

24 August, 2015

**LLANELLI RURAL COUNCIL**

**Minute Nos: 141 – 148**

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 August, 2015, at 4.45 p.m.

**Present:** Cllr. M. L. Evans (Chairman)

**Cllrs.**

F. Akhtar	H. J. Evans
S. M. Caiach	R. E. Evans
M. V. Davies	S. N. Lewis
S. L. Davies	J. S. Phillips
W. V. Thomas	

**Absent:** L. J. Butler

**141. APOLOGIES FOR ABSENCE**

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

**142. MEMBERS' DECLARATIONS OF INTEREST**

The following Members declared an interest in the under-mentioned matters:-

<i>Minute No.</i>	<i>Councillor</i>	<i>Interest</i>
143 S/32470	S. L. Davies	Personal and prejudicial – she was a personal friend of the applicant.
143 S/32470	H. J. Evans	Personal and prejudicial – he was a personal friend of the applicant.
147	S. L. Davies	Personal and prejudicial – she was dealing with the matter as a County Councillor.

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

Consideration having been given to planning applications received, it was

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**RESOLVED** as follows:-

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<b>Application No./ Development</b>	<b>Applicant/Location</b>	<b>Recommendation</b>
<b>S/32439</b> Garage	Mr. K. Lewis 36 Gelli Road Llanelli	NO OBJECTION
<p>Consent was required for the demolition of existing garage and construction of new replacement garage.</p>		
<b>S/32459</b> Discharge of Planning Permission Conditions	Mr. W. Rees Glyngerwen Quarry Felinfoel Llanelli	OBJECTION until such time as the Environmental Management System review referred to in the Environmental Ecological Management Planning had been approved by Carmarthenshire County Council.
<p>Consent was required for the discharge of conditions 36, 41, 48, 51, 53 on planning permission S/29950 (travel plan, ecological management plan, construction pollution management plan, landscaping management plan and details of strengthening geotextiles).</p>		
<p><i>Cllrs. S. L. Davies and H. J. Evans declared personal and prejudicial interests in the following matter (S/32470) as they were personal friends of the applicant. Cllrs. Davies and Evans left the meeting before discussion commenced.</i></p>		
<b>S/32470</b> Extension	Mrs. J. A. Sheehan Berwick Kennels Techon Fach Cottage Berwick Road Bynea Llanelli	NO OBJECTION provided that suitable surface water drainage was included within the development.

Consent was required for extension to existing dog boarding kennels.

Cllr. S. M. Caiach expressed her concern that there could be an impact of urban creep on the sewerage system.

*Cllrs. S. L. Davies and H.J. Evans re-joined the meeting.*

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<b>Application No./ Development</b>	<b>Applicant/Location</b>	<b>Recommendation</b>
<b>S/32507</b> Extension/Parking Space	Mr. I. Wright 60 Heol Y Pentre Ponthenri Llanelli	NO OBJECTION
<p>Consent was required for a proposed extension and alterations to include formation of a parking space.</p>		
<b>S/32521</b> Extension/Conversion/ Garage	Mr. D. Lloyd 41B Llethri Road Llanelli	NO OBJECTION provided: 1. There was no detrimental impact on the original character of the dwelling. 2. There was no detrimental impact on the amenity and privacy of the neighbouring dwellings.
<p>Consent was required to provide a larger kitchen and utility room; convert the garage into an en-suite bedroom and build a new, detached garage.</p>		
<b>S/32522</b> Certificate of Lawfulness	Strathclyde Pension Fund c/o DTZ Investors 9-10A Parc Pemberton Retail Park Llanelli	NO OBJECTION
<p>Consent was required for the creation of floorspace at Mezzanine Level.</p>		
<b>S/32523</b> Certificate of Lawfulness	10B and 11 Parc Pemberton Retail Park Llanelli	NO OBJECTION
<p>Consent was required for the creation of floorspace at Mezzanine Level.</p>		
<b>S/32524</b> Certificate of Lawfulness	Carpetright 3 Parc Pemberton Retail Park Llanelli	NO OBJECTION
<p>Consent was required for a lawful development certificate for an existing use or operation or activity works undertaken to create floorspace at Mezzanine.</p>		

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<b>Application No./ Development</b>	<b>Applicant/Location</b>	<b>Recommendation</b>
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<b>S/32525</b> Certificate of Lawfulness	Maplin 8 Parc Pemberton Retail Park Llanelli	NO OBJECTION
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Consent was required for a lawful development certificate for an existing use or operation or activity works undertaken to create floorspace at Mezzanine.

**144. PLANNING APPLICATIONS DETERMINED UNDER THE CLERK'S DELEGATED POWERS**

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

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<b>Application No./ Development</b>	<b>Applicant/Location</b>	<b>Recommendation</b>
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<b>S/32398</b> Advertisement	Bestway Group Llwynhendy Health Centre Llwynhendy Road Llanelli	NO OBJECTION
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Consent was required for a 1 x internally illuminated fascia 4 x non illuminated window vinyls.

<b>S/32399</b> Boundary	Mr. M. James 7 Clos Y Capel Bryn Llanelli	NO OBJECTION
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Consent was required to increase height of north east timber boundary fence from 2M to 3M, 18M long.

**RESOLVED** that the information be noted.

**145. PROPOSED NO WAITING AT ANY TIME – JUNCTION OF DENHAM AVENUE WITH ISCOED, LLANELLI**

Members received correspondence from the Environment Department, Carmarthenshire County Council. A request had been received from a resident, regarding the placing of waiting restrictions at the above junctions to aid road safety. The road was situated within a 30 mph speed limit and had a system of highway lighting.

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Following discussion, it was

**RESOLVED** that the proposal be supported.

**146. PROPOSED REVOCATION OF EXISTING PROHIBITION OF WAITING AT ANY TIME AT LONG ROW, FELINFOEL, LLANELLI**

Members received correspondence from the Environment Department, Carmarthenshire County Council. A request had been received for the revocation of the existing prohibition of waiting at Long Row, Felinfoel. The road was situated in a 30 mph speed limit and had a system of highway lighting as well as footpaths. The revocation of this prohibition of waiting at any time would aid parking in the area.

Following discussion, it was

**RESOLVED** that the proposal be supported.

*Cllr. S. L. Davies declared a personal and prejudicial interest in the following matter as she was dealing with the matter as a County Councillor and left the meeting before discussion commenced.*

**147. PROPOSED TRAFFIC CALMING MEASURES - ROAD LINKING MAES-AR-DDAFEN WITH BRO-WEN, LLANELLI**

Members received correspondence from the Environment Department, Carmarthenshire County Council. Following the construction of the existing raised plateau road hump on Maes-ar-Ddafen Road, vehicles were reportedly using the linking road fronting the local shop at excessive speed to avoid the traffic calming feature. As a result it was proposed to provide a round top road hump mid-point along the linking road to reduce vehicle speeds and improve road safety in the vicinity of the local shop.

<b>Type</b>	<b>Dimensions</b>	<b>Location</b>
Round top road hump	75mm high (with permitted maximum legal height being 100mm) Width of the road (with tapered sides for drainage) 3.7m long round top	Road linking Maes-ar-Ddafen with Bro-wen, Llanelli Mid point between its junction with Maes-ar-Ddafen Road and Bro-wen.

Following discussion, it was

**RESOLVED** that the Council support the majority view of consultees taking into account safety measures and the access requirements of shop owners/tenants.

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**148. PROPOSED SOLAR ARRAY, MORFA YNYS – COMMUNITY CONSULTATION EXHIBITION**

Members received correspondence from ADAS, Planning Consultants informing that Solar Park Developments (SPD) proposed to develop a Solarphotovoltaic (PV) Scheme on land at Morfa Ynys Farmlands, Llanelli. A public exhibition would be held on 25 August, 2015 (postponed from 20 August, 2015) to ensure the public was fully involved in the proposal and understood the potential benefits in terms of providing a clean and green source of power to approximately 900 homes.

**RESOLVED** that interested Members attend.

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The Meeting concluded at 5.20 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 8 September, 2015, adopted by the Council.