

**Cowbridge with Llanblethian Town Council**  
**Minutes of the Planning Committee Meeting held in the Council Chamber,**  
**Cowbridge Town Hall,**  
**on Monday 2<sup>nd</sup> October 2006 at 8.00pm.**

**Present:** Chairman – Councillor Mrs S M Cox  
Mayor – Councillor Mrs L Adams  
Deputy Mayor – Councillor H Ll Morgan  
Councillors – Mrs M Arnold and D W Morris

**In Attendance:** Town Clerk – Mr Andrew Davies.

**Item 1: Apologies for absence.**  
Councillors Mrs G Baty and A Williams

**Item 2: Declarations of interests.**  
None.

**Item 3: Matters arising from the Committee Meetings held on 4<sup>th</sup> September 2006.**  
None.

**Item 4: Matters arising from the Town Council Meeting held on 19<sup>th</sup> September 2006.**  
None.

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

5.1 **06/01173/FUL**  
Applicant: Mrs Jones  
Agent: Simplee Solar Ltd.  
Location: Caer Castell, Porth y Castell, Cowbridge  
Proposal: Install solar panels on the south facing roof at the rear of the property.  
**No Objections**

5.2 **06/01181/FUL**  
Applicant: Cleartree Properties Ltd., Shipgate House, Shipgate Street, Chester  
Agent: N/A  
Location: 'Greenfields', Church Hill, Llanblethian  
Proposal: Proposed refurbishment/extensions to existing dwellings.  
**No Objections** to the proposed refurbishment and extension to the existing dwelling.  
*However*, the committee does object to the proposed new boundary wall comprising 'dwarf brickwork'. The Committee requests that all boundary walls are of stone to match existing as these are a feature of Llanblethian and in keeping with the conservation area.

5.3 **06/01262/FUL**  
Applicant: Mr & Mrs Breed  
Agent: Evolution Building Design  
Location: 2 Woodland Close, Cowbridge  
Proposal: Single storey side extension.  
**No objection**

**Item 5: To consider the following Planning Applications (continued)**

5.4

**06/01254/FUL**

Applicant: Mr C Petersen  
Agent: N/A  
Location: Hafod Wen, 27 Cae Rex, Cowbridge  
Proposal: 2 storey extension to right side of property, alteration to roof pitch to increase 1<sup>st</sup> floor area.

**No objection**

5.5

**06/01264/FUL**

Applicant: Mr & Mrs S Jones  
Agent: C Thomas  
Location: 10 Geraints Way, Cowbridge  
Proposal: Extension to house.

**No objection**

5.6

**6/01284/FUL**

Applicant: Mr & Mrs Newark  
Agent: Robertson Francis Partnership  
Location: Old Factory House, Factory Road, Llanblethian  
Proposal: Proposed detached 5-bedroom dwelling in garden of existing residence.

**Objection**

The site lies adjacent to the Llanblethian Conservation Area and its ford which is a focal point of the village.

The proposal does not improve, enhance the conservation area and is not sympathetic to nearby properties.

Should permission be granted however, the committee requests that access to the public footbridge is maintained at all times and not impeded.

**Item 6:**

**Correspondence.**

6.1

Received notifications of the planning decisions made by the Vale of Glamorgan:

- i) **06/00642/FUL** – Change of use to fitness suite at 4 Eagle Lane, Cowbridge – **Grants permission with 3 conditions.**
- ii) **06/00785/LAW** – The Acorns, Maendy Road, Aberthin – **Refuses the application for a certificate of lawful use or development.**
- iii) **06/01107/TCA** – Notification of intention to carry out work to trees in a Conservation Area at Brook Cottage, Bridge Road, Llanblethian.
- iv) **06/00178/RES** – New dwelling house at Plot adjacent to Beech House, 69 Broadway, Cowbridge – **Grants approval with 8 conditions. TC objected.**
- v) **06/00450/FUL** – New four bedroom dwelling and access bridge at 2 Llanblethian House, Llanblethian – **Grants permission with 7 conditions. TC objected.**
- vi) **06/00555/FUL** – Removal/alteration of conditions to allow building to be used for short term holiday lets at Bryn Hyfryd, Primrose Hill, Cowbridge – **Grants permission with 5 conditions. TC objected.**
- vii) **06/00992/FUL** – Part demolition of existing single storey extension and restoration or remaining house at 36 Eastgate, Cowbridge – **Grants permission with 1 condition. TC objected.**
- viii) **06/01053/FUL** – Construction of a four bedroom detached house, double garage and parking (variation of permission 03/01126/FUL) at Plot adjacent to Southgate House, Town Mill Road, Cowbridge – **Refuses to permit.**

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6.2 Notification of Application to carry out work to trees **(06/01285/TCA)** at Boundary of No.1 Llanblethian House with Aelian House, Llanblethian.  
**Noted**

**Item 7: Any Other Business.**  
None.

**Item 8: Date and Time of next Meeting.**  
Monday 6<sup>th</sup> November 2006 at 8.00pm.

Councillor Mrs S M Cox  
**Chairman.**