

**COUNTY BOROUGH OF BLAENAU GWENT**

**REPORT TO: THE CHAIR AND MEMBERS OF THE PLANNING COMMITTEE**

**SUBJECT: PLANNING COMMITTEE - 7TH SEPTEMBER, 2023**

**REPORT OF: DEMOCRATIC & COMMITTEE SUPPORT OFFICER**

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PRESENT: COUNCILLOR L. WINNETT (CHAIR)

Councillors P. Baldwin (Vice-Chair)  
J. Holt  
E. Jones  
L. Parsons  
D. Rowberry  
M. Day  
W. Hodgins  
G. Humphreys  
J. Thomas  
D. Wilkshire

WITH: Service Manager Development & Estates  
Team Manager – Development Management  
Team Leader – Development Management  
Planning Officer (x2)  
Team Manager – Built Environment  
Engineer – Highways  
Service Manager – Infrastructure Services  
Engineer  
Solicitor  
Press and Communications Officer

AND: **Public Speakers**

Application No. C/2023/0098  
Old School Site, Troedrhiwgwair, Tredegar  
Tricia Thomas (Objector)  
Roger Field (Agent)

Application No. C/2023/0085  
Heathwood, 203 Badminton Grove, Ebbw Vale  
Councillor G. Thomas (on behalf of the Objectors)

Application No. C/2023/0103  
14 Bethcar Street, Ebbw Vale, NP23 6HQ  
Jude Beckett (Agent)

### **DECISIONS UNDER DELEGATED POWERS**

<b>ITEM</b>	<b>SUBJECT</b>	<b>ACTION</b>
<b>No. 1</b>	<b><u>SIMULTANEOUS TRANSLATION</u></b>  It was noted that no requests had been received for the simultaneous translation service.	
<b>No. 2</b>	<b><u>APOLOGIES</u></b>  Apologies for absence were received from Councillors C. Bainton and C. Smith.	
<b>No. 3</b>	<b><u>DECLARATION OF INTEREST AND DISPENSATIONS</u></b>  The following declarations of interest were raised:-  <u>Item No 4 – Planning Applications Report (Application No. C/2022/0348 Land at Former Glanyrafon Court and Adjacent Grounds, Allotment Road, Ebbw Vale)</u>  Councillor E. Jones, Board Member of Tai Calon Councillor P. Baldwin, Employee of Tai Calon  <u>Item No. 4 Planning Applications Report (Application No. C/2023/0085, Heathwood, 203 Badminton Grove, Ebbw Vale</u>  Councillor J. Holt, Applicant known to the Councillor.	

No. 4

**PLANNING APPLICATIONS REPORT**

Consideration was given to the report of the Team Manager Development Management, whereupon:

**Application No. C/2022/0348**

**Land at Former Glanyrafon Court and Adjacent Grounds, Allotment Road, Ebbw Vale, NP23 5NS**  
**Residential Development and Associated Works**

Upon a vote being taken, it was unanimously

RESOLVED that planning permission be **GRANTED**, subject to the conditions detailed in the report.

Councillors E. Jones and P. Baldwin did not take part in the voting process.

**Application No. C/2023/0098**

**Old School Site, Troedrhiwgwair, Tredegar**  
**Provision of 4 No. Detached Leisure Pods including Landscaping and Services**

- It was proposed and seconded that delegated powers be given to officers and a shallow ground survey be undertaken as part of the conditions.

- RESOLVED accordingly.

- Upon a vote being taken, 9 Members agreed the officer's recommendation and 1 Member was against the officer's recommendation. It was therefore

FURTHER RESOLVED, subject to the foregoing that planning permission be **GRANTED**, subject to conditions detailed in the report. Also delegated powers be given to officers and a shallow ground survey be undertaken as part of the conditions.

The Ward Member, Councillor J. Thomas did not take part in the voting process.

**Application No. C/2023/0085**  
**Heathwood, 203 Badminton Grove, Ebbw Vale, NP23 5UN**  
**Retention of Garage/Garden Room Extension**

Upon a vote being taken, it was unanimously

Councillor J. Holt did not take part in the voting process.

RESOLVED that planning permission be **GRANTED**, subject to the conditions detailed in the report.

Councillor J. Holt left the meeting at this juncture.

**Application No. C/2023/0103**  
**14 Bethcar Street, Ebbw Vale, NP23 6HQ**  
**Change of use from a Shop (Use Class A1) to an Estate Agency (Use Class A2). The proposal does not involve any internal or external alterations to the premises**

Upon a vote being taken, it was unanimously

RESOLVED that planning permission be **GRANTED**, subject to the conditions detailed in the report.

**No. 5** **DEVELOPMENT OF NATIONAL SIGNIFICANCE**

Consideration was given to the email dated 22<sup>nd</sup> August.

RESOLVED that the information be noted.

**No. 6** **APPEALS, CONSULTATIONS AND DNS UPDATE - SEPTEMBER 2023**

Consideration was given to report of the Service Manager Development & Estates.

RESOLVED that the report be accepted and the information contained therein be noted.

<p>No. 7</p>	<p><b><u>LIST OF APPLICATIONS DECIDED UNDER DELEGATED POWERS BETWEEN 23RD JUNE 2023 AND 23RD AUGUST 2023.</u></b></p> <p>Consideration was given to report of the Business Support Officer.</p> <p>RESOLVED that the report be accepted and the information contained therein be noted</p>	
<p>No. 8</p>	<p><b><u>AREAS FOR MEMBER BRIEFINGS AND TRAINING</u></b></p> <p>There were no requests for members briefings or training.</p>	
<p>No. 9</p>	<p><b><u>ENFORCEMENT CLOSED CASES BETWEEN 25TH MAY 2023 AND 15TH AUGUST 2023</u></b></p> <p>Having regard to the views expressed by the Proper Officer regarding the public interest test, that on balance the public interest in maintaining the exemption outweighed the public interest in disclosing the information and that the report should be exempt.</p> <p>RESOLVED that the public be excluded whilst this item of business is transacted as it is likely there would be a disclosure of exempt information as defined in Paragraph 12, Schedule 12A of the Local Government Act 1972 (as amended).</p> <p>Consideration was given to the report of the Service Manager Development.</p> <p>RESOLVED that the report which contained information relating to a particular individual be accepted and the information contained therein be noted.</p>	