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MONMOUTHSHIRE COUNTY COUNCIL

**Minutes of the meeting of Planning Committee held
In the Council Chamber, County Hall, The Rhadyr, Usk, NP15 1GA with remote
attendance on Wednesday, 8th May, 2024 at 2.00 pm**

PRESENT: County Councillor Phil Murphy (Chair)
County Councillor Dale Rooke (Vice Chair)

County Councillors: Jill Bond, Fay Bromfield, Emma Bryn,
Sara Burch, Jan Butler, Tony Easson, Steven Garratt, Su McConnel,
Jayne McKenna, Maureen Powell, Sue Riley and Ann Webb

OFFICERS IN ATTENDANCE:

Craig O'Connor	Head of Placemaking
Philip Thomas	Development Services Manager
Andrew Jones	Development Management Area Team Manager
Amy Longford	Development Management Area Team Manager
Julian Sanders	Solicitor
Anna Hawker	Trainee Solicitor
Richard Williams	Democratic Services Officer

APOLOGIES:

County Councillors John Crook and Meirion Howells

1. Declarations of Interest

None received.

2. Confirmation of Minutes

The minutes of the Planning Committee meeting dated 5th March 2024 were confirmed and signed by the Chair.

3. Application DM/2020/01438 - Development of 15 dwellings (9 affordable and 6 open market) and other associated development and infrastructure. Land off Ty Gwyn Road, Little Mill, NP4 0HU

Consideration of Application DM/2020/01438 had been deferred to enable all up-to-date information to be in the public domain online and to allow for a re-consultation process to be undertaken with neighbours. The report of the application will be re-presented to the June 2024 Planning Committee meeting for consideration.

<https://www.youtube.com/live/B19BQBemGKw?si=ICUTIJOjQO-sEEG&t=107>

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4. Application DM/2024/00206 - A lawful development certificate for the proposed use of the property as a Supported Living home for 5no. elderly persons (C3 use class). 28 Jasper Tudor Crescent, Llanfoist, Monmouthshire, NP7 9AZ

We considered the report of the application and late correspondence which was recommended for approval as outlined in the report.

The application is for a Lawful Development Certificate (LDC) for a Proposed Use or Development, the purpose of which is to ascertain if planning permission is required for the proposed use. An LDC would provide certainty over the need, or not, for planning permission.

https://www.youtube.com/live/B19BQBemGKw?si=J-R0hEHMI7p99_T-&t=180

In noting the detail of the application and the views expressed, it was proposed by County Councillor Maureen Powell and seconded by County Councillor Emma Bryn that a Certificate of Lawfulness for C3 b) use be agreed in respect of application DM/2024/00206.

Upon being put to the vote, the following votes were recorded:

In favour of the proposal	-	14
Against the proposal	-	0
Abstentions	-	0

The proposition was carried.

We resolved that a Certificate of Lawfulness for C3 b) use be agreed in respect of application DM/2024/00206.

5. FOR INFORMATION - The Planning Inspectorate - Appeals Decisions Received:

https://www.youtube.com/live/B19BQBemGKw?si=z_JRML-VmrhGrw8g&t=2757

5.1. Rose Cottage, Grange Wood, Knollbury, Magor

We received the Planning Inspectorate report which related to an appeal decision following site visits that had been held at Rose Cottage, Grange Wood, Knollbury, Magor on 18th March 2024.

We noted that the appeal had been dismissed.

5.2. Wisteria Lodge, Sandy Lane, Caerwent Brook, Caerwent

We received the Planning Inspectorate report which related to an appeal decision following site visits that had been held at Wisteria Lodge, Sandy Lane, Caerwent Brook, Caerwent on 16th January 2024.

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We noted that the appeal had been dismissed.

6. Planning Appeals received - 1st January to 31st March 2024

We noted the planning appeals received by the Planning Department for the period 1st January to 31st March 2024.

The meeting ended at 2.49 pm.

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