**CYNGOR DREF PONTARDDULAIS TOWN COUNCIL**

**DRAFT MINUTES**

Planning Committee Meeting, of Pontarddulais Town Council

Tuesday 3rd June 2025 at 7pm

**Present**;– Cllr. Gary Chambers (GC) - Chair; Cllr. Huw Roberts (HR); Cllr Kevin Griffiths (KG); Cllr. Philip Downing (PD) Cllr. Andrew Owen (AO).  
  
**Apologies:** Cllr. Wayne Jones (WJ); Cllr. Jane Harris (JH).

1. [**2025/0419/FUL**](https://property.swansea.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=SSAK5IEVGXB00) **Llwyngarth, Upper Mill, Pontarddulais, Swansea, SA4 8ND  
   Demolition of existing rear conservatory and construction of a single storey rear extension**Application decided prior to this meeting
2. [**2025/0688/FUL**](https://property.swansea.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=SU2U12EVI7600) **7 Wyndham Close, Pontarddulais, Swansea, SA4 8NT  
   Conversion of garage to habitable living space**

Application decided prior to this meeting

1. [**2025/0905/FUL**](https://property.swansea.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=SV7Q9IEVJ0W00) **45 Glynhir Road, Pontarddulais, Swansea, SA4 8NA  
   Retention of single storey garden shed with tiled pitched roof**No comments
2. [**2025/1012/OUT**](https://property.swansea.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=SW4WRLEVJM100) **Land Adjoining Glynhir Road, Pontarddulais , Swansea , SA4 8PU  
   Proposed residential development for up to four dwellings and associated works (outline)**The following comment was proposed, seconded and agreed by majority with PD abstaining from the vote:  
     
   “Members of the Planning Committee are aware that this area of land has been flooded previously in several occasions and the river defences currently in place are not sufficient. The Flood Consequence Assessment does not appear to take this into consideration as at point 9 it states there has been no previous flooding.  
     
   The committee request that protection of the boundary hedge be a condition of planning if this application is approved. They note the hedge cannot be retained intact and provide access to driveways simultaneously. Further, this protection must be a planning condition to mitigate for the detriment to the street scene as well as the provision of wildlife corridors.  
     
   The committee request that any replacement of meadowland or hedgerow, if required, be native species.  
     
   The committee is aware of frequent bat sightings across this area of land and believe it to be a bat crossing. They therefore request a bat survey be undertaken prior to a Full application should this be approved.  
     
   Does the plan provide sufficient outside space for each dwelling?”
3. [**2025/1059/FUL**](https://property.swansea.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=SWCIC3EVJTX00) **17 Teddington Place, Pontarddulais, Swansea, SA4 8AE  
   Rear conservatory**

No comments

**Meeting Closed 19.45**