

**BRIDGEND**  
**REPLACEMENT LOCAL DEVELOPMENT PLAN (2018-2033)**  
**EXAMINATION**

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**AGENDA**

for

**Hearing Session 9 Wednesday 22 March 2023 10:00 – 17:00**

**Virtual Hearing**

**Matter 9: Good Design and Sustainable Placemaking – Strategic Allocation at Land South of Bridgend (Island Farm) and Housing Allocations at Parc Afon, Ewenny and Craig y Parcau, Bridgend**

*Issue – Is the allocated Strategic Development Site and housing sites are soundly based and capable of delivering new residential and community development over the Plan period?*

Policies PLA2 and SP2(2): Land South of Bridgend (Island Farm)

- a) What is the current use of the Strategic Development Site (SDS)?
- b) What is the proposed use of the SDS?
- c) What are the constraints affecting the site, and are these constraints significant obstacles to development within the Plan period?
- d) In light of the constraints, and having regard to the need to provide affordable housing, is SDS economically viable?
- e) Are the number of residential units proposed realistic and deliverable over the plan period?
- f) How and when will the proposed new educational facilities be delivered?
- g) What are the mechanisms and timescales for delivering the site?
- h) Is the allocation of the SDS essential to ensure the soundness of the Plan?

*Policy COM1(1): Parc Afon, Ewenny and Policy COM1(2): Craig y Parcau, Bridgend*

- a) What is the current use of the allocated site?
- b) What is the proposed use of the allocated site?
- c) What are the constraints affecting the site, and are these constraints significant obstacles to development within the Plan period?
- d) In light of the constraints, and having regard to the need to provide affordable housing, is the allocated site economically viable?
- e) Are the number of residential units proposed realistic and deliverable over the plan period?
- f) What are the mechanisms and timescales for delivering the site?
- g) Is the allocation of the site essential to ensure the soundness of the Plan?