creation of additional off street parking space.

**RESOLVED:** OBJECTION on the grounds that the proposal by virtue of its rear height and rear window placement is considered to be detrimental to the privacy of the amenities of adjacent occupiers and as such fails to meet the requirements of Policy ENV27 of the Vale of Glamorgan Unitary Development Plan 1996-2011 and its associated Supplementary Planning Guidance relating to Amenity Standards.

PL601. **TO CONSIDER PLANNING APPLICATIONS - TABLED**

a. **Planning Application No. 2010/01233/FUL**

Location – Ffordd Elin, Barry

Development – Construction of 3 no. dwellings and associated works.

**RESOLVED:** OBJECTION – On the grounds that the Town Council is concerned and disappointed that proper maintenance of this area has not been maintained, which should be the first priority on this site, and that as a result Newydd Housing Association had lodged an application for the construction of housing on this site when the public open space allocation should have been properly maintained in the first place, but noting that should the Local Planning Authority agree to the proposed development then an open space financial contribution over and above that normally required for a development of 3 dwellings should be sought for improvement works to existing local provision.

b. **Planning Application No. 2010/01237/FUL**

Location – 33 Ffordd Elin, Barry

Development – Single storey rear extension plus new driveway for disabled occupant

**RESOLVED:** that the Local Planning Authority be informed that this Council has no objection to planning application 2010/01237/FUL.

c. **Planning Application No. 2010/01245/FUL**

Location – 35 Westward Rise, Barry

Development – Construct to rear of dwelling a kitchen and sun lounge/breakfast room with internal alterations

**RESOLVED:** that the Local Planning Authority be informed that this Council has no objection to planning application 2010/01245/FUL.

d. **Planning Application No. 2010/01251/FUL**

Location – The Westings, Park Road, Barry  
Development – Extension to rear of first floor, replacing existing conservatory.

**RESOLVED:** that the Local Planning Authority be informed that this Council has no objection to planning application 2010/01251/FUL.

e. **Planning Application No. 2010/01225/RES**

Location - Land at east of Pencoedtre Lane, Barry  
Development - Reserved matters application for 71 dwellings, including details of appearance, landscaping, layout and scale.

**RESOLVED:** that in view of the complexity of the application, and noting that the Local Planning Authority were not due to determine the proposals therein until its February 2011 meeting, consideration of this application by the Town Council be deferred until its next Planning Committee meeting on 11 January 2011.

PL602. **EXECUTIVE OFFICER'S REPORT ON LOCAL PLANNING AUTHORITY DECISIONS**

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

PL603. **TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED) – SECTIONS 78 & 174 APPEALS**

a. Planning Application No. 2009/00690/FUL

Location – Land off Park Road (site of former Community Hall), Garden Suburb, Barry  
Development – Construction of 1 no. detached dwelling with detached garage.

**RESOLVED:** to note that the Planning Inspector had allowed the appeal relating to application no. 2009/00690/FUL, despite all the objections raised by Barry Town Council and by the Local Planning Authority.

b. Planning Application No. 2010/00576/FUL

Location – 176 Jenner Road, Barry

Development – Conversion of existing dwelling into two self contained apartments including single storey extension to side.

**RESOLVED:** that the contents of the appeal submitted to the Planning Inspectorate be received and noted.

- c. Planning Application No. 2010/00725/FUL

Location – 26, Carn Yr Ebol, Barry  
Development – Single storey garden building to provide veranda, garden room & shed.

**RESOLVED:** that the contents of the appeal submitted to the Planning Inspectorate be received and noted.

PL604. **APPEAL DECISION(S) – FOR INFORMATION ONLY**

None

PL605. **TO NOTE URGENT ACTION DECISIONS TAKEN UNDER STANDING ORDER 112**

None

PL606. **TO CONSIDER TRAFFIC AND HIGHWAY ORDERS**

None

PL607. **TO CONSIDER TRAFFIC ORDERS – TABLED**

None

PL608. **TO NOTE URGENT ACTION DECISIONS TAKEN UNDER STANDING ORDER 112**

None

PL609. **TO CONSIDER LICENSING APPLICATIONS**

- a. Notification of an Application for a Premises Licence – Sainsbury’s Supermarket, 39 Park Crescent, Barry

**RESOLVED:** OBJECTION, to this application for a premises licence on the grounds of public safety in view of the additional traffic the granting of a licence would generate; the fact that there are already sufficient licensed suppliers locally, noting that additional suppliers would be likely to lead to an increase in anti-social activity thereby creating a public nuisance; finally that the

requested hours were considered to be excessive, bearing in mind that rival licensed premises in the area were required to cease sales of intoxicating liquor at 11pm each night.

PL610. **TO CONSIDER LICENSING APPLICATIONS – TABLED**

None

PL611. **BUDGETARY CONTROL STATEMENT FOR APRIL TO OCTOBER 2010**

**RESOLVED:** that the report be received and noted.

PL612. **DRAFT ESTIMATES 2011/12**

**RECOMMENDED:** that the Committee's draft estimates for 2011/12 be referred to the Finance, Policy & General Purposes Committee meeting on 17 January 2011 as representing this Committee's requirements for the 2011/12 financial year.

PL613. **EXECUTIVE OFFICER'S INFORMATION REPORT**

a. Cadoxton House, Victoria Park Road, Cadoxton, Barry

**RESOLVED:** that the report be received and noted.

PL614. **DATE OF PLANNING COMMITTEE'S NEXT MEETING**

**RESOLVED:** that the Committee's next meeting be held on Tuesday, 11 January 2011 at 7.00pm.

The meeting ended at 8.15pm.

Signed .....  
(Chairperson)

Dated .....