



Cyngor Bwrdeistref Sirol
MERTHYR TUDFUL
MERTHYR TYDFIL
County Borough Council

MINUTES OF MEETING

PLANNING, REGULATORY AND LICENSING MEETING

WEDNESDAY, 19TH JULY, 2017

PRESENT: Councillor C Tovey (In the Chair)

Councillors H Barrett, D Chaplin, M Colbran, K Gibbs,
C T Jones, G Lewis, J Thomas and S Thomas

Judith Jones (Head of Planning and Countryside), Geraint
Morgan (Solicitor), Huw Roberts (Group Leader Development
Control) and David Cross (Principal Planning Officer)

Matthew Phillips (Democratic Services Officer)

ITEM NO.	AGENDA MATTER	DECISION
110	Apologies for absence	Apologies for absence were received from Councillor E Galsworthy.
111	Declarations of Interest	No Declarations of Interest were made.
112	P/16/0205 - Plot of land adjacent to 6 Brynseion Street, Troedyrhiw, Merthyr Tydfil	<p><i>Erection of 2 No. 3 bedroom dwellings with associated site parking.</i></p> <p>The Planning Officer introduced the item and led the committee through the Power Point presentation in relation to the application.</p> <p>The following questions were raised by the committee and were responded to by the Planning Officer:</p> <ul style="list-style-type: none">• Why were the residents not informed that the land had been sold

		<ul style="list-style-type: none"> • When was the land sold • Why were the previous residential properties that occupied the land demolished • Are Planning aware of any subsidence in the area • With the improved width in the lane will emergency vehicles have better access • Will the loss of the car parking spaces cause parking problems elsewhere in the area • With the lane being widened, do you think this will increase the chances of people parking in the lane • Can the Planning Officer please outline the consultation process • There are new properties in the area can the planning officer confirm their age <p>After consideration by the committee it was Resolved that:</p> <p>A Fact Finding Site Visit be convened and that the appropriate officers from the Planning and Highways Department be invited to attend.</p>
113	P/17/0149 - Land adjoining Bramdale, Ash Road, Troedyrhiw, Merthyr Tydfil	<p><i>Erection of detached building to provide tourist accommodation with associated parking and bicycle storage.</i></p> <p>The Planning Officer introduced the item and led the committee through the Power Point presentation in relation to the application.</p> <p>The following questions were raised by the committee and were responded to by the Planning Officer.</p> <ul style="list-style-type: none"> • How many people will be able to occupy the dwelling • Is there only one car parking space being provided • Access to the proposed site is restricted, have engineering raised any concerns • Is the access road adopted • It states that Japanese knotweed is present in the area, where is it in relation to the proposed development • Is the proposed development a holiday home

		<p>After consideration by the committee it was RESOLVED that:</p> <p>In accordance with the recommendation of the Head of Planning and Countryside, the application be approved subject to the conditions as outlined in the report.</p>
114	P/16/0192 - Appeal Decision	<p>Resolved that:</p> <p>Appeal decision P/16/0192 be received.</p>
115	P/16/0264 - Appeal Decision	<p>Resolved that:</p> <p>Appeal decision P/16/0264 be received.</p>
116	P/16/0283 - Appeal Decision	<p>Resolved that:</p> <p>Appeal decision P/16/0283 be received.</p>
117	Delegated Report	<p>Resolved that:</p> <p>The Delegated Decision Report be received.</p>
118	Any Other Business Deemed Urgent by the Chair	<p>The Chair advised that there was no business deemed urgent.</p>