

**24 September, 2012.**

**LLANELLI RURAL COUNCIL**

**Minute Nos: 197 – 203**

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, 24 September, 2012, at 4.45 p.m.

**Present:** Cllr. F. Akhtar (Chairman)

**Cllrs.**

T. Bowen	M. L. Evans
D. M. Cundy	R. E. Evans
S. L. Davies	A. Rogers
T. Devichand	G. H. Wooldridge

**197. APOLOGIES FOR ABSENCE**

Apologies for absence were received from Cllrs. C. A. Rees and W. V. Thomas (Cllr. D. M. Cundy deputising).

**198. MEMBERS' DECLARATIONS OF INTEREST**

No declarations of interest were made.

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

Consideration having been given to planning applications received, it was

**RESOLVED** as follows:-

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<b>Application No./ Development</b>	<b>Applicant/Location</b>	<b>Recommendation</b>
<b>S/26889</b>	Marston's Inns & Taverns Land to the south of the A484 Llanelli	<b>OBJECTION</b>

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Whilst the Council supports the development proposal in principle Members based their decision on the loss of essential parking space on matchdays at Parc y Scarlets. Local Members referred to the current problems associated with indiscriminate parking of vehicles in the locality. The removal of this parking area would exacerbate the situation with the proliferation of unauthorised car parking spreading out over the area giving rise to access and highway safety issues in the immediate vicinity at the retail parks and also residential areas in the Pemberton area which overlooked and or were near to the stadium. The Council would be minded to support the application if in the first instance additional match day parking was identified and put in place to serve as a direct replacement for the parcel of land in question.

Consent was required to construct a public house/restaurant.

<b>S/27091</b> Extension	Mr K Darlington Ty Canol, Horeb Five Roads	NO OBJECTION
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Consent was required for a conservatory to be constructed to the side of the dwelling.

<b>S/27092</b> Dwelling	Rescom Developments Ltd Plot 4, Llandafen Road Pemberton, Llanelli	NO OBJECTION
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Consent was required for construction of a new 2 bedroom bungalow.

<b>S/27096</b> Redevelopment and Change of Use	Mr S Davies Land at Dura Park Yspitty Road, Bynea	OBJECTION
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- (1) The site was located on a designated floodplain as a C2 flood zone.
- (2) The application stated that surface water would be disposed of via the mains sewer. This was no longer acceptable because the sewerage network was already full to capacity. Development proposals were now required to identify other water disposal methods to prevent surface water from entering the main sewer.
- (3) There were also Health and Safety concerns with the site being located in close proximity to a Chemical Plant.

Outline consent was required for demolition of existing building and redevelopment of site for residential use for 97 dwellings.

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**200. PLANNING APPLICATION DETERMINED UNDER THE CLERK'S DELEGATED POWERS**

Members were informed that the Clerk had dealt with the following planning application under the scheme of delegated powers:

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<b>Application No./ Development</b>	<b>Applicant/Location</b>	<b>Recommendation</b>
<b>S/27073</b> Extension	Mr W James Gwynfryn House 7 Gwynfryn Terrace Cynheidre Llanelli	NO OBJECTION

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Consent was required for demolition of existing outbuildings and construction of a single storey side extension with rear canopy roof and detached garage.

**RESOLVED** that the information be noted.

**201. PROPOSED ROAD SAFETY SCHEME - SANDY ROAD, LLANELLI AND BASSETT TERRACE PWLL**

Consideration was given to email correspondence received from the Traffic Engineer at Carmarthenshire County Council informing of a proposed road safety scheme for Sandy Road, Llanelli and Bassett Terrace, Pwll. The County Council had secured a £55,000 Road Safety Grant for the provision of various road safety measures along the said route. Following discussion it was

**RESOLVED** that the scheme proposals be supported.

**202. PROPOSED WAITING RESTRICTION AND STREET PARKING PLACES – LLANELLI**

Members considered correspondence received from the Head of Administration and Law, Carmarthenshire County Council regarding a public notice to introduce proposed waiting restrictions and street parking arrangements for various roads in the Council's administrative area. The roads in question were Elgin Road, Pwll, Cae Rhos and Gelli Road, Llwynhendy and Heol Cropin, Dafen Parc Industrial Estate. Members were supportive of the proposals to help improve highway safety but commented about inadequate on site car parking for business users at Heol Cropin and felt that this should be addressed when introducing the proposals and it was

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**RESOLVED** that the proposals be supported but the provision of additional parking spaces for businesses in Heol Cropin, Dafen Industrial Park be investigated by Carmarthenshire County Council.

**203. WASTEWATER SYSTEM – BYNEA**

Members considered correspondence received from the External Communications Manager, Welsh Water, informing of plans to replace 1.2 kilometres of sewer on Berwick Road, Parc Berwig and Heol y Bwlch. Work would also be carried out on private land behind Parc Berwig and Bynea Business Park. The work would help to alleviate flooding to properties during periods of heavy rainfall. Members were informed the original commencement date had been put back from 24 September to 29 October, 2012, owing to the need to carry out a survey along the entire route following the discovery of an unexploded bomb, recently unearthed in Bynea. It was anticipated the work, once started, would take approximately 49 weeks to complete.

**RESOLVED** that the information be noted.

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The Meeting concluded at 5.05 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 9 October 2012, adopted by the Council.