

**Planning, Taxi Licensing and Rights of Way Committee**  
**26<sup>th</sup> October 2017**

For the purpose of the Government (Access to Information) Act 1985, the background papers relating to each individual planning application constitute all the correspondence on the file as numbered in the left hand column.

**Applications for consideration by Committee:**

Application No:	Nature of Development:
Community:	Location of Development:
O.S. Grid Reference:	Applicant:
Date Received:	Recommendation of Head of Planning:

<p><b>P/2017/0708</b></p> <p>Tregynon</p> <p>303397.37 297156.1</p> <p>22/06/2017</p>	<p>Full: Full Installation of a 17.5m high lattice tower supporting 3 no. antennas and 2 no. dish antennas together with ground based equipment cabinets and ancillary development</p> <p>Land at Ty'n y Bryn Farm, Tregynon, Newtown, Powys, SY16 3PG</p> <p>CTIL And Telefonica UK Ltd, 260 Bath Road Slough, Berkshire, SL1 4DX.</p> <p><b>Recommendation:</b></p> <p>Conditional Consent</p>
<p><b>P/2017/0119 - update</b></p> <p>Rhayader</p> <p>296834.02 268416.04</p> <p>07.02.2017</p>	<p>Full: Upgrade of existing pitches to gravel hardstandings, replacement of site access road and stone car park and other associated works</p> <p>Wyeside Caravan Park, Rhayader, Powys, LD6 5LB</p> <p>Mr Nathan Goodyear, The Camping And Caravanning Club.</p> <p><b>Recommendation:</b></p> <p>Conditional Consent – with amendments to previous conditions</p>

<p><b>P/2016/1145</b></p> <p>Llandrindod Wells</p> <p>307169.13 261392.84</p> <p>21/11/2016</p>	<p>Outline, with some matters reserved: Erection of up to 4 dwellings, new access and associated works.</p> <p>Site Adjacent to Cae Eithin, Cefnlllys Lane, Llandrindod Wells, Powys, LD1 5LE</p> <p>Mr Paul Rowlands, PAR Homes Ltd, Lower Gaufron Farm, Howey, Llandrindod Wells, Powys, LD1 5LE</p> <p><b>Recommendation:</b></p> <p>Conditional Consent</p>
<p><b>P/2017/0604</b></p> <p>Bausley with Criggion</p> <p>279041.35 211067.57</p> <p>08/06/2017</p>	<p>Outline: Proposed residential development of up to 3 dwellings, formation of vehicular access road and all associated works (some matters reserved)</p> <p>Land adjacent to Seven Oaks Holiday Park, Crewgreen, Powys SY5 9AS</p> <p>Mr Philip Bewley, Border Shires, Crewgreen, Powys, SY5 9AS</p> <p><b>Recommendation:</b></p> <p>Conditional Consent</p>
<p><b>P/2017/0420</b></p> <p><b>Guilfield</b></p> <p>322050.04 311028.19</p> <p>18/04/2017</p>	<p>Outline: Erection of up to 8 dwellings, formation of vehicular access, access road, and all associated works (all matters reserved)</p> <p>Land adjacent to Oldcastle Avenue, Guilfield Welshpool Powys SY21 9PA</p> <p>Mr D Neville Oakwood Guilfield Welshpool Powys SY21 9PP</p> <p><b>Recommendation:</b></p> <p>Conditional Consent</p>
<p><b>P/2017/0812</b></p> <p>Ystradgynlais</p>	<p>Section 73 application to remove Condition 19 of approved Outline Consent P/2014/1133 relating to affordable local</p>

<p>278740.62 210906.61</p> <p>13/07/2017</p>	<p>needs housing</p> <p>Development at Bryngroes Farm, Ystradgynlais, SA9 1LF</p> <p>CME Developments Limited, Bryngroes Farm, Ystradgynlais, SA9 1LF</p> <p><b>Recommendation:</b></p> <p>Conditional Consent</p>
<p><b>P/2017/0688</b></p> <p>Llansantffraid</p> <p>323437.48 319840.08</p> <p>19/06/2017</p>	<p>Outline: Residential development of up to 2 no. dwellings, formation of vehicular access and associated works</p> <p>Land adj Waen Meadows, Waen Trederwen, Llansantffraid-ym-Mechain, Powys, SY22 6SZ</p> <p>Mrs E Hughes, Waen Farm, Llansantffraid-ym-Mechain, SY22 6SX</p> <p><b>Recommendation:</b></p> <p>Conditional Consent</p>
<p><b>P/2017/0825</b></p> <p>Llandrinio</p> <p>325368.46 316471.4</p> <p>07/07/2017</p>	<p>Outline: Erection of one detached private dwelling with all associated works including installation of a new septic tank (all matters reserved)</p> <p>Land at Cynefin, Penrhos, Llanymenech, Powys, SY22 6QB</p> <p>Mr Richard Corbett, Cynefin, Penrhos, Llanymenech, Powys, SY22 6QB</p> <p><b>Recommendation:</b></p> <p>Conditional Consent</p>
<p><b>P/2017/0259 - update</b></p> <p>Llangammarch Wells</p> <p>293222.95 246980.22</p> <p>09.03.2017</p>	<p>Full: Siting of 40 touring caravans and 13 static caravans for holiday use between 1st March through to 3rd January of the following year and the winter storage of 42 caravans</p> <p>Riverside Caravan Park, Llangammarch Wells, Powys, LD4 4EP</p>

	<p>Mr John Carroll, Riverside Caravan Park, Llangammarch Wells, Powys, LD4 4BY</p> <p><b>Recommendation:</b> Conditional Consent</p>
<p><b>P/2017/0571</b></p> <p>Llanrhaeadr</p> <p>312659.85 623184.17</p> <p>18.05.2017</p>	<p>Outline: Application for residential development for up to 5 dwellings, formation of access road and all associated works</p> <p>Phase 2, Land adjoining Brynderw Park Street, Llanrhaeadr Ym Mochnant Oswestry SY10 0JJ</p> <p>Mr N Jones Tanat Valley Developments Woolston Bank Fairfields Oswestry SY10 8HZ</p> <p><b>Recommendation:</b> Conditional Consent</p>
<p><b>P/2017/0667</b></p> <p>Disserth and Trecoed</p> <p>30417.92 256724.39</p> <p>20.06.2017</p>	<p>Full: Redevelopment of site, including the demolition of 5 poultry units, and the erection of 2 replacement poultry units and all associated works</p> <p>Gaufron Farm, Howey, Llandrindod Wells, Powys LD1 5RG</p> <p>Mr J Nicholls, Cargill Meats Europe, Feed Mill Allensmore, Hereford, HR2 9AW</p> <p><b>Recommendation:</b> Conditional Consent</p>
<p><b>P/2017/0765</b></p> <p>Llanidloes</p> <p>295052.24 285424.67</p> <p>10.07.2017</p>	<p>Full: Erection of 3 dwelling, formation of new vehicular access and all associated works</p> <p>Dyfnant, Llanidloes, Powys, SY18 6HR</p> <p>Mr &amp; Mrs Emyr Davies, Tynypwll, Llandinam, Powys, SY17 5BQ</p> <p><b>Recommendation:</b> Conditional Consent</p>

<p><b>P/2017/0766</b></p> <p>Llanidloes</p> <p>295115.63 285301.93</p> <p>10.07.2017</p>	<p>Full: Erection of 2 dwellings, formation of new vehicular access and all associated works</p> <p>Dyfnant, Llanidloes, Powys, SY18 6HR</p> <p>Mr &amp; Mrs Emyr Davies, Tynypwll, Llandinam, Powys, SY17 5BQ</p> <p><b>Recommendation:</b> Conditional Consent</p>
<p><b>P/2017/0942</b></p> <p>Trewern</p> <p>327282.13 311864.15</p> <p>17.08.2017</p>	<p>Outline: Erection of a dwelling, installation of a sewage treatment plant and associated works (some matters reserved)</p> <p>Land at Pigeon House, Trewern, Welshpool, Powys SY21 8EE</p> <p>Mrs Helen Dart Gwelfryn, Trewern, Welshpool Powys SY21 8ED</p> <p><b>Recommendation:</b> Conditional Consent</p>
<p><b>P/2017/0949</b></p> <p>Trewern</p> <p>330235.87 312766.67</p> <p>01.09.2017</p>	<p>Full: Erection of a 3 bedroomed dwelling and associated access and landscaping</p> <p>Hill Cottage, Middletown, Welshpool, Powys, SY21 8DJ</p> <p>Miss A Hilditch Land adj Hill Cottage, Middletown, Welshpool Powys SY21 8DJ</p> <p><b>Recommendation:</b> Conditional Consent</p>
<p><b>P/2017/0730</b></p> <p>Carno</p> <p>294097.54 298835.91</p> <p>06.07.2017</p>	<p>Full: Construction of new public footbridge on diverted Footpath 29 to facilitate the elimination of five level crossings on the Cambrian Railway Line</p> <p>Land over River Carno, between Talerddig and Carno, Powys</p> <p>Mr Simon Kendrick, Engineering Design Services, Spa Road East, Powys County Council, Llandrindod Wells LD1 5LG</p> <p><b>Recommendation:</b></p>

	Conditional Consent
<p><b>P/2017/0845</b></p> <p>Welshpool</p> <p>322508.59 308227.47</p> <p>19.07.2017</p>	<p>Householder: Alterations to highway/kerb to provide access to driveway. Creation of new driveway and all internal and external adaptation works.</p> <p>11 Burgess Croft, Welshpool, Powys, SY21 7RJ</p> <p>Powys County Council</p> <p><b>Recommendation:</b> Conditional Consent</p>