**CYNGOR CYMUNED GOETRE FAWR COMMUNITY COUNCIL**

Planning Application Review Committee

Minutes of the Video Conferencing Meeting held 18th May 2021

Present:

Community Councillors: Nigel Morrey, Lucyann Rands, Colin Deakins, Syd Welford, Andy Barnes.

Welcome and Chairman’s Remarks

The meeting commenced at 19.00 with thanks to all for joining this online video conferencing Planning Application Review Committee meeting.

Declarations of Interest

With regard to the meeting agenda, attendees were invited to declare any personal interests. No interests were declared.

1. Planning Permission

**Monmouthshire County Council** 28th April 2021

**Application Number:** [DM/2021/00417](https://planningonline.monmouthshire.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=QPSRPTKYMTV00)  **Grid Reference**: [332365 204818](https://gridreferencefinder.com/#gr=SO3236504818|332365_s__c__s_204818|1)

**What 3 Words:** [text.collected.juices](https://what3words.com/text.collected.juices)

**Application Type:** Householder **Officer:** Mr Tudor Gunn

**Proposal**: Single storey rear extension.

**Address:**

**11 Midfield**

**Penperlleni**

**Goytre**

**Pontypool**

**Monmouthshire**

**NP4 0AS**

Conclusion / Comments: No issues or concerns were raised.

Conclusion proposed / seconded by: Councillor Morrey / Councillor Welford

1. Planning Permission

Planning Permission

**Monmouthshire County Council** 5th May2021

**Application Number:** [DM/2021/00279](https://planningonline.monmouthshire.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=QOPXEBKY00900) **Grid Reference**: [330933 203033](https://gridreferencefinder.com/#gr=SO3093303033|330933_s__c__s_203033|1)

**What 3 Words:** [fuzz.rezoning.stuff](https://what3words.com/fuzz.rezoning.stuff)

**Application Type:** Householder **Officer:** Ms Kate Bingham

**Proposal**: Change of use to a campsite. Erect 4 bell tents with timber base. Provide female and male toilets in a small log or porta cabin which will be situated next to cesspit.

**Address:**

Tilbach Farm

Old Abergavenny Road

Pencroesoped

Llanover

Pontypool

Monmouthshire

NP4 0JF

Subsequent to a review of the application documents it was agreed that a site visit to clarify aspects of the flood risk and site access would be helpful. The site was visited by Councillor Deakins 19th May 2021, which included a discussion on the application with the applicant.

Conclusion / Comments, the following was noted:

* It was concluded that site access was adequate for the proposal, and that the potential flood risk had been mitigated by relocation of one, or more, of the proposal tents.
* The application form comments that foul waste from the new toilet / shower block will be connected to an existing, but new, cesspit/cesspool (Klargester BB 1200) system. Although described as a cesspit the Klargester would appear to be a modern septic tank system with a design capacity for 12 users, and emptied once or twice annually? Given the potential high volumes of sewage waste from the camp site, 4 tents x 6/7 occupants per tent, potentially in use 24/7 several months throughout the year, it likely that the ‘cesspit’ will require emptying more frequently than existing programme described. Further, it is not clear from the documents available if further information, for example discharge volumes from the Klargester system, as requested by Natural Resources Wales (NRW), have been supplied and accepted.
* Other than clarification on the technicalities for the sewage waste management system, there were no concerns with the principal proposal to instal a camp site.

Conclusion proposed / seconded by: Councillor Deakins / Councillor Rands

The meeting was closed at 19.40

Andy Barnes

Councillor and Vice Chair, Goetre Fawr Community Council

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Date: 20th May 2021