

**27 August, 2019**

**LLANELLI RURAL COUNCIL**

**Minute Nos: 150 - 154**

At a Meeting of the **PLANNING AND LIAISON COMMITTEE** of the Llanelli Rural Council held at the Council Chamber, Vauxhall Buildings, Vauxhall, Llanelli, on Tuesday, 27 August, 2019, at 4.45 p.m.

**Present:** Cllr. H. J. Evans (Chairman)

**Cllrs.**

S. M. Caiach	T. Devichand
S. L. Davies	T. J. Jones

**Absent:** F. Akhtar, M. V. Davies

**150. APOLOGIES FOR ABSENCE**

Apologies for absence were received from Cllrs. T. M. Donoghue, R. L. Najmi, J. S. Randall and A. J. Rogers.

**151. MEMBERS' DECLARATIONS OF INTEREST**

No declarations of interest were made.

**152. 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.</b>	<b>Location</b>	<b>Development</b>
<b>S/39242</b>	Mr J. Singh 20 Brynelli Llanelli	Proposed single storey A3 retail unit for use as a hot food takeaway.

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Recommendation – the Council objected to the proposed development on the following grounds:

1. The proposed use would generate an increased volume of vehicles visiting the premises at a location where the existing parking provision was inadequate resulting in an unacceptably detrimental impact on highway safety.
2. The flow of traffic was already congested in this area as it was also one of the main routes to local schools and the hospital.
3. The proposal was within a predominantly residential area which would adversely impact the amenity of neighbouring residential properties with additional noise, disturbance and litter generated by the proposal.

<b>S/39243</b>	Mr O. Kaufman Land at Parc Pemberton Retail Park Llanelli	The development of a class A1 Retail unit to provide 1,319 sq. m (GIA), reconfiguration of the car park, landscaping and associated works.
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Recommendation – no objection.

<b>S/39265</b>	IFG Properties (Swansea Ltd) Land at Morrisons Supermarket's car park, Parc Pemberton Retail Park Llanelli	1 no. internally illuminated 10m totem sign; 1 no. internally illuminated monument sign; 1 no. drive thru directional sign; 1 no. preview menu board; 1 no. speaker canopy letter sign; 1 no 5-panel menu board; 1 no. 'no entry/thank' you directional signs; 1 no. 610mm diameter internally illuminated wall mounted logo sign; 1 no. 910 mm diameter internally illuminated wall mounted logo sign; and 1 no. 305mm internally illuminated wordmark 'Starbucks' letter sign.
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Recommendation – no objection.

### **153. 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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Application No.	Location	Development
<b>S/38939</b>	Mr J. Belton 46 Heol Nant Swiss Valley	Single storey rear extension and new driveway to front.

Recommendation – the Council objected to the proposed development because the proposed extension was not subordinate to the original dwelling in terms of scale. It would considerably extend the footprint of the bungalow and would have an adverse impact on its original character.

<b>S/39221</b>	Mrs S. Hooper Land at rear of 29 Long Row Y Fron Felinfoel	One new house.
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Recommendation – no objection provided:

1. There was no detrimental impact on the amenity and privacy of neighbouring dwellings.
2. There was no detrimental impact on highway safety.

<b>S/39231</b>	Mr & Mrs A. Poffley 2 Clos Cefn Bryn Llwynhendy	Proposed timber outbuilding.
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Recommendation – no objection.

**154. STREET NAMING AND NUMBERING – 6 X PLOTS TO THE REAR OF 22C LLWYNHENDY ROAD, LLANELLI**

Members received correspondence from Carmarthenshire County Council in respect of the naming and numbering of six plots to the rear of 22C Llwynhendy Road, Llanelli, to be known as Clos y Ffynnon.

Following discussion it was

**RESOLVED** that there be no objection to the proposal.

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The Meeting concluded at 4.48 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 10 September, 2019, adopted by the Council.