



COITY HIGHER COMMUNITY COUNCIL

MINUTES OF THE ORDINARY MEETING OF THE COUNCIL HELD ON THURSDAY 23RD MARCH 2025 AT 7.00 PM AT LITCHARD PRIMARY SCHOOL AND VIA ZOOM

Present: Councillor A Wathan (Chair)

Councillors: S Bletsoe
N Deere (zoom)
Y Walton-Davies (zoom)
L Jeffreys (zoom)
G Langdon (zoom)
L Lewis
A Williams (zoom)
J Williams
M Williams
D Wingar

Apologies: Councillors L Richards & P Robinson

Public: One

Minute 145/4-25

The Chair welcomed Dr Paul Davies to the meeting.

146/24-25 DECLARATIONS OF INTEREST

Councillor	Item	Minute	Interest	Speak/Vote
Steve Bletsoe	BCBC Matters	All relevant	Member	No/No
Nathan Deere	Bridgend TC V2C	All relevant	Member Employer	No/No No/No
Lynda Jeffreys	Parc Derwen	All relevant	Resident	No/No
Yvonne Walton-Davies	Electoral Review Dr P Davies Sarn Library	154/24-25 147/24-25 156/24-25	Member St Brides Minor CC	No/No No/No No/No
Gareth Langdon	Parc Derwen	All relevant	Resident	No/No
Lisa Lewis	Electoral Review	Brackla CC	Member	No/No
Alan Wathan	BCBC Matters Parc Derwen Bridgend TC	All relevant All relevant All relevant	Member Resident Member	No/No No/No No/No
Amanda Williams	BCBC Matters Coety Primary School Brynteg School Proposals by M Williams	All relevant All relevant All relevant All relevant	Member Chair of Governors Governor Wife	No/No No/No No/No No/No
John Williams	Parc Derwen	All relevant	Resident	No/No
Martin Williams	BCBC Matters Proposals by A Williams Electoral Review Dr P Davies Sarn Library	All relevant All relevant 154/24-25 147/24-25 156/24-25	Member Husband Member St BMCC and Husband of Working Group Member	No/No No/No No/No No/No No/No No/No

NOTE: Councillor Alan Wathan declared an interest and left the meeting for the next item. Councillor Martin Williams, Vice-Chair took over the Chair for this item.

147/24-25 TO RECEIVE DR PAUL DAVIES REF. BRIDGEND ENERGY HUB

Correspondence received from residents on the proposals had been circulated to councillors in advance of the meeting. Dr Paul Davies gave some background for the reason for his request to speak at the meeting ie. Biodiversity, junction 36, EV charging etc. the proposals in regard to the Transport and Employment hub and its effect on the common land. Dr Davies requested the council's support the local action group's objections.

Resolved: Dr Davies would provide the Clerk with a copy of his presentation. The council agreed to support the objections. The Clerk to write and request that CHCC is a consultee due to the proposal's effect on junction 36 and the common land.

148/24-25 TO RATIFY THE MINUTES OF THE FEBRUARY 2025 ORDINARY MEETING

The Minutes of the February 2025 Ordinary Meeting were presented for approval.

Resolved: The Minutes were accepted and approved as a true record of the meeting and were signed by the Chair.

149/24-25 MATTERS ARISING FROM THE FEBRUARY 2025 ORDINARY MEETING

Minute 132 Matters Arising from the January 2025 Ordinary Meeting

Green Spaces Document: Some feedback had been received from residents and passed on to Councillor M Williams to update.

T&CC Fund Project Suggestions 25/26: One two-part application had been submitted for the existing allotment roadway and Coety Primary School's allotment paths.

Minute 133 Playscheme 2025

Both providers have been updated on the council's requirement for 2025 and the provision of a portaloo.

Minute 135 T&CC Forum Review

The Clerk had fed back the council's comments and responses to feedback will be raised at the BCBC Clerk's meeting on 20th March 2025.

In addition a request had been made for a copy of BCBC's Charters. A copy of the undated T&CC Charter believed to have been written in 2016/17 had been included in members meeting papers. It has not been updated since it was written. In 2018 a working group were reviewing the charter but the outcome is not known. A request for inclusion on the next T&CC Forum meeting will be made. There is a BCBC constitution. There are charters on UK steel, customer services, foster carers, placemaking and corporate parenting.

Minute 136 Parc Derwen Update

Councillor A Williams will request an update and copy of the certificate at the next Persimmon meeting.

Minute 137 Cost of Dog Waste Bags

The two volunteers have been informed that we will no longer purchase bags due to the cost and the misuse of them by some residents as a supply rather than an emergency provision. The Clerk is waiting on Councillor Jeffreys regarding the signs to put on bins.

The draft newsletter will be considered at the April meeting. The cost of design and print is £746.

Minute 141 Borough Council Updates

The Clerk has written to the Green Spaces Officer to ask about the tree cut down at Rushfield Gardens. There has been no response to date.

Minute 142 Correspondence

The Clerk had attended the SBM CC hosted Chairs & Clerks Meeting. 10 councils had attended and it was agreed that the meetings are a good idea and should continue. The meetings will rotate around the borough and Maesteg Town Council has agreed to arrange and host the next meeting to be held on 28th May 2025 at 6.00 pm. Discussions took place on CAT leases, double taxation, the electoral review and the provision of a T&CC officer. It was agreed that the successful applicant needed to have T&CC experience and create a bridge between BCBC and T&CCs. SLAs with BCBC were discussed and the Clerk of Newcastle Higher CC agreed to draft a letter for all councils, including those that were unable to attend, to approve before sending to BCBC. It was agreed that the SBM CC Clerk would pull together a database of what each council is responsible for and a list of successful grant funding bids and a list of contractors would be collated in future.

Resolved: All information was noted. The cost of design and print was accepted.

150/24 -25 PARC DERWEN UPDATE

Councillor A Williams gave an update on the borough councillors' recent meeting with Persimmon. This included an update on street lighting, drain covers, playing pitches, wildflower planting, the delay to the Pugh's project, the proposed chip shop, tree planting and maintenance, traffic issues with pitches being used without permission, land grabs, rubbish tipping, drainage issues at Clos yr Eryr, a referral about the roundabout with drivers existing via 3 lanes when it's a two lane exit and the request for a bin on the entrance to the new path.

Councillor Jeffreys informed members of a child sitting on top of the porch above the Co-op; this is something to report to the PCSOs.

Councillor J Williams updated members on the work done near the buffer from Parc Derwen to Coity.

Resolved: The Clerk would write to the Rights of Way department to request a bin be installed on the entrance to the new path.

151/24-25 FEEDBACK FROM CAT MEETING WITH BCBC

Councillor A Williams gave feedback on the meeting including who was in attendance. Most of the discussion was regarding CHCC's request for a 99 year lease, why it was needed and parking at the site.

Resolved: It was unanimously agreed to ask the council's Business Manager to amend the business plan to make a case for a longer lease to give CHCC the freedom to trade, that BCBC Officer Z Shell would look into releasing the majority of the restrictions within the lease, leaving only building and groundworks restrictions and the Clerk was asked to write to the Welsh Government asking them to transfer the car park to the CHCC.

152/24-25 FEEDBACK FROM TAYLOR WIMPEY AND REMUS MEETINGS

Councillor A Williams gave feedback on the meeting including attendees, update on the play area, grit bins, landscaping issues, the permission to install a bench, litter issues and the resurfacing of the road and a quote for a speed hump at Gerddi/Trem y Castell.

The meeting with REMUS regarding Oakwood View was also a positive meeting and Councillor A Williams gave that update too including housing association meetings, anti-social behaviour, the service charge, drains, roads and lights, Rights of Way, bins, the general management of the park and green space, payment issues from residents, surplus funds and the hand over of the site.

Resolved: The Clerk was asked to purchase a bench for Gerddi'r Castell and arrange its installation. Councillor A Williams would raise the lack of bins at Oakwood View with Persimmon at the council's next meeting with the management team and ask if one swing can be changed to accommodate a baby/toddler swing. The Clerk was asked to purchase a bench and arrange its installation in the play area at Oakwood View.

153/52-25 BUS SHELTERS

The Clerk had circulated an update on the bus shelters and this was discussed. Suggestions were made on how the bus shelter at the top of Heol Spencer could have an alternative use given its state of repair and the work required to repair it. As it is in the location of two Rights of Way footpaths a suggestion was made that the Ramblers may have funding available to councils.

Resolved: The information was noted. The Clerk was asked to contact the BCBC Officer to request a copy of the leases for the bus shelters that are in CHCC's management.

154/24-25 ELECTORAL ARRANGEMENT REVIEW

The proposed boundary changes were discussed. A proposal was made and a vote taken. Councillors L Lewis, A Williams and D Winger abstained, the remaining councillors voted for the following comments on the proposals to be made to BCBC:

Resolved:

- Coity Higher CC does not accept the proposed adjustment to the boundary change between the proposed Brackla community and the proposed Coity Higher community. It does not accept the proposal to re-align the boundary to place the whole of Brackla Industrial Estate within the Brackla community. Coity Higher strongly suggests that the boundary should be along Wyndham Close and continue to and end at the roundabout at Oakwood View.
- Coity Higher CC agrees with the proposal to adjust the boundary between the community of Llansantffraid and the community of Coity Higher to transfer the area south of the M4 from the ward of Sarn to the ward of Litchard and the transfer from the ward of Bryncoch to the ward of Coity.
- The review proposals are not compatible with the two Coity Wallia Acts of 1976 and 2006. BCBC will be aware that the terms of these Acts in their present form must be complied with.

155/24-25 COITY WALLIA BOARD OF CONSERVATORS FINANCIAL REQUEST 25/26

This item had been deferred from a previous meeting. The financial request letter from the Board of Conservators was discussed. A proposal was made to donate the £1,250 requested. Councillors L Lewis and Y Walton-Davies voted in favour, all other councillors present voted against. A second proposal was made to donate £500.

Resolved: A vote was taken. Councillor Lewis voted against, all other councillors present voted in favour of £500.

Note: Councillors Y Walton-Davies and M Williams left the room for the next item and declared an interest as members of St Brides Minor Community Council.

156/24-25 CONTRIBUTION TOWARDS SARN LIBRARY SERVICES 25/26

This item had been deferred from a previous meeting.

Resolved: It was agreed to defer a decision until the new financial year and to include on the April 2025 agenda whilst the FO made enquiries to find out if it is within the council's ability to donate towards a service in another council.

157/24-25 DEFERRED FINANCIAL REQUESTS 24/25

A list of 10 deferred financial requests were considered from CISS, SSAFA, Marie Curie, Kidz Cancer Charity, St John's Ambulance, Ronald McDonald House, Urdd Gobaith Cymru, Urdd Margam Park 2025 Appeal and Llangollen International Eisteddfod. Also a request from a local dance group representing Wales in the Dance World Cup however they had not returned the requested information on the financial request form to enable their request to be considered.

Resolved: It was unanimously agreed not to give financial support to any of the requests.

158/24-25 FINANCE & ACCOUNTS

1.Payment of Cheques

Authority was requested for the payments of all the invoices listed on the expenditure sheet and on the additional sheet as agreed for inclusion by the Chair.

2.Budget Monitoring, Accounts & Budgets

The Asst. Clerk ran through the budget monitoring sheet and answered any questions raised.

Resolved: Authority was given for the payments for February 2025 and the budget monitoring sheet was accepted and approved.

159/24-25 CLERK'S REPORT INCLUDING PROJECT UPDATES

Black Path Project: no further information from BCBC

Footpath Castle/Church: the tree maintenance has been carried out and a further site meeting had been held with Centre Great. They will now provide the Clerk with their RAMS in order for CADW to sign off. The slot to carry out the footpath work at the end of March has now been lost. There was no feedback from CADW and the Church from Councillor A Williams.

Llys Gwyn Play Area: The Clerk is still waiting on the Heads of Terms for the Chair to sign.

CADW: The signed licence for the electricity supply in the castle has now been received.

Solar Lights Play Areas: The Clerk had held a further site meeting with Centre Great to identify the best location for each light. These will be installed asap.

Lamp Lights of Peace: Councillor Lewis' contact has agreed to laser print them and carry out the work foc.

Grass Cutting: the Clerk highlighted an issue with the grass cutting contractor for the foreseeable future and options at this late date were discussed.

Standards Committee: this had been mentioned at the SBM Chairs & Clerks meeting as an exercise in good practice. The Clerk requested that it be included as an agenda item in April.

Resolved: All information was approved and accepted. Councillor M Williams made a request to meet with the footpath contractor and the Clerk on site to find a way forward. Due to the urgency before grass cutting starts the Clerk was asked to engage the services of an alternative contractor in the same price range as the current contractor. The best practice document from the Standards Committee will be included for consideration on the April 2025 agenda.

160/24-25 MEMBER REPORTS

There were no members reports.

161/24-25 BOROUGH COUNCIL UPDATES

Councillor A Williams: gave an update on a drainage issue.

Councillors A Wathan and M Williams: had nothing to add, most had been covered in the Parc Derwen and meetings with Taylor Wimpey and Remus updates.

Councillor S Bletsoe: gave some information on Litchard FC and Pendre Fields.

Resolved: The information was noted.

162/24-25 CORRESPONDENCE

All correspondence was noted. With the permission of the Chair some additional correspondence received since the papers were distributed to Members were included.

The Clerk drew Members' attention to the following:

- IRPW Annual Report 2025
- Request from Rights of Way to clear the steps on Celtic View, Litchard
- REACH structural report on CH Community Centre
- Maesteg Town Council - save the date for the Mayor's Fund Annual Spring Dinner and Dance
- HCRLaw - email and letter ref. Commons Act 2006 Section 38 application for consent to construct works on common land (by 11th April 2025)
- Resident Parc Derwen multiple emails regarding bin, 3G pitch, recycling
- FOI - exotic pets licences
- Allotment Tenant - correspondence ref. small oak tree
- Residents - multiple emails regarding the proposals for the common (all acknowledged)

Resolved: The correspondence was noted. IRPW Annual Report 2025 and HCRLaw would be included on the April agenda, the Clerk had acknowledged receipt of the multiple emails from residents regarding the proposals for the common and these had been discussed in item 3 on the agenda. The FOI request, the allotment tenant and the request to clear the steps on Celtic View had been addressed.

NOTE: Councillor Alan Wathan did not take part in this next item which was chaired by Councillor Martin Williams. Councillor A Williams did not take part in the next item and declared an interest as Chair of Governors at Coety Primary School to the confirmation of the receipt of a planning application to enlarge Coety Primary School.

NOTE: Standing Orders were suspended at 9.00 am.

163/24-25 DEVELOPMENT CONTROL AND PLANNING MATTERS

1 planning applications had been received, along with 3 decisions and 1 appeal and 2 items of correspondence from Planning Aid Wales.

The planning applications were discussed.

Resolved: No objections were made to any of the planning applications.

164/24-25 ITEMS FOR THE APRIL 2025 ORDINARY MEETING

- Spring Bulbs
- IRPW Annual Report 2025
- HCRLaw - application for consent to construct works on common land
- Standards Committee - best practice

Resolved: It was agreed to keep the agenda open to include urgent items that may arise during the month.

The next meeting will be an ordinary meeting to be held on Thursday 10th April 2025 at 7.00 pm at Litchard Primary School and via Zoom.

The meeting closed at 9.04 pm.