

Mr P Collins and Mrs B D Collins  
Neuadd View  
Cwmyoy  
Abergavenny  
NP7 7NSA

Cynulliad Cenedlaethol Cymru  
National Assembly for Wales

Eich cyf . Your ref:  
Ein cyf . Our ref: A-PP069-07-037  
Dyddiad . Date: 31 July 2003

Dear Sir and Madam

**TOWN AND COUNTRY PLANNING ACT 1990:SECTION 77  
CALLED-IN APPLICATION BY MR P COLLINS AND MRS B D COLLINS  
FOR AGRICULTURAL WORKERS DWELLING ON LAND SOUTH-EAST OF PONT  
RHYS POWELL FARM - HOLDING NO. 60 152 44**

1. Consideration has been given to the report of the Inspector, Mr P J Macdonald MSc ARIBA MRTPI, who reported on the application by Mr P Collins and Mrs B D Collins for a proposed agricultural workers dwelling on land south-east of Pont Rhys Powell Farm, Cwmyoy, Abergavenny . The application was dealt with by an informal hearing.

2. On 18 September 2002 the National Assembly for Wales directed, under Section 77 of the Town and Country Planning Act 1990 (the 1990 Act), that the application be referred to it rather than being determined by the local planning authority. On 16 July 2003 the Assembly resolved that a committee, to be known as Planning Decision Committee 2003/1 be established, in accordance with Standing Order 35 to discharge the functions of the Assembly under Section 77 of 1990 Act in respect of the application by Mr P Collins and Mrs B D Collins as described above. Accordingly, the Planning Decision Committee has considered the application and has resolved under Standing Order 35.16 to adopt this letter.

3. The Inspector's appraisal and conclusions are set out in paragraphs 16-23 of his report, a copy of which is enclosed. The Inspector recommended that planning permission be refused and the Planning Decision Committee accept that recommendation.

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4. The Planning Decision Committee consider that there is a strong policy objection to the proposal as there is no clearly established functional need which relates to a full time worker and that no factors have been raised which are sufficient to overcome that objection. In these circumstances they do not consider that there is a need to seek further information for the purposes of carrying out a financial assessment. Subject to this comment they agree with the Inspector's appraisal and accept his recommendation that planning permission be refused. Accordingly, the Planning Decision Committee dismiss your application and hereby refuse to grant planning permission for an agricultural workers dwelling on land south-east of Pont Rhys Powell Farm, Cwmyoy, Abergavenny - Holding No. 60 152 44 in accordance with application no. M18405.

5. A copy of this letter has been sent to the National Park Officer, Brecon Beacons National Park Authority.

Yours faithfully

**Carwyn Jones AM**  
Chair, Planning Decision Committee 2003/1

Enc: Leaflet "HC"