

# LLANELLI RURAL COUNCIL

## MEETING NOTES

At a Planning and Liaison Committee Meeting hosted at the Council Chamber, Vauxhall Buildings, Vauxhall, Llanelli and via remote attendance on Monday 7 February, 2022, at 4.45 p.m.

**PRESENT:** Cllrs. F. Akhtar, M. V. Davies, T. Devichand, T. M. Donoghue, A. Evans, H. J. Evans (Committee Chairman), A. J. Rogers.

**ABSENT:** Cllrs. S. M. Caiach, J. S. Randall.

### Agenda Items:

1. Apologies for absence.

Cllrs. T. J. Jones (Cllr. A. Evans deputising) and S. K. Nurse.

2. Members' Declarations of Interest in respect of the business to be transacted.

No declarations of interest were made.

3. Town and County Planning (Development Management Procedure) (Wales) Order 2012 Schedule 1 Article 4. (4) Schedule 1B Articles 2C & 2D – further to minute no. 359 – to receive a presentation from Mr Will Lloyd-Davies, Director at Arbenigol Property Development Consultants, in further support of the publicity and consultation before applying for planning permission for the proposed construction of a Class A1 Lidl foodstore, Class A3 Drive Thru Restaurant and associated infrastructure works on land adjacent to Trostre Retail Park, Llanelli.

Mr Lloyd-Davies' presentation focussed on members' initial concerns regarding the perceived impact of the development proposal on the vitality of Llanelli Town Centre; the biodiversity issues affecting the land parcel; the potential risk of flooding and the proliferation of traffic and the overall impact on the highway infrastructure in and around Trostre. Following member discussion, Mr Lloyd-Davies was thanked for attending the meeting and for offering his professional opinion on both the merits of the scheme and the council's concerns.

4. Planning applications.

The committee agreed its response to be submitted to Carmarthenshire County Council in respect to the following planning applications:

(1) PL/03159      22 St Margaret's Drive, Llanelli – no objection to the application.

(2) PL/03254 Land part of former Capel Quarry, Capel Road, Llanelli – objection to the application on certain grounds.

(3) PL/03351 Gateway Resort, Dyffryn Road, Bynea – no objection to the application subject to certain provisions.

5. Planning applications determined under the Clerk's delegated powers.

(1) PL/03313 Land to the rear of White Lion Garage, Pemberton Road, Llanelli – no objection to the application.

Noted.

6. Street Naming and numbering – 13 new dwellings – land adjacent to 80 Llwynhendy Road, Llanelli – it was agreed that the new development be amended to Clos Ffordd Fach, Llwynhendy and not Clos Ffordd Bach as suggested by Carmarthenshire County Council.

7. Traffic Regulation Order (TRO) - FP 36/57 (IN PART) 36/58 (IN PART) AND 36/54 (IN PART) at Furnace Ponds – the proposed extension of the existing TRO at Furnace Ponds was accepted.

8. AP-7176 – PL/02516 – 68 Bryngwyn Road, Llanelli – members received a notification of an appeal that was lodged by the householder with regards the construction of a single storey rear extension at 68 Bryngwyn Road, Llanelli.

Noted.

The meeting concluded at 5.28 p.m.