

CITY AND COUNTY OF SWANSEA

MINUTES OF THE DEVELOPMENT MANAGEMENT AND CONTROL COMMITTEE

HELD AT THE CIVIC CENTRE, SWANSEA ON THURSDAY, 4
DECEMBER 2014 AT 5.00 PM

PRESENT: Councillor P Lloyd (Chair) Presided

Councillor(s)	Councillor(s)	Councillor(s)
J C Bayliss	T J Hennegan	C E Lloyd
J E Burtonshaw	C A Holley	K E Marsh
R A Clay	P R Hood-Williams	P M Matthews
D W Cole	B Hopkins	P M Meara
A M Cook	D H Hopkins	C L Philpott
J P Curtice	L James	J A Raynor
N J Davies	Y V Jardine	T H Rees
P Downing	J W Jones	I M Richard
C R Doyle	M H Jones	R V Smith
V M Evans	S M Jones	G J Tanner
W Evans	E T Kirchner	M Thomas
R Francis-Davies	A S Lewis	T M White
F M Gordon	D J Lewis	
J A Hale	R D Lewis	

39 **APOLOGIES FOR ABSENCE.**

Apologies for Absence were received from Councillors N S Bradley, W J F Davies, A M Day, E W Fitzgerald, J E C Harris, C A Holley, H M Morris, J Newbury, C Richards, P B Smith, R C Stewart, D G Sullivan, M Theaker, C Thomas, C M R W D Miles, D W W Thomas, L G Thomas, L J Tyler – Lloyd and L V Walton.

40 **DISCLOSURE OF PERSONAL AND PREJUDICIAL INTERESTS.**

In accordance with the Code of Conduct adopted by the City and County of Swansea, no interests were declared.

41 **MINUTES.**

RESOLVED that the minutes of the Development Management & Control Committees held on 30 September & 9 October 2014 be agreed as a correct record.

42 **PLANNING APPLICATION NO.2008/1615 - FORMER BERNARD HASTIE AND CO. SITE, MORFA ROAD, SWANSEA.**

The Head of Economic Regeneration & Planning submitted a report to reconsider the Section 106 agreement relating to the above application.

This application had been reported to the Area 1 Development Control Committee on 27 May 2014. The application was referred to the Development Management and Control Committee held on 19 June 2014 with a recommendation that the application be approved subject to a Section 106 agreement.

A plan showing the location site was attached as Appendix A, together with a copy of a further letter from the applicants attached as Appendix B and the report to the Area 1 Development Control Committee attached as Appendix C. The report detailed the revised viability assessment and that the development would not be commercially viable if the previously agreed Section 106 Planning Obligations were required in full. However, the land dedication for the road would be secured on completion of the Section 106 Planning Obligation which was an essential requirement in order to deliver a key section of the Morfa Distribution Road. The Committee considered the revised Section 106 Planning Obligation Heads of Terms.

RESOLVED that the application **BE APPROVED** and the Section 106 Obligation be amended and that minor amendments to the detailed wording of the conditions be carried out.

43 **PROPOSALS FOR THE ENHANCEMENT OF EXISTING POWERS GENERATION FACILITIES AT TATA'S PORT TALBOT STEELWORKS - WRITTEN REPRESENTATIONS.**

The Head of Economic Regeneration & Planning submitted a report regarding proposals for the Enhancement of Existing Power Generation Facilities at Tata's Port Talbot Steelworks. The report detailed the proposed scheme and sought delegated powers to respond formally.

RESOLVED that:-

- (1) Delegated Powers be granted to the Head of Economic Regeneration and Planning to submit written representation relating to the impacts of the proposed development on the City and County of Swansea to the Examining Authority of the Planning Inspectorate in accordance with the timetable for the examination process.
- (2) Delegated Powers be given to the Head of Economic Regeneration and Planning to formally contribute to a Statement of Common Ground to be submitted to the Examining Authority in accordance with the timetable for the examination process.
- (3) Delegated Powers be given to the Head of Economic Regeneration and Planning to formally respond to the Examining Authority's Inspector questions in accordance with the timetable for the examination process

during the course of the examination and also to make comment on the submissions of other parties, including the applicant.

- (4) Delegated Powers be given to the Head of Economic Regeneration and Planning to formally represent the views of the City & County of Swansea in any topic specific hearing and subsequent requirements in accordance with the timetable for the examination process during the course of the examination.

44 **MINUTES OF THE RIGHTS OF WAY SUB COMMITTEE. (FOR INFORMATION)**

RESOLVED that the Minutes of the Rights of Way Sub Committee held on 13 August 2014 and 8 October 2014 be noted.

The meeting ended at 5.43p.m.

CHAIR