



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	c/o Agent		Title	Mr	
Name	c/o Agent		Name	Peter Waldren	
Organisation (If applicable)	Welsh Government: Housing & Regeneration Directorate		Organisation (If applicable)	CarneySweeney Ltd	
Address	c/o Agent		Address	[Redacted]	
Postcode	c/o Agent		Postcode		
Email	c/o Agent		Email		
Telephone No.	c/o Agent		Telephone No.		
Communication preference: (Please tick)	Email	☐	Communication preference: (Please tick)		
	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:

Policy HG1 - HOUSING ALLOCATIONS

We write to support:

Housing allocation HG1(5) at "Land between the Northern Access Road and Eglwys Brewis Road (Site C - Central Parcel)" for 235 dwellings;

Housing allocation HG2(2) at "Land between the Northern Access Road and Eglwys Brewis Road (Site A - Western Parcel)" for 140 dwellings; and

Housing allocation HG2(3) at "Land between the Northern Access Road and Eglwys Brewis Road (Site B - Eastern Parcel)" for 100 dwellings.

Each of these sites is owned by the Welsh Government. Sites A and B were subject of outline planning applications in 2020 for 140 and 100 dwellings respectively (LPA refs: 2020/00351/OUT and 2020/00352/OUT). These applications were resolved to be approved subject to s106 agreements in January 2022. At that time the Welsh Government were seeking to purchase Site C in order to enable comprehensive development of the parcels. Progress was delayed by the need for a Lands Tribunal case which was determined in the Welsh Government's favour in October 2024, following which purchase of Site C was able to be completed in 2025.

Now that all sites are in single ownership, it is the Welsh Government's intention to commission a combined masterplan covering each of the three sites (the tender for which is due to be issued very shortly) followed by disposal of the site(s) on the market while achieving maximum public values. The Land team's aim is to increase the number of homes, including social housing, delivered across Wales while maximising public benefit. Their aim is to deliver exemplar developments which meet strong placemaking principles including active travel. The landholdings between the Northern Access Road and Eglwys Brewis Road (sites A to C) present an excellent opportunity to meet these aims.

The work carried out to support applications 2020/00351/OUT and 2020/00352/OUT along with the viability appraisal submitted in respect of the three sites suggest the sites are deliverable in a policy compliant way now that the ownership situation has been clarified. The Welsh Government remain committed to bringing these sites to the market to deliver homes, including affordable homes.

Please attach additional pages if required.

QUESTION 2: WELSH LANGUAGE

We would like to know your views on the effects that proposals in the Deposit Plan would have on the Welsh language, specifically on opportunities for people to use Welsh and on treating the Welsh language no less favourably than English. Do you think that there will be any impacts, either positive or negative? Please explain

Yes	☐	No	☐	Don't know	☐	No Comment	☒
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Comments:

Please attach additional pages if required.

ABOUT YOU

The following questions will help us ensure data is representative of population of the authority and help us to target underrepresented groups. **You are not required to complete this section if you would prefer not to.**

Are you...?		What is your age group?	
Male	☐	Under 16	☐
Female	☐	16 – 24	☐
Other	☐	25 – 44	☐
Prefer not to say	☐	45 – 64	☐
What is your ethnic group?		Aged 65 or over	☐
White	☐	Prefer not to say	☐
Mixed	☐	What is your main language?	
Asian	☐	Welsh	☐
Black	☐	English	☐
Chinese	☐	Bilingual	☐
Prefer not to say	☐	Prefer not to say	☐
Other ethnic group (<i>please state</i>)	☐	Other (including British Sign Language, large print etc.) (<i>please state</i>)	☐
What is your religion or belief?		Do you have a disability?	
Christian (all denominations)	☐	Yes	☐
Buddhist	☐	No	☐
Hindu	☐	Prefer not to say	☐
Jewish	☐	What is your legal marital or same sex civil partnership status?	
Muslim	☐	Single	☐
Sikh	☐	Living with partner	☐
Humanist	☐	Married	☐
No religion or belief	☐	Separated	☐
Prefer not to say	☐	Divorced	☐
Any other religion or belief (<i>please state</i>)	☐	Widowed	☐
		Civil Partnership	☐
What is your sexual orientation?		Dissolved Civil Partnership	☐
Bisexual	☐	Surviving Civil Partnership	☐
Gay	☐	Prefer not to say	☐
Lesbian	☐		
Heterosexual	☐		
Prefer not to say	☐		
Other (<i>please state</i>)	☐		

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:	Peter Waldren	Date:	03.03.2026
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