

11 March, 2013.

LLANELLI RURAL COUNCIL

Minute Nos: 441 – 444

At a Meeting of the **PLANNING AND LIAISON COMMITTEE** of the Llanelli Rural Council held at the Council Chamber, Vauxhall Buildings, Vauxhall, Llanelli, on Monday, 11 March, 2013, at 4.45 p.m.

Present: Cllr. F. Akhtar (Chairman)

Cllrs.

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| T. Bowen | R. E. Evans |
| S. L. Davies | A. Rogers |
| M. L. Evans | W. V. Thomas |

441. APOLOGIES FOR ABSENCE

An apology for absence was received from Cllr. T. Devichand.

442. MEMBERS' DECLARATIONS OF INTEREST

No declarations of interest were made.

**443. PLANNING APPLICATIONS
TOWN AND COUNTRY GENERAL
DEVELOPMENT PROCEDURE ORDER 1995**

Consideration having been given to planning applications received, it was

RESOLVED as follows:-

| Application No./ Development | Applicant/Location | Recommendation |
|---|---|---|
| S/27813 Convenience Store & Petrol Station | Mr D Rees Land Off Yspitty Road & Heol Y Bwlch Bynea Llanelli | OBJECTION on the following grounds: 1. The site was outside permitted development limits. |

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|---|--|--|
| | | 2. The site lay within a C1 flood zone and was prone to tidal flooding. 3. The site was located in close proximity to a site of special scientific interest and an area of international and national nature conservation. The risk of a petrol / diesel spill either as a direct result of flooding or other natural disaster or man made emergency might result in serious harm to local ecology. |
| <p>Consent was required for construction of convenience store and petrol filling station with new access to B4297 Road.</p> | | |
| S/27814 Fascia Signs | Halfords Autocentres Limited Pemberton Retail Park Llanelli | NO OBJECTION |
| <p>Consent was required for 11 No. Fascia Signs – 8 No. Poster Frames.</p> | | |
| S/27817 Pitched Roof | Mr S Glarvey 2 Clochryie Cottages Near Felinfoel Llanelli | NO OBJECTION |
| <p>Consent was required for proposed pitched roof to replace the existing flat roof to the existing garage.</p> | | |
| S/27818 Illuminated Sign | Mr K Sourbutts Classic UPVC Llanelli Gate Business Park Dafen Llanelli | NO OBJECTION |

Consent was required for proposed internally illuminated flat fronted sign fixed to the front of building.

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|---|--|--|
| S/27831 Residential Units | Mr & Mrs B Murphy The Yard Heol Hen Cynheidre Llanelli | NO OBJECTION subject to the site's access and egress arrangements not having a detrimental impact on highway safety. |

Consent was required for development of site for 6 number residential units.

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| S/27832 Residential Development | Mr Pursey Plan & Build Ltd Old Caepontbren Colliery Yard Off Heol Llanelli Pontyates | NO OBJECTION provided: 1. There was no highway safety concerns with access on to the B4317 road linking Pontyates and Ponthenri. 2. A Section 106 agreement being negotiated with the developer for the development and enhancement of the adjacent park. |
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Consent was required for mixed residential development of 34 houses including affordable homes.

444. 1 LUTON TERRACE, LLANELLI – SITE VISIT

Further to Minute No. 226 (S/27176) correspondence was received from the Head of Planning, Carmarthenshire County Council informing that a site visit was to be carried out at 1 Luton Terrace, Llanelli on 12 March, 2013.

RESOLVED that the information be noted.

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The Meeting concluded at 4.50 p.m.

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The afore-mentioned Minutes were declared to be a true record of the proceedings and signed by the Chairman presiding thereat and were, on 12 March, 2013, adopted by the Council.