

**RHONDDA CYNON TAF
COUNTY BOROUGH COUNCIL**

COMMITTEE SUMMONS

Mr. P. J. Lucas
Director of Legal and Democratic Services
Rhondda Cynon Taf County Borough Council
The Pavilions
Cambrian Park,
Clydach Vale, CF40 2XX

Tel: (01443) 424099 – Mrs.Z.Maisey

A meeting of the **Development Control Committee** will be held at the **County Borough Council Offices, The Pavilions, Cambrian Park, Clydach Vale** on **Thursday, 20 November 2014** at **5.00 p.m.**

FOR INFORMATION, AND AS A GENERAL RULE, ANY MEMBERS OF THE PUBLIC WISHING TO SPEAK ON AN ITEM ON THIS AGENDA IN WHICH THEY HAVE AN INTEREST, WILL NEED TO SUBMIT A FORMAL REQUEST TO THE DEVELOPMENT CONTROL DIVISION, SARDIS HOUSE, PONTYPRIDD AT LEAST TWO WORKING DAYS PRIOR TO THE DATE OF THE MEETING

THOSE ATTENDING THE MEETING ARE ASKED TO NOTE THAT MATTERS WILL BE DEALT WITH IN A DIFFERENT ORDER FROM THAT QUOTED ON THE AGENDA IN ORDER TO ACCOMMODATE INDIVIDUALS WISHING TO ADDRESS THE COMMITTEE. THE ORDER OF THE AGENDA WILL BE ALTERED TO BEST FACILITATE THE BUSINESS OF THE COMMITTEE

AGENDA

1. DECLARATION OF INTEREST

To receive disclosures of personal interests from Committee Members in accordance with the Code of Conduct.

Note:

1. Members are requested to identify the item number and subject that their interest relates to and signify the nature of the personal interest: and
2. Where Members withdraw from a meeting as a consequence of the disclosure of prejudicial interest they **must** notify the Chairman when they leave.

2. HUMAN RIGHTS ACT 1998 AND DEVELOPMENT CONTROL DECISIONS

To note, that when Committee Members determine the development control matters before them, they should have regard to the Development Plan and, so far as material

To applications, to any other material considerations and when taking decisions, Members have to ensure they do not act in a manner that is incompatible with the Convention on Human Rights as incorporated into legislation by the Human Rights Act 1998.

3. REQUESTS FOR SITE INSPECTIONS IN RELATION TO APPLICATIONS LISTED ON THE AGENDA

To consider any requests from Committee Members to convene site inspections in relation to applications listed on the agenda.

REPORTS OF THE DIRECTOR, LEGAL & DEMOCRATIC SERVICES

4. SITE INSPECTION

Application No. 14/0893 – Development of Site to provide up to 80 Dwellings with associated infrastructure (Outline) – Elms Farm off Stryd Silurian, Llanharry **1 – 27**

REPORTS OF THE SERVICE DIRECTOR, PLANNING

5. APPLICATIONS RECOMMENDED FOR APPROVAL

1. Application No. 10/0752 - Application for a Lawful Development Certificate for an Existing use as vehicle repair and vehicle storage, Unit E & land adjoining Unit F, Glyntaff Sidings, Pentrebach Road, Pontypridd. **3 – 37**
2. Application No. 14/1054 - Removal of Conditions 27, 28 and 29 of Planning Permission 11/1001 to remove the Code for Sustainable Homes Assessment, land adjacent to The Meadows, Gwern Heulog, Tonyrefail. **37 – 50**

6. APPLICATION RECOMMENDED FOR REFUSAL

1. Application No. 13/1281 - Erection of 1no wind turbine and associated works (resubmission), land adjacent to Coed Bychan Farm, Llanharan, Pontyclun. **55 – 71**

7. REPORT FOR INFORMATION

To receive the report of the Service Director, Planning in relation to Planning and Enforcement Appeals Decisions Received, Delegated Decisions (Approvals with reasons), Overview of Enforcement Cases and Enforcement Delegated Decisions. **73 – 84**

8. URGENT ITEMS

To consider any items which the Chairman by reason of special circumstances is of the opinion should be considered at the meeting as a matter of urgency.

Circulation:

Members of the Development Control Committee:

The Chair of the Development Control Committee:
(County Borough Councillor G.Stacey)

County Borough Councillors L.M.Adams, J.Bonetto, (Mrs) L.De Vet, M.Griffiths, P.Jarman, R.Lewis, C.J.Middle, S.Powderhill, S.Rees, (Mrs) A.Roberts, G.Smith, (Mrs) M.Tegg, G.Thomas, (Mrs) J.S.Ward, P.Wasley and E.Webster.

13 November 2014

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