

24 April, 2023

LLANELLI RURAL COUNCIL

Minute Nos: 462 – 466

At a Meeting of the **PLANNING AND LIAISON COMMITTEE** of the Llanelli Rural Council held at the Council Chamber, Vauxhall Buildings, Vauxhall, Llanelli and via remote attendance on Monday, 24 April, 2023, at 4.45 p.m.

Present: Cllr. E. M. Evans (Vice Chairman (in the Chair))

Cllrs.

M. V. Davies	J. S. Phillips
S. L. Davies	A. G. Stephens
S. N. Lewis	N. A. Stephens
A. G. Morgan	B. M. Williams
O. Williams	

Absent: S. M. T. Ford

462. APOLOGIES FOR ABSENCE

An apology for absence was received from Cllr. A. J. Rogers (Cllr. B. M. Williams deputising).

463. MEMBERS' DECLARATIONS OF INTEREST

Cllr. S. L. Davies declared personal interests in regard to Minute No. 464 (PL/05661 and PL/05669) below as she had responded to these items in her capacity as a county councillor. Cllr. S. L. Davies also declared a personal and prejudicial interest in Minute No. 466 as her mother owned land adjoining the property and left the meeting before discussion commenced.

464. PLANNING APPLICATIONS

Consideration having been given to planning applications received, it was

RESOLVED as follows:-

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Application No.	Location	Development
PL/05551	S. Fitzgerald 171 Sandy Road Llanelli	Proposed two storey and single storey rear extension.
Recommendation – no objection.		
PL/05558	Mr P Jacob 12 Cwmbach Road Llanelli	Proposed second storey side extension, single storey rear extension and internal and external alterations.
Recommendation – no objection.		
<i>Cllr. S. L. Davies declared a personal interest in PL/05661 below as she had already responded to the proposal in her capacity as a county councillor.</i>		
PL/05661	Mr T Chapple 9-10A Parc Pemberton Retail Park Llanelli	Installation of a non-trading mezzanine floor, external alterations and associated development.
Recommendation – no objection.		
<i>Cllr. S. L. Davies declared a personal interest in PL/05669 below as she had already responded to the proposal in her capacity as a county councillor.</i>		
PL/05669	Ms X Huang 74 Pemberton Road Llanelli	Change of use of the ground floor C3 to mixed use A3 (Hot Food Takeaway).
Recommendation – no objection provided:		
1. There was no detrimental impact on neighbouring dwellings brought about by the generation of increased noise, odour and the proliferation of litter associated with the proposed change of use.		
2. There were no highway safety concerns associated with access and that there was sufficient parking available.		
PL/05707	Mr A Croxall Brynawel Felinfoel Llanelli	Increase roof height and new flat roof extension over kitchen with remodelling works internally.

Recommendation – no objection provided:

1. The proposed increase in roof height did not significantly alter the character of the original dwelling.

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Application No.	Location	Development
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PL/05707 cont.

2. The flat roof extension when combined with the increase in roof height was subordinate in terms of the collective impact on the overall size and massing of the dwelling.
3. There were no issues with the design proposals in terms of compliance with the Local Development Plan general development policies but in particular Policy GP6 – Extensions.

PL/05744	Mr T James Ty Draenen Wen Five Roads Llanelli	First floor extension over garage to provide a bedroom and en-suite.
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Recommendation – no objection.

PL/05751	Mr & Mrs E Mansel- Lewis Stradey Castle Cwmbach Road Llanelli	Listed building consent - minor repairs and alterations to the arrangements to the dining room and other adjacent ground floor rooms.
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Recommendation – no objection.

465. LON YR YSGOL, LLANELLI – PROPOSED PROHIBITION OF WAITING AT ANY TIME

Correspondence was received from Carmarthenshire County Council, informing of the proposed Prohibition of Waiting at any time at Lon yr Ysgol, Llanelli. Concerns had been raised by a resident regarding visibility when exiting the junction onto Bryngwyn Road because cars were being parked on the junction, and it was

RESOLVED that the proposal be supported in the interests of highway safety.

466. TOWN AND COUNTRY PLANNING ACT (1990) – PLANNING APPEAL – CAS-02292-G1X7P1 – LAND PART OF LLIEDI FACH FARM, FIVE ROADS, LLANELLI – ENFORCEMENT APPEAL CONSULTATION – ENF/0281-AP-7232

Cllr. S. L. Davies declared a personal and prejudicial interest in this item as her mother owned land adjoining the property and left the meeting before discussion commenced.

Members received correspondence from Carmarthenshire County Council, informing of an appeal that had been lodged with the Planning Inspectorate by the landowner, following the county council issuing an enforcement notice over the siting of a caravan on the site.

RESOLVED that the information be noted.

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The meeting concluded at 4.50 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 11 May, 2023, adopted by the Council.