

Minutes



Planning Committee

Date: 5 September 2018

Time: 10.00 am

Present: Councillors J Richards (Chair), J Guy (Deputy Chair), V Dudley, J Jordan, C Townsend and R White

In Attendance: Joanne Evans (Senior Solicitor), Tracey Brooks (Development and Regeneration Manager), Stephen John Williams (West Area Planning Manager), Joanne Davidson (East Area Development Manager), Eilian Jones (Principal Planning Officer), Carl Jones (Principal Engineer), Matthew Sharp (Planning Policy Manager) and Michele Chesterman (Governance Officer)

Apologies: Councillors M Al-Nuaimi, J Clarke and R Mogford

1. **Declarations of Interest**

None.

2. **Minutes of the meeting held on 8 August 2018**

The minutes of the meeting held on 8 August 2018 were submitted.

Resolved

That the minutes of the meeting held on 8 August 2018 be taken as read and confirmed.

3. **Development Management: Planning Application Schedule**

Resolved

- (1) That decisions be recorded as shown on the Planning Applications Schedule attached as Appendix A.
- (2) That the Development Services Manager be authorised to draft any amendments to/additional conditions or reasons for refusal in respect of the Planning Applications Schedule, attached.

4. **Appeal Decisions**

Members' attention was drawn to the Appeals Report, for information.

Reference: 17/1169 **Planning Application Appeal**

Address: Underwood Community Centre, Underwood, Llanmartin, Newport
NP18 2EQ

Development: Proposed change of use from leisure centre to mixed use community and conference facility to include ancillary residential suites and caretaker accommodation together with external alternations - **Dismissed**

Reference: 17/1191 Planning Application Appeal

Address: 35 Pillmawr Road, Newport NP20 6WH

Development: Demolition of 2No. dwellings and provision of 6No supported living units and associated works (resubmission of planning reference: 17/0373 –

Dismissed

Reference: 17/0591 Planning Application Appeal

Address: Land South West of Swn y Mor Farm, Broadstreet Common

Development: Retention of bridge over reën and double gates over 2m high -

Dismissed

Meeting terminated at 11.08 am.

The meeting terminated at 11.08 am

Appendix A

PLANNING COMMITTEE – 5 SEPTEMBER 2018

DECISION SCHEDULE

No	Site/Proposal	Ward	Additional Comments	Decision
18/0454	<p>74 Risca Road, Newport</p> <p>First floor rear extension and insertion of door in front elevation and alterations to front boundary wall</p>	Rogerstone		Granted with Conditions
18/0595	<p>36 Morden Road, Newport NP19 7ES</p> <p>Change of use from 6No Bedroom Dwelling to 8No Bedroom House in Multiple Occupation (SUI Generis)</p>	St Julians	<p>Public Speaker – Mr L Jones, Agent</p> <p>Ward Member, Cllr Hourihane spoke on the application</p> <p>Councillor C Townsend mentioned that H Townsend had sent in objections but not received a receipt and the objections were not included in the report. Planning Officers to investigate and feedback.</p> <p>A discussion took place on HMOs (Houses of Multiple Occupation). Planning Officers confirmed that a HMO licence was required for any properties occupied by 3 or more unrelated individuals. Planning could not comment on any unlicensed HMOs.</p> <p>There were three processes HMO – regulated by Council departments, Planning and change of use, HMO licensing – operated by Environmental Health, Housing and then Building Regulations which could also control a HMO of this type – particularly with fire regulations.</p> <p>The processes were independent of each other. The</p>	<p>Granted with Conditions</p> <p><u>Additional Condition</u></p> <p>Retention of bin and storage areas in perpetuity</p>

No	Site/Proposal	Ward	Additional Comments	Decision
			<p>property could receive planning application but not receive an HMO licence and vice versa.</p> <p>The Council had adopted an SPG in relation to HMOs The approach limited the number of HMOs to 15% within a 50m radius. Anything above this threshold was considered detrimental to the area. It was well within this threshold.</p>	
18/0654	<p>St Julians Junior & Infants School, Beaufort Road, Newport NP19 7UB</p> <p>Installation of 2No Boundary Fences and Access Gate</p>	Beechwood	Ward Member, Cllr D Davies spoke on the application	Granted with Conditions
18/0664	<p>Ysgol Gymraeg Bro Teyrnnon, Brynglas Drive, Newport, NP20 5QS</p> <p>Installation of 2NO Canopies</p>	Shaftesbury		Granted with Conditions
18/0541	<p>Tredegar Park Primary School, Partridge Way, Duffryn, Newport NP10 8WP</p> <p>Installation of 5No External Copies, Replacement and Insertion of New Windows and Doors</p>	Tredegar		Granted with Conditions

No	Site/Proposal	Ward	Additional Comments	Decision

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