

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, 2 February, 2026, at 4.45 p.m.

PRESENT: Cllrs. M. V. Davies, S. L. Davies, E. M. Evans, S. N. Lewis, J. Lovell, K. Morgan and A. J. Rogers (committee chairman).

ABSENT: Cllrs. S. R. Bowen, A. Evans, S. M. T. Ford, S. K. Nurse.

Agenda Items:

1. Apologies for absence.

None.

2. Members' Declarations of Interest.

Cllr. S. L. Davies Item 5 – personal interest.

3. Planning applications.

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

- (1) PL/10392 Land at Picton Sports, Heol Aur, Dafen – no objection to the application.
- (2) PL/10419 51 Brynawelon, Llanelli - no objection to the application.

4. Matter dealt with under the Clerk's delegated powers – to note the council's response to Carmarthenshire County Council in respect of the following planning application:

- (1) PL/10356 Llanelli Tennis and Squash Club, Denham Avenue, Llanelli – no objection to the application.

Noted.

5. Town and Country Planning Act 1990 (as amended) ('the 1990 Act') The Developments of National Significance (Wales) Regulations 2016 (as amended) ('the DNS Regulations') The Development of National Significance (Procedure) (Wales) order 2016 (as amended) ('the DNS procedure Order') DNS CAS-04012-T8Y8D2 – Land to the east of Pendderi Road, Pendderi, Llanelli.

Members received correspondence from the Welsh Government following an application by Windel Solar 11 Ltd. for the installation of a solar farm comprising ground mounted solar PV panels with generating capacity of up to 35MW, for a temporary period of 40

years, including associated infrastructure as well as the demolition of the existing farm buildings.

Following discussion it was agreed to:

(1) Write to the Welsh Government conveying the council's views with regards to the following:

- The council supports the principle of solar farm development.
- The council's pre-application concerns had been recognised and was satisfied with the proposed mitigation measures now making up the formal planning application, particularly regarding removing solar panels in their entirety from fields 4, 11 and 15 respectively, to create a wider buffer zone between the solar farm and residential properties on the western perimeter of the site.
- The council was also pleased that the scheme had been carefully refined to address the perceived negative impacts on Brynteg Farm.
- The importance of regularising the reinstatement of the site upon decommissioning of the solar farm, via a planning condition should planning permission be granted. Furthermore, whether any form of indemnity ought to be pursued should the operator cease operations/trading and was unable to decommission the site by default.
- The council intended contacting the company regarding the extent of its community benefit contribution.

(2) Write to Windel Solar 11 Ltd about how the company intended delivering a community benefit contribution outside the formal planning process.

6. The County of Carmarthenshire (with the exception of Carmarthen, Llanelli and Ammanford) (Waiting Restriction and Street Parking Places) Consolidation (Variation Number 43) order 2026.

Correspondence was received from Carmarthenshire County Council regarding the creation of a new disabled badge holders' parking bay outside number 164 Sandy Road, Pwll, Llanelli and to revoke the existing parking bay outside 27 Bryngwyn Road, Dafen, Llanelli.

It was agreed to support the proposals set out in the Order in so far as they impacted arrangements within the council's administrative area.

7. Planning Appeal Decision – PL/07246 – CAS-03726-H7D4Y3 – Ty Clyd, Five Roads.

Members received correspondence from Carmarthenshire County Council informing of an appeal decision against the refusal to grant planning permission under section 73 of the Town and Country Planning Act 1990 for the development of land without complying with conditions subject to which a previous planning permission was granted. The appeal had been dismissed.

Noted.

The meeting concluded at 5.16 p.m.