

Cowbridge with Llanblethian Town Council
Minutes of the Planning Committee Meeting held in the Council Chamber,
Cowbridge Town Hall,
on Monday 4th July 2005 at 8.00pm.

Present: Mayor – Councillor Mrs G Baty (chair)
Councillors - Mrs L Adams, Mrs M Arnold, Mrs A Burges, D W Morris
and A Williams (*left meeting after item 5.13*).

In Attendance: Town Clerk - Mr Andrew Davies.

In the absence of the Chairman and Vice Chairman, **proposed** by Councillor Mrs M Arnold, seconded by Councillor Mrs L Adams that Councillor Mrs G Baty take the Chair.

Resolved as proposed.

Item 1: **Apologies for absence.**
Councillors Mrs S M Cox and R G Jones

Item 2: **Declarations of interests.**
Councillor Mrs M Arnold item 5.3

Item 3: **Matters arising from the Committee meeting held on 6th June 2005.**
No matters arising.

Item 4: **Matters arising from the Full Council meeting held on 21st June 2005.**
No matters arising.

Item 5: **To consider the following Planning Applications:**

5.1 **05/00804/FUL**
Applicant: Mr & Mrs Jones
Agent: Quorum Associates
Location: 13 The Verlands, Cowbridge
Proposal: First floor extension.
No objections.

5.2 **05/00813/FUL**
Applicant: S Hunt & A Fisher
Agent: N/A
Location: Ivydean, Hollybush Farm, Stalling Down
Proposal: Refurbishment of existing two storey storage room attached to Ivydean to add larger kitchen, two further bedrooms, bathroom and cloakroom to existing accommodation.

No objections, however, the Committee are concerned that this appears to be a retrospective application.

5.3 **05/00623/FUL**
Applicant: Mr & Mrs Warwick Howells
Agent: James Carter & Alan Barker Partnership
Location: St Margarets, Love Lane, Llanblethian
Proposal: Amended plans.
No objections.

Item 5: To consider the following Planning Applications: (Continued)

5.4

05/00862/FUL

Applicant: A Cooper
Agent: N/A
Location: 25 Borough Close, Cowbridge
Proposal: 3 bedroom semi-detached dwelling.

Objection.

The Committee objects on the following grounds:

1. That the proposed additional entrance is next to the school gate, which is also the only vehicular access and will have an impact on safety.
2. Over development of site resulting in loss of amenity space.

5.5

05/00903/FUL

Applicant: M L O'Brien
Agent: N/A
Location: The Acorns, Maendy Road, Aberthin
Proposal: Demolition of an existing agricultural building and replace with another agricultural building more in keeping with the adjacent dwelling.

No objection.

5.6

05/00871/FUL

Applicant: Mr J Case
Agent: N/A
Location: Hollybush Cottage, Cowbridge
Proposal: Gable end extension to existing property consisting of ground floor garage and utility room, first floor bedrooms and bathroom.

No objection.

5.7

05/00946/FUL

Applicant: Mr Lee Thomas
Agent: Anderson & Associates
Location: "Southgate", Town Mill Road, Cowbridge
Proposal: Construction of a detached five bedroom dwelling with integral garage (variation design of permission No. 03/01126/FUL), and single garage for "Southgate".

No objection.

5.8

05/00902/FUL

Applicant: Wendy Hopkins, 13 Windsor Place, Cardiff
Agent: RPS Group plc
Location: 18 High Street, Cowbridge
Proposal: Demolition of single storey rear extension & replacement with two storey extension.

No objection.

5.9

05/00935/FUL

Applicant: Dr Sami
Agent: Saracen UPVC Installations, Tonyrefail
Location: Broadgate House, The Broadshord, Cowbridge.
Proposal: UPVC Conservatory 4metres x 4metres, Edwardian Style, to side of property.

No objection.

Item 5: To consider the following Planning Applications: (Continued)

- 5.10 **05/00861/LBC**
Applicant: Wendy Hopkins
Agent: RPS Group plc, Park House, Greyfriars Road, Cardiff
Location: 18 High Street, Cowbridge
Proposal: Demolition of single storey extension and replacement with two storey extension.
No objection.
- 5.11 **05/00930/FUL**
Applicant: Environment Agency Wales
Agent: Atkins Consultants Ltd
Location: The Flood Plain of the River Thaw upstream of Cowbridge and adjacent to Mount Pleasant Farm, National Grid Reference SS 999750
Proposal: Flood prevention scheme.
No objection.
- 5.12 **05/00951/FUL**
Applicant: Mrs Sue Evans
Agent: Birch Court Designs
Location: Broad Shoard House, Broad Shoard, Cowbridge
Proposal: Proposed first floor rear extension and conversion of attic into bedroom and ensuite including 2no. Dormers to front Elevation.
No objection.
The Committee did not consider the application to be comprehensive as it failed to indicate parking provision.
- 5.13 **05/00959/FUL**
Applicant: Mr C Mottershead
Agent: Grove Associate Architects
Location: 'The Cairns', 1 St Quentins Hill, Llanblethian, Cowbridge
Proposal: New detached garage to replace an existing store building.
No objection.
The Committee note that the site plan submitted with the application is out of date.
- Item 6: Correspondence.**
- 6.1 Received notifications of the planning decisions made by the Vale of Glamorgan
- i) **05/00360/FUL** – Amend original approval to bring roof line level, due to construction of existing dwelling and to set proposed bedroom wall back by 200mm and build support pillars to roof at Ty Y Tyla, Pen-y-Lan Road, Aberthin - **Grants Permission with 1 condition.**
- ii) **05/00366/LBC** – Removal of temporary marquee and the construction of new ballroom to ground floor and conference facility to first floor at The Bear Hotel, High Street, Cowbridge – **Consents with 8 conditions.**
- iii) **05/00584/FUL** – Two storey extension to side for garage, living room and bedroom at 11B Broadway, Cowbridge - **Grants Permission with 4 conditions.**
- iv) **05/00590/FUL** – Removal of existing telecommunications pole and replacement with a new 15m column, with integral antenna, WPD antenna, necessary equipment cabinets and associated ancillary equipment at WPD Primary 56-0105 (Electricity grid station), North Road, Cowbridge – **Refuses to permit.**
- v) **05/00647/FUL** – Conservatory at 69 The Verlands, Cowbridge - **Consents with 2 conditions.**
- vi) **05/00703/FUL** – Amendments to application 03/01291/FUL at Argoed, Llanblethian – **Grants Permission with 4 conditions.**

Item 6: Correspondence.

6.1 Received notifications of the planning decisions made by the Vale of Glamorgan (continued)

vii) **05/00623/FUL** – Alterations/Extension to existing bungalow at St Margarets, Love Lane, Cowbridge – **Grants Permission with 2 conditions.**

6.2 Letter received from the Vale of Glamorgan Council in relation to 18-20 High Street and advising that the applicant has made an appeal to The Planning Inspectorate in relation to Planning Application No. 04/01869/FUL.

Noted.

6.3 **Planning Application No 05/00918/TCA** – application for removal of three lower branches and reduction of crown by 15% on one silver birch at 19 Broadway, Cowbridge.

Noted.

Item 7: Any Other Business.

Councillor Mrs M Arnold drew members' attention to the advertising boards at Valentino's Restaurant. It was agreed for the matter to be discussed at the next meeting to allow members time to view the matter.

Item 8: Date and Time of next Meeting.

Monday 25th July 2005 at 6.00pm.

Chairman.