

COUNTY BOROUGH OF BLAENAU GWENT

REPORT TO: THE PRESIDING MEMBER AND MEMBERS OF THE COUNCIL

SUBJECT PLANNING COMMITTEE – 12TH JANUARY, 2023

REPORT OF: DEMOCRATIC & COMMITTEE SUPPORT OFFICER

PRESENT: COUNCILLOR LISA WINNETT (Chair)

Councillors D. Bevan (Vice-Chair)

P. Baldwin

J. Hill

W. Hodgins

G. Humphreys

J. Thomas

D. Wilkshire

Councillor John C. Morgan (Cabinet Member Place & Regeneration)

WITH: Team Leader Development Management (x 2)

Team Leader Built Environment

Planning Officer (x 3)

Solicitor

Press Officer

AND: Public Speakers

Tim Gent – Agent - Application No. C/2022/0182

Brett Jones – Applicant - Application No. C/2022/0123

DECISIONS UNDER DELEGATED POWERS

<u>ITEM</u>	<u>SUBJECT</u>
No. 1	<u>SIMULTANEOUS TRANSLATION</u> It was noted that no requests had been received for the simultaneous translation service.

No. 2	<p><u>DECLARATIONS OF INTEREST AND DISPENSATIONS</u></p> <p>There were no declarations of interest and dispensations reported.</p>
No. 3	<p><u>APOLOGIES</u></p> <p>Apologies for absence were received from:-</p> <p>Councillors M. Day and J. Gardner.</p> <p>Service Manager Development & Estates Team Manager Development Management</p>
No. 4	<p><u>AREAS FOR MEMBER BRIEFINGS AND TRAINING</u></p> <p>No areas for Members Training/Briefings were raised.</p>
No. 5	<p><u>PLANNING APPLICATIONS REPORT</u></p> <p>Consideration was given to the report of the Team Manager Development Management.</p> <p><u>Application No. C/2022/0152</u> <u>Vivian Street Builders Merchants, Vivian Street, Abertillery</u> <u>NP13 2LE</u> <u>Demolition of existing workshop and change of use of existing builder's merchants for the construction of 2 no. 2 bed detached dwellings</u></p> <p>Following a discussion, it was unanimously</p> <p>RESOLVED that planning permission be <u>GRANTED</u>, subject to the conditions detailed in the report.</p> <p><u>Application No. C/2022/0270</u> <u>Unit 2, The Walk, Ebbw Vale NP23 6AY</u> <u>Change of use from retail unit to health care (dental surgery)</u></p> <p>Following a discussion, it was unanimously</p> <p>RESOLVED that planning permission be <u>GRANTED</u>, subject to the conditions detailed in the report.</p> <p><u>Application No. C/2022/0182</u> <u>Festival Park Shopping Centre, Victoria, Ebbw Vale NP23 8FP</u></p>

Change of use of former shopping mall into a mixed use business centre comprising Use Classes A, B and D, including remodelling of the existing buildings (and some demolition) together with changes to the internal paths and yards and other associated works

Following a lengthy discussion, it was unanimously

RESOLVED that planning permission be **GRANTED**, subject to the conditions detailed in the report and delegated powers be granted to Planning Officers to amend the wording of conditions 4, 5, 6 and 11 detailed in the report.

Application No. C/2022/0123

Land at Cemetery Road, Ebbw Vale NP23 6YQ

Construction of 13 no. self-build houses, with associated external works

Following a discussion, it was unanimously

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

Application No. C/2022/0301

Springfield Cottage, Queen Victoria Street, Tredegar NP22 3QA

Retain bungalow and parking area and modified access

Following a lengthy discussion, it was unanimously

RESOLVED that planning permission be **REFUSED** for the reason detailed in the report.

No. 6

LIST OF APPLICATIONS DECIDED UNDER DELEGATED POWERS BETWEEN 24TH OCTOBER 2022 AND 18TH DECEMBER 2022

Consideration was given to the report of the Senior Business Support Officer.

The Team Leader Development Management reported an error on the report. Application No. C/2022/0234 67 Marine Street, Cwm, Ebbw Vale - Conversion of existing dwelling to create 4 self-contained flats should read 'Refused'.

RESOLVED, subject to the foregoing, that the report be accepted and the information contained therein be noted.

No. 7	<p><u>APPEALS, CONSULTATIONS AND DNS UPDATE: JANUARY 2023</u></p> <p>Consideration was given to the report of the Service Manager – Development & Estates.</p> <p>RESOLVED that the report be accepted and the information contained therein be noted.</p>
No. 8	<p><u>DEVELOPMENTS OF NATIONAL SIGNIFICANCE (DNS)</u></p> <p>Consideration was given to the report of the Service Manager – Development & Estates.</p> <p>RESOLVED that the report be accepted and the information contained therein be noted.</p>
No. 9	<p><u>ENFORCEMENT CLOSED CASES BETWEEN 27TH OCTOBER 2022 AND 15TH DECEMBER 2022</u></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>