



**PLANNING & DEVELOPMENT COMMITTEE**

**16 AUGUST 2018**

**INFORMATION FOR MEMBERS, PERTAINING TO ACTION TAKEN**

**UNDER DELEGATED POWERS**

**REPORT OF THE SERVICE DIRECTOR, PLANNING**

**1. PURPOSE OF THE REPORT**

To inform Members of the following, for the period 23/07/2018 and 03/08/2018.

Planning and Enforcement Appeals Decisions Received.  
Delegated Decisions Approvals with reasons.

**2. RECOMMENDATION**

That Members note the information.

## **APPEAL DECISIONS RECEIVED**

**APPLICATION NO:** 17/1331  
**APPEAL REF:** D/18/3203615  
**APPLICANT:** Mr Williams  
**DEVELOPMENT:** Proposed dropped kerb to enable off street parking.  
**LOCATION:** 7 LLANTWIT ROAD, TREFOREST, PONTYPRIDD, CF37  
1TR  
**DECIDED:** 09/04/2018  
**DECISION:** Refused  
**APPEAL RECEIVED:** 25/05/2018  
**APPEAL DECIDED:** 30/07/2018  
**APPEAL DECISION:** Dismissed

**APPLICATION NO:** 18/0240  
**APPEAL REF:** D/18/3203889  
**APPLICANT:** Mr Slade  
**DEVELOPMENT:** 34 LLANERCH GOED, LLANTWIT FARDRE,  
PONTYPRIDD, CF38 2TB  
**LOCATION:** Garage conversion - Existing garage will be converted into  
two rooms. Garage door will be removed and partially  
bricked with a window to front. New Garage will be built on  
the opposite side of the house. There will be an up and over  
door to the front and a single door to the rear.  
**DECIDED:** 25/04/2018  
**DECISION:** Refused  
**APPEAL RECEIVED:** 31/05/2018  
**APPEAL DECIDED:** 03/08/2018  
**APPEAL DECISION:** Dismissed

**LOCAL GOVERNMENT ACT 1972**

**as amended by**

**LOCAL GOVERNMENT (ACCESS TO INFORMATION) ACT 1985**

**RHONDDA CYNON TAF COUNTY BOROUGH COUNCIL**

**PLANNING & DEVELOPMENT COMMITTEE**

**16 AUGUST 2018**

**REPORT OF: SERVICE DIRECTOR PLANNING**

**REPORT**

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

**OFFICER TO CONTACT**

**Mr. J. Bailey  
(Tel. 01443 494758)**

**See Relevant Application File**

# RHONDDA CYNON TAF COUNTY BOROUGH COUNCIL

Development Control : Delegated Decisions (Permissions) between: 23/07/2018 and 03/08/2018

## Report for Development Control Planning Committee

---

### Aberdare West/Llwydcoed

**18/0551/10** Decision Date: 31/07/2018

**Proposal:** Change of use of retail letting unit from Class A1 to Class A3.

**Location:** UNIT 3, LLWYDCOED SERVICE CENTRE, LLWYDCOED ROAD, LLWYDCOED, ABERDARE, CF44 0TN

---

**18/0563/10** Decision Date: 01/08/2018

**Proposal:** Proposed garage with patio on roof and increase in height of side wall with fencing above.

**Location:** 6 DAVID STREET, CWMDARE, ABERDARE, CF44 8UE

---

**18/0604/10** Decision Date: 27/07/2018

**Proposal:** Proposed demolition of garage and erection of single storey 'Granny Annexe' extension.

**Location:** BRYNCELYN, 44 CEMETERY ROAD, TRECYNON, ABERDARE, CF44 8HL

---

**18/0626/10** Decision Date: 27/07/2018

**Proposal:** Proposed two storey rear extension.

**Location:** 9 BRIDGE STREET, ROBERTSTOWN, ABERDARE, CF44 8EU

---

**18/0652/10** Decision Date: 02/08/2018

**Proposal:** Proposed detached 2 bedroom bungalow (amended plans received 09/07/18).

**Location:** LAND AT 38 MILL STREET, TRECYNON, ABERDARE, CF44 8PA

---

### Mountain Ash East

**18/0596/10** Decision Date: 30/07/2018

**Proposal:** Block of 6 wooden stables to form an 'L' shape.

**Location:** FFYNNON Y GOG FARM, CEFNPENNAR ROAD, CEFNPENNAR, MOUNTAIN ASH, CF45 4EE

---

### Mountain Ash West

**18/0621/15** Decision Date: 30/07/2018

**Proposal:** Variation of condition 1 of previously approved planning application 12/1279/10 to extend the period of time for the commencement of works for a further 5 years.

**Location:** 7 FOUNTAIN STREET, MOUNTAIN ASH, CF45 3PA

---

**RHONDDA CYNON TAF COUNTY BOROUGH COUNCIL**

**Development Control : Delegated Decisions (Permissions) between: 23/07/2018 and 03/08/2018**

**Report for Development Control Planning Committee**

---

**Abercynon**

**18/0549/10** Decision Date: 31/07/2018

**Proposal:** Proposed single storey rear extension.

**Location:** 5 YNYS Y DWR, ABERCYNON, CF45 4SD

---

**18/0577/09** Decision Date: 23/07/2018

**Proposal:** Certificate of lawful development for a proposed single storey rear extension with lantern style roof.

**Location:** 9 ALEXANDRA PLACE, ABERCYNON, MOUNTAIN ASH, CF45 4YA

---

**18/0607/10** Decision Date: 25/07/2018

**Proposal:** Two storey rear extension. (Amended Plans received 16/07/18)

**Location:** 16 YNYSMEURIG ROAD, ABERCYNON, MOUNTAIN ASH, CF45 4SY

---

**RHONDDA CYNON TAF COUNTY BOROUGH COUNCIL**

**Development Control : Delegated Decisions (Permissions) between: 23/07/2018 and 03/08/2018**

**Report for Development Control Planning Committee**

---

**Treherbert**

**18/0544/10**

Decision Date: 02/08/2018

**Proposal:** Proposed detached garage & workshop/store.

**Location:** 1 CASTLETON AVENUE, TYNEWYDD, TREHERBERT, TREORCHY, CF42 5SS

---

**Llwynypia**

**18/0560/10**

Decision Date: 02/08/2018

**Proposal:** Two storey rear extension and additional window to north-west elevation.

**Location:** 16 DE WINTON TERRACE, LLWYN-Y-PIA, TONYPANDY, CF40 2HE

---

**Tonypandy**

**18/0452/10**

Decision Date: 27/07/2018

**Proposal:** Proposed conversion from office to ground floor shop with 3 no. flats

**Location:** 3 DUNRAVEN STREET, TONYPANDY, CF40 1QE

---

**Maerdy**

**18/0533/10**

Decision Date: 26/07/2018

**Proposal:** Erection of a timber pre-fabricated granny annexe.

**Location:** 11 TEGFAN, FERNDALE, CF43 4TB

---

**18/0538/10**

Decision Date: 01/08/2018

**Proposal:** Proposed detached garage.

**Location:** 49 PENTRE ROAD, MAERDY, FERNDALE, CF43 4DP

---

## RHONDDA CYNON TAF COUNTY BOROUGH COUNCIL

Development Control : Delegated Decisions (Permissions) between: 23/07/2018 and 03/08/2018

### Report for Development Control Planning Committee

---

#### Cilfynydd

**18/0623/10** Decision Date: 30/07/2018  
**Proposal:** Enclosure of rear courtyard between existing and adjacent neighbouring property.  
**Location:** 25 WOOD STREET, CILFYNYDD, PONTYPRIDD, CF37 4EY

---

#### Glyncoch

**18/0480/19** Decision Date: 31/07/2018  
**Proposal:** 30% Crown Reduction  
**Location:** 9 THE GROVE, GLYNCOCH, PONTYPRIDD, CF37 3BQ

---

**18/0613/10** Decision Date: 27/07/2018  
**Proposal:** Proposed garden room extension. (Amended plans received 18/0613/10)  
**Location:** CEFN COURT, DARREN-DDU ROAD, GLYNCOCH, PONTYPRIDD, CF37 3HE

---

#### Town (Pontypridd)

**18/0553/10** Decision Date: 27/07/2018  
**Proposal:** Proposed 2 no. new outdoor A/C condenser units to rear elevation.  
**Location:** SPECSAVERS / PUBLIC DEFENDER SERVICE, 65-66 TAFF STREET, PONTYPRIDD, CF37 4TD

---

#### Graig

**18/0640/10** Decision Date: 01/08/2018  
**Proposal:** Proposed two storey rear extension.  
**Location:** 42 DAN-Y-COEDCAE ROAD, GRAIG, PONTYPRIDD, CF37 1LS

---

#### Rhydyfelin Central

**18/0476/10** Decision Date: 02/08/2018  
**Proposal:** Proposed front porch.  
**Location:** 27 DYFFRYN AVENUE, RHYDYFELIN, PONTYPRIDD, CF37 5RY

---

#### Hawthorn

**18/0526/09** Decision Date: 03/08/2018  
**Proposal:** Certificate of Lawful Development for proposed erection of MOT ramp in B2 use building on existing site.  
**Location:** GRIFFIN MILL BASECAMP GARAGES, HEOL-Y-BWNSY, UPPER BOAT, PONTYPRIDD, CF37 5YE

---

# RHONDDA CYNON TAF COUNTY BOROUGH COUNCIL

Development Control : Delegated Decisions (Permissions) between: 23/07/2018 and 03/08/2018

## Report for Development Control Planning Committee

---

### Llantwit Fardre

18/0319/10 Decision Date: 30/07/2018

**Proposal:** Demolition of garage & construction of double extension to side. (Amended Plans Received 17/07/18)

**Location:** 7 PINE COURT, LLANTWIT FARDRE, PONTYPRIDD, CF38 2NX

---

### Church Village

18/0599/10 Decision Date: 03/08/2018

**Proposal:** 2 storey side extension, loft conversion, single storey rear extension and new roof on conservatory.

**Location:** 15 CAE CADNO, CHURCH VILLAGE, PONTYPRIDD, CF38 1UL

---

### Tonteg

18/0611/10 Decision Date: 24/07/2018

**Proposal:** Proposed installation of new palisade gates into the south entrance of the site, as well as a new traffic management plan within the site grounds.

**Location:** KEYLINE BUILDERS MERCHANTS, UNIT 4 WESTBANK, TREFOREST INDUSTRIAL ESTATE, PONTYPRIDD, CF37 5TF

---

18/0619/10 Decision Date: 24/07/2018

**Proposal:** Re-submission of previously approved application 16/1154/10, to enlarge an existing property, comprising of a 2 storey side extension with internal renovation works.

**Location:** THE ARCHES, HEOL DDERWEN, TONTEG, PONTYPRIDD, CF38 1TD

---

### Gilfach Goch

17/0823/10 Decision Date: 25/07/2018

**Proposal:** Erection of 1 pair of semi detached houses.

**Location:** LAND BETWEEN 117/119 HIGH STREET, GILFACH GOCH, PORTH, CF39 8SW

---

18/0453/10 Decision Date: 26/07/2018

**Proposal:** Proposed new dwelling.

**Location:** PLOT 4, CARMEL CLOSE (OFF HIGH STREET), GILFACH GOCH, PORTH, CF39 8BF

---

### Tonyrefail East

18/0601/10 Decision Date: 26/07/2018

**Proposal:** Proposed 2nd storey extension above existing garage

**Location:** 61 TYLCHA GANOL, TONYREFAIL, PORTH, CF39 8BY

---



**RHONDDA CYNON TAF COUNTY BOROUGH COUNCIL**

**Development Control : Delegated Decisions (Permissions) between: 23/07/2018 and 03/08/2018**

**Report for Development Control Planning Committee**

---

**Ty'n y Nant**

**18/0554/13** Decision Date: 27/07/2018

**Proposal:** Construction of 1 no. 4 bedroom house

**Location:** 9 CHALFONT CLOSE, BEDDAU, PONTYPRIDD, CF38 2SA

---

**Town (Llantrisant)**

**18/0765/09** Decision Date: 30/07/2018

**Proposal:** Certificate of lawful development for a proposed single storey rear extension

**Location:** 30 DAN CAERLAN, LLANTRISANT, PONTYCLUN, CF72 8HB

---

Total Number of Delegated decisions is 31