

RHONDDA CYNON TAF COUNTY BOROUGH COUNCIL

MUNICIPAL YEAR 2016-2017:

**DEVELOPMENT CONTROL
COMMITTEE
2 FEBRUARY 2017**

**REPORT OF: SERVICE
DIRECTOR PLANNING**

	Agenda Item No. 9
INFORMATION FOR MEMBERS, PERTAINING TO ACTION TAKEN UNDER DELEGATED POWERS	

1. PURPOSE OF THE REPORT

To inform Members of the following, for the period 09/01/2017 and 20/01/2017.

Planning and Enforcement Appeals Decisions Received.

Delegated Decisions Approvals with reasons.

No Overview of Enforcement Cases for this Committee.

No Enforcement Delegated Decisions for this Committee.

2. RECOMMENDATION

That Members note the information.

APPEALS RECEIVED
(Committee 02/02/17)

APPLICATION NO: 16/0341
APPEAL REF: A/16/3160167
APPLICANT: Mr L B Davies
DEVELOPMENT: Change of use from residential dwelling to 4 bed house in multiple occupation.
LOCATION: 27 TOWER STREET, TREFOREST, PONTYPRIDD, CF37 1NR
APPEAL RECEIVED: 04/01/2016
APPEAL START DATE: [12/01/2017](#)

APPLICATION NO: 15/1295
APPEAL REF: V/16/3163541
APPLICANT: Llanmoor Development Co. Ltd.
DEVELOPMENT: Proposed residential development and associated highway access, provision of an on site school, and ancillary uses and works on land at Ystrad Barwig Isaf (Amended details and plans received 15th March 2016)
LOCATION: YSTRAD BARWIG ISAF, CROWN HILL, LLANTWIT FARDRE, PONTYPRIDD CF38 1BL
APPEAL RECEIVED: 02/11/2016
APPEAL START DATE: [11/01/2017](#)

APPLICATION NO: 16/0461
APPEAL REF: A/17/3167486
APPLICANT: Rocket Capital
DEVELOPMENT: Change of Use to Use Class C4 for HMO
LOCATION: 91 WOOD ROAD, TREFOREST, PONTYPRIDD, CF37 1RJ
APPEAL RECEIVED: 18/01/2017
APPEAL START DATE: [20/01/2017](#)

APPEALS DECISIONS RECEIVED

APPLICATION NO: 16/0022/10
APPEAL REF: A/16/3158766
APPLICANT: Mr S Watts
DEVELOPMENT: Proposed erection of a detached dormer bungalow.
LOCATION: LAND REAR OF 23-31 LLANDRAW ROAD, MAESYCOED,
PONTYPRIDD, CF37 1EU
DECIDED: Refused
DECISION: 06/04/2016
APPEAL RECEIVED: 26/08/2016
APPEAL DECIDED: 11/01/2017
APPEAL DECISION: Dismissed

APPLICATION NO: 16/0011/10
APPEAL REF: A/16/3155092
APPLICANT: Mr A Cavell
DEVELOPMENT: Proposed erection of a detached dormer bungalow
(Re-submission of 14/1617), CF37 1EU
LOCATION: LAND OFF COLLENA ROAD, TONYREFAIL, PORTH
DECIDED: Refused
DECISION: 06/04/2016
APPEAL RECEIVED: 23/07/2016
APPEAL DECIDED: 17/01/2017
APPEAL DECISION: Dismissed

APPLICATION NO: 16/0501/10
APPEAL REF: A/16/3155219
APPLICANT: Mr Boston
DEVELOPMENT: Demolition of existing dwelling and construction of
replacement dwelling.
LOCATION: FIR TREE HOLLOW, CASTELL-Y-MWNWS, LLANHARRY,
PONTYCLUN, CF72 9DD
DECIDED: Refused
DECISION: 04/07/2016
APPEAL RECEIVED: 26/07/2016
APPEAL DECIDED: 17/01/2017
APPEAL DECISION: Allowed with Conditions

RHONDDA CYNON TAF COUNTY BOROUGH COUNCIL

Development Control : Delegated Decisions (Permissions) between: 09/01/2017 and 20/01/2017

Report for Development Control Planning Committee

Aberdare West/Liwydcoed

16/1206/10 Decision Date: 20/01/2017

Proposal: Proposed rear single storey extension.

Location: 2 ASH GROVE, TRECYNON, ABERDARE, CF44 8EH

Aberdare East

16/1216/15 Decision Date: 11/01/2017

Proposal: Removal of Conditions 6, 7 and 8 (Code for Sustainable Homes) and Discharge of Condition 14 (Construction Method Statement) for planning permission 13/1337/10 (10 No 1 bedroom flats, 1no. 4 bedroom house, 1no. 2

Location: FORMER ABERDARE SCHOOL, CARDIFF ROAD, ABERAMAN, ABERDARE, CF44 6HJ

RHONDDA CYNON TAF COUNTY BOROUGH COUNCIL

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Report for Development Control Planning Committee

Treherbert

16/1146/10 Decision Date: 13/01/2017
Proposal: The conversion of a disused chapel into a single storey dwelling with four bedrooms and 2no. off street parking
Location: METHODIST CHAPEL, BROOK STREET, BLAENRHONDDA

16/1335/10 Decision Date: 20/01/2017
Proposal: Extension for first floor bedroom and bathroom and ground floor study.
Location: 27 BROOK STREET, BLAENRHONDDA, TREORCHY, CF42 5SB

Ystrad

16/1158/10 Decision Date: 12/01/2017
Proposal: Change of use from side lane to domestic garden (retrospective)
Location: 49 PENRHYS ROAD, YSTRAD, PENTRE, CF41 7SJ

Llwynypia

16/1227/10 Decision Date: 12/01/2017
Proposal: Installation of extensions, totalling 87.52sqm and associated works to the site. Alterations to elevations to include a new "Folded Roof" concept, comprising of new aluminium cladding to the roof, new style drive thru
Location: MCDONALDS RESTAURANT, LLWYNYPIA ROAD, LLWYN-Y-PIA, TONYPANDY, CF40 2JQ

Penygraig

16/1302/10 Decision Date: 20/01/2017
Proposal: Single storey rear extension and building work.
Location: 60 CRAWSHAY ROAD, PENYGRAIG, TONYPANDY, CF40 1TE

Tylorstown

16/1159/10 Decision Date: 09/01/2017
Proposal: Conversion of Tylorstown Methodist Chapel to 1 no. 4 Bedroom dwelling.
Location: TYLORSTOWN METHODIST CHAPEL, FERNDAL ROAD, TYLORSTOWN, FERNDAL, CF43 3HB

Glyncoch

16/1320/19 Decision Date: 11/01/2017
Proposal: Spruce T1, Sweet Chestnut T2, Sweet Chestnut T3.
Location: TYN Y COED, CLYDACH COURT, ABERCYNON ROAD, GLYNCOCH, PONTYPRIDD, CF37 3NB

RHONDDA CYNON TAF COUNTY BOROUGH COUNCIL**Development Control : Delegated Decisions (Permissions) between: 09/01/2017 and 20/01/2017****Report for Development Control Planning Committee**

Hawthorn**16/1365/10** Decision Date: 12/01/2017**Proposal:** Two storey front and rear extension.**Location:** 52 POPLAR ROAD, RHYDYFELIN, PONTYPRIDD, CF37 5LS

Beddau**16/1290/10** Decision Date: 12/01/2017**Proposal:** Two storey front extension and loft conversion with flat roof dormer.**Location:** 69 MANOR CHASE, BEDDAU, PONTYPRIDD, CF38 2JE

Town (Llantrisant)**16/0943/10** Decision Date: 20/01/2017**Proposal:** Single storey rear extension and raised patio.**Location:** 11 GREENLANDS ROAD, LLANTRISANT, PONTYCLUN, CF72 8QD

Pontyclun**16/1285/10** Decision Date: 12/01/2017**Proposal:** Single storey extension with decking to rear of garden.**Location:** 17 CASTAN ROAD, PONTYCLUN, CF72 9EH

16/1293/10 Decision Date: 20/01/2017**Proposal:** Erection of a rear dormer extension to create two first floor bedrooms and a bathroom.**Location:** 48 DANYBRYN, BRYNSADLER, PONTYCLUN, CF72 9DJ

16/1336/09 Decision Date: 12/01/2017**Proposal:** Lawful Development Certificate for a proposed new conservatory side extension.**Location:** 37 MAES-Y-WENNOL, MISKIN, PONTYCLUN, CF72 8SB

Llanharan**16/1277/10** Decision Date: 19/01/2017**Proposal:** The proposal to extend above the existing ground floor to create additional bedroom accommodation.**Location:** 157 PARC BRYN DERWEN, LLANHARAN, PONTYCLUN, CF72 9TX

16/1395/30 Decision Date: 18/01/2017**Proposal:** To provide storage for machinery, feed and fodder (prior notification)**Location:** NEUADD WEN FARM, LLANHARRY ROAD, LLANHARRY, PONTYCLUN, CF72 9NH

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Development Control : Delegated Decisions (Permissions) between: 09/01/2017 and 20/01/2017

Report for Development Control Planning Committee

Total Number of Delegated decisions is 17

LOCAL GOVERNMENT ACT 1972

as amended by

LOCAL GOVERNMENT (ACCESS TO INFORMATION) ACT 1985

RHONDDA CYNON TAF COUNTY BOROUGH COUNCIL

LIST OF BACKGROUND PAPERS

DEVELOPMENT CONTROL COMMITTEE

2 FEBRUARY 2017

REPORT OF: SERVICE DIRECTOR PLANNING

REPORT

**INFORMATION FOR MEMBERS,
PERTAINING TO ACTION TAKEN
UNDER DELEGATED POWERS**

OFFICER TO CONTACT

**Mr. J. Bailey
(Tel. 01443 425004)**

See Relevant Application File