

**18 July, 2016**

**LLANELLI RURAL COUNCIL**

**Minute Nos: 120 – 126**

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, 18 July, 2016, at 4.45 p.m.

**Present:**

**Cllrs.**

R. E. Evans	H. J. Evans
S. L. Davies	J. S. Phillips
S. M. Donoghue	W. V. Thomas

**Absent:**

F. Akhtar and S. N. Lewis

**120. APPOINTMENT OF CHAIRMAN PRO TEMPORE**

Cllr. S. M. Donoghue was appointed Chairman pro tempore.

**121. APOLOGIES FOR ABSENCE**

Apologies for absence were received from Cllrs. T Bowen, S. M. Caiach, M. L. Evans, C. A. Rees (Cllr. J. S. Phillips deputising) and G. H. Wooldridge (Cllr. R. E. Evans deputising).

**122. MEMBERS' DECLARATIONS OF INTEREST**

<i>Minute No.</i>	<i>Councillor</i>	<i>Interest</i>
123 (S/34003)	S. L. Davies	Personal interest – considered the application as a County Councillor
123 (S/34054)	S. L. Davies	Personal interest – considered the application as a County Councillor

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

Consideration having been given to planning applications received, it was

**RESOLVED** as follows:-

18 July, 2016

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<b>Application No./ Development</b>	<b>Applicant/Location</b>	<b>Recommendation</b>
<i>Cllr S. L. Davies declared a personal interest in the following item (S/34003) because she had also considered the application in her capacity as a County Councillor.</i>		
<b>S/34003</b> Certificate of Lawfulness	Mr D B Lewis Ddol Fach Farm Erw Las Llwynhendy Llanelli	NO OBJECTION
Consent was required for change of use of land to B8 to support existing use as a small dairy.		
<b>S/34005</b> Play area	Llanelli Rural Council Pwll Recreation Ground Pwll Llanelli	Noted for information
Consent was required for proposed installation of children's play equipment and safety flooring.		
<b>S/34051</b> Extension	Mr & Mrs C H Jones 7 Oaklands Swiss Valley Llanelli	NO OBJECTION provided the drainage generated from the additional development did not increase the hydraulic load on the public sewer.
Consent was required for proposed single storey side extension; new pitched roof to replace existing flat roof and new rear raised balcony.		
<b>S/34052</b> Dwelling	Dr J Roberts Land part of 27 Dan Y Lan Swiss Valley Llanelli	NO OBJECTION provided the drainage generated from the additional development did not increase the hydraulic load on the public sewer.
Consent was required for detached dwelling house.		

18 July, 2016

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<b>Application No./ Development</b>	<b>Applicant/Location</b>	<b>Recommendation</b>
<b>S/34053</b> Alteration	Dr T John The Shed School Road Pwll Llanelli	NO OBJECTION provided there was no detrimental impact on the amenity and privacy of neighbouring dwellings.

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Consent was required for installation of a clear glazed first floor window.

*Cllr S. L. Davies declared a personal interest in the following item (S/34054) because she had also considered the application in her capacity as a County Councillor.*

<b>S/34054</b> Garage	Mrs T Croxall Land to the rear of Llandafen Road Llanelli	OBJECTION unless the local planning authority stipulated as a planning condition that the garage was to be used for domestic purposes only and that the condition was retained in perpetuity. There were concerns over the size of the development site and that it might otherwise be used for commercial purposes.
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Consent was required for a detached domestic garage.

<b>S/34070</b> Discharge of planning	Mr W Rees Glyngerwen Quarry Felinfoel Llanelli	OBJECTION – the application did not appear to satisfy the discharge of planning conditions 42 and 43 of planning permission S/29950.
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Consent was required for the discharge of condition 42/43 (contamination and remediation) and 49 (pollution preventions) of S/29950.

18 July, 2016

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<b>Application No./ Development</b>	<b>Applicant/Location</b>	<b>Recommendation</b>
<b>S/34087</b> Change of Use	Mrs T Jones Barn at Ty Du Farm Felinfoel Llanelli	NO OBJECTION provided: 1. The recommendations contained in the accompanying 'Bat report' were complied with in full. 2. The building being deemed suitable for adaptation. 3. The drainage generated from the additional development did not increase the hydraulic load on the public sewer.

Consent was required for change of use from a barn to a two bedroom holiday let unit.

**124. 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/33950</b> Potting shed	Mr K Rees Land to the rear of 17 – 27 Station Road Bynea Llanelli	NO OBJECTION

Consent was required for proposed potting shed to replace previous derelict stable building to be used in association with adjacent allotment land.

**RESOLVED** that the information be noted.

18 July, 2016

**125. TOWN AND COUNTRY PLANNING ACT (1990) (AS AMENDED) – APPEAL**

- (1) LAND TO THE WEST OF REHOBETH ROAD, FIVE ROADS
- (2) LAND ADJOINING TY NEWYDD, 92 HERBERDEG ROAD, PONTYATES.

Members were informed that an appeal had been lodged with The Welsh Ministers against the decision of the Carmarthenshire County Council to refuse planning permission for the developments listed above.

**RESOLVED** that the information be noted.

**126. PUBLIC PATH DIVERSION ORDER 2016 – 57/85 & 57/86  
PENHWCH FARM, PWLL**

Further to Minute No. 438 (14 March, 2016), Members received correspondence from Carmarthenshire County Council relating to the public path diversion order 2016 at Penhwch Farm, Pwll.

The Clerk informed Members that the Council had been previously consulted about the proposals and had given its support to the introduction of the Order.

**RESOLVED** that the information be noted.

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The Meeting concluded at 5.00 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 13 September, 2016, adopted by the Council.