

10 May, 2010

**LLANELLI RURAL COUNCIL**

**Minute Nos: 577 – 583**

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, 10 May, 2010, at 4.45 p.m.

**Present:** Cllr. S. N. Lewis (Chairman)

**Cllrs.**

|                |                   |
|----------------|-------------------|
| T. D. Bowen    | M. L. Evans       |
| S. L. Davies   | A. G. Morgan      |
| S. M. Donoghue | C. A. Rees        |
| H. J. Evans    | B. C. M. Reynolds |

**577. APOLOGIES FOR ABSENCE**

Apologies for absence were received from Cllrs. M. L. Davies and T. J. Jones (Cllr. H. J. Evans deputising).

**578. MEMBERS' DECLARATIONS OF INTEREST**

No declarations of interest were made.

**579. 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./<br/>Development</b> | <b>Applicant/Location</b>                           | <b>Recommendation</b>            |
|---|---|----------------------------------|
| <b>S/22531</b><br>Dwelling              | Mr L Davies<br>Yr Ydlan<br>Penyfai Lane<br>Llanelli | That the information be<br>noted |

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Application withdrawn - Outline consent was required for 3 residential 4 bedroom executive housing.

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| <b>Application No./<br/>Development</b>  | <b>Applicant/Location</b>   | <b>Recommendation</b>   |
|--|---|---|
| <b>S/22761</b><br>Change of use  | Mr J J and C O'Brien<br>Yard adjacent to<br>Caer Elm Caravan Park<br>Sandy Bridge<br>Llanelli | NO OBJECTION<br>provided the<br>development had no<br>detrimental impact on<br>highway safety at Sandy<br>Water Park roundabout<br>as a result of increased<br>traffic movements to and<br>from the site. |
| <p>Consent was required for change of use of land from former industrial yard to siting of caravans for residential use and reuse of building as shower block/toilets.</p>   |   |   |
| <b>S/22798</b><br>Variation  | Mr & Mrs M Dickenson<br>Land adjacent to<br>Brynderwen<br>Five Roads<br>Llanelli              | NO OBJECTION  |
| <p>Consent was required for variation of planning conditions 2 and 4 attached to planning permission S/12612 to allow amendments to the scheme and temporary siting of caravan during construction.</p>                |   |   |
| <b>S/22827</b><br>Boundary wall  | Bethlehem Baptist Church<br>Pwll<br>Llanelli  | NO OBJECTION  |
| <p>Consent was required for reconstruction of an existing collapsed boundary wall with a new reinforced concrete retaining wall faced and capped with existing stone salvaged from the site.</p>                       |   |   |
| <b>S/22828</b><br>Listed Building  | Bethlehem Baptist Church<br>Pwll<br>Llanelli  | NO OBJECTION  |
| <p>Listed building consent was required for reconstruction of an existing collapsed stone boundary wall with a new reinforced concrete retaining wall faced and capped with existing stone salvaged from the site.</p> |   |   |

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| <b>Application No./<br/>Development</b>  | <b>Applicant/Location</b>  | <b>Recommendation</b>   |
|--|--|---|
| <b>S/22833</b><br>Extension  | Mr M Jacob<br>11 Blaen Nant<br>Swiss Valley<br>Llanelli            | NO OBJECTION  |
| <p>Consent was required for proposed two storey extension to existing detached property to accommodate new living area to ground floor with additional bedrooms to first floor. New raised timber deck area to rear of property accessed from new living area.</p> |  |   |
| <b>S/22835</b><br>Extension  | Elim Pentecostal Church<br>Ponthenri Road<br>Pontyates<br>Llanelli | NO OBJECTION  |
| <p>Consent was required for construction of retaining wall and extension of existing car parking area.</p>   |  |   |
| <b>S/22847</b><br>Dwelling   | Mr R Pullen<br>Brookside<br>Five Roads<br>Llanelli                 | OBJECTION<br>The location of the proposed development was outside permitted development limits. |
| <p>Consent was required for a three bedroom cottage dwelling.</p>  |  |   |
| <b>S/22874</b><br>Extension  | Mr P Eynon<br>1 Blaen Nant<br>Felinfoel<br>Llanelli                | NO OBJECTION  |
| <p>Consent was required for rear ground floor single storey extension.</p>   |  |   |

**580. 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./<br/>Development</b>                      | <b>Applicant/Location</b>   | <b>Recommendation</b>  |
|--|---|--|
| <b>S/22779</b><br>Extension                                  | Mr D Evans<br>Plas Bach Farm<br>Heol Carway<br>Pontyates  | NO OBJECTION   |
| Consent was required for extension and roof alterations.     |   |  |
| <b>S/22780</b><br>Garage                                     | Mr K Newcombe<br>7 Y Fron<br>Felinfoel<br>Llanelli  | NO OBJECTION   |
| Consent was required for proposed single garage.             |   |  |
| <b>S/22784</b><br>Garage                                     | Mr M Pugh<br>5 Penyfai Lane<br>Llanelli   | NO OBJECTION   |
| Consent was required for construction of a detached garage.  |   |  |
| <b>S/22786</b><br>Dwelling                                   | Mr M Jones<br>39 Pwll Road<br>Pwll<br>Llanelli  | OBJECTION<br>The proposed<br>development would over<br>develop the site leaving<br>insufficient garden and<br>amenity space for both the<br>new and existing<br>dwellings. |
| Outline consent was required for proposed detached dwelling. |   |  |
| <b>S/22790</b><br>Platform                                   | Llanelli & Mynydd Mawr<br>Railway Co. Ltd<br>Former site of Cynheidre Colliery<br>Cynheidre<br>Llanelli | NO OBJECTION   |

Consent was required for a platform for the visiting public (to board a train).

**RESOLVED** that the information be noted.

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**581. STRADEY PARK HOUSING DEVELOPMENT –  
STREET NAMING REQUEST**

Further to Minute No. 394, Members were circulated with correspondence from the Head of Planning, Carmarthenshire County Council, stating that a request had been made from the developer of the above residential development to name the streets within the site officially. Numerous street names were required for the residential development.

Due to the size of the site, Members agreed that they were unable to put forward specific proposals or particular names but felt the street names ought to be linked to the site's historical past. Members suggested that the County Council might wish to contact Llanelli RFC Past Players' Association with a view to perhaps naming the streets after famous former players of the club. Another possibility was to link the site to the Stradey Estate.

**RESOLVED** that Members views and observations be forwarded to the Head of Planning, Carmarthenshire County Council.

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

**(1) LAND AT FORMER GLANMORLAIS COTTAGE  
PART OF BLAENHIRAETH FARM, LLANGENNECH  
APP887/S/21873**

Further to Minute No. 551, Members were circulated with correspondence received from the Head of Planning, Carmarthenshire County Council, stating that an appeal had been lodged with the National Assembly for Wales against the decision to refuse planning permission by Carmarthenshire County Council. The writer stated that the appeal would be decided on the basis of an informal hearing and not on the basis of an exchange of written statements by the parties and a site visit by an Inspector as previously informed.

**(2) LAND AT 41 HEOL Y PENTRE, PONTHENRI  
LLANELLI, APP888/S/21716**

Further to Minute No. 235, Members were circulated with correspondence received from the Head of Planning, Carmarthenshire County Council, stating that an appeal had been lodged with the National Assembly for Wales against the decision to refuse planning permission by Carmarthenshire County Council. The writer stated that the appeal would be decided on the basis on an exchanged of written statements by the parties and a site visit by an Inspector.

**RESOLVED** that the information be noted.

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**583. CHAIRMAN'S ANNOUNCEMENT**

The Chairman thanked Members and staff for their support during the past year.

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The Meeting concluded at 4.55 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 May, 2010, adopted by the Council.