

LLANTWIT MAJOR TOWN COUNCIL
Report from Planning Committee
dated 14th January 2020

Chair: Councillor Dr P Dickson
Councillors: Councillor J Evans
Councillor D Foster
Councillor G Morgan
Councillor D Powell

Apologies: Councillor Mrs G Hughes

There were no Declarations of Interest.

Listed below are the comments of the Llantwit Major Town Council to the following Planning Applications

NORTH / WEST WARD

2019/01383/FUL

Location: Land at former Plasnewydd Farm, Cowbridge Road, Llantwit Major

Proposal: Variation of Condition 26 of Planning Permission 2014/00831/FUL to facilitate phased delivery of the LAP and LEAP

Objection: The Planning Committee noted that people had bought houses on the former Plasnewydd Farm site in good faith subject to the original Planning Condition which approved a LEAP and LAP. The Planning Committee see no reason to delay this part of the build and therefore this new Application should not be granted. The original condition should be adhered to and the LEAP and LAP built according to the existing agreed timescale stated in Application 2014/00831/FUL.

BOVERTON WARD

2019/01430/FUL

Location: 31 Tennyson Way, Llantwit Major

Proposal: Front porch extension, single storey rear extension and first floor side extension

No Objection

BOVERTON WARD

2020/00011/FUL

Location: 5 Tre-befered, Boverton

Proposal: Erect a conservatory to the rear elevation

No Objection

SOUTH EAST WARD

2019/01433/RG3

Location: Part of train station car park at Le Pouliguen Way, Llantwit Major

Proposal: Change of use of the land to accommodate a mobile A3 (hot drink/food takeaway) unit

Comment: The Planning Committee have no objection to the land being used to accommodate a mobile A3 (hot drink/food takeaway) unit. They would ask if the Applicant would consider reducing the end time by one hour to 22:00 for all use. The Application to state that the mobile unit will only be on site between those specified opening times.

WEST WARD

2019/00584/FUL

Location: Corner House, Stag Lane, Llantwit Major

Proposal: Amended plans: New window and cooker extract flue to existing A3 use

No Objection

To discuss letter from WYG Environment Planning Transport Ltd re preapplication consultation re the proposed development for

a) Up to 140 homes on Land east of B4265, Llantwit Major – Site A

b) Up to 100 homes on Land north of West Camp, Llantwit Major – Site B

The Planning Committee discussed this proposed pre application consultation and agreed a letter be written to WYG Environment Planning Transport Ltd detailing the following comments as previously sent to WYG following the Public exhibition to the proposed residential site on 26th July 2019. These being:

1. The impact on the infrastructure to Llantwit Major with reference to this proposed development and the ongoing housing estates being built in Llantwit Major and the surrounding areas as detailed in the LDP. There is up to 1000 new residential houses built in Llantwit Major and the surrounding area over the coming few years.
2. Local schools in Llantwit Major are already reaching their capacity. The Town Council have concerns that this development could cause overcrowding within the Local Schools in Llantwit Major. Llantwit Major Learning Community is the feeder school for Llanmaes and St Athan.
3. The impact on the already busy Medical Facilities within Llantwit Major.
4. The impact on the Leisure Centre / Green Spaces within the town.
5. The increase traffic and the impact on the parking within the town. It is already difficult to find a parking spot in the town centre.