**PLANNING COMMITTEE – 11am , 5th April 2023 via Microsoft Teams**

**MINUTES**

1. **In attendance**

Cllr’s K Thomas , Dixon , Rosser , Yarrow , McGrath

Clerk , Administrator

No apologies for absence

1. **To receive any declarations of interest**

None

1. **Public and press session**

None

# **To consider and decide on responses to planning applications :**

Application No 23/00185/FUL - Brook House

It was agreed that the change from residential use to commercial is of concern due to the likely increased traffic flows & detrimental impact on highway safety in this busy lane .

There is a large advertising hoarding at the property , facing Llantrisant Road , which is totally unacceptable , as it is a highway distraction .

Application No 23/00630/VAR - The Barns South Of Elm Cottage

It was agreed that PCC has no objection to the requested 2 year time extension but given the period of time since planning permission was first granted , no further extension be granted .

In addition , the developer be urged to clear the accumulation of building materials on site in what is a conservation & special landscape area.

Application No 23/00425 22 Southglade Gwaelod

It was recognised that the elevation of the large 2cd floor window will lead to the overlooking of neighbouring properties & loss of privacy & an alternative should be considered .

Application 23/00261 Oaklands Creigiau

Whilst the proposed development sits outside the settlement boundary PCC recognises it is in fill development .

PCC has no objections to the development providing :

* It has no adverse impact on the proposed transport corridor for the extension of the Metro
* There is no removal of trees , particularly as there are 2 TPO’s in place
* There is no adverse impact on the Site of Importance to Nature Conservation to the rear of the development site
1. **Date of the next meeting**: 3rd May 2023