

Cowbridge with Llanblethian Town Council
Minutes of the Planning Committee Meeting held in the Council Chamber,
Cowbridge Town Hall,
on Monday 4th January 2010 at 8.00pm.

Present: Chairman – Councillor Mrs S M Cox
Vice Chairman – Councillor A Williams
Mayor – Councillor J R Harris
Deputy Mayor – Councillor L E Taylor
Councillors: Mrs M Arnold, A E Banks, Mrs A Burges and Mrs N C Thomas.

In Attendance: Town Clerk – Mr Andrew Davies

Item 1: Apologies for absence.
Councillor Mrs G Baty

Item 2: Declarations of interests.
Councillor J R Harris. (Item 5.1)

Item 3: Matters arising from the Committee Meeting held on 7th December 2009.
No matters arising.

Item 4: Matters arising from the Town Council Meeting held on 22nd December 2009.
No matters arising.

Item 5: To consider the following Planning Applications:

5.1 **2009/01241/FUL**

Applicant: Mr J Browning
Agent: N/A
Location: Mayfields, St Quentins Close, Llanblethian, Cowbridge
Proposal: Extension and loft conversion.

No Objections.

5.2 **2009/01257/FUL**

Applicant: Tim Vaughan Racing
Agent: Brian Griffin P & CC Ltd
Location: Pant Wilkin Stables, Llanquian Road, Aberthin
Proposal: Retention of viewing platform – resubmission with landscaping scheme.

No Objections.

5.3 **2009/01258/FUL**

Applicant: Mr G Evans
Agent: N/A
Location: Cae Lloi Farm, Aberthin
Proposal: First Floor rear extension.

No Objections.

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Item 5: **To consider the following Planning Applications (continued)**
5.4 **2009/01250/FUL**
Applicant: Mr M Jones
Agent: Mr P Blackburn
Location: Llwyn Celyn, High Street, Cowbridge
Proposal: New external door and window to rear elevation. Form new en-suite bathroom with associated internal alterations.

No Objections.

5.5 **09/01252/FUL**
Applicant: Mr M Cuddy
Agent: Powell Dobson Urbanists
Location: Tyn-y-Caeau Farm, Primrose Hill, Cowbridge
Proposal: Retention of stable/field shelter.

No Objections.

5.6 **09/01282/FUL**
Applicant: Mr & Mrs Coley
Agent: Don Mitchell Associates, 39 High Street Cowbridge
Location: 91 Broadway, Llanblethian, Cowbridge.
Proposal: Construct new bedroom projections to front and new garden room extension to rear, new single detached garage and boundary wall and gate to front.

The Committee has **no objections** to the proposed construction to the building. However, the committee wishes to query why there is a solid curved line in relation to the pavement boundary shown on the proposed plan compared to the original plan that shows the line to be dotted and of different curvature. The committee has strong concerns about the tarmac hard standing, which will result in an increase of surface water with run-off down the hill to an area that is prone to flooding. The committee strongly objects to any possible 'large scale' removal of trees.

5.7 **09/01297/FUL**
Applicant: Tim Vaughan Racing
Agent: Brian Griffin P&CC Ltd
Location: Pant Wilkin Stables, Aberthin
Proposal: Provision of hardstanding parking area for vehicles and access track.

No Objections.

Item 6: Local Development Plan.
No matters arising.

Item 7: Correspondence.
7.1 Received notifications of the planning decisions made by the Vale of Glamorgan:
(i) **09/01068/FUL** – Relocation of access serving property at New Breach Farm, Crossways, Cowbridge - **Grants permission with 6 conditions.**
(ii) **09/01097/FUL** – Change of use of health centre to financial and professional services (class A2) at Cowbridge Health Centre, Old Hall, High Street, Cowbridge – **Grants permission with 4 conditions.**
(iii) **09/01099/FUL** – Change of use of health centre to offices (class B1) at Cowbridge Health Centre, Old Hall High Street, Cowbridge – **Grants permission with 4 conditions.**

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- Item 7: Correspondence (Continued)**
(iv) **09/01142/FUL** – Erection of single storey, two car garage at The Old Vicarage, Church Road, Llanblethian, Cowbridge – **Grants permission with 1 condition.**
- 7.2 Letter received from the Vale of Glamorgan Council advising that the Planning Site Inspections for Trem-y-Glyn, Windmill Lane is to be held on 7th January 2010.
Noted.
- 7.3 Letter received from the Vale of Glamorgan Council – Biodiversity (Make space for wildlife). The Vale of Glamorgan Council has produced Draft Supplementary Planning Guidance on Biodiversity and Development which is available on the Council's website and is currently for public consultation until 26th January 2010. This may be viewed on www.valeofglamorgan.gov.uk - following the links to planning: planning policy: supplementary planning guidance. It was agreed that the Leisure and Amenities Committee should examine whether there are any areas suitable for biodiversity improvements such as locations for bird boxes etc. Advice maybe obtained from the Vale of Glamorgan Council who can arrange a site visit if required.
- Item 8: To select a representative to sit on the sub committee 'Are We Being Served Report' (Referred to at Full Council under the Finance and General Purposes report.)**
Councillor Mrs S M Cox volunteered to sit on the committee.
- Item 9: Matters, relevant to the committee, to be discussed at the discretion of the Chairman.**
None.
- Item 10: Date and Time of next Meeting**
Monday, 1st February 2010 at 8.00pm.

Councillor Mrs S M Cox,
Chairman.