

19 April, 2010.

LLANELLI RURAL COUNCIL

Minute Nos: 544 – 551

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, 19 April, 2010, at 4.45 p.m.

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

Cllrs.

T. D. Bowen	S. M. Donoghue
M. L. Davies	M. L. Evans
S. L. Davies	A. G. Morgan
B. C. M. Reynolds	

544. APOLOGIES FOR ABSENCE

Apologies for absence were received from Cllrs. T. J. Jones and M. J. Lewis.

545. MEMBERS' DECLARATIONS OF INTEREST

No declarations of interest were made.

**546. 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/21654 Dwellings	Mr S Davies Gwalia CYF Brynmeffys Furnace Llanelli	That the information be noted.
<p>Application withdrawn - consent was required for erection of 103 number dwellings comprising of 59 number 2 bedroom houses, 36 number 3 bedroom houses, 8 number 2 bedroom bungalows and associated parking and landscape.</p>		
S/22687 Extension	Ms J Lewis 8 Penygraig Road Llwynhendy Llanelli	NO OBJECTION provided the proposed extension was subordinate to the main dwelling and there was no detrimental impact to the amenity and privacy of neighbouring dwellings.
<p>Consent was required for proposed first floor rear extension.</p>		
S/22690 Conversion	Mr G Phillips Woodlands 41 Penyfai Lane Llanelli	NO OBJECTION
<p>Consent was required to extend above existing garage to create an extra bedroom with ensuite bathroom and to convert garage into kitchen with utility.</p>		
S/22737 Dwelling	Mr C Robbins Land adjacent to 25 Tanygraig Road Llwynhendy Llanelli	NO OBJECTION provided that: 1. The development was not incongruous to the surrounding street scene. 2. Its scale and massing being proportional to neighbouring dwellings. 3. The development was not detrimental to the amenity and privacy of neighbouring dwellings. 4. The development was not detrimental to highway safety.
<p>Consent was required for proposed detached dwelling and detached garage.</p>		

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547. 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/18743 Dwellings	Taylor Wimpey UK Ltd Stradey Park Maes Y Coed Llanelli	OBJECTION The Council reaffirmed its original recommendation to which Minute No. 394 4 January, 2010, refers.

Reserved matters consent was required for the erection of 355 dwellings and associated works.

S/22648 Dwelling	Mr K Dean Land part of 1 Bay View Tyle Catherine Pwll Llanelli	OBJECTION The siting of a detached dwelling was considered excessive and in the Council's view, would result in over development of the site resulting in the loss of garden and amenity space.
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Consent was required for siting of a detached dwelling house.

S/22654 Amendments	Mr V Morgan Halfway C P School Havard Road Llanelli	NO OBJECTION
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Consent was required for proposed amendment to the main vehicular access, parking and turning area previously approved on the 19 February, 2009, S/20505, together with the temporary siting of 1 number double mobile classroom and 2 number portacabins for the special needs room and headteacher's office.

RESOLVED that the information be noted.

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548. PLANNING APPLICATIONS

Members considered a letter received from Cllr. M. L. Davies requesting this Council to write to Carmarthenshire County Council regarding its decision to grant planning permission for planning application S/22225 (29 Stradey Hill, Pwll) and whether the County Council paid any consideration to the Rural Council's planning consultation responses.

Cllr. Davies stated that the County Council appeared to be going against its own policy on extensions as set out in the Unitary Development Plan (GDC16) and Technical Advice Note 12 and the Rural Council's views were not being taken into account by the County Council on this particular planning application.

General discussion ensued, where Members sited other examples where it appeared that planning applications were being determined prior to receiving the Council's consultation response and it was

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

**549. DEFINITIVE MAP MODIFICATION ORDER 2010
FOOTPATH72/35 STRADEY PARK, LLANELLI**

Correspondence was received from the Head of Leisure and Sport, Carmarthenshire County Council, informing of a Notice of Modification Order for the Public Footpath 72/35 Stradey Park, Llanelli.

RESOLVED that the Notice of Modification Order be supported.

**550. TOWN AND COUNTRY PLANNING ACT (1990)
(AS AMENDED) APPEAL APP/M6825/C/09/
2111660&/A/09/217814, 11 PWLL ROAD, PWLL,
LLANELLI**

Further to Minute No. 357, Members were circulated with correspondence received from the Head of Planning, Carmarthenshire County Council, enclosing the Inspector's decision notice in respect of the above appeal. The appeal was dismissed.

RESOLVED that the information be noted.

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**551. TOWN AND COUNTRY PLANNING ACT (1990)
(AS AMENDED) APPEAL APP887/S/21873
LAND AT FORMER GLANMORLAIS COTTAGE
PART OF BLAENHIRAETH FARM, LLANGENNECH**

Further to Minute No. 301, S/21873, 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 exchange of written statements by the parties and a site visit by an Inspector.

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 May, 2010, adopted by the Council.