



COYCHURCH LOWER COMMUNITY COUNCIL

Chair: Councillor E. Caparros

Clerk: Ms M. Thomas

MINUTES OF THE COUNCIL MEETING HELD ON 10th FEBRUARY 2026 Held at 7.00pm in the Williams Memorial Hall, Main Road, Coychurch

2834. The meeting was opened at 7.05pm by the Chair
2835. PRESENT: Councillor E. Caparros (Chair), Councillor M. Randall, Councillor J. Brace, Councillor K. Sutton, Councillor R. Snoddy and the clerk, Ms Thomas.
There were 4 members of the public present
2836. APOLOGIES were received and approved from Councillor J Dickinson (illness)
2837. TO RECEIVE DECLARATIONS OF INTEREST RELATING TO ITEMS ON THE AGENDA –
Councillor E Caparros as a Borough Councillor and member of Bridgend County Borough Council's Community Asset Transfer committee declared an interest in minute 2842 so would be leaving the room for that item and Councillor M Randall as Vice Chair would take over as Chair.
2838. MINUTES OF THE MEETING ON 13th JANUARY 2026
The minutes for the meeting had been emailed previously to all members. It was proposed, seconded and resolved that the minutes are a true and accurate record of the meeting. The minutes were signed by the Chair.
2839. INTRODUCTION OF BRIDGEND CBC LIAISON OFFICER
The Chair invited the Liaison Officer to outline his role as a contact between town/community councils and Bridgend CBC. He explained that he has been working with the county borough's Town and Community Councils, acting as a first contact point for information. He is also engaged in the review of the Town and Community Councils Charter.
As he has experience in obtaining funding for various activities/projects he is also involved with Bridgend CBC's Town and Community Councils Fund which will be moving to a rolling application basis in 2026-2027 rather than one application window at the beginning of the year.
2840. PLANNING APPLICATIONS
All applications had been previously emailed to member for consideration.
Planning Application No.: P/26/7/FUL
Location: TBD UK Ltd Brocastle Avenue Waterton Bridgend CF31 3US
Proposal: Proposed extension to existing building and ancillary amended site access arrangements
Council Decision: No Objections

Planning Application No.: P/26/11/FUL
Location: Unit 1 Kestrel Close, Bridgend Industrial Estate, Bridgend, CF31 3RW
Proposal: Change of use from gym to use class B8 (Storage use)



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Council Decision: No Objections

Planning Application No.: P/25/725/FUL

Applicant: Emtrek Developments Ltd

Location: Land off Waterton Lane Bridgend

Proposal: 22no. affordable dwellings (10no. of 4P2B houses, 4no. of 2P1B walk up flats and 8no. of 5P3B houses) with associated landscape and infrastructure

The Chair invited comment/observations from the members of the public in attendance. They confirmed that the people of Waterton Lane and Laurel Court had met together and were opposed to the application. Councillor K Sutton outlined the objections of the Waterton community. After some discussion it was resolved that the community council would respond to the planning consultation objecting to the application.

It was agreed that the Clerk would draft the response to the application based on the concerns raised. The draft will be emailed to council members for comment / amendment before being submitted to Bridgend CBC's Planning Department.

2841. TO RECEIVE THE CLERK'S REPORT

For Information:

Covid-19 National Day of Reflection will be on 8th March 2026.

Armed Forces Day (replacing Veterans Day) will be on 27th June 2026.

The National Lottery "Awards for All" scheme has awarded the council £20,000 to part fund the open air gym kit in the community field. The Clerk as asked to publicise this on the council website, local social media and email the local Welsh Government members and the local Member of Parliament.

The Clerk had a meeting with the contractor currently undertaking the maintenance of the Local Place for Nature in the community field. He will provide a quote for the 2026-7 season. He also advised that the wetpour proposed as the surface under the outdoor gym equipment would not affect the drainage in the field as it is porous.

The contractor for the outdoor gym equipment has conformed that they can "feather" the edging rather than using concrete edging. There is no financial difference.

2842. TO AGREE THE NEXT STEPS TOWARDS THE COMMUNITY ASSET TRANSFER OF THE COMMUNITY FIELD

Councillor Caparros left the room and Councillor Randall took over as Chair for this item.

It was agreed to hold a meeting with a representation of the Coalfields Regeneration Trust to renew the business case for the asset transfer on 24 February at 10am in the Williams Memorial Hall.

It was agreed that the clerk would apply for a Licence to do Works so the gym equipment can be installed prior to the completion of the asset transfer.

2843. TO DISCUSS AND AGREE ACTION REGARDING STORAGE AT THE WILLIAMS MEMORIAL HALL



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After some discussion of the issues facing the Williams Memorial Hall it was agreed that the council would purchase and donate an external storage unit to ease the stress of storing the equipment used by groups hiring the hall and the storage of the Hall's own equipment. The cost includes planning permission (£192), purchase and delivery of the storage unit (£2,400), wall repair and topping (£480), re-hanging the gate (£450) and laying power to the unit (cost to be confirmed).

2844. TO REVIEW AND AGREE THE COMMUNITY COUNCIL'S IT POLICY

The Council resolved to adopt the new IT Policy and it was signed by the Chair.

FINANCE

2845. TO REVIEW AND AGREE THE SCHEDULE OF RECEIPTS AND PAYMENTS

The Schedule of Receipts and Payments for January 2026 was presented, agreed by council and signed by the Chairman.

Totals were as follows:

Payments: £3,901.29 (which includes final season payments for village grass, beds and planters, deposit for maintenance work on the Zip Wire in the play park, training course x 2, and play park waste removal)

Receipts: £40.66 (bank interest)

2846. TO REVIEW AND AGREE THE 3rd QUARTER BANK RECONCILIATION

The all bank accounts reconciliation, April to December 31st 2025 was presented with the appropriate bank statements. The was reviewed by council, agreed as accurate and signed by the Chairman.

2847. TO RECEIVE MATTERS BROUGHT FORWARD BY THE PUBLIC

Members of the public left the meeting after Item 2840.

2848. TO RECEIVE MATTERS BROUGHT FORWARD BY MEMBERS OF THE COUNCIL

Councillor Brace summarised the topics discussed at the One Voice Wales Annual General Meeting. The same Chair has been re-elected. There has been a 4% increase in membership in the last year. Topics discussed included campaigning to extend the provision of free school meals to comprehensive schools, the full development of the Crown Estate in Wales

2849. DATE OF THE NEXT MEETING - 10th March 2026 at 7pm in the meeting room at the Williams Memorial Hall, Coychurch.

2850. Meeting closed at 8.25pm.

Signed by the Chair: _____ On: _____ Minute No: _____