

CYNGOR CYMYNED DINAS POWYS COMMUNITY COUNCIL

SUMMARY OF REPRESENTATIONS MADE TO VALE OF GLAMORGAN COUNCIL IN RESPONSE TO THE REPLACEMENT LOCAL DEVELOPMENT PLAN

Submitted 13 February 2024

Dinas Powys Community Council appointed a planning consultant to review and make representations to the Vale's Replacement Local Development Plan consultation which ended in February 2024. Representations were provided to all the questions, objectives and draft policies set out in the document, although the emphasis was on objecting to the two proposed housing sites at Argae Lane (referred to as North East Barry) and north of Dinas Powys (Eastbrook).

The reasons for objection include:

- Disagree that the proposed growth option is appropriate – the decision on the amount of growth that can be achieved needs to also consider how much development can be accommodated in the Vale without prejudicing other key Plan objectives.
- Dinas Powys is not a suitable location for housing development, due to the lack of accessible employment options in the village and the poor access to the main employment sites being proposed in the Vale. Instead the location means residents would be expected to work in Cardiff, increasing out-commuting contrary to the Council's stated objective.
- Locations not supporting sustainable transport options in practice.
- Increased traffic and congestion.
- Risk of increased flooding in the area.
- KS1 Land at North East Barry - site is outside of the Barry settlement boundary and closer to the centre of Dinas Powys than Barry and so should be assessed as a development proposal in Dinas Powys, or as a standalone development in the countryside. It is poorly located and would result in the loss of an extensive area of green space / agricultural land, and loss of habitats. It would be unsustainable development.
- KS2 North of Dinas Powys, off Cardiff – Site is not a logical extension to Dinas Powys, given it would be separate to it and rely on a single vehicular access from Cardiff Road at the northernmost limits of the settlement. Pedestrian and cycle linkages would be poor and services are all located some distance away. It would result in the loss of an area of landscape and ecology value that is currently forms part of the Green Wedge between Dinas Powys, Penarth and Llandough (Policy MG18).
- The key responses are provided in relation to Q1, Q3, Q5, Q6, Q7, Q8, Q9 and Policy SP4 KS1 and SP4 KS2.