



COITY HIGHER COMMUNITY COUNCIL

MINUTES OF THE ORDINARY MEETING OF THE COUNCIL HELD ON THURSDAY 9th JULY 2026 AT 7.00 PM at COETY PRIMARY SCHOOL and via Teams

Present: Councillor A Wathan (Chair)

Councillors: S Bletsoe (via Teams from 7.11 pm)
Y Walton-Davies (from 7.36 pm)
N Deere
G Langdon (via Teams)
L Lewis (via Teams)
L Richards (via Teams)
P Robinson
A Williams
J Williams
M Williams

Apologies: Councillor D Wingar

No Apologies: Councillor A Davies

Public: None

Staff: A Harris (Clerk & RFO), E Davies (Interim Deputy Clerk & FO - Facilities & Assets)

Minute 41/26-27:

The Chair welcomed the Interim Deputy Clerk & FO (Facilities & Assets) to her first meeting.

42/26-27 DECLARATIONS OF INTEREST

Councillor	Item	Minute	Interest	Speak/Vote
Steve Bletsoe	BCBC Bridgend TC	All relevant 57/26-27	Member Member	No/No No/No
Yvonne Walton-Davies	St Brides Minor CC	57 & 58/26-27	Member	No/No
Nathan Deere	Any V2C discussion Bridgend TC	56/26-27 57/26-27	Employee of V2C Member	No/No No/No
Gareth Langdon	Parc Derwen	46 & 55/26-27	Resident	No/No
Lisa Lewis	Brackla CC	n/a	Member	No/No
Luke Richards	Ynysawdre CC	54/26-27	Member	No/No
Peter Robinson	Bridgend TC	57/26-27	Member	No/No
Alan Wathan	BCBC Parc Derwen Bridgend TC	All relevant 46 & 55 /26-27 57/26-27	Member Resident Member	No/No No/No No/No
Amanda Williams	BCBC Proposals by M Williams Chair Coety Primary School Playscheme Finance & Accounts Payment to Coity Festivals	All relevant 54/26-27 54/26-27 54/26-27 53/26-27	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	46 & 55/26-27	Resident	No/No
Martin Williams	BCBC Proposals by A Williams Litchard Primary School St Brides Minor CC Playscheme Finance & Accounts Payment to Coity Festivals	All relevant n/a 49/26-27 57 & 58/26-27 54/26-27 53/26-27	Member Husband LEA Governor Councillor Friend of contractor Member Coity Festivals	No/No No/No No/No No/No No/No No/No

43/26-27 TO RECEIVE ANNETTE STONEHAM FOR THE COMMUNITY AWARD PRESENTATION 2025

The Chair welcomed Community Award 2025/26 winner Annette Stoneham and Mr Stoneham to the meeting. Annette had been nominated as an unsung hero of Coity Higher for many years running Litchard Brownies and being part of a small group who run Gilead Chapel. This year marks the 200th anniversary of Gilead and they will be hosting several events to celebrate and it is fitting to recognise Annette's hard work in this year.

The Chair presented Annette with a large engraved shield to keep for a year, a smaller trophy to keep, a bouquet of flowers and a gift card and Mr Stoneham was presented with a bottle of wine as without supportive partners volunteers would not be able to carry out the work they do.

Resolved: The award is very well deserved.

44/26-27 TO RATIFY THE MINUTES OF THE JUNE 2026 ORDINARY MEETING

The Minutes of the June 2026 Ordinary Meeting were presented for approval.

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

45/26-27 MATTERS ARISING FROM THE JUNE 2026 ORDINARY MEETING

Minute 5/26-27 Matters Arising from the May 2026 Annual and Ordinary Meetings

As resolved at the last meeting the Clerk had sent a copy of the original letter to BCBC Officers regarding the works at Tanyralt Avenue play area to Zak Shell and copied in the 3 borough members; no response has been received.

Minute 31/26-27 Coity Field Grass Cutting

As resolved at the last meeting the grass is being cut twice a month in July, August and September; this is reflected on the payments sheet.

Minute

Resolved: The information was noted. The Clerk was asked to send the letter ref Tanyralt Avenue play area to Janine Nightingale.

46/26-27 DEVELOPER UPDATE

Councillor Amanda Williams gave updates on the following:

- There was no update on the adoption of roads or play areas at Parc Derwen

- Anti-social behaviour continues at the 4G pitch, Parc Derwen. Consideration is being given to opening the 4G pitch at certain times for the community
- A request will be made to the CEO at Persimmon for a meeting
- Work has started at Trem y Castell clearing the area where there will be a nursery and shops. There will not be a route through from the Industrial Estate to the site
- Persimmon will clear the land ready for the Pugh's development on Parc Derwen by the end of the month and then the build will start.

Resolved: The information was noted.

47/26-27 CHRISTMAS 2026

The Clerk asked if the wards want the same items as last Christmas in their wards. Last year's resolution to plant a Christmas tree near to the existing Christmas tree pits will be executed this year. Councillor Lisa Lewis will advise the Clerk on the trees to purchase and Lisa will organize the planting.

Last year it had also been resolved to consider involvement in local Christmas Events and pull together a schedule of events for the website. This was discussed.

Resolved: The Clerk will obtain 3 quotes for Christmas provision to be an item on the September 2026 meeting agenda for consideration. The Clerk was asked to write to St Mary's Church, Gillead Chapel, Litchard Mission and the two primary schools to see if there is the possibility of working together and to see what their plans are for Christmas 2026.

48/26-27 COITY HIGHER COMMUNITY CENTRE UPDATE incl PiPIF APPLICATION AND RESPONSE TO BCBC LETTER REF FUNDING

Councillor Amanda Williams gave an update on PiPIF and funding of the project.

Resolved: It was unanimously agreed that the Clerk will acknowledge receipt of Martyn Morgan's email and let him know that Councillor Amanda Williams will respond in full to his email correspondence ref PiPIF. Councillor Williams will also chase up the draft Heads of Terms and the licence for the nursery.

49/26-27 VACANCY LITCHARD PRIMARY SCHOOL

Councillor Yvonne Walton-Davies' term of office as council governor at Litchard Primary School has ended, resulting in a vacancy. Councillor Walton-Davies said she wished to be re-elected.

Resolved: It was unanimously agreed that Councillor Yvonne Walton-Davies will remain as the council's representative governor at Litchard Primary School.

50/26-27 ALLOTMENT GARDEN RENT INCREASE

The Finance & Resources Committee had recently met and recommend that there is an increase of £1 for a full plot in 2027/28. This increased the cost of a full plot to £48 which includes grounds maintenance and water.

Resolved: It was unanimously agreed to raise the rent for a full plot by £1 to £48 in 2027/28.

51/26-27 GREEN SPACE OFF HEOL Y GROES, LITCHARD

Councillor Martin Williams asked the council if they would consider taking over a green space at the top of Heol y Groes where the council currently has a Christmas tree pit constructed.

Resolved: It was unanimously agreed to ask the Clerk to make tentative enquiries to Persimmon to see if they would be happy for the council to take it over.

52/26-27 CONFIDENTIAL STAFF COMMITTEE RECOMMENDATIONS

The Clerk gave an update on this item.

Resolved: This item is confidential.

**53/26-27 FINANCE & ACCOUNTS including FINANCE COMMITTEE
RECOMMENDATIONS AND FINANCIAL REQUEST FROM BRIDGEND HOSPITAL
RADIO**

1.Payment of Cheques

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

2.Budget Monitoring, Accounts & Budgets

The Deputy 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. Finance Committee Recommendations

The following recommendations were agreed by the Finance & Resources Committee to recommend to full council:

- 1.) The budget was discussed and reviewed line by line; there were no threats to the budget for 26/27

Some changes were suggested and agreed as follows:

- Reduce Chair's Allowance to £0.00 and move to the general reserve
- Reduce Members Allowances to £1,500 and move the difference to the general reserve
- Increase Memberships/Registrations by £500 from general reserve
- Add in to the top of the budget monitoring sheet the funding due from Llys Gwyn grant funding (£15,676.42) and from the Coety Primary Allotment Paths grant funding (£10,630)
- Add in budget lines for known projects ie Black Path (£11,077)
- Use the Community Projects budget line and the above grant funding money along with some of the VAT reclaim money to fund £18,687.50 for the Pendre play area all weather ground cover and the £26,620 for the Tanyrallt play area all weather ground cover balances.

The quotes for the all-weather ground funding were considered from Rezabond, Redlynch and Adventure Play and Leisure. It was agreed to recommend to full council to accept the quotes from Rezabond and to stagger the work to control the council's cashflow.

The annual increase for allotment rent for 27/28 was discussed and a recommendation of an increase of £1 for the year 27/27 for a full plot as discussed in item 10 on the agenda.

- 2.) It was agreed to recommend to full council setting up online banking. The option to write cheques would also remain.

- 2.) All work and council equipment to be handed over to the Interim Clerk on 30th June 2026. The outgoing Assistant Clerk will amend the pension and pay standing orders and the Interim Clerk will contact RCT Local Government Pension Scheme to be added as a member of staff.

5. External Audit 25/26

The external audit has been prepared and posted to Audit Wales and the tracker number is showing received on 7th July 2026.

MEETING OF THE COUNCIL - 9TH JULY 2026

Payee	Description	£	p
HMRC	NI & PAYE June2026		
RCT Pension	Staff Costs June 2026		
Clerk	June 2026 Salary		
Clerk	Expenses: Mileage June 2026 £51.65 Purchase of School and Council Community Awards £42.98 Postage (1 st class) £1.80 Engraving Community Award Shield £15.00	111	43
Asst. Clerk	June 2026 Salary		
Asst. Clerk	Expenses: Mileage June 2026 £29.43	29	43
Interim Clerk	Mileage June 2026	12	87
Maison et Jardin	Invoice 7011 water leak repairs to taps at allotment garden £51.59 Invoice 7012 repairs to climbing frame and roundabout Coity Castle play area, reinstall Welsh play area sign at Pendre Fields play area and move new barriers from Clerk's house to the Allotment Garden £85.70 Invoice 7013 footpath maintenance including footpaths 12 (x 4), 14, 12a, 46 (x 2), 35, 8 (x 2) and 17a £225.00	362	29
Evans Gardening Services	Grass cutting June 2026	709	00
Evans Gardening Services	Additional cut Coity Field	175	00
Councillor	Allowances 26/27	358	00
Apogee	Copying and printing 30/4/26 to 30/7/26 (divide by 3)	129	13
Rialtas	Year end 2026	777	60
ACD Skips Ltd	Provision of skip for Coity Festivals	552	00
MS Property Services	Waste bin collection and disposal May 2026	134	00
MS Property Services	Waste Bin Collection and Disposal Parc Derwen Bins	706	00
Gilead Chapel	Hire of hall for meetings 22 nd June 2026	15	00
KN Office Supplies	Confidential waste collection and disposal	39	60
Clerk	Purchase of gifts for Community Award £53.25 Purchase of copier paper and stationery £16.20 Purchase of gift cards 2 x £50 for Litchard Primary and Coety Primary School Leavers' Award £100.00	169	45
Asst Clerk	Guaranteed next day delivery audit postage	10	95
MS Waste Management	Waste bin collection and disposal service June 2026	154	00
MS Waste Management	Waste bin collection and disposal service for bins at Parc Derwen per week 1/6/26 to 3/7/26	862	50

Resolved: Authority was given for the payments for June 2026 and the budget monitoring sheet was accepted and approved. The financial request was deferred to the March 2027 meeting and the Clerk was asked to direct them to Persimmon's Community funding pot. All Finance & Resources Committee recommendations were approved and authority given to action all the changes. The external audit information was noted.

54/26-27 CLERK'S REPORT INCLUDING PROJECT UPDATES

CAT Update

This had been given in item 8 on the agenda.

Project Updates

Black Path Project: a site visit had been held attended by the Chair, Councillor Bletsoe and the Clerk and locations for the items agreed.

Coity Castle Play Area: the council's solicitor continues to chase a response from the landowners' solicitors regarding the lease.

Repairs have been carried out to the climbing frame and the accessible roundabout re-greased again.

Allotment Support Grant Funding: the council's application had been unsuccessful as they received a number of applications which significantly exceeded the monies available.

Play Area Resin All Weather Ground Cover: both the council's T&CC grant funding applications were successful and the council has been awarded £20,000 towards Tanyrallt Avenue and £18,687.50 for Pendre Fields play areas. The Clerk asked for authority to add all 5 play areas with all-weather ground cover to be added to the council's insurance and the fencing at Llys Gwyn.

Other Matters

Electricity Supply Castle: the council's OFGEM complaint is on-going. The council has until 10th July to submit evidence, which it has done and SSE have until 14th July to submit theirs. Today the Clerk had received a reminder of an outstanding debt on a different account which is nothing to do with the council and was closed in early 2025 so that has been submitted too.

Power Washing Tanyrallt Avenue: this is still on hold due to the ongoing use of the area as a works compound.

Allotment Gardens: a tenant has requested a skip for use by all and another a request to install a pond.

Joslin Terrace Green Space: the bushes are very overgrown and a quote has been obtained for the works at £275.

Noticeboards: all 8 noticeboards are very dirty and some of the locks are stiff. The Clerk asked for authority to get them cleaned inside and out and the locks oiled.

Benches Black Path: BCBC has given permission to lay slabs to the foot rest area at the front of the benches.

Yellow Bench Pendre: this is starting to rust and need to be treated and painted.

Portaloo for Forces Fitness summer playscheme: the cost is £55 plus £15 delivery per day excluding VAT.

School Community Awards: the Clerk had purchased this year's vouchers and awards and the Vice-Chair is attending both ceremonies. It was noted that if the Vice-Chair attends a presentation or event in place of the Chair, they have no civic regalia and going on past experiences this is particularly of interest to the children. This was discussed.

Kissing Gates Parc Derwen: Right of Way have used the two gates the council had left over from the Paths to Wellbeing project to renew the gates on footpath 17 Parc Derwen.

Interim Deputy Clerk's Contract of Employment: this has been drafted and approved by the Chair, the Clerk asked for authority to give it to the Chair and Interim Deputy Clerk to sign.

Clerk's Annual Leave: the Clerk reminded members of her leave dates in July and August 2026. Emails will be forwarded to the Interim Deputy Clerk who will seek advice from the Chair and/or Vice-Chair if there's an urgent issue.

Resolved: All information was noted and approved. The Clerk asked for authority to carry out all the repair, maintenance and improvement works noted in the report and this was unanimously agreed. Authority was given to order the Portaloo. It was agreed to remove the pendant from the past chains of office and to arrange for it to be attached to a new ribbon for use by the Vice-Chair. Authority was given for a communal skip for the allotment garden in late September when tenants are cleaning up their plots. Authority was not given for ponds to be installed at the allotment. The Interim Deputy Clerk's contract of employment was approved and the Chair and Deputy Clerk signed the document.

55/26-27 MEMBER REPORTS

Councillor Martin Williams had represented the council at a meeting held on 18th June and hosted by Ynysawdre Community Council; 7 councils had been represented. Those

present agreed to draft a letter to BCBC asking them to review the T&CC Forum and this has now been sent.

Councillors Martin Williams and Yvonne Walton-Davies had attended an Extraordinary Meeting of the Coity Wallia Board of Conservators regarding the PEDW consultation on the Mynydd y Gaer Wind Farm proposal to be discussed later in the agenda.

Resolved: The information was noted.

56/26-27 BOROUGH COUNCIL UPDATES

Councillor A Williams: gave an update on the caravans that set up camp on Litchard Fields, how BCBC dealt with it, a mop up session etc and said there is now a concrete barrier in place. Other areas that might be breached are being looked at. Councillor Williams also gave updated on anti-social behaviour damage to the 4G pitch at Parc Derwen and anti-social behaviour at Llys Gwyn, issues with trees from the prison site, the cattle grid at Heol Spencer being so dirty that sheep can now walk over it which is a danger to them and there may be issues with damage they may cause. Regarding highering the sides of the bridge over the M4 at the top of Heol Spencer the new Welsh Government has said it now has to be re-assessed. Councillor Williams had attended a site visit for the new Welsh School; they've already started to remove the wildlife.

Councillor M Williams: had attended a site visit for the new Welsh School along with **Councillor A Wathan.** Councillor Williams noted that there are excavation works taking place at Litchard Primary School and school governors have been briefed on the works.

Resolved: The information was noted including the fact that some years ago the council had requested a parcel of land next to the new school site to provide further allotments. An increase in anti-social behaviour was also noted.

57/26-27 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:

- Resident - community defibrillator proposal for Rushfield Gardens
 - Resident - complaint about the number of e-scooters and bikes being recklessly ridden by youngsters around Parc Derwen
 - Resident - enquiry re holding yoga sessions on common land
 - P Wiggins - offer to replace battery in the defibrillator at Litchard Primary School
- foc

- Democracy and Boundary Commission Wales - request for councillors to take part in a survey
- Last Energy - information on the Llynfi Clean Energy Project
- Resident - objections and concerns regarding wind farm application Mynydd y Gaer
- Bridgend Town Council - ref Twinning Advisory Committee

The letter ref. Mynydd y Gaer is addressed in the next item.

Bridgend Town Council's letter regarding the Twinning Advisory Committee was noted and it was noted that CHCC had not been invited to any of the recent twinning events held during a recent twinning visit, but that other council's had been invited.

The letter ref. a community defibrillator was discussed and it was noted that the Pendre defibrillator is on the front of the tyre house on Coity Road as that is the nearest electricity supply to the ward. It was also noted that Rushfield Gardens is situated adjacent to the Princess of Wales Hospital. It was noted that when the council agrees the lease for Great Western Avenue the council plans to install a defibrillator there.

Resolved: The correspondence was accepted and information noted. The resident complaint about the e-scooters and bikes had been given the South Wales Listens info to report it. The resident asking about the use of common land had been referred to Coity Wallia Board of Conservators. It was agreed that Councillor Luke Richards will be the council's representative on BTC's Twinning Advisory Committee. The Clerk was asked to write to the resident asking about a defibrillator for Pendre to say that if the enquiries he mentions in his correspondence are feasible, then to come back to the council for further consideration. Councillor Deere agreed to speak to BCBC's lighting officer regarding the feasibility of adapting a lighting column.

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

58/26-27 DEVELOPMENT CONTROL AND PLANNING MATTERS

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

A letter of objection to the live planning application submitted by Cenin Renewables for the proposed wind farm development on Mynydd y Gaer had been received. An objection written by Dr Paul Davies of Bryncethin was also noted. Two of the council's members are representatives on the Coity Wallia Board of Conservators and therefore it is only right that the council abides by the correct act which states that only the Board of Conservators can give permission of the deregistration of common land.

Resolved: The planning items and correspondence were noted. The Clerk was asked to submit an objection to the proposed wind farm planning application stating that the council's view is that the 1976 Coity Wallia Act is the correct legislation for this

planning application and not 2006 Commons Act and that only the Coity Wallia Board of Conservators has the power to deregister common land.

In addition the council would like to endorse the comments submitted by Dr Paul Davies and ask his permission to attach a copy of his objection to the council's response.

59/26-27 ITEMS FOR THE SEPTEMBER 2026 ORDINARY MEETING

- Draft Training Plan 26/27
- Draft Annual Report 25/26
- Update from Community Access Plan Committee
- Conclusion of 25/26 External Audit
- 3 Quotes for Christmas 2026 provision
- Representation at T&CC Forum Meetings

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 10th September 2026 at 7.00 pm at Litchard Primary School and via Teams.

The meeting closed at 8.49 pm.