

28 November, 2011.

LLANELLI RURAL COUNCIL

Minute Nos: 286 – 291

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, 28 November, 2011, at 4.45 p.m.

Present: Cllr. M. L. Davies (Chairman)

Cllrs.

L. J. Butler	T. Devichand
S. L. Davies	S. N. Lewis
B. C. M. Reynolds	

286. APOLOGIES FOR ABSENCE

Apologies for absence were received from Cllrs. T. D. Bowen, T. J. Jones (Cllr. B. C. M. Reynolds deputising), A. G. Morgan and V. R. Thomas.

287. MEMBERS' DECLARATIONS OF INTEREST

Cllr. T. Devichand declared a personal interest in proceedings because she was a member of the Planning Committee, Carmarthenshire County Council.

**288. 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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Application No./ Development	Applicant/Location	Recommendation
S/25584 Residential Development	Mr A Cosimetti Land near Maretta Five Roads Llanelli	NO OBJECTION subject to a Section 106 agreement being negotiated for community benefit in support of the adjacent park and/or the community hall.
<p>Outline consent was required for a residential development.</p>		
S/25629 Footpath	Carmarthenshire County Council Land to the rear of Danycwm, Felinfoel Llanelli	NO OBJECTION
<p>Consent was required to improve part of an existing footpath and construct a new path from existing to a nearby road at Heol Daniel, Felinfoel Llanelli.</p>		
S/25631 2 Units	Mr C Rabiotti Pemberton Retail Park Llanelli	NO OBJECTION
<p>Consent was required for a 2 unit scheme comprising one unit where the proposed use was to be within class B8 (of the town & county planning use classes order 1987) together with ancillary trade counter use provided for retail sales and the other for sui generis use comprising of new auto centre for mot and motor vehicle repairs and retail unit with warehousing and trade counter with associated car parking, bin stores, landscaping and totem signage.</p>		
S/25635 Play room	Mr M Jones 17 Bryn Isaf Llanelli	NO OBJECTION provided there was sufficient off road parking.
<p>Consent was required for a play room to replace existing garage.</p>		
S/25642 Change of use	Mr & Mrs M Shankland 14D Heol Beili Glas Swiss Valley Llanelli	NO OBJECTION

Consent was required for change of use of shop (A1) to hot food restaurant and takeaway (A3) and installation of new extraction duct on rear elevation.

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Application No./ Development	Applicant/Location	Recommendation
S/25649 Extension	Mr M Weeds 8 Heron Avenue Llanelli	NO OBJECTION provided there was sufficient off road parking

Consent was required for a conversion of garage to bedroom and erection of single storey kitchen extension.

S/25696 Dwelling	Mr A Rodgers Plot adjacent to 15 Glynderwen Road Llanelli	NO OBJECTION
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Consent was required for a new two storey dwelling.

289. 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:

Application No./ Development	Applicant/Location	Recommendation
S/25585 Dwelling	Mr M Evans Land adjacent to Felin Newydd Five Roads Llanelli	NO OBJECTION

Outline consent was required for proposed dwelling on land adjacent to Felin Newydd, Five Roads, Llanelli.

S/25588 Porch	Mr P Watts 5 Heol Gwalia Llanelli	NO OBJECTION
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Consent was required for a single storey porch onto front of property.

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Application No./ Development	Applicant/Location	Recommendation
S/25589 Extension	Mr D Strasdin 10 St. Margarets Drive Llanelli	NO OBJECTION
S/25602 Alterations	Ms H Williams 71 Heol Y Pentre Ponthenri Llanelli	

Consent was required for a two storey rear extension.

Consent was required for alterations and extension to existing dwelling including sub-division of existing dwelling in order to create additional dwelling (maisonette); minor alterations to existing garage/workshop.

NO OBJECTION provided that:

1. Off road parking provision for the additional dwelling could be safely accommodated on the site with no detrimental impact on highway safety.
2. Adequate space provision for additional refuse bin storage.
3. The proposal not having a detrimental impact on the privacy and amenity of neighbouring dwellings.

**290. PROPOSED PROHIBITION OF WAITING AT ANY TIME
JUNCTION OF HEOL HEN WITH YNYSLAS AND TIR
EINON ALSO JUNCTION OF HEN HEOL WITH BROWEN
AND TIR EINON, CEFNCAEAU**

Correspondence was received from the Acting Head of Transport and Engineering, Carmarthenshire County Council, stating that concerns had been raised over indiscriminate parking at the above locations on match days (Scarlets/Llanelli RFC) which obstructed visibility and compromised road safety.

RESOLVED that the proposal be supported.

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**291. TOWN AND COUNTRY PLANNING ACT (1990)
(AS AMENDED) APPEAL APP/M6825/A/11/2161170
APP 971/S/24333 50 ELGIN ROAD, PWLL, LLANELLI**

Further to Minute No. 226, Members were circulated with correspondence received from the Inspector, The Planning Inspectorate, which stated the above appeal had been dismissed.

RESOLVED that the information be noted.

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The Meeting concluded at 4.50 p.m.

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