

Cowbridge with Llanblethian Town Council
Minutes of the Planning Committee Meeting held in the Council Chamber,
Cowbridge Town Hall,
on Monday 7th September 2009 at 8.00pm.

Present: Chairman – Councillor Mrs S M Cox
Vice Chairman – Councillor A Williams
Mayor – Councillor J R Harris
Councillors: Mrs A Burges and Mrs N C Thomas.

In Attendance: Town Clerk – Mr Andrew Davies

Item 1: Apologies for absence.
Councillors Mrs M Arnold, A E Banks, Mrs G Baty and L E Taylor.

Item 2: Declarations of interests.
None.

Item 3: Matters arising from the Committee Meeting held on 6th July 2009.
No matters arising.

Item 4: Matters arising from the Town Council Meeting held on 21st July 2009.
No matters arising.

Item 5: To consider the following Planning Applications:

5.1 **2009/00772/FUL**

Applicant: Mr Michael Lewis
Agent: Andrews Gay & Partners, 2 Watson House, Cora St, Barry
Location: 7 The Broadshord, Cowbridge
Proposal: Single storey side extension to provide bedroom and bathroom.
No Objections.

5.2 **2009/00796/FUL**

Applicant: Mr Javed Shami
Agent: Don Mitchell Associates, 39 High Street, Cowbridge
Location: Redesdale, 5 Constitution Hill, Cowbridge.
Proposal: Extend existing garage and provide study over; create new room in existing external courtyard; Extend bedrooms over rear; extend to rear to provide new garden room; alterations to dormer windows.
No Objections.

5.3 **2009/00787/FUL**

Applicant: Dr Anne Newsam, Cowbridge Chiropractic Clinic, 85 Eastgate, Cowbridge
Agent: N/A
Location: 48A Eastgate, Cowbridge.
Proposal: Change of use from A1 shop to D1 Chiropractic Clinic.
No Objections.

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Item 5: To consider the following Planning Applications (continued)
5.4 **2009/00824/FUL**

Applicant: JB Directors Trust
Agent: Cooke & Arkwright
Location: 91 Eastgate, Cowbridge
Proposal: Minor alteration to existing timber shopfront to incorporate lower cill level.

No Objections.

5.5 **2009/00844/FUL**

Applicant: Mrs T Jenkins
Agent: Amdega
Location: Stallcourt House, Stallcourt Close, Llanblethian
Proposal: Erection of free standing, single storey, timber framed, glazed conservatory.

No Objections.

Item 6: Local Development Plan.

6.1 Letter received from the from the Planning Vale of Glamorgan Council regarding the Local Development Plan 2011 – 2026 and advising that a revised timetable has been agreed by the Welsh Assembly Government. The indicative adoption date of the LDP is April 2012.

Noted.

6.2 Vale of Glamorgan Council – Consultation Draft Affordable Housing Delivery Statement.

Each member of the committee was circulated with the document and accompanying questionnaire.

Members of the Committee agreed that the questionnaire should be answered in the affirmative and that there were no issues to raise.

Item 7: Public Telephone Kiosk, Llanblethian.

Members of the committee were circulated with a copy of the public notice posted by BT in relation to the telephone box on Bridge Road, Llanblethian (opposite the Church Hall). The notice advised that a detailed survey has shown that the kiosk is not being used sufficiently to continue the service at this location. BT is offering the local community the opportunity to take ownership of this kiosk structure without the telephone service, thus ensuring it is retained in its current location. Alternatively BT offers a sponsorship scheme whereby the telephone service can be subsidised.

The Town Clerk advised that he had contacted the Conservation Officer at the Vale of Glamorgan Council who confirmed that the telephone box is grade II listed and could not be moved without the benefit of Listed Building Consent.

The committee discussed the matter and agreed that a notice should be placed in the notice board at the Church Hall and in the porch of the Church (if possible) asking whether or not any members of the local community of Llanblethian would be prepared to take active responsibility for the upkeep of the telephone kiosk in the future.

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Item 8: Correspondence.

- 8.1 Received notifications of the planning decisions made by the Vale of Glamorgan:
- (i) **07/01059/FUL** – Proposed 2 x beef cattle housing, a machine store and straw/hay storage building at Pwll y Darren Farm, Welsh St Donats - **Grants permission with 5 conditions.**
 - (ii) **09/00326/FUL** – Increase existing roof height and convert attic space into living accommodation at 17 High Street, Cowbridge – **Grants permission with 1 condition.**
 - (iii) **09/00461/FUL** – Single storey extension (no change of use) at 8 Church View, Llanblethian - **Grants permission with 3 conditions.**
 - (iv) **09/00481/FUL** – Conservatory to rear elevation at 3 Church Hill Close, Llanblethian – **Grants permission with 1 condition.**
 - (v) **09/00511/FUL** – Erection of single storey dwelling at Adjacent to 4a Geraints Close, Cowbridge – **Refuses to permit.**
 - (vi) **09/00514/FUL** – Erection of building for 22 stables and feed store ((part retrospective), 2 isolation stables and retention of 5 pens within existing building at Pant Wilkin Stables, Llanquian Road, Aberthin – **Grants permission with 8 conditions.**
 - (vii) **09/00517/FUL** – Retention of cover over horse walkers. Retention of two horse walkways at Pant Wilkin Stables, Llanquian Road, Aberthin – **Grants permission with 4 conditions.**
 - (viii) **09/00519/FUL** – Alteration and extension of dwelling to form Changing room over Garage at 4 Cwrt Llanfleiddan, Llanblethian – **Grants permission with 3 conditions.**
 - (ix) **09/00524/FUL** – Demolition of existing garage, proposed garage with shower and utility room to ground floor, additional bedroom and shower room to first floor at 3 Bowmans Well, Cowbridge. – **Grants permission with 1 condition.**
 - (x) **09/00526/FUL** – Two storey front extension with extended side dormer at 1 Wolfe Close, Cowbridge – **Grants permission with 2 conditions.**
 - (xi) **09/00549/FUL** – Two storey front extension (squaring off) garage conversion to living space at 18 St Athan Road, Cowbridge – **Grants permission with 2 conditions.**
 - (xii) **09/00557/FUL** – Renewal of previous approval for a swimming pool extension (2004/00957/FUL) at The Old Vicarage, Church Road, Llanblethian – **Grants permission with 3 conditions.**
 - (xiii) **09/00562/FUL** – Alteration and extension of existing bungalow to provide additional accommodation at first floor level, provision of new attached garage at Larkhill, Westgate, Cowbridge – **Grants permission with 3 conditions.**
 - (xiv) **09/00583/FUL** – Proposed two storey extension to side and rear, with proposed single storey porch to front at 34 The Broad Shoard, Cowbridge – **Grants permission with 5 conditions.**

8.2 Letter from the Vale of Glamorgan Council regarding Cowbridge Comprehensive School 6th Form Block (Formally Cowbridge Girls High School). The letter advised that it is the intention to declare the land and buildings as surplus to requirement with a view to selling them once they have been vacated and that the Cabinet will consider a report on 2nd September 2009. The school have been contacted with regard to the litter issue and this will be addressed when the school recommences in September.

Noted.

The Committee agreed that a letter should be sent to the Vale of Glamorgan Council Planning Department requesting a planning brief for the site should be prepared and sent to the Town Council as soon as possible, if possible at the 'draft' stage.

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- 8.3 Letter received from the Vale of Glamorgan Council enclosing a copy of the notice of confirmation and the order plan for the Diversion Order of Public Footpath Nos. 17b & 25 Llanblethian.
Noted.

Item 9: Matters, relevant to the committee, to be discussed at the discretion of the Chairman.
No matters.

Item 10: Date and Time of next Meeting
Monday 5th October 2009 at 8.00pm

Councillor Mrs S M Cox,
Chairman.