

CALDICOT TOWN COUNCIL
Minutes of Planning & Resources Committee held at 6.30pm
on Tuesday, 9th March 2021 at Caldicot Town Council
[remote meeting held via Starleaf]

Present: Cllrs: D Evans (Chair) K Harris (6.35pm)
W Conniff RJ Higginson (6.50pm)
A Easson M Mitchell (6.45pm)
R Garrick F Rowberry
J Harris M Stevens

[In attendance: S King, Deputy Clerk; B Hodges]

1. Apologies

Apologies received from Cllrs J Bond, P Stevens.

2. Declarations of Interest - To be identified under the relevant item

Cllr D Evans declared personal interest as a member of Mon CC Planning Committee, in relation to agenda item 3.

3. Planning

A) Planning Applications:

Cllr D Evans declared personal interest as a member of Mon CC Planning Committee.

DM/2021/00248: Planning Permission. Change of use of the first floor from offices (Use Class B1a) to two flats (Use Class C3) including external alterations including creation of new residential entrance together with bicycle and refuse storage
– 8&9 Wesley Buildings, Newport Road, Caldicot, NP26 4LY **APPROVED**

DM/2021/00278: Planning Permission. Demolition of existing ground floor lean too kitchen and utility room. Domestic new build extension to rear of property. Two storey new build to align existing floor levels. Gable end roof to rear. New external wall finishes to match existing. New windows to be metal framed double-glazed units unless annotated otherwise. New ground floor use: kitchen, dining & living space. New first floor use: 2 new bedrooms
–38 Church Road, Caldicot, NP26 4HW **APPROVED**

DM/2021/00153: Outline Planning Permission. Erection of 3-bedroom house in garden of no. 73 Park Road, Caldicot
– 73 Park Road, Caldicot, NP26 4EL **APPROVED**

B) Planning Information:
i) Planning Permissions

DM/2020/01471: Planning Permission. These proposals amount to: The replacement of existing render with through-colour variant, replacement of existing bay with bespoke, timber version, complete with heritage type signage above, replacing the canopy to the first-floor dwelling with a stone flanked porch, replacing roof tiles with natural slate, repair and upgrade the front boundary wall and additional work to re-route some services away from the side elevation - 4 Chepstow Road, Caldicot NP26 4HY
Amended elevations and floor plans **APPROVED P&R 12.1.21**

DM/2020/01269: Non-Material Amendment. Amendment to the precise wording of condition 3 of planning consent DM/2019/00595, which should be amended to read, 'No more than six people shall occupy the building at any one time and it shall be occupied by families only (including lone parent families) but no lone adults'.
REFUSED P&R 12.1.21*

*Reason(s) for refusal:

The amendment to the precise wording of condition 3 of Planning Consent DM/2019/00595 is not what was agreed. In the notes of the meeting of MCC, MHA and residents held on 20th August 2020, the following was noted: *'Residents insisted that 'no single people' should be included in the statement, as directed by Planning Committee. KT (MHA) had no objection to the request and agreed to make the amendment to include 'no single people' in the statement'*.

DM/2020/01653: Householder. Two storey extension to rear of property – 14 Mill Lane, Caldicot NP26 5DD **APPROVED P&R 12.1.21**

DM/2020/01486: Certificate of Prop Lawful Use or Dev. Loft conversion with rear dormer – 6 Dunlin Avenue, Caldicot, Monmouthshire NP26 5DL **APPROVED P&R 12.1.21**

DM/2020/01519: Certificate of Prop Lawful Use or Dev. Proposed loft conversion with dormer to rear - 48 Clos Ystwyth, Caldicot NP26 4RE **APPROVED P&R 12.1.21**

DM/2019/01467: Householder Two story side and rear extension. 12 The Avenue Caldicot NP26 4AB **APPROVED FTC 25.11.20**

DM/2020/01695: Planning Permission. New garden facade improvements. The frontage of the shop has become outdated. These involve including a traditional wooden shop frontage, new garage doors, new windows, new signage, and rendering to the brick areas; on the front and both sides. The fencing for the side gate and bin area will be updated - The New Garden Take Away, 2 Church Road, Caldicot, NP26 4HN
APPROVED P&R 8.12.20

DM/2020/00930: Householder. Lower kerb and creation of additional parking space – 41 Church Road, Caldicot, Monmouthshire, NP26 4HW **APPROVED P&R 8.12.20**

DM/2020/00230: Discharge of Condition. Discharge of Condition No. 10 of planning consent DM/2018/00880. (Construction environmental management plan) – Land to the East of Church Road, Caldicot
DEFERRED FTC 27.1.21
(Meetings held with local member)

Local member updated Town Council that issues had been discussed with the developer, regarding traffic management and site access.

Town Council noted Mon CC Planning Permissions.

ii) Caldicot Regeneration proposals/ideas – notes of briefing 1.3.2021
[FTC 24.2.2021 requested meeting]

Town Council received the notes of the Caldicot Regeneration briefing meeting and noted that proposals were positive.

4. To approve Independent Remuneration Panel for Wales Annual Report 2021-2022 - determinations 42-50

It was suggested that anyone interested in becoming a councillor was informed of the contribution towards costs of care/personal assistance, in order to encourage diversity amongst candidates.

Town Council resolved to approve the Independent Remuneration Panel for Wales Annual Report 2021/22 - determinations 42-50.

5. Item of Business – Cllr A Easson Bus Timetables [b/f FTC 24.2.21]
(Note: query received from Citizens Advice Bureau, following customer complaints)

In presenting the item of business, Cllr A Easson advised Town Council that timetables had not been installed in bus shelters at the Cross area. Further to queries from the public, the matter had also been reported to Mon CC by the CAB (Citizens Advice Bureau).

It was noted that, following a road safety survey, Mon CC had proposed to reposition the bus shelters and there had been some concern regarding the effectiveness of electronic bus timetables.

Town Council expressed the importance of bus times being displayed in all bus shelters in Caldicot.

Deputy Clerk to contact Mon CC for update regarding bus timetables in shelters around Caldicot.

6. Resolved – Exclusion of Press and Public – By virtue of The Public Bodies (Admission to Meetings) Act 1960, the press and public are excluded from discussions on the following item on the basis that disclosure thereof would be prejudicial to the public interest by reason of the confidential nature of the business to be transacted:

7. To consider quotations for community bench project
[b/f FTC 27.1.21 – 3 requested]

Town Council were informed that 3 quotations had been requested. Two quotations had been received.

Town Council suggested the following locations for ward community benches:

Castle Ward

Cas Troggy spinal path (near Castle Park school field)
Old Church Road
Green area at the Cross (x2)

Green Lane Ward

Green between Cae Mawr Road Clinic and Longcroft Road (x2)
Sandy Lane replacement of old bench – near dry cleaners/old stells

Dewstow Ward

Junction of Green Lane and Firs Road (x2)

West End Ward

Green near the Severn View Club
Cwrt Severn

Severn Ward

Green at Deep Weir, opposite Pill Row
By Pass, opposite Mill Lane

Town Council agreed to request further information was requested, so that an informed decision could be made. Details were required regarding price, design illustration and installation of plaques.

Town Council resolved to request further information (design, price and plaques) and detailed quotations, to be considered at Town Council meeting, March 2021.

The meeting ended at 7:15pm

Mayor/Deputy Mayor