

# Minutes



## Planning Committee

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Date: 3 February 2021

Time: 10.00 am

Present: Councillors J Richards (Chair), J Guy (Deputy Chair), J Clarke, T Holyoake, G Berry, T Watkins, R White, J Jordan, C Townsend and C Ferris

In Attendance: Councillors Deb Davies and Yvonne Forsey, Tracey Brooks (Head of Regeneration, Investment and Housing), Matthew Sharp (Acting Development Services Manager), Joanne Evans (Senior Solicitor), Joanne Davidson (East Area Development Manager), Stephen Williams (West Area Development Manager), Gail Parkhouse (Principal Planning Officer), Steve Manning (Senior Scientific Officer), Alun Lowe (Planning Contributions Manager), Anna Griffiths (Senior Traffic Transport and Development Officer), and Neil Barnett (Governance Officer)

Apologies: Councillors W Routley

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### 1. **Declarations of Interest**

None

### 2. **Minutes of the meeting held on 6 January 2021**

The minutes of the meeting held on 6 January 2021 were submitted.

#### **Resolved**

That the minutes of the meeting held on 6 January 2021 be taken as read and confirmed,

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

(1) That decisions be recorded as shown on the Planning Applications Schedule attached as an 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.

The meeting terminated at 1.28 pm

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Appendix A  
 PLANNING COMMITTEE – 03 02 2021  
 DECISION SCHEDULE

No	Site/Proposal	Ward	Additional Comments	Decision
20/0748	<p><b>Site:</b> Uskmouth Power Station</p> <p><b>Proposal:</b> Erection of silos and de-dusting building, extension to rail unloading facility, new above ground conveyors and ancillary development</p> <p><b>Recommendation:</b> Granted with conditions</p>	<b>Lliswerry</b>	Committee item as this is a major planning application	Officers recommended deferral of this item as Welsh Government had issued a Holding Direction on 2 <sup>nd</sup> February
20/0995	<p><b>Site:</b> Jasminium Station Road, Llanwern</p> <p><b>Proposal:</b> Erection of 2 storey side extension and widening of existing access (resub)</p> <p><b>Recommendation:</b> Refused</p>	<b>Llanwern</b>	Presented to the Committee at the request of Councillor Kellaway	Refused
20/1110	<p><b>Site:</b> 9 Batchelor Road</p> <p><b>Proposal:</b> Change of use from a dwelling to six person house in multiple occupation (C4 use)</p> <p><b>Recommendation:</b> Granted with conditions</p>	<b>Beechwood</b>	<p>Presented to Committee at the request of Councillor Davies</p> <p>Councillor Deb Davies spoke against the application</p> <p>Mr Lloyd Jones (Agent) spoke in support of the application</p> <p>Councillor Graham Berry withdrew at rom the meeting due to a potential pre-determination issue relating to this item.</p>	Granted with conditions

20/0696	<p><b>Site:</b> Ye Olde Oak Stave, Ruskin Avenue, Rogerstone, Newport</p> <p><b>Proposal:</b> Demolition of existing public house and construction of 21no. flats within 3no. blocks and associated infrastructure works</p> <p><b>Recommendation:</b> Granted with conditions with legal agreement</p>	Rogerstone	<p>Presented to Committee as is major development</p> <p>Councillor Charles Ferris advised of a personal and prejudicial interest so left the meeting during this item.</p> <p>Mrs Agnes Elston (Resident) spoke against the application</p> <p>Mr Chris Rabiotti (Agent) spoke in support of the application</p> <p>Councillor Graham Berry declared a personal and prejudicial interest and withdrew from the meeting during this item.</p>	Granted with conditions with legal agreement
20/1082	<p><b>Site:</b> 22 Oak Street</p> <p><b>Proposal:</b> Change of use of part dwelling to vehicle/taxi dispatch call office</p> <p><b>Recommendation:</b> Granted with conditions</p>	St Julians	Presented to Committee as requested by Councillor C Townsend	Granted with conditions

20/1171	<p><b>Site:</b> Museum and Central Library, 4 John Frost Square, Newport</p> <p><b>Proposal:</b> Change of use from D1 to mixed use (A2, B1 and D1) for the relocation of the information station and additional services</p> <p><b>Recommendation:</b> Granted with conditions</p>	<b>Stow Hill</b>	<p>Presented to Committee as relates to a Council owned building</p> <p>Councillor Charles Ferris advised of a personal and prejudicial interest so withdrew from the meeting during this item.</p>	Granted with conditions
20/1126	<p><b>Site:</b> Land east of and Adjacent to 14a Glen Coed Bungalow Bank Street, Newport, NP19 7HF</p> <p><b>Proposal:</b> Construction of 2no. 3 bed semi detached houses with associated parking and external amenity areas (resub)</p> <p><b>Recommendation:</b> Refused</p>	<b>St Julians</b>	Presented to Committee as requested by Councillor C Townsend	Refused
20/1184	<p><b>Site:</b> 92 Durham Road</p> <p><b>Proposal:</b> Change of use of 4 bedroom dwelling to 5 bedroom HMO</p> <p><b>Recommendation:</b> Granted with conditions</p>	<b>St Julians</b>	Presented to Committee as requested by Councillor C Townsend	Granted with conditions

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