

NANTYGLO & BLAINA TOWN COUNCIL CYNGOR TREF NANT-Y-GLO A BLAENAU

Mrs T Hughes - Town Clerk/RFO

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Minutes of the Planning & Highways Committee Meeting held via a remote Tuesday 8th June 2021 at 1.00pm

A meeting to which members of the public were entitled to attend.

Present: Councillor D Hillman, Acting Chair of Planning & Highways Committee, presiding
Councillors G Morvan, K. Jenkins, C. Hillman, M Williams, R. Pagett and L Harris

In attendance: Mrs T Hughes, Town Clerk / RFO
Mrs N Horner, Assistant Officer

In the absence of the Chair of the Planning & Highways Committee it was **Proposed** and **Resolved** that Councillor D Hillman act as Chair.

Councillor D Hillman thanked all Members who attended his inauguration.

Prior to the start of the meeting, the Town Clerk informed that there were no members of the public in attendance. **Resolved** to note the information received.

Declaration of Interest

Members were invited to declare matters of interest either at the beginning or at any time during the proceedings. Members were reminded that all declarations of interest must be recorded in the book provided. **Resolved** to note that AO, declared a personal interest in 3c. **Further Resolved** that the AO leave the meeting for item no. 3c.

1. Apologies for absence:

Members were invited to consider the apologies for absence and to formally resolve. **Resolved** to note that apologies were received from Councillors K Jones and L Emanuel. Councillor M Williams informed that he would need to leave the meeting at 2pm due to work commitments. **Further Resolved** to accept the apologies received.

2. Correspondence:

Members were invited to consider the listed correspondence, plus with the Chairman's permission, any urgent information that may be received prior to the date of the meeting.

a) a) Pennant Walters (Walters Group) (for information):

i E-mail informing of an online early engagement & stakeholder preview in respect of a wind farm on land at Mynydd Carn-y-Cefn, Blaenau Gwent.

Chair pointed out that under **Community benefits** in the Community Fund Newsletter it explained that they are considering a number of ways to administer a Community Fund, by setting up a Community Interest Fund (CIC) to allocate funds annually to local, qualifying projects. Members agreed that additional information regarding this scheme would be required.

Resolved to note the information received

ii E-mail re: Introduction to Mynydd Llanhilleth Wind Farm.

Members suggested to invite a member from Pennant Walters to discuss further regarding the plans of Mynydd Llanhilleth Wind Farm Project.

A discussion ensued regarding the proposed Wind Farm at Mynydd James Mountain a few years ago and how the residents won the case to reject proposals for a Wind Farm. It was corrected that the residents didn't win through protest, the mountain was deemed to be unstable for wind turbines.

Resolved that a representative for Pennant Walter be invited to a future meeting.

b) Planning Aid Wales (for information):

E-mail informing of a Live Online Joint Network Event – 'Regenerating Welsh Towns & Communities post Covid 19'.

Resolved to note the information received

3. **Planning Applications:**

Members were invited to consider any further applications that may be received prior to the date of the meeting.

a) Plan application No. C/2021/0122 – 12 Glyn Milwr, Tanglewood, Blaina:

Raising of roof; change of roof design from hip to gable and insertion of front 7 rear dormers.

Resolved to note that no objections or representations be made.

b) Plan Application No. C/2021/0123 – Ger-y-Mynydd Bungalow, Surgery Road, Blaina:

Proposed off road parking, boundary walls and gates.

Resolved to note that no objections or representations be made.

The Assistant Officer left the meeting at this juncture.

c) Plan Application No. C/2021/0124 – Ty Pak, Surgery Road, Blaina:

Replacement double garage with new access and retaining wall.

Resolved that no objections or representations be made.

The Assistant Officer re-joined the meeting at this juncture.

d) Plan Application No. C/2021/0145 – Shoda Sauces, Units 19 & 20 Rising Sun Industrial Estate, Blaina:

Erection of a new detached ancillary storage building over an existing hard standing area, replacement parking area and associated works.

Members considered the application and discussed the following points:

- Despite the application stating there are trees or hedges at the proposed site, there was no information supplied.
- It was noted on application that the proposal was within 20 metres of a watercourse (flood risk) but no mention of how the surface water would be disposed of.
- Members queried the number of staff proposed on the application.

Resolved that no representations or objections be made.

e) Plan Application No. C/2021/0146 – 121 Lakeside Way, Nantyglo:

Proposed single storey rear extension.

Resolved that no representations or objections be made.

f) Plan Application No. C/2021/0160 – Shop Row, Blaina:

Proposed development of two pairs of semi-detached dwellings and replacement accesses.

Members considered the application and the following comments were made:

- Application stated that the site was in area at risk of flooding, but no additional information was provided.
- The information stated in 11 & 13 of application form caused some confusion regarding information about the main sewer/sustainable drainage system/soak away.
- No publication consultation had been undertaken.

Resolved that no objections be made but that representations be made to the Planning Authority in respect of the issues detailed above.

g) Plan Application No. c/2021/0165 – 71 Alexandra Street, Blaina:

Replacement detached garage to the rear of the property.

Members considered the application and the following points were made:

- Replacement of existing garage, but the length of the replacement garage was longer.

No objections but subject to Local Authority advice regarding the length of garage.

Resolved that no objections be made but representation be made that the Planning Officer's advice in respect of the length of the garage be adhered to.

h) Plan Application No. C/2021/0166 – 34 Waengron, Blaina:

Two storey extension to side of property.

Members considered the application and the following points were made:

- No explanation on vehicle access
- No ownership certificates completed or signed
- Roof elevations do match

Resolved that no representations or objections be made.

4. Licence Applications:

Members were invited to consider the application(s):

- a) *None received to date.*

Resolved to note the information received.

Meeting declared closed at 13:35

9 (21/22)

A handwritten signature in black ink, consisting of a stylized 'A' with a vertical line through it, followed by a long horizontal stroke that curves upwards at the end.