

# CITY AND COUNTY OF SWANSEA

## MINUTES OF THE SPECIAL PLANNING COMMITTEE

HELD AT COMMITTEE ROOM 2, CIVIC CENTRE, SWANSEA ON MONDAY  
6 JULY 2015 AT 11.00 A.M.

**PRESENT:** Councillor P Lloyd (Chair) presided

**Councillor(s):**

A C S Colburn  
D W Cole  
A M Cook  
M H Jones

**Councillor(s):**

E T Kirchner  
A S Lewis  
C L Philpott

**Councillor(s):**

I M Richard  
D W W Thomas  
T M White

30. **APOLOGIES FOR ABSENCE**

An apology for absence was received from Councillor P B Smith.

31. **DISCLOSURES OF PERSONAL AND PREJUDICIAL INTERESTS**

In accordance with the Code of Conduct adopted by the City and County of Swansea, the following interest was declared:

Councillor D W Cole - Minute No. 32 - Items 3 - GO001 - land east of Pontarddulais Road and Item 4 - PY012 - land at Tyrisha Farm, Grovesend - I know both landowners/applicants - personal and prejudicial and left the meeting prior to discussion regarding these applications.

32. **TO CONSIDER LOCAL DEVELOPMENT PLAN ALLOCATIONS**

The Chair explained that the Planning Committee had undertaken a series of site visits. The following candidate sites were submitted for inclusion in the Swansea Local Development Plan.

**RESOLVED** that:

- (1) the undermentioned sites be recommended to Council for approval:

**(Item 2) Site Reference GO008 - land at Parc Melin Mynach and Heol Eifion, Gorseinon**

25 units.

The site was recommended for approval to Council for inclusion within the Local Development Plan Deposit Plan.

**(Item 3) Site Reference GO001 - land east of Pontarddulais Road**

90 units.

The site was recommended for approval to Council for inclusion within the Local Development Plan Deposit Plan.

**(Item 4) Site Reference PY012 - land at Tyrisha Farm, Grovesend**

45 plus units.

The site was recommended for approval to Council for inclusion within the Local Development Plan Deposit Plan.

**(Item 5) Site Reference PT002 - land north of Pontarddulais**

720 plus units.

The site was recommended for approval to Council for inclusion within the Local Development Plan Deposit Plan.

(**NOTE**: Concern was expressed regarding the protection of the local landscape - to be addressed through site masterplanning work.)

**(Item 6) Site Reference LF001 - Walter's Yard, off Swansea Road, Pontlliw**

65 units.

The site was recommended for approval to Council for inclusion within the Local Development Plan Deposit Plan.

**(Item 7) Site Reference LF011 - The Poplars, Pontlliw**

15 units.

The site was recommended for approval to Council for inclusion within the Local Development Plan Deposit Plan.

(**NOTE**: Concern was expressed in relation to safe access to the site and protection of the woodland – matters to be picked up and addressed through the detailed planning application process.)

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- (2) the undermentioned sites be deferred for further information:

**(Item 1) Site Reference GO007 - land at Parc Melin Mynach, Gorseinon**

250 units.

The site was deferred for further information regarding financial clawback relating to the site and additional information in relation to the site being a site of importance for nature and conservation (SINC).

- (3) the undermentioned sites be deferred for additional site visit:

**(Item 8) Site Reference NB005 - land off Clasemont Road, Morriston**

600 units.

**(Item 9) Site Reference PG002 - land at Parc Mawr Farm, Penllergaer**

850 plus units.

**(Item 10) Site Reference PG004 - land at Penllergaer Civic Offices**

80 units.

The meeting ended at 11.40 a.m.

**CHAIR**