



# Agenda Item 8

## Planning Committee – 8<sup>th</sup> June 2021

### Update Sheet

#### Agenda Item No. 4 Deferrals/Withdrawals

Item	App. No.	Site Location	Officer Rec.
2	2021/0961/S73	Felin Wen Farm , Rhydypany Road, Morriston, Swansea, SA6 6NX  <b>Application deferred.</b>  <b>Late information has been received from the applicant clarifying that the application is in part retrospective requiring additional time to consider the nature and trigger points of conditions.</b>	

#### Agenda Item no. 5 Determination of Planning Applications

Item	App. No.	Site Location	Officer Rec.
1	2021/0826/FUL	20 Brynhyfryd Street, Brynhyfryd, Swansea, SA5 9LP	Approve
3	2021/0112/FUL	Land South Of Glebe Road, Glebe Road, Loughor, Swansea.  Page 102, para 2 – replace  “With regard to the suggested conditions requested by the Highway Officer, conditions (i), (vii) are not considered to be necessary as they are covered by other legislation and conditions, and as such do not meet the tests of WG Circular 16/2014 - Planning Conditions.”  with  “With regard to the suggested conditions requested by the Head of Transportation and Engineering, conditions (i), (v) (vii) are not considered to be necessary as they are covered by other legislation and conditions, and as such do not meet the tests of WG Circular 16/2014 - Planning Conditions. Requested condition (iv) is not considered necessary as a condition, but is instead included as an ‘informative’.”  After the list of bullet points on page 103, insert the following paragraph.	Approve

## Planning Committee – 8<sup>th</sup> June 2021 Update Sheet

“The imposition of the above listed conditions – with the exception of bullet point 8 (referring to open excavations) – are considered reasonable and necessary to make the proposed scheme acceptable in ecological terms. They are therefore imposed as planning conditions. The text contained within bullet point 8 is included as an ‘informative’.

Replace Condition 20 (page 113) with the following revised condition;

“All planting, seeding or turfing comprised in the approved scheme of landscaping (shown in drawings P18-0751\_35 H - Landscape Masterplan, P18-0751\_36 D - GI Plan and P18-0751\_37 D - Detailed On-Plot Landscape Proposals) shall be carried out in the first planting and seeding seasons following the first beneficial occupation of the building(s) or the completion of the development, whichever is the sooner; and any trees or plants which within a period of 5 years from the completion of the development die, are removed or become seriously damaged or diseased shall be replaced in the next planting season with others of similar size and species.

Reason: in the interests of visual and residential amenity and in the interests of maintaining a suitable scheme of landscaping to protect the visual amenity of the area, to maintain the special qualities of the landscape and habitats through the protection, creation and enhancement of links between sites and their protection for amenity, landscape and biodiversity value.”