



CHEPSTOW TOWN COUNCIL

Minutes of the ordinary meeting of the **Planning and Administration Committee** of Chepstow Town Council held via Zoom at 6.30pm on Wednesday, 24th April 2024.

Present:

Chair: Cllr J MacTaggart

Councillors: V Badderley-Potter, D Barnes, M Griffiths, T Griffiths, M Le Peltier, D Power,

Apologies G Rosser

In Attendance: Mrs L Allen (Clerk)

157. Apologies

See above.

158. Declaration of interest in items on the agenda

None.

159. To suspend Standing Orders

a) Public Open Forum (15 minutes at the discretion of the Chair)

No members of the public present.

160. Minutes

The minutes of the meeting held on Wednesday, 10th April 2024 were confirmed as a true record and will be signed by the Chair following the meeting.

161. Matters Arising.

None.

162. Monmouthshire County Council Planning decisions

Noted the following decisions of Monmouthshire County Council:

(A=Approved/D=Declined/W=Withdrawn) (E=Endorsed CTC decision/C=Contrary to CTC decision)

A 25 St Mary Street, Chepstow C

W 23 St Mary Street, Chepstow

A 6 River View, Chepstow E

163. Planning Applications

DM/2024/00422: Commercial Land at Mabey Bridge, Station Road, Chepstow - Reserved Matters
Proposed development for residential dwellings and associated landscaping and infrastructure.

Observation(s): Chepstow Town Council recommends refusal for the following reasons:

1. Lack of available parking will be detrimental to the amenity of the area by residents/visitors double parking. 36 spaces for 60 beds is under the current guidelines and the argument put forward with measured walking distances does not consider the trunk road or topography of the area.

- 2. Lack of information on the future management of the green space, further information required before making a decision.
- 3. Refuse – lack of sufficient provision for household waste.
- 4. Outdoor space – lack of outdoor space for laundry facilities.

Whilst the Town Council welcomes the additional residential space it is disappointed with the lack of office/industrial provision that was detailed in the original application.

DM/2024/00453: 2 Priory Close, Chepstow - A two-story side extension situated on the northeast side of a semi-detached dwelling & a single-story rear extension as a replacement to the original conservatory.

Observation(s): Chepstow Town Council recommends approval.

164. Date of Next Meeting

Confirmed that the next meeting of the Planning and Administrative Committee, on Wednesday, 8th May 2024, will be held at 6.30pm in the Council Chamber and online via Zoom.

CLOSE: This completed the business of the meeting at 6.55pm.

SIGNED CHAIR PERSON: _____ **DATE:** _____