



For Office use only

Representor No.

Date Received.....

Date of Acknowledgement

Vale of Glamorgan Replacement Local Development Plan 2021-2036

DEPOSIT PLAN CONSULTATION

Public Consultation Representation Form

The Council is seeking your views on the Replacement Local Development Plan (RLDP) **Deposit Plan**. The Deposit Plan is the next formal stage in the development plan preparation process and expands on the Preferred Strategy which the Council consulted on in December 2023 – February 2024.

The Deposit Plan is the full draft version of the RLDP, detailing the **overall strategy, development policies, land designations** (e.g. conservation) and **specific land allocations** for development (including new housing and employment sites) over the 15-year period 2021-2036.

The public consultation will run for 6 weeks between **Wednesday 28th January 2026 and Wednesday 11th March 2026**. Representations received after this time will not be considered.

Full details of the consultation are available on the Council's website at: www.valeofglamorgan.gov.uk/ldp or by scanning the QR code above.

The Council encourages representations on the Deposit Plan to be made via our **online consultation portal** available at <https://valeofglamorgan.oc2.uk/> however representations submitted using this form will also be accepted.

Representations are welcomed in both Welsh and English and this representation form is available in other formats on request e.g. Welsh, large print.

1: Contact Details

Your / Your Client's Details			Agent's Details (if relevant) *		
Title	Mr		Title		
Name	Paul Carroll		Name		
Organisation (If applicable)	—		Organisation (If applicable)		
Address	[REDACTED]		Address		
Postcode	[REDACTED]		Postcode		
Email	[REDACTED]		Email		
Telephone No.	[REDACTED]		Telephone No.		
Communication preference: (Please tick)	Email	☒	Communication preference: (Please tick)	Email	☐
	Letter	☐		Letter	☐
Language preference: (Please tick)	English	☒	Language preference: (Please tick)	English	☐
	Welsh	☐		Welsh	☐

*If you are acting as an Agent, please also provide details of person/organisation you are representing (Note: you will need to supply a separate form for each person/organisation you are representing).

2: Your Views

QUESTION 1:

What are your thoughts on the Deposit RLDP (e.g. policies, site allocations)?

Please state which site reference, policy or paragraph number your comments refer to. If you are commenting on more than one site, policy or paragraph, please use a separate sheet for each one.

SITE REFERENCE/POLICY/PARAGRAPH NUMBER:

Agree/Support	☐	Disagree/Object	☒	Comment	☐	No Comment	☐
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Comments:

I have a number of objections to the Proposed Plan to Develop 250 houses at Eastbrook North of Dinas Powys off Cardiff Road.

Objections considering:

Traffic, Air Pollution, Environmental, Flooding Risks, Impact on existing services, Destroying the village character of Dinas Powys by removing a Green Belt. Please see further comments on attached sheets.

Have the council taken into account the impacts on the RLDP on their obligations to all of the objectives under the Well-being of Future Generations (Wales) 2015?

Dinas Powys Air Quality & Traffic.

Can the council confirm that the existing highway network in Dinas Powys can accommodate the growth proposed in the RLDP without causing unacceptable congestion? Please provide evidence including junction capacity assessments and peak hour traffic modelling.

For any development allocations in Dinas Powys that may impact congestion, what measures are taken to mitigate these effects. Are these measures fully funded, deliverable and enforceable?

Air Quality Impacts.

Has the council assessed the likely impact of the proposed growth on local air quality in Dinas Powys, including cumulative effects? How will the Plan ensure compliance with statutory air quality standards?

The Royal College of Physicians warned that air pollution affects almost every organ in the body and estimated to cause 30,000 deaths in the UK in 2025.

On Cardiff Road we have Dinas Powys Primary School and Ribbons Pre-School Nursery. We also have an ~~aging~~^{aging} population that regularly walk to the local shops or their dogs. Have the council carried out air pollution tests, specifically during the

periods when the children are at school or toddlers / babies are at the nursery?

(say from 08:00 to 16:00 hours)

Testing Carbon Monoxide (CO) - toxic to humans
Nitrogen Oxides (NOX) - cause health problems

Particulate Matter (PM) - can damage lungs and/or enter bloodstreams.

Have the council assessed the potential damage on health to the local area and impact on the health services?

Are we currently experiencing full capacity or over capacity on Cardiff Road with regards to traffic movement and in particular congestion that will add further pressure on air - quality impacts?

Can the council justify that the RLDP remains sound in the light of these uncertainties.

In addition to the impact of traffic congestion on air quality, how will this impact on the ability of the emergency services (police, ambulances and fire service) to carry out emergency responses?

Pressure ^{on} existing sewer and water services. Flooding risks.

The sewer and rainwater services, and mains water supply were designed for a village with a modest population, recent housing developments near March Crescent and Penny - Turnpike Road has

added pressure on an aging system that is operating at near full capacity, increasing the risk of flooding in parts of Cardiff Road, Millbrook Road and Greenfield Avenue. On numerous occasions the sewer / rainwater drainage system has struggled to cope with heavy rainfall, evidenced with water flowing out of manhole covers.

In October 2025, there were major mains water pipework bursts at St. Davids Avenue, Longmeadow Drive and other areas in Dinas Powys. (Apparently caused by a new mains water pipe being fitted on the outskirts of the village). There was damage ~~at~~ to houses in St. Davids Avenue and major damage to steps.

What guarantees will Dŵr Cymru / council offer that there will be no major disruption to these services with ~~the~~ ^{the} RLDP?

If the Cardiff Road and surrounding areas become flooded and properties are damaged will the council compensate those effected?

The RLDP will be developed on green fields that currently absorb a lot of rainwater, building on top of this land will increase surface water on the roads and flooding risks.

What guarantees that a ~~the~~ Sustainable Drainage System from the RLDP will be effective if it is connected to an old drainage system operating at full capacity?

Impact on other services -

The Dinas Powys Medical Centre serves people in Dinas Powys and parts of Penarth, making it over stretched and unable to serve effectively the residences of the village. Has the council specifically asked the Dinas Powys Medical Centre if it could cope with the additional population from the proposed development?

~~The same~~ On a similar theme has the council approached Dinas Powys Primary Schools, local Dentists and Nurseries if they would be able to cope with the additional population?

Ecology Studies and Biodiversity

The RLDP will destroy a significant amount of green land and bio diversity.

At nearby Michaelston Le Pit, it is well known that toads cross roads during their migration to breeding ponds. The toads travel from overwintering sites.

Can the council confirm that an ecology study has been carried out to ensure toads overwintering sites and indeed bird nesting sites will not be destroyed?

IMPORTANT INFORMATION

Thank you for your comments. Following the consultation, the Council will consider the responses and prepare a report of consultation, which will form part of the evidence for the Replacement Local Development Plan.

Completed Representation Forms and any supporting information should be returned to the LDP Team:

BY EMAIL – ldp@valeofglamorgan.gov.uk

ONLINE – By completing the electronic form at <https://valeofglamorgan.oc2.uk/>

BY POST – Planning Policy Team, Vale of Glamorgan Council, Civic Offices, Holton Rd, Barry, CF63 4RU

If you require any further information or have any questions, please contact the LDP Team on 01446 704681 or e mail ldp@valeofglamorgan.gov.uk

Submissions are welcome in either Welsh or English and this representation form is available in other formats on request e.g. Welsh, large print.

How we will use your information

On 25th May 2018 the General Data Protection Regulation (GDPR) came into force, placing new restrictions on how organisations can hold and use your personal data and defining your rights with regard to that data. Any personal information disclosed to us will be processed in accordance with our Privacy Notice. A paper copy of the Council's Privacy Notice can be provided upon request or can be viewed at: https://www.valeofglamorgan.gov.uk/en/our_council/Website-Privacy-Notice.aspx

Data Protection Notice – Please note that all comments received cannot be treated as confidential and once duly reported and considered, will be available for public inspection. We will also hold your contact details on our Replacement LDP Consultation Database for the duration of the RLDP preparation process which will keep you informed of future updates. If you would like to be removed from the database at any time and no longer wish to receive correspondence from the Council on the RLDP, then this can be requested in writing. However, any information provided will be stored safely and retained in accordance with Vale of Glamorgan Council's data retention policy unless it needs to be retained under another lawful basis.

**REPRESENTATION FORMS SHOULD BE RETURNED BY NO LATER THAN
23:55 ON WEDNESDAY 11th MARCH 2026**

REPRESENTATIONS RECEIVED AFTER THIS TIME WILL NOT BE CONSIDERED

Signed:

Date:

08/02/2026