

## PLANNING COMMITTEE

15 DECEMBER 2021

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

### 87 : APOLOGIES FOR ABSENCE

Apologies for absence were received from Councillor Abdul Sattar. Councillor Lyn Hudson indicated that she would be late in joining the meeting.

### 88 : MINUTES - TO FOLLOW

The minutes of the meeting on the 3 November were agreed as a correct record and signed by the Chairperson.

### 89 : DECLARATIONS OF INTEREST

The following declarations of interest were received in accordance with the Members Code of Conduct:

Councillor	Item Number	Nature of Interest
Councillor Driscoll	21/01882/MJR	Personal & Prejudicial – previously expressed an opinion
Councillor Driscoll	21/01666/MJR	Personal & Prejudicial – previously expressed an opinion
Councillor Driscoll	21/01359/MJR	Personal & Prejudicial – speaking as Ward Councillor
Councillor Gordon	21/01806/MJR	Personal & Prejudicial – speaking as Ward Councillor
Councillor Gordon	21/01954/MJR	Personal & Prejudicial – previously expressed an opinion
Councillor Keith Parry	21/01954/MJR	Personal & Prejudicial – previously expressed an opinion

### 90 : PETITIONS

The following petitions were received; the petitioner and agent spoke in relation to petition 2.

- 1 21/01359/MJR – Land at former waste transfer centre, Waun Gron Park, Llandaff, Cardiff
- 2 21/01806/MJR – Canton Community Hall, Leckwith Road,

- 3 Riverside, Cardiff, CF11 8HG  
21/01954/MJR – Land to the north-west of Whitchurch Hospital  
Playing Fields

## 91 : 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:**

21/01746/MNR – WHITCHURCH/TONGWYNLAIS  
Charwin, Heol y Gors, Whitchurch, Cardiff, CF14 1HE

Proposed construction of a detached one bedroom dormer bungalow.

21/01954/MJR – WHITCHURCH/TONGWYNLAIS  
Land to the north-west of Whitchurch Hospital playing fields

*Councillors Iona Gordon and Keith Parry reaffirmed their prejudicial interests in respect of this application and took no part in the discussion of this application.*

*Councillor Mike Jones Pritchard indicated that, whilst he did not feel he had either a personal or prejudicial interest in this application, he would take no part in the discussion of the application.*

Discharge of condition 17 (construction environmental management plan) of  
17/01735/MJR

### **APPLICATIONS GRANTED ON EXECUTION OF A PLANNING OBLIGATION PURSUANT TO SECTION 106, TOWN & COUNTRY PLANNING ACT 1991:**

21/01806/MJR – Riverside  
Canton Community Hall, Leckwith Road, Riverside, Cardiff, CF11 8HG

*Councillor Iona Gordon reaffirmed her prejudicial interest and spoke as a Ward Councillor*

Demolition of existing Canton Community Centre, car park and MUGA; proposed development of Community Living Scheme comprising of 41 flats, Community Hall, Multi-use Games areas, landscaping, sustainable drainage, cycle and car parking, improved sustainable travel infrastructure and associated works.

Subject to amendment of the recommendation in the following terms:

That planning permission be GRANTED subject to the applicant entering a Unilateral Undertaking to (i) contribute £29,676 to open space in the locality; (ii) prior to development commencing submit for approval details of off-site car park improvements, to include information on lining, signing and road marking improvements, to the Local Planning Authority and for the approved details to be implemented prior to beneficial occupation; and (iii) contribute £10,000 to consider potential parking/traffic schemes on the west side of Leckwith Road (including Earle Place) to ensure the development does not lead to traffic problems;

and amendment to condition 34, to read as follows:

Prior to occupation an adopted highway plan shall be submitted to the Welsh Government (along the lines of plan 'Proposed Order Plan, showing the highway to be stopped up or diverted'), illustrating areas of adopted highway to be stopped up and areas of land to be additionally dedicated as public highway, as part of the stopping up order process.

20/01882/MJR – Llandaff

Windrush, 58 Pwllmelin Road, Llandaff, Cardiff, CF5 2NL

*Councillor Sean Driscoll reaffirmed his prejudicial interest in respect of this application and took no part in the discussion of this application.*

Demolition of existing dwelling house and replacement with 23 self-contained residential apartments within four separate blocks, with landscaping, access, parking and associate infrastructure.

21/01666/MJR – Grangetown

Land at Channel View Road, Grangetown, Cardiff

*Councillor Sean Driscoll reaffirmed his prejudicial interest in respect of this application and took no part in the discussion of this application.*

Hybrid application for mixed-use development outline permission for: the redevelopment and extension of part of the Channel View estate for up to 319 residential apartments and houses, up to 285 sq.m of retail floorspace (use Class A1), communal gardens incorporating allotments and picnic areas, formal and informal children's play space, landscaping, cycle paths/footpaths, drainage infrastructure, roads and parking; the regeneration of the Marl public open space to include new/improved sports pitches, children's play space, a new 'beach' water features, landscaping, and cycle paths/footpaths; the provision of a new busy/cycle/pedestrian link between Channel View Road and South Clive Street and a new cycle/pedestrian link between South Clive Street and Ferry Road; the provision of a new parking area; together with associated works (all matters reserved for future consideration. Full permission is sought for a first phase of development comprising of new tower blocks (8-13) storeys) providing 81 older-persons (over 55's), community-living accommodation unites, a 115sq.m community

café, communal gardens incorporating allotments and picnic areas, landscaping, drainage infrastructure, footpaths, roads, parking and associated works.

21/01359/MJR – Llandaff

Land at former waste transfer centre, Waungron Park, Llandaff, Cardiff

*Councillor Sean Driscoll reaffirmed his prejudicial interest in respect of this application and spoke as a Ward Councillor.*

Mixed use housing development comprising 44no. 1 and 2 bedroom apartments, office and commercial spaces, along with the provision of a new highway to accommodate a bus interchange, improved cycle and pedestrian access and associated works.

Subject to the amendment of condition 2 by deleting reference to Site Layout Plan (ref. 19127(05)101C) and substitution Site Layout Plan 19127(05)101E

**It should be noted that no decision may be issued unless written authorisation is received from Welsh Ministers pursuant to its Holding Direction.**

#### **APPLICATIONS DEFFERED:**

19/02864/MNR – Radyr

Rear of 17 Ael-Y-Bryn, Radyr, Cardiff, CF15 8AZ

REASON: To enable officers to draft reasons for refusal.

#### **92 : SECTION 257 STOPPING UP AND DIVERSION APPLICATION AT CREIGIAU QUARRY**

The Committee received a report in respect of Creigiau Quarry referring to historic anomalies requiring sections of footpaths to be stopped up which physically no longer exist due to quarrying works. The bridleway partly forms the access road into the quarry which will not be suitable for users on safety grounds.

RESOLVED: To approve the section 257 application for Creigiau Quarry and for Legal Services to be instructed to process the Legal Order.

#### **93 : APPLICATIONS DECIDED BY DELEGATED POWERS**

RESOLVED: To note the applications decided by Delegated Powers for November 2021 were noted.

#### **94 : URGENT ITEMS (IF ANY)**

No urgent items were tabled.

#### **95 : DATE OF NEXT MEETING - 19 JANUARY 2022**

The meeting terminated at 6.15 pm