

PLANNING COMMITTEE

18 AUGUST 2021

Present: Councillor K Jones(Chairperson)
Councillors Stubbs, Ahmed, Asghar Ali, Driscoll, Gordon,
Hudson, Jacobsen, Jones-Pritchard, Keith Parry, Sattar and
Wong

64 : APOLOGIES FOR ABSENCE

No apologies for absence were received for this meeting, Councillor Asghar Ali was delayed in joining the meeting as a result of technical difficulties.

65 : DECLARATIONS OF INTEREST

Councillor Iona Gordon declared a personal and prejudicial interest in relation to planning application 21/01440/MNR – Rear of 37-39A Cathedral Road, Pontcanna on the basis that she is the Ward Councillor and will be speaking as such.

66 : MINUTES

The minutes of the meetings on 16 June and 28 July 2021 were agreed as a correct record of those meetings and signed by the Chair.

67 : PETITIONS

Application no 21/00949/MNR – 19 Ty Glas Avenue, Lisvane, Cardiff
Application no 21/01440/MNR – Rear of 37-39A Cathedral Road, Cardiff
Application no 21/00949/MNR – 12 Caegwyn Road, Whitchurch, Cardiff

In relation to the first two applications the petitioners spoke and the agents responded in accordance with Planning Procedure Rule 14.2

68 : DEVELOPMENT CONTROL APPLICATIONS

The Committee considered the schedule of development control applications submitted in accordance with the Town and Country Planning Act 1990:

RESOLVED: Pursuant to this Committee's delegated powers the following development control applications be determined in accordance with the recommendation set out in the reports of the Director of Planning, Transport and Environment, subject to any further amendments as detailed below and notification be given of the decisions in accordance with Section 70 of the Town and Country Planning Act 1980 or Section 74 of the Planning (Listed Building & Conservation) Act 1980:

APPLICATIONS GRANTED

21/00949/MNR – LLANISHEN
19 TY GLAS AVENUE, LLANISHEN

CHANGE OF USE FROM C3 (DWELLINGHOUSE) TO C2 (RESIDENTIAL INSTITUTION - TO PROVIDE SUPPORTED ACCOMMODATION FOR CHILDREN UNDER 16). ALTERATIONS TO FRONT ELEVATION, PORCH AND CONVERSION OF GARAGE TO LIVING ACCOMMODATION WITH INFILL EXTENSION TO CONNECT TO MAIN HOUSE

Subject to two additional conditions to read:

7. The premises, hereby approved, shall only provide residential accommodation for a maximum of 4 persons at any time.
8. Prior to beneficial use of the development, hereby approved, a scheme of sound insulation shall be applied to the Party Wall with 17 Ty Glas Avenue in accordance with details which shall first be approved by the Local Planning Authority.

21/01440/MNR – RIVERSIDE
REAR OF 37-39A CATHEDRAL ROAD, PONTCANNA

NEW ELECTRICITY SUBSTATION ENCLOSURE

Councillor Iona Gordon reaffirmed her interest in this item and spoke as a Ward Councillor

21/0262/DCH – WHITCHURCH & TONGWYNLAIS
12 CAEGWYN ROAD, WHITCHURCH

REAR GROUND AND FIRST FLOOR EXTENSIONS, ADDITION OF VERANDA TO FRONT ELEVATION IN PLACE OF EXISTING PORCH, SIDE EXTENSION FORMING GARAGE, AND EXTENSION AND ALTERATIONS TO EXISTING FRONT DORMER EXTENSIONS

21/00280/MNR – FAIRWATER
LAND ADJACENT TO LAUREL COURT, FAIRWATER

ERECTION OF NEW BUILD DEVELOPMENT TO FORM 2NO. FLATS

Subject to the following amendment to Condition 3:

3. No development shall commence until full details of the proposed car parking spaces, to include details of means of enclosure, access and vision splays, have been approved by the Local Planning Authority. The car parking shall be provided in accordance with the approved details prior to beneficial occupation of the development, hereby approved, and thereafter retained for the sole use of occupiers of the development.

21/00770/MJR - TROWBRIDGE
LAND OFF WILLOWBROOK DRIVE, ST MELLONS

Subject to the following additional conditions:

12. Prior to any site works a repeat climbing inspection as per section 5.3 of the Preliminary Ecological Appraisal (PEA) of December 2020 shall be undertaken of these trees to examine closely the potential bat roosting features shall take place and the results of that inspection submitted to the local planning authority to determine whether any safeguarding action is necessary and shall include the location and model of the following:
- 4 x bat boxes for crevice-dwelling bats, and
 - 4 x Swift nest boxes, and
 - 2 x double House Martin cup, and
 - 2 x House Sparrow terrace
13. Notwithstanding condition 12. The development shall be carried out in accordance with the Preliminary Ecological Appraisal (PEA) of December 2020.
14. The tree identified as T19 on the approved plans shall be retained.

APPLICATIONS REFUSED

21/01295/MNR – CATHAYS
76 COBURN STREET, CATHAYS

SINGLE STOREY REAR EXTENSION, DEMOLITION AND REBUILD OF EXISTING FIRST FLOOR EXTENSION, LOFT CONVERSION AND CONSTRUCTION OF REAR DORMER. CHANGE OF USE C3 TO C4 HOUSE IN MULTIPLE OCCUPATION

21/00829/MNR – FAIRWATER
173 PWLLMELIN ROAD, FAIRWATER

CHANGE OF USE FROM A2 ESTATE AGENCY TO A3 HOT FOOD TAKEAWAY

The refusal was subject to an additional condition regarding non-compliance with LDP Policy KP14 – Healthy Living. The wording of which was to be agreed with the Chair of the Planning Committee and the Head of Planning.

69 : APPLICATIONS DECIDED BY DELEGATED POWERS

Noted

70 : URGENT ITEMS (IF ANY)

There were no urgent items

71 : DATE OF NEXT MEETING

The date of the next Planning Committee is to be confirmed.

The meeting terminated at 5.10 pm