



COITY HIGHER COMMUNITY COUNCIL

MINUTES OF THE ORDINARY MEETING OF THE COUNCIL HELD ON THURSDAY 11th JUNE 2026 AT 7.00 PM at COETY PRIMARY SCHOOL and via Teams

Present: Councillor A Wathan (Chair)

Councillors: S Bletsoe
A Davies
Y Walton-Davies
N Deere (via Teams)
G Langdon (via Teams)
L Lewis (via Teams)
L Richards (via Teams)
P Robinson
A Williams
M Williams

Apologies: None

Public: One member of the public and PCSO Craig Western

Staff: A Harris (Clerk & RFO), P Ley (Asst Clerk & FO)

Minute 21/26-27: The meeting started at 7.10 pm due to a technical issue.

22/26-27 DECLARATIONS OF INTEREST

Councillor	Item	Minute	Interest	Speak/Vote
Steve Bletsoe	BCBC Bridgend TC	All relevant n/a	Member Member	No/No No/No
Yvonne Walton-Davies	St Brides Minor CC	32 & 39/26-27	Member	No/No
Nathan Deere	Any V2C discussion	n/a	Employee of V2C	No/No
Gareth Langdon	Parc Derwen	35 & 37/26-27	Resident	No/No
Lisa Lewis	Brackla CC	n/a	Member	No/No
Luke Richards	Ynysawdre CC	32, 35 & 38/26-27	Member	No/No
Peter Robinson	Bridgend TC	n/a	Member	No/No
Alan Wathan	BCBC Parc Derwen	All relevant 35 & 37/26-27	Member Resident	No/No No/No
Amanda Williams	BCBC Proposals by M Williams Chair Coety Primary School Playscheme Financial Request	All relevant 27/26-27 35/26-27 n/a 38/26-27	Member Wife Chair of Governors Friend of contractor Member Coity Festivals	No/No No/No No/No No/No No/No
John Williams	Parc Derwen	35 & 37/26-27	Resident	No/No
Martin Williams	BCBC Proposals by A Williams Litchard Primary School St Brides Minor CC Playscheme Financial Request	All relevant n/a 36/26-27 32 & 39/26-27 n/a 38/26-27	Member Husband LEA Governor Councillor Friend of contractor Member Coity Festivals	No/No No/No No/No No/No No/No No/No

23/26-27 TO RECEIVE PCSO CRAIG WESTERN

PCSO Craig Western was welcomed to the meeting and introduced himself. A report had been included with the meeting papers for May 2026 and PCSO Western took

Members through the information in the report and questions were asked on stalking and harassment figures, breakdown of crimes solved or investigations concluded and a serious RTA recently in Coity and the lack of support from SW Police in managing the traffic build up caused by the accident.

Resolved: PCSO Western was thanked for attending the meeting and providing the report and follow up information.

24/26-27 TO RATIFY THE MINUTES OF THE MAY 2026 ANNUAL AND ORDINARY MEETINGS

The Minutes of the May 2026 Annual and Ordinary Meetings were presented for approval.

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

5/26-27 MATTERS ARISING FROM THE MAY 2026 ANNUAL and ORDINARY MEETINGS

There were no matters arising from the Annual Meeting.

Ordinary Meeting:

Minute 8/26-27 Community Access Plan Revisit

A meeting of the CAP Committee has been arranged for 20th August 2026 at 7.00 pm venue tbc.

It was noted that Persimmon have agreed to include the council in discussions about the crossing point to Sainsburys.

Minute 9/26-27 Work at Tanyralt Avenue Play Area, Pendre

The Clerk had written to BCBC to express the council's disappointment that no notice was served to CHCC, to ask when the work will be completed and ask for reassurance that it is safe for the play area to remain open. No response has been received.

Minute 18/26-27 Correspondence

The bin at the entrance to Parc Derwen has now been relocated as requested.

Resolved: The information was noted. The Clerk was asked to send the letter re Tanyralt Avenue play area to Zak Shell and to copy in the 3 BCBC members.

26/26-27 DEVELOPER UPDATE

Councillor A Williams gave an update on complaints received regarding the landscaping of Parc Derwen. Councillors A Williams, J Williams and M Williams had walked the

development taking photos and given a summary of issues to Persimmon. Some of the landscaping issues have been sorted and the sports field cut. There is no update on the play area for Gerddi/Trem y Castell and Councillor A Williams will chase. Councillor A Wathan said all road line markings are fading and they need re-painting. Councillor A Davies suggested including these in an updated Community Access Plan to also include signage.

Resolved: The information was noted.

27/26-27 COMMUNITY AWARD NOMINATIONS 25/26

Requests for nominations for the community award for 2025/26 had been published; there had not been nominations for the under 18 category this year.

Resolved: It was proposed, seconded and unanimously agreed to award Annette Stoneham the award for all her various community work including Gillead Chapel, Girlguiding etc. The Clerk will make the arrangements for a presentation at the start of the July 2026 council meeting.

28/26-27 DRAFT ALLOWANCES POLICY UPDATE

An updated draft allowances policy had been circulated with the meeting papers and this was discussed.

Resolved: It was unanimously agreed to approve and accept the new wording.

29/26-27 DRAFT TERMS OF REFERENCE FOR COMMITTEES UPDATE

An updated terms of reference document had been circulated with the meeting papers. There were minimal changes to wording; this was discussed.

Resolved: It was unanimously agreed to approve and accept the new wording.

30/26-27 COITY HIGHER COMMUNITY CENTRE UPATE

Councillor A Williams gave an update on funding which is to be approved at the June 2026 BCBC Council Meeting. Councillor Williams gave a breakdown of the funds available. The Heads of Terms are almost ready. Councillor Y Walton-Davies thanked Councillor A Williams for all her hard work on this project.

Resolved: It was agreed to defer a response to BCBC's funding letter to the July 2026 meeting.

31/26-27 COITY FIELDS GRASS CUTTING

Councillor M Williams said that now the grass at Coity Field needs to be cut twice a month. This was discussed.

Resolved: The Clerk was asked to ask the contractor to cut the grass twice a month in June, July and August.

32/26-27 DIGITAL FOOTPATH MAP UPDATE

Councillor D Wingar is the CHCC representative of this working group set up by St Brides Minor CC to look at the possibility of working in partnership to develop a digital footpath map with a circular route encompassing 4 community councils. Councillor Wingar who was not present at the meeting had informed the Clerk that they had set up a meeting last week however only the representatives for Coity and St Brides Minor CC had attended. The group is now waiting for Ynysawdre CC to provide their planned route to finalise the route. It looks as if only 3 councils are enthusiastic about working in partnership which will have cost implications as the cost will now only be split 3 ways.

Resolved: The information was noted.

33/26-27 STAFF CONFIDENTIAL

The Clerk gave an update on this confidential item.

Resolved: The information was noted. A Confidential Staff Committee meeting will be held asap.

34/26-27 FINANCE & ACCOUNTS including INTERNAL AUD

1.Payment of Cheques

Authority was requested for the payments of all the invoices listed on the expenditure sheet shown below:

Payee	Description	£	p
HMRC	NI & PAYE May 2026		
RCT Pension	Staff Costs May 2026		
Clerk	May 2026 Salary		
Clerk	Expenses: Mileage May 2026 £36.72 Copier paper £9.80	46	52
Asst. Clerk	May 2026 Salary		
Asst. Clerk	Expenses: Mileage May 2026 £41.28	41	28
Davisons Law	Land registry payment for Llys Gwyn play area lease	313	00
Maison et Jardin	Invoice 7008 Maintenance of Footpaths 17, 17a, 23, 24, 12a, 46, 23a 14, 52, 52a, 36 £225.00 Invoice 7009 Removal and re-installation of waste bin on Parc Derwen £168.50	393	50
Evans Gardening Services	Grass cutting May 2026	709	00
Councillor	Allowances 26/27	238	00
Councillor	Allowances 26/27	238	00
Councillor	Allowances 26/27	238	00
Councillor	Allowances 26/27	238	00
Councillor	Allowances 26/27	238	00
Clerk	Expenses: Measuring wheel £22.99 Barriers £193.20	216	19
United Graphic Design	Invoice for Virtual Roll of Honour	180	00
Councillor	Allowances 26/27	358	00
Ridgewood Associated Ltd	Internal Audit 25/26	350	00

2. Budget Monitoring, Accounts & Budgets

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

3. Financial Request

A financial request had been received from Bridgend Hospital Radio and this was discussed.

4. Internal Audit Report and Audit Statement 25/26

The Finance Office read through the Annual Return for the Year Ended 31st March 2026 and the points raised by the internal auditor, questions were asked and answered.

Resolved: Authority was given for the payments for May 2026 and the budget monitoring sheet was accepted and approved. The financial request was deferred to the July 2026 meeting. It was unanimously agreed to accept and approve the internal audit report and the annual return and the Chair and Clerk/RFO signed the return. The external audit will be prepared prior to the Asst Clerk's retirement.

35/26-27 CLERK'S REPORT INCLUDING PROJECT UPDATES

CAT Update

This had been given in item 10 on the agenda.

Project Updates

Black Path Project: The items have been ordered. The Clerk had visited the site to look at its condition. The next step is to know where the items are going. The two rambler benches to the side of the black path are quite muddy at their bases and the Clerk asked for authority to place some paving stones there.

Coity Castle Play Area: no further update.

Electricity Supply Castle: we're not receiving correspondence from OFGEM but nothing further to update.

T&CC Grant Funding: The council's application for funding for all weather ground cover at Tanyrallt Play Area (Litchard Park) has been successful and we've been awarded £20,000 towards the £46,620 cost. The Clerk gave an update on the second application which has not yet received a reply.

Allotment Support Grant Scheme: an application has been made to this scheme to complete the allotment garden roadway. The total cost is £26,307 and the Clerk has applied for £18,307.

A Finance Committee meeting is needed to review the budget to fund the non-grant funding element of the above projects and has been arranged for 22nd June 2026.

Power Washing Tanyrallt Avenue Play Area: still on hold due to the work taking place.

Dog waste bin Joslin Terrace: I've received a complaint from BCBC that the bin is not being emptied. This has now been resolved and is on CHCC's bin emptying schedule.

Weed Spraying CHCC Spine Roads and Parc Derwen: The CHCC spine road works has been carried out although a good job, the cuttings were left over the road/pavement; the Clerk updated councillors on the response from the contractor. In addition, the contractor has informed the Clerk that he cannot fit in the Persimmon work on Parc Derwen so the Clerk has let the Estates Manager know.

Allotment Gardens: a pile of rubbish has been left on the allotment and is growing as tenants add to it. I've asked a contractor to remove it. In addition I've had Maison et Jardin in as two water pipes needed repair.

Licence Coety Primary School Allotment Footpaths: I have a copy with me for the Chair for 25/26 to sign as BCBC can't find the previous signed copy.

T&CC Chairs & Clerks Meeting: this is being hosted by Ynysawdre CC on 18th June. Quiet Lanes is on the agenda, the Clerk asked if there is there anything else the council would like the Chair/Clerk to raise?

Resolved: All information was noted and approved. A site visit would be arranged to the Black Path to discuss where the items will be installed. Authority was given to the work to the bases of the benches on the black path. Councillor M Williams will sign another copy of the Coety Primary Allotment Footpath licence. Nothing further to raise at the T&CC Chairs & Clerk's meeting.

36/26-27 MEMBER REPORTS

Councillor Y Walton-Davies: had represented CHCC on the Coity Wallia Board of Conservators Extraordinary Meeting to discuss the Mynydd y Gaer Wind Farm application and gave an update. Councillor Walton-Davies also informed the Clerk that her terms of office as a Governor at Litchard Primary School had ended and requested the vacancy as an agenda item for the July 2026 meeting.

Resolved: The information was noted. The governor vacancy would be included as an agenda item in July 2026.

37/26-27 BOROUGH COUNCIL UPDATES

Councillor A Williams: gave an update on a recent meeting with Andrew RT Davies AS regarding the height of the parapet to the sides of the M4 overbridge at the top of Heol Spencer. Councillor Williams also gave an update on the Coety Primary School extension lack of progress regarding planning and highways and plans to extend the bus bay and drop off area.

Councillor M Williams: said a resident of Heol y Groes, Litchard had been in touch with him regarding the green space off Heol y Groes and asked for this to be a July 2026 agenda item. Councillor Williams also gave an update on the resident's bin emptying and asked if a bin with a smaller opening could be placed near the council's bench to discourage large items being placed in it and gave some information on the Cake Sheds in Coity and the consideration of a zebra crossing on Litchard Terrace.

Resolved: The information was noted. The Clerk was asked to include the green space off Heol y Groes on the July 2026 agenda and to purchase a new bin and arrange it's installation.

38/26-27 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:

- Ynysawdre Community Council - new date for T&CC Chairs & Clerks Meeting
- BCBC - request from T&CC Liaison Officer to re-circulate the T&CC Communications Protocol to councillors
- BCBC - response to second T&CC grant funding application
- Resident: Enquiry ref common rights for grazing
- Asst Clerk & RFO - resignation to retire
- Lampeter Tree Services - enquiry on behalf of National Grid ref permission to prune trees away from overhead electricity lines on common land
- Coity Festivals - thank you for donation of a skip
- Maesteg Town Council - invitation to the Chair to attend their Civic Service on 19th July at 2.30 pm
- Coity Primary School - request for contractor reference
- SSE - correspondence requesting number for OFGEM complaint
- Bridgend Hospital Radio - funding request and further information requested by the Clerk.
- Bridgend Samaritans - invitation to the Chair to attend their AGM.

Resolved: The correspondence was accepted and information noted. The resident's enquiry and Lampeter Tree Services' enquiry had been referred to Coity Wallia Board of Conservators, the resignation to retire was accepted and the invitations to the Civic Service and the Samaritans AGW were declined due to other commitments by the Chair and Vice-Chair, the contractor reference had been supplied by the Clerk. The request by Bridgend Hospital Radio had been dealt with in minute 34/26-27.

NOTE: Councillor A Wathan left the meeting at 8.58 pm and did not take part in the next item. Councillor M Williams, as Vice-Chair, chaired the next item.

NOTE: Standing Orders were suspended at 9.00 pm

39/26-27 DEVELOPMENT CONTROL AND PLANNING MATTERS

3 planning application had been received, along with 0 decisions and 0 appeals and 3 items of correspondence from Planning Aid Wales. The planning applications were discussed.

The Clerk of St Brides Minor CC had also forwarded details on a proposed development at Bridgend Designer Outlet as it is next to CHCC's boundary. The proposal is for a 2,300

sq.m retail extension and a deck car park located about the existing overflow car park to the rear.

Resolved: The planning items and correspondence were noted. Concerns were raised about the impact of the Designer Outlet extension and its effect on traffic at Junction 36.

40/26-27 ITEMS FOR THE JULY 2026 ORDINARY MEETING

- Deferred financial request from Bridgend Hospital Radio
- Christmas 2026
- Vacancy Governor Litchard Primary School
- To receive the Community Award Winner for 25/26
- Response to BCBC letter ref funding
- Green Space off Heol y Groes, Litchard
- Staff Committee and Finance Committee recommendations
- Allotment Garden Rent 27/28 increase

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

The next council meeting will be held on 9th July 2026 at 7.00 pm at Litchard Primary School and via Teams.

The meeting closed at 9.06 pm.