



## MINUTES OF MEETING OF BRIDGEND TOWN COUNCIL

### PLANNING COMMITTEE

**Monday 12<sup>th</sup> July 2021 at 11.30 am conducted remotely via Microsoft Teams  
under the Local Authorities (Coronavirus) (Meetings) (Wales) Regulations 2020**

**Present:** Cllr D Unwin, Cllr A Wathan, Cllr I Williams, Cllr T Wood, Cllr S Easterbrook, Cllr A Morelli & Cllr S Bletsoe (Mayor)

**In Attendance:** Mrs L Edwards (Town Clerk), Ms J Brown (Democratic Services Officer)

#### 1. To receive apologies for absence

- There were no apologies for absence

#### 2. Declarations of Personal and Prejudicial Interest

- Cllr D Unwin declared a personal interest in Agenda Items 4 (Brynteg School) and 8a (Merthyr Mawr Community Council).
- Cllr I Williams declared a personal interest in Agenda Item 4 (Brynteg School)
- Cllr S Easterbrook declared a personal interest in Planning Report Item: P/21/444/FUL
- Cllr T Wood declared a personal interest in Planning Report Item: P/21/580/FUL

#### 3. To receive and confirm the Minutes of a meeting of the Planning Committee of Monday 14<sup>th</sup> June 2021

**RESOLVED:** The minutes of the Planning Committee meeting of Monday 14<sup>th</sup> June 2021 were received and confirmed as a true record and duly signed.

#### 4. To Consider Matters Arising from the Planning Committee of Monday 14<sup>th</sup> June 2021.

Page 2 – The Chair reported that the Street Naming had been agreed by full Council and that the Town Clerk would relay this to Linc Cymru.

Page 3 - Agenda Item 11c - Application P/19/466/BCBC Brynteg School/Eastern Hub Project (Cllr Unwin)

- The Chair reported that the planning application had been further discussed at a school governors meeting and that the meeting did not accept the planning application conditions had been adhered to and would be undertaking further research into:
  - a. Health and Safety
  - b. Lack of parking and concerns raised by local residents
  - c. Other schools who had encountered the same problems

**5. That the Chairperson accepts the Committee addendum sheet (if any) in order to allow for Committee to consider necessary modifications to the Committee report, so as to take account of late representations and revisions that need to be accommodated**

- There was no addendum sheet.

**6. Planning Applications – *see attached.***

Please refer to Planning Applications Spreadsheet attached at the end of the minutes.

The Planning Committee's Recommendations appear in the end column in bold type.

**7. Pre-Planning Application Consultations or Planning Appeals (if any)**

- There were no pre planning applications.

**8. Consultations:**

**a) Notification of Bridgend Replacement Local Development Plan - Deposit Draft Statutory Public Consultation: 1<sup>st</sup> June 2021 to 27<sup>th</sup> July 2021**

- The Chair invited any comments which had arisen from the LDP Deposit Plan CTC Engagement consultation run by Planning Aid Wales to air their views on the 30<sup>th</sup> June
- The Town Clerk confirmed that comments for submission would need to be completed online by 5pm on 27<sup>th</sup> July. The Town Clerk advised that she enquire if there was an alternative to submitting the form online.
- The Chair noted the following for inclusion in the consultation reply:
  1. Scant allotment provision despite the BCBC directive of inclusion of green infrastructure and policy.
  2. That there were no active plans to enlarge the existing 8 BCBC Industrial estates. Cllr D Unwin reported that (as a result of an FOI request to BCBC), all units on the industrial estates were taken and there were no active plans to enlarge the science park. Therefore, there was a lack of opportunity for future employment.
  3. The lack of adequate provision of electric vehicle charging.
- Councillors discussed other implications which although not within BTC boundary, would impact schools within the BTC wards and traffic. The Chair reminded Members that the committee could only object to plans within our boundary.
- Cllr I Williams shared a document with Members issued by Merthyr Mawr Community Council which outlined:
  - a. Traffic queues back to Waterton on sunny weekends. Rush hour queues and traffic backing up from Tesco roundabout. The impact of future development on traffic at Ewenny roundabout.
  - b. How will 847 houses at Island Farm, 850 houses at Laleston as well as 110 south of Broadlands roundabout affect traffic congestion? - How will the country lane, New Inn Road, and the Dipping Bridge be affected by people seeking to avoid congestion on the A48?
  - c. Safety concerns for children crossing A48 to get to school etc. - New Inn Road (over the Dipping Bridge) is already a rat run and the draft LDP forecasts the junction onto Ewenny road will get busier. It is already dangerous with barely sufficient room for 2 cars, often travelling fast, let alone the cyclists, horse riders and pedestrians who also use it. Any increase in traffic will impact people's enjoyment of this beautiful area and potentially their safety.
  - d. Merthyr Mawr The environs of Merthyr Mawr stretch from the A48 to the sea and draw local visitors and tourists. - How will the biodiversity of Merthyr Mawr and it's attraction for visitors and locals be impacted by 847 new houses at Island Farm
- The Chair agreed that all concerns would be included in the report to be sent to BCBC.

**9. Planning Reports/Correspondence (if any)**

- a) The Chair made Councillors aware that a Public Notice had been published by BCBC outlining the disposal of the 'freehold' of part of Newbridge Fields. The Public Notice had since been withdrawn, having been 'wrongly issued', and he referred to the Newbridge Fields Athletic Club CAT on a leasehold basis.
- After discussion The Chair advised that he would circulate more information to the committee.
  - Cllr I Williams queried if the steering group consultation for Newbridge Fields was still going ahead. The Chair advised Cllr I Williams to pursue the question individually.
- b) The Chair made Members aware that a company involved in the construction of the wellness village had moved into administration.
- The Town Clerk advised that she had received reassurance from Linc that the site remained within their control and that she would raise any further questions at her meeting on Thursday of this week.

Meeting closed at 12.45 pm.

**Signed:** **(Chair of Planning Committee)**

**Date:**