

9th October 2026

Dear Councillors

You are hereby summoned to attend an ordinary meeting of the Planning and Administration Committee of Chepstow Town Council to be held in the Council Chamber and online via Zoom <https://zoom.us/j/7344109571>, on Wednesday, 14th October 2026 at 6.30pm, for the purpose of transacting the following business:

Members are reminded that they attend this meeting under the provisions of the Town Council's Code of Conduct

Yours faithfully



Lucy James
Town Clerk

AGENDA

66. Apologies

67. Declaration of interest in items on the agenda

[Declarations of Interest form attached](#) for completion and return to the office. Interests may also be declared at any point in the meeting if the need arises.

68. To Suspend Standing Orders

Public Open Forum (15 minutes at the discretion of the Chair)

Members of the public are invited to address the Council in relation to items on the agenda. A member of the public shall not speak for more than 5 minutes unless directed by the Chair. A question shall not require a response at the meeting nor start a debate on the question. The Chair may direct that a written or oral response be given.

69. Minutes

To approve the [draft minutes of the Planning and Administration Committee meeting held on 23rd September 2026](#).

70. Matters Arising

To report matters arising from the minutes, not on the agenda, for information only.

71. Monmouthshire County Council Planning Decisions

To note the following planning decisions advised by Monmouthshire County Council:

(A=Approved/D=Declined/W=Withdrawn) (E=Endorsed CTC decision/C=Contrary to CTC decision):

A	Ty Gwyn, 42 Hardwick Avenue, Chepstow	C
A	3 Conrad House, Beaufort Square	E
A	York House And Castledale, Welsh Street, Chepstow	E

72. Planning Applications

To consider the following planning application(s):

[DM/2026/00436](#): Chepstow Filling Station, Newport Road, Chepstow

Reconsultation: Demolition of car wash and provision of new building to accommodate a hot food-to-go unit (Use Class A3), carparking and associated infrastructure.

Amendment Details: additional information received

[DM/2026/01126](#): 11 Beaufort Square, Chepstow

The proposed development will see a material change of use of the first floor from Class A2 (Financial and Professional Services) to Class C3 (Dwellinghouse), to provide a one one-bedroom flat.

73. Licensing Applications

None.

74. Correspondence

a. Monmouthshire County Council

To receive the [Notice Of Traffic Regulation, Speed Limits And Parking Regulations Consolidation Order 2019 \(Amendment Order 20\) 2026](#) including Draft Amendment Order, Notice of Making of the Order, Statement of Reasons and plans for Regent Way (2284), Thomas Street (2286) and Hardwick Terrace (2287).

b. Planning Aid Wales

To note [information](#) on the Welsh Government's consultation on the [revision of the National Development Framework](#). Members to consider a response.

c. Planning Aid Wales

To note upcoming [events and training](#) from Planning Aid Wales.

75. Date of Next Meeting

To confirm arrangements for the next meeting of the Planning and Administrative Committee of Chepstow Town Council on Wednesday 28th October at 6.30pm.