

10 June, 2024

LLANELLI RURAL COUNCIL

Minute Nos: 38 – 44

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, 10 June, 2024, at 4.45 p.m.

Present: Cllr. A. J. Rogers (Chairman)

Cllrs.

S. R. Bowen	S. M. T. Ford
M. V. Davies	S. N. Lewis
S. L. Davies	N. A. Stephens
E. M. Evans	B. M. Williams

Absent: S. K. Nurse

38. APOLOGIES FOR ABSENCE

An apology for absence was received from Cllr. O. Williams.

39. MEMBERS' DECLARATIONS OF INTEREST

Cllr. S. L. Davies declared a personal interest in Minute No. 41, (PL/07785) as she was intending to respond to the planning application in her capacity as a county councillor.

40. APPOINTMENT OF SUB-COMMITTEE

RESOLVED that a sub-committee, comprising the Chairman and Vice Chairman of Committee, Chairman of Council, Leader of Council and local ward members be appointed.

41. PLANNING APPLICATIONS

Consideration having been given to planning applications received, it was

RESOLVED as follows:-

10 June, 2024

Application No.	Location	Development
PL/07783	Huw Griffiths Architects Coptic Church Pwll Road Pwll Llanelli	Listed building consent was required for the creation of a new door opening within an existing window opening in the vestibule. Create a new door opening between the main church building and the adjacent hall. Move the central column supporting the gallery and introduce a new column to allow the creation of a new aisle down the middle of the church.

Recommendation – a site visit be requested with representatives of Carmarthenshire County Council to discuss the proposals in more detail given there appeared to be discrepancies with the planned works outlined in the listed building consent application and the accompanying Heritage Impact Assessment report.

Cllr. S. L. Davies declared a personal interest in the following item PL/07785 as she intended to respond to the planning application in her capacity as a county councillor.

PL/07785	Mr & Mrs R Mathias The Beeches Lon y Scarlets Llanelli	Construction of four no. detached dwellings off a private drive.
-----------------	---	--

Recommendation – objection on the following grounds:

1. There was concern that the drainage generated from the development would increase the hydraulic load on the public sewer.
2. General access/egress to and from the site appeared to be detrimental to highway safety particularly the inadequate carriage width of the lane and the poor visibility at the junction of the lane and the main road.
3. There was concern the development would have a detrimental impact on the amenity and privacy of the residents residing at 43 and 45 Pemberton Road.

PL/07788	Mr C Davies Land adjacent to 62 Heol Llanelli Pontyates	Proposed dwelling and detached garage.
-----------------	--	--

Recommendation – no objection.

PL/07808	Mr P Ford 71 Heol y Pentre Ponthenri Llanelli	Single storey conservatory to rear elevation.
-----------------	--	---

Recommendation – no objection.

10 June, 2024

Application No.	Location	Development
PL/07821	Mr & Mrs J Howe 10 Maes Ar Ddafen Road Llanelli	Porch with a rear single storey extension and dormer.

Recommendation – no objection.

42. PLANNING APPLICATION DETERMINED UNDER THE CLERK'S DELEGATED POWERS

Members were informed that the Clerk had dealt with the following planning application under the scheme of delegated powers.

Application No.	Location	Development
PL/07712	Mr S Carroll 24 Oaklands Swiss Valley Llanelli	Single Storey rear extension.

Recommendation – no objection.

RESOLVED that the information be noted.

43. PROPOSED TRAFFIC CALMING – TANYGRAIG ROAD, LLWYNHENDY

Members received correspondence from Carmarthenshire County Council informing of proposals to introduce a series of traffic calming measures on Tanygraig Road, Llwynhendy which were considered necessary to maintain low vehicle speeds within residential areas, along routes to school and the vicinity of existing uncontrolled pedestrian crossing points.

RESOLVED that the proposals be supported in the interest of highway safety.

10 June, 2024

44. TOWN AND COUNTY PLANNING ACT (1990) – PLANNING APPEALS

Members received correspondence from Carmarthenshire County Council informing of the following planning appeals lodged with the Planning Inspectorate, following Carmarthenshire County Council’s decision to refuse planning permission in regard to:

(1) CAS-03268-H2K1J3 – PL/06920 – AP-7330 – 2 Hill Top, Swiss Valley, Llanelli – to the council’s refusal to grant a certificate of lawful development for the proposed use for up to six people as a single dwelling receiving care (Class C3 (B)) at 2 Hill Top, Swiss Valley, Llanelli. The appeal was brought about by the applicant.

(2) CAS-03272-F0F6Y7 – PL/06834 – AP-7332 – 2 Hill Top, Swiss Valley, Llanelli – further to Minute No. 265 (11 December, 2023 refers) to allow a change of use from residential (Class C3) to children’s home (Class C2). The appeal was brought about by the applicant.

RESOLVED that the appeals be noted and that the council reaffirm its original objection to the Planning Inspectorate in regard to both appeals.

During discussion of the above, Cllr. S. L. Davies left the meeting.

.....

The meeting concluded at 5.00 p.m.

.....

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 June, 2024, adopted by the Council.