

**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, 21<sup>st</sup> April 2016** 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. MINUTES**

**Page No's**

To approve as an accurate records, the minutes of the meetings of the Development Control Committee held on:

(a) 3<sup>rd</sup> March 2016

**1 – 4**

(b) 17<sup>th</sup> March 2016

**5 – 11**

### **REPORTS OF THE SERVICE DIRECTOR, PLANNING**

#### **4. APPLICATIONS RECOMMENDED FOR APPROVAL**

- |    |  |                |
|----|--|----------------|
| 1. | Application No: <b>15/1573</b> - War memorial in Bull Ring area of Llantrisant (Amended location received 1st March 2016), Bull Ring, Swan Street, High Street, Llantrisant.   | <b>15 – 22</b> |
| 2. | Application No <b>16/0043</b> - Proposed conversion to 9 bed House in Multiple Occupation and self contained 1 bed flat, 8 Court House Street, Graig, Pontypridd.  | <b>22 – 28</b> |
| 3. | Application No: <b>16/0062</b> - Hybrid planning application (seeking part full planning permission and part outline planning permission). The element of the application seeking full planning permission consists of: demolition of existing main school buildings, proposed new school buildings, refurbishment of the original school building (listed building), provision of hardcourt multi use games area (MUGA), remodelled external hard and soft areas of play and associated external works for the provision of parking/pedestrian and vehicular access/boundary treatment/landscaping/drainage. The element of the application seeking outline planning permission consists of: a new primary school, sports hall and 3G sports pitch (Amended description), Tonyrefail Comprehensive School, Gilfach Road, Tonyrefail, Porth. | <b>29 – 75</b> |
| 4. | Application No: <b>16/0119</b> - Works to demolish single-storey rear annexes and internal refurbishment of the listed building. New glazed links through existing apertures, to new school block at rear of existing listed building (Listed Building Consent application), Tonyrefail Comprehensive School, Gilfach Road, Tonyrefail, Porth.   | <b>75 – 81</b> |
| 5. | Application No: <b>16/0274</b> - Demolish existing rear extension and rebuild to create a ground floor kitchen/dining room and a lower ground floor bedroom with en-suite, 38 Hillcrest, Brynna, Pontyclun.  | <b>81 – 86</b> |

#### **DEFERRED ITEM**

- |    |   |               |
|----|---|---------------|
| 5. | Application No. <b>15/01170</b> – Change of Use from existing Public House and Bedrooms to 6 no. self contained flats – Morning Star Public House, 59 Llantrisant Road, Graig, Pontypridd | <b>91-104</b> |
|----|---|---------------|

## **6. REPORT FOR INFORMATION**

To receive the report of the Service Director, Planning in relation to Planning and Enforcement Appeals Decisions received, Delegated Decisions (Approvals and Refusals with reasons), Overview of Enforcement Cases and Enforcement Delegated Decisions for the period 7<sup>th</sup> March – 1<sup>st</sup> April 2016.

**105-121**

## **7. 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 and Vice-Chair of the Development Control Committee:  
(County Borough Councillors G.Stacey and M.Griffiths)

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

**14<sup>th</sup> April 2016**

This page intentionally blank