



Mark James LLM, DPA, DCA Prif Weithredwr, Chief Executive, Neuadd y Sir, Caerfyrddin. SA31 1JP County Hall, Carmarthen. SA31 1JP

Dear Councillor

PLANNING COMMITTEE - THURSDAY, 21ST SEPTEMBER, 2017

Please find attached copies of the addendae and plans for the above meeting.

Agenda No Item

- 3. AREA EAST DETERMINATION OF PLANNING APPLICATIONS (Pages 3 18)
- 4. AREA SOUTH DETERMINATION OF PLANNING APPLICATIONS (Pages 19 84)
- 5. AREA WEST DETERMINATION OF PLANNING APPLICATIONS (Pages 85 152)

Yours sincerely

Mark James CBE

Chief Executive

Encs



Agenda Item 3

Ardal Dwyrain/ Area East

ADRODDIAD PENNAETH
CYNLLUNIO,
CYFARWYDDIAETH YR AMGYLCHEDD

REPORT OF THE HEAD OF PLANNING, DIRECTORATE OF ENVIRONMENT

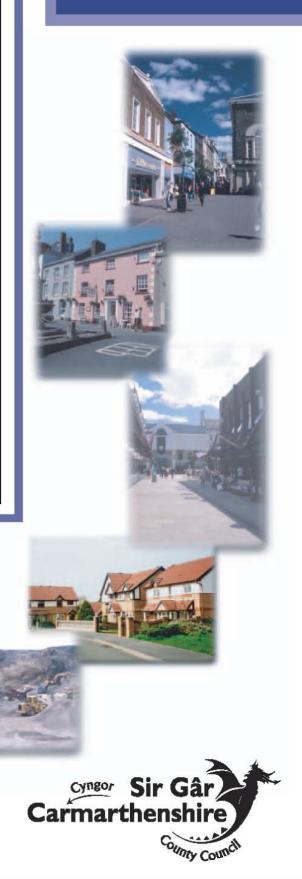
AR GYFER PWYLLGOR CYNLLUNIO CYNGOR SIR CAERFYRDDIN/

TO CARMARTHENSHIRE COUNTY COUNCIL'S PLANNING COMMITTEE

AR 21 MEDI 2017 ON 21 SEPTEMBER 2017

> I'W BENDERFYNU/ FOR DECISION

ATODIAD ADDENDUM



ADDENDUM - Area East

Application Number	E/35478
Proposal & Location	REPAIR AND CONVERSION OF SALEM CHAPEL IN TO 1 RESIDENTIAL DWELLING AT SALEM CHAPEL, CAMPBELL ROAD, LLANDYBIE, AMMANFORD, SA18 3UP

DETAILS:

E/35478

The applicant's agent has requested that the determination of the application is deferred until the Planning Committee meeting on 31st October 2017, citing the following reasons:

- The applicant who wishes to be present at the meeting is presently abroad for family reasons and work commitment and not a holiday
- The applicant's sister is gravely ill and she was discharged from hospital only few days ago
- There are still outstanding matters to be resolved
- It would be unfair for the committee to go ahead without giving the applicant/agent the opportunity to defend our application



Y PWYLLGOR CYNLLUNIO

21 MEDI 2017

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PLANNING COMMITTEE

21 SEPTEMBER 2017

AREA EAST



CEISIADAU YR ARGYMHELLIR EU BOD YN CAEL EU GWRTHODWYD

APPLICATIONS RECOMMENDED FOR REFUSAL





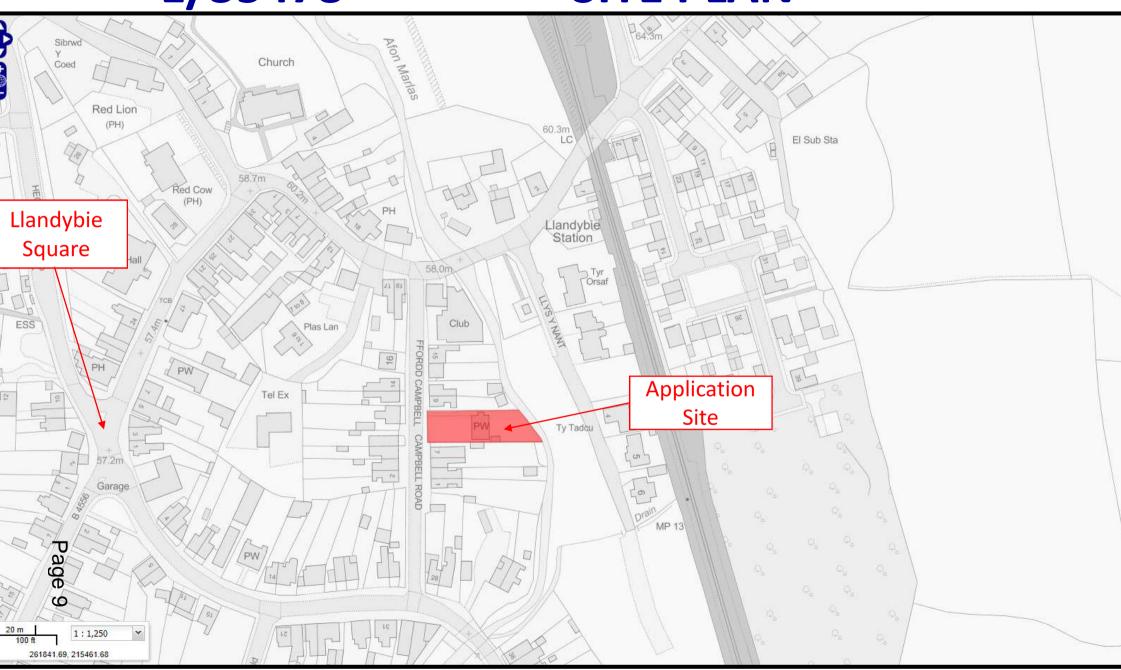
E/35527



E/35478 **LOCATION PLAN** Page 8 Llandybie Square Llandybie **CP School** Llandybie **Application** Site 262189.49, 215253.58

E/35478

SITE PLAN

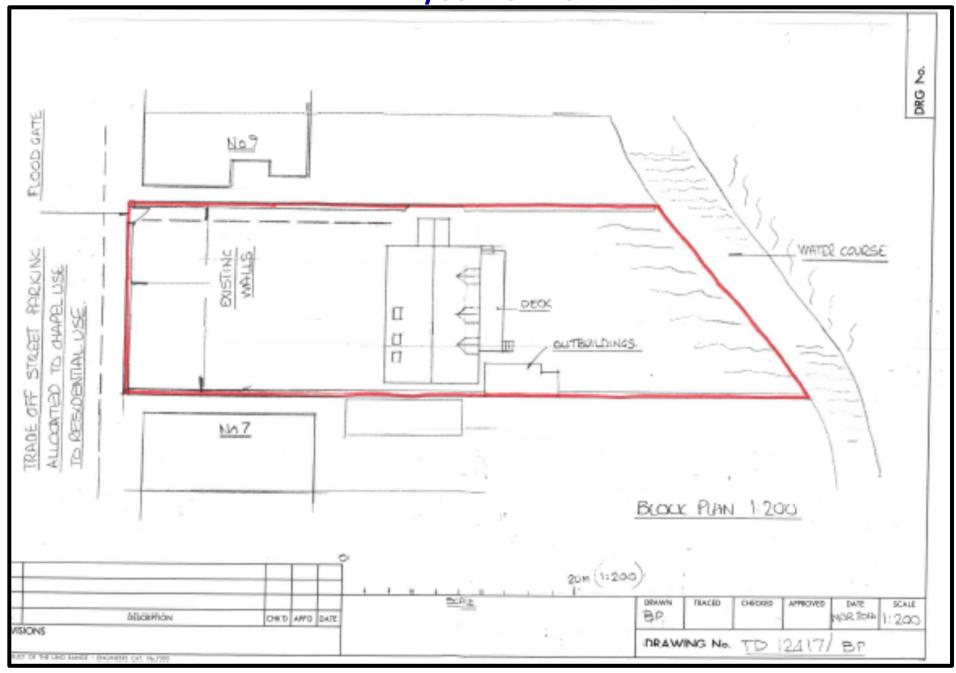


E/35478 **C2 FLOOD ZONE PLAN** Page 10 Church Red Lion 60,3m LC El Sub Sta HEOL GWILYM landybie Station Application Tel Ex Site Ty Tad Garage 1:1,250 261750.69, 215337.08

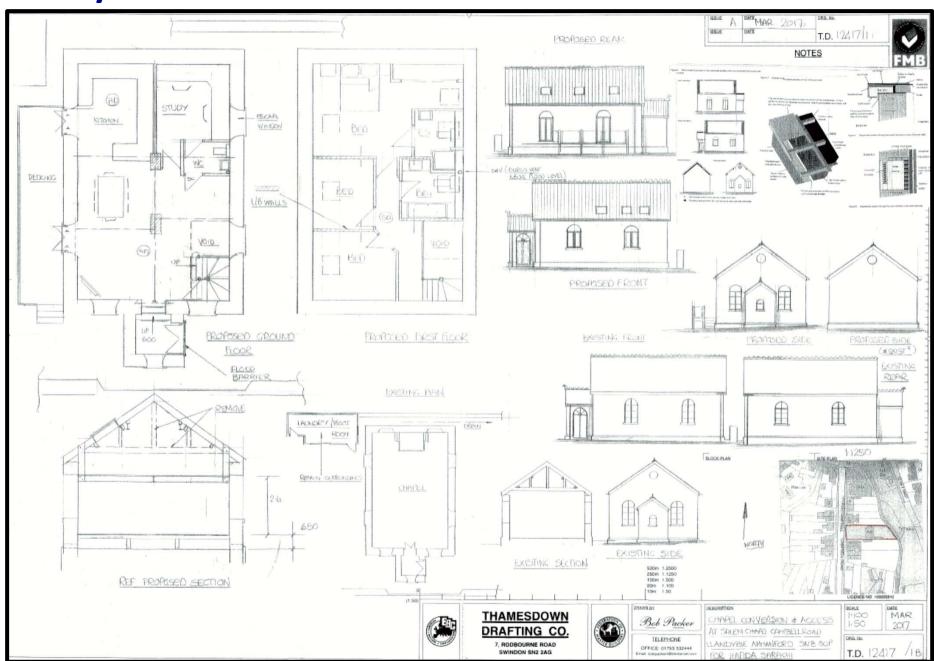
E/35527 AERIAL PHOTO OF APPLICATION SITE



E/35478 SITE PLAN



E/35478 EXISTING AND PROPOSED PLANS











E/35527 **SITE PHOTO**

Agenda Item 4

Ardal De/ Area South

ADRODDIAD PENNAETH CYNLLUNIO, CYFARWYDDIAETH YR AMGYLCHEDD

REPORT OF THE HEAD OF PLANNING, DIRECTORATE OF ENVIRONMENT

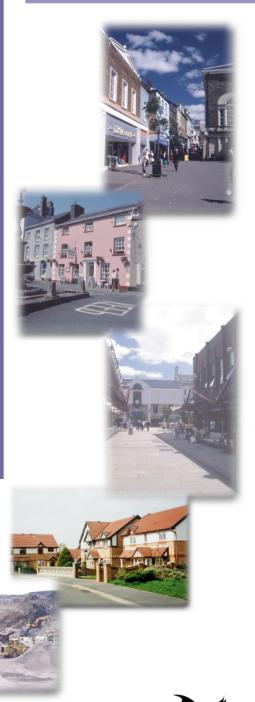
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TO CARMARTHENSHIRE COUNTY COUNCIL'S PLANNING COMMITTEE

AR 21 MEDI 2017 ON 21 SEPTEMBER 2017

> I'W BENDERFYNU/ FOR DECISION

ATODIAD ADDENDUM





ADDENDUM - Area South

Application Number	S/33277
Proposal & Location	RESIDENTIAL DEVELOPMENT AT LAND ADJOINING MARETTA, FIVE ROADS, LLANELLI, SA15 5YT

DETAILS:

THIRD PARTY REPRESENTATIONS

There is a typographical error under Third Party Representations which should read.

There are calls for the frontage plots to be open space. It is however noted that the site is adjacent to the recreation ground so further open space is not required. The site will facilitate the extension of the school which will provide sports and open space for the community as well as an improvement to the education facility. Further open space along the highway is not therefore considered necessary or desirable.

ADDENDUM - Area South

Application Number	S/35823
Proposal & Location	DEMOLITION OF THE EXISTING DWELLING (HEN GOITRE) AND CONSTRUCTION OF 1 NO 4 BEDROOM TWO STOREY DETACHED DWELLING AT HEN GOITRE, HENDY, HENDY, LLANELLI, SA4 0YQ

DETAILS:

CONSULTATIONS

Coal Authority – Have raised no objection to the application.

The applicant has submitted an amended location and block plan which correct an anomaly in the original plans. Condition nos. 2 and 6 of the original report are therefore to be amended as follows to reflect the new plans received.

CONDITIONS

- The development shall be carried out in accordance with the details shown on the following schedule of plans:
 - Block and Location Plan (PA/03) received on 19 September 2017.
 - Site Sections (PA/04) received on 31 August 2017.
 - Proposed Elevations (PA/02) received on 7 July 2017.
 - Proposed Elevations and Floor Plans (PA/01) received on 7 July 2017.
 - Bat Survey Report entitled Hen Goitre, Hendy, Carmarthenshire, SA4 0YQ received on 7 July 2017.
- The existing dwelling known as 'Hen Goitre' as shown on the Block and Location Plan (PA/03) received on 19 September 2017 shall be demolished and removed from the site prior to the beneficial occupation of the new dwelling hereby approved.

REASONS

- 2 To ensure that only the approved works are carried out.
- 6 In the interests of visual amenity.

ADDENDUM – Area South

Application Number	S/35875
Proposal & Location	RESIDENTIAL DEVELOPMENT - REVISED OUTLINE PLANNING FOR 3 DETACHED DWELLINGS (RESUBMISSION OF S/33484 - APPEAL REFUSED 25/11/16) AT LAND ADJACENT TO, HEN SOAR FACH, MYNACHLOG ROAD, PONTYBEREM, LLANELLI, SA15 5EY

DETAILS:

CONDITIONS

The land subject to this permission is as identified on the amended 1:500 & 1:1250 scale Block and Location plan (04) dated 15 September.

ADDENDUM - Area South

Application Number	S/35189
Proposal & Location	SITING OF TWO DETACHED DWELLING HOUSES AT LAND AT FORMER CWMBLAWD SAWMILLS, LLANNON ROAD, PONTYBEREM, LLANELLI, SA15 5NB

DETAILS:

CONSULTATION

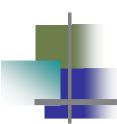
Pontyberem Community Council – supports the development of two affordable dwellings on the site.

ANALYSIS

For clarity, it should be noted that the proposal is for two market houses on the site not affordable houses. The applicants have agreed the affordable housing contribution of £51 per square metre internal floor area towards affordable housing elsewhere, however the proposal is not for affordable dwellings.

On balance, the recommendation remains that the proposal is not in accordance with policy.





Y PWYLLGOR CYNLLUNIO PLANNING COMMITTEE

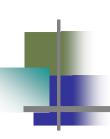
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AREA SOUTH



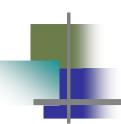


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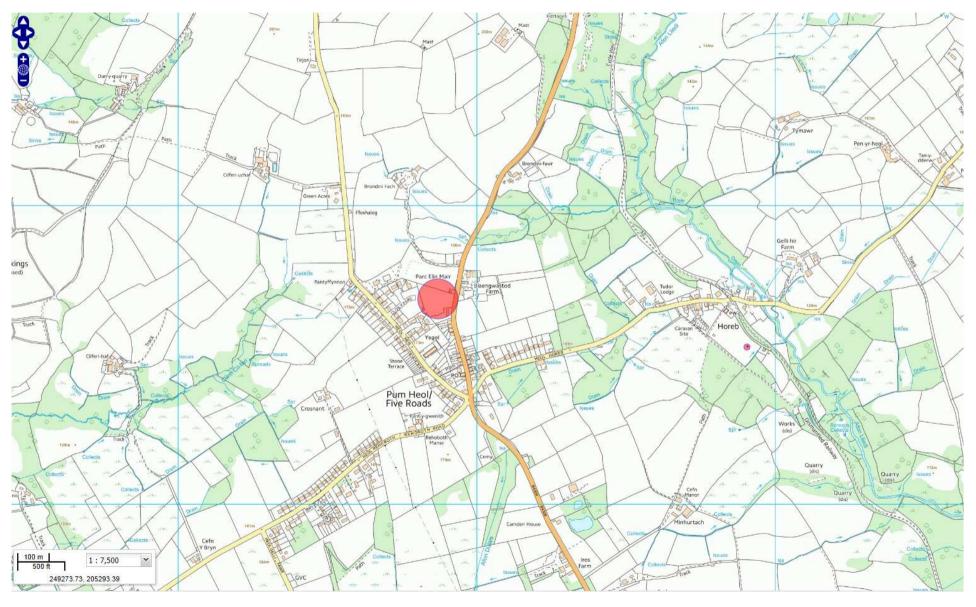
APPLICATIONS RECOMMENDED FOR APPROVAL

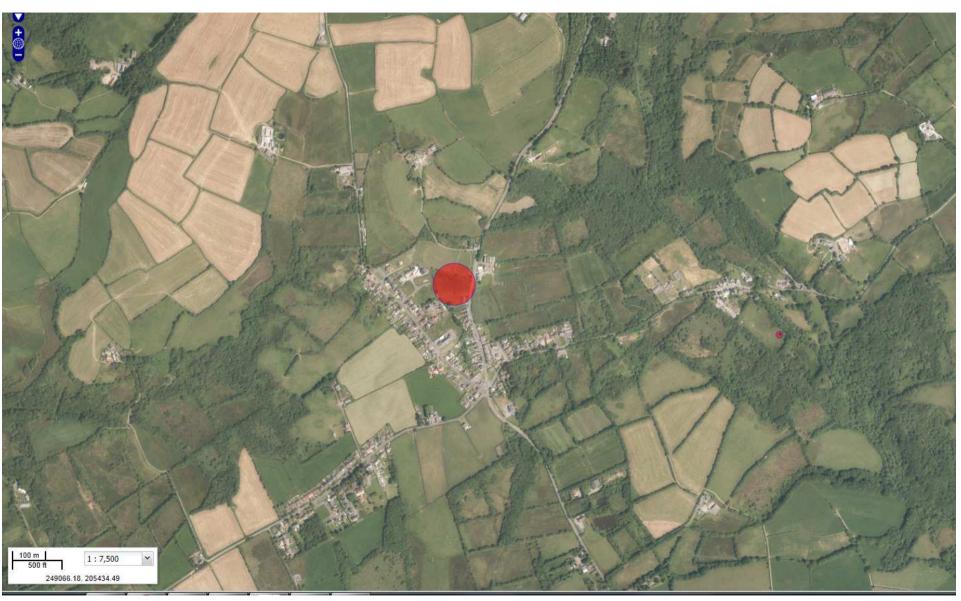


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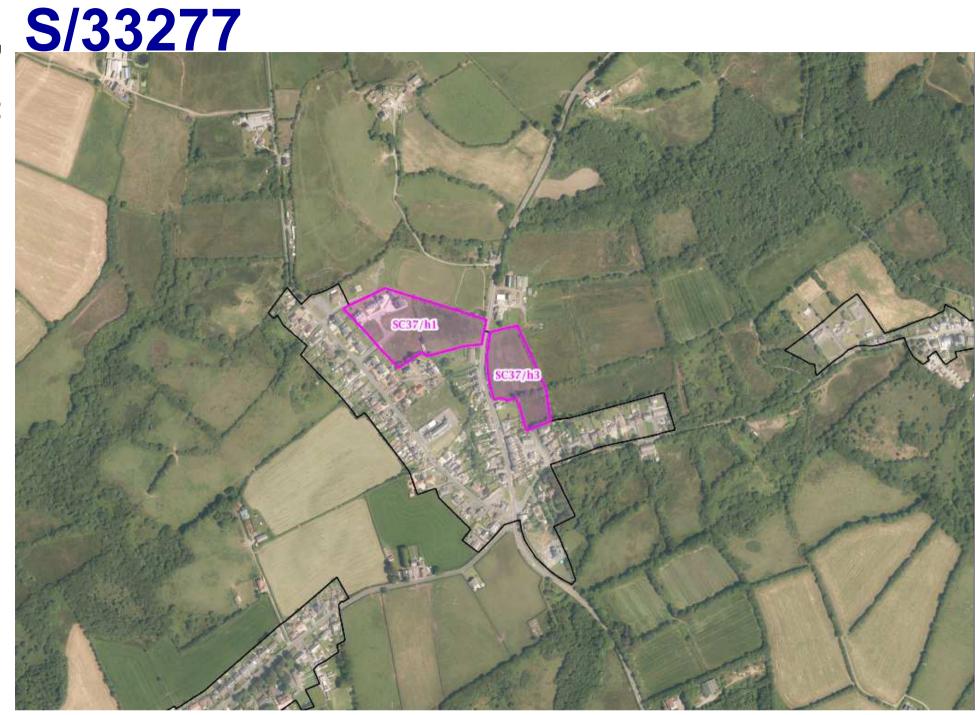


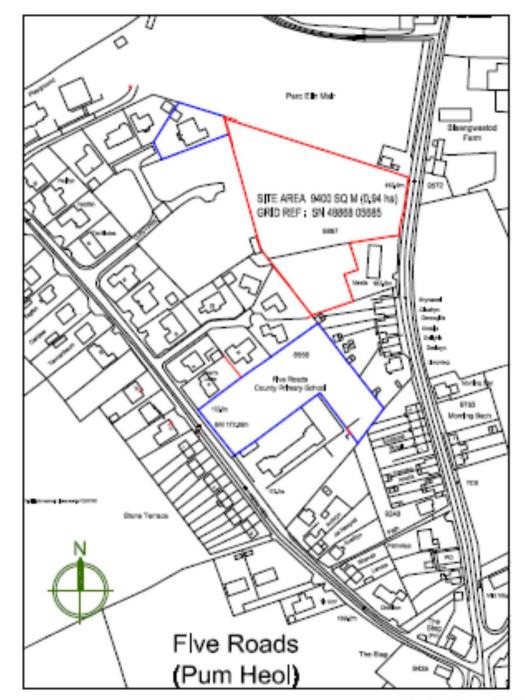


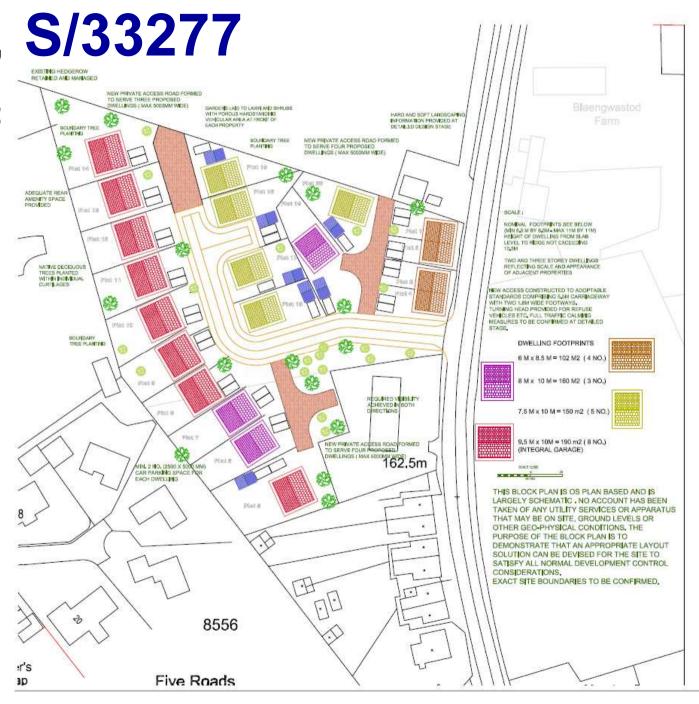




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PROPOSED RESIDENTIAL DEVELOPMENT LAND OFF THE B4309 ROAD, ADJ TO MARETTA, FIVE ROADS, LLANELLI, CARMARTHENSHIRE SA15 5HJ

SCHEMATIC LAYOUT & LOCATION PLAN

1:500, 2500 @ A2 DRAWING: GENPL/RB/00234A DATE: DECEMBER 2015



CHARTERED TOWN PLANNING AND DEVELOPMENT CONSULTANCY 43 POTTERY STREET, LLANELLI, CARMARTHENS-INE., SA15-18U, TEL: 01554-527111





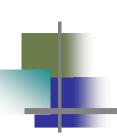




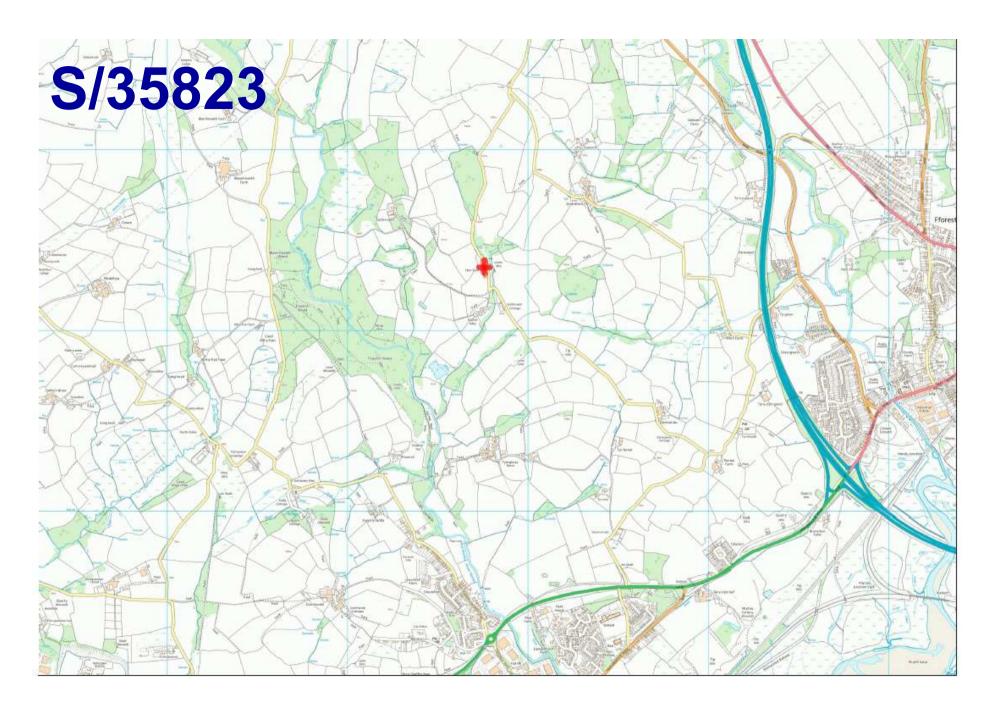






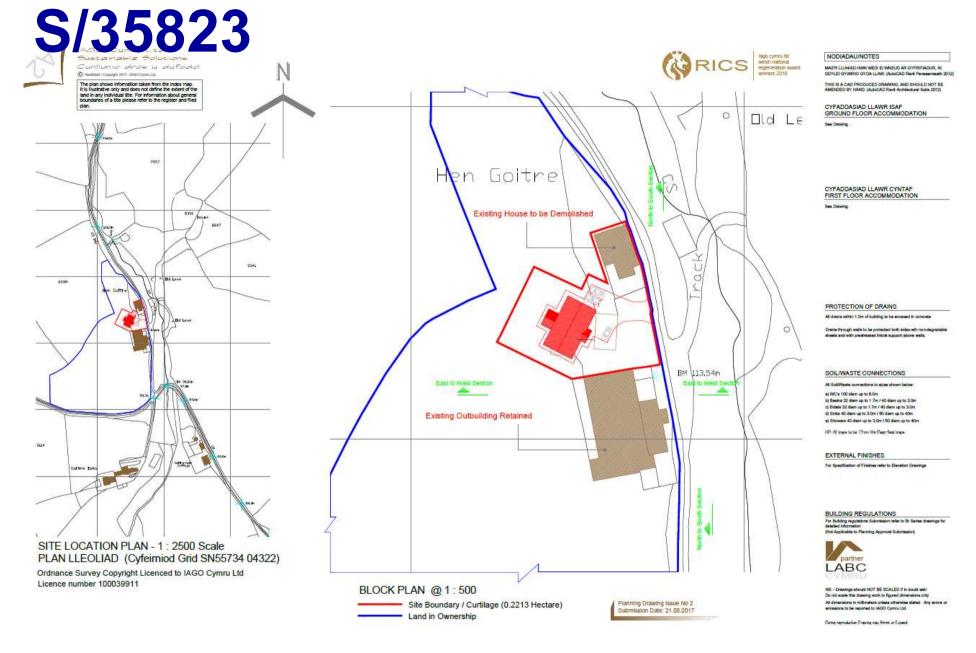


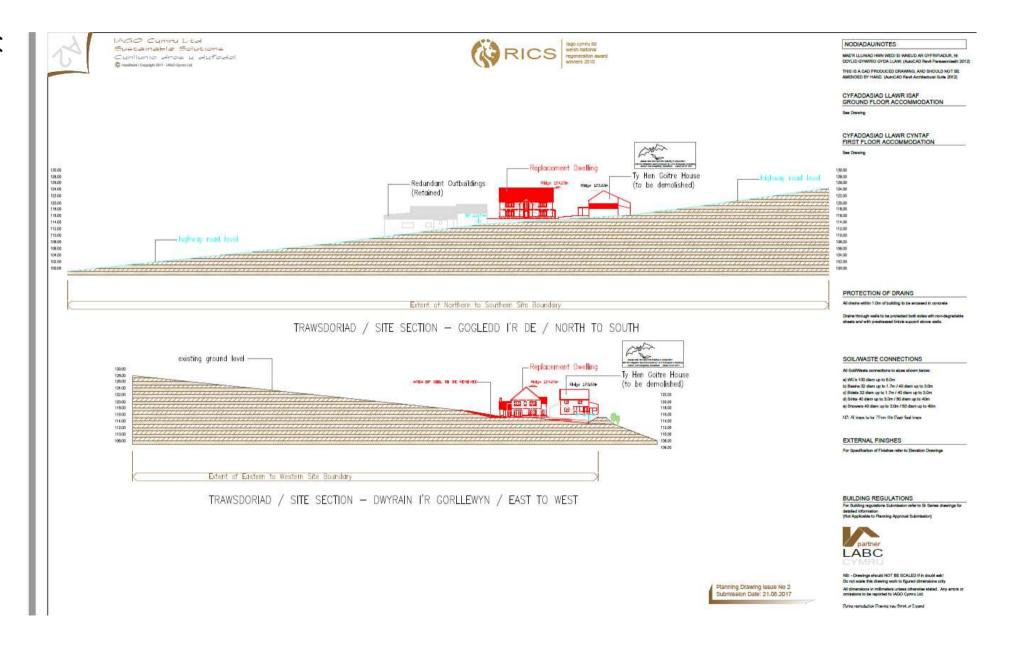
















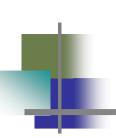








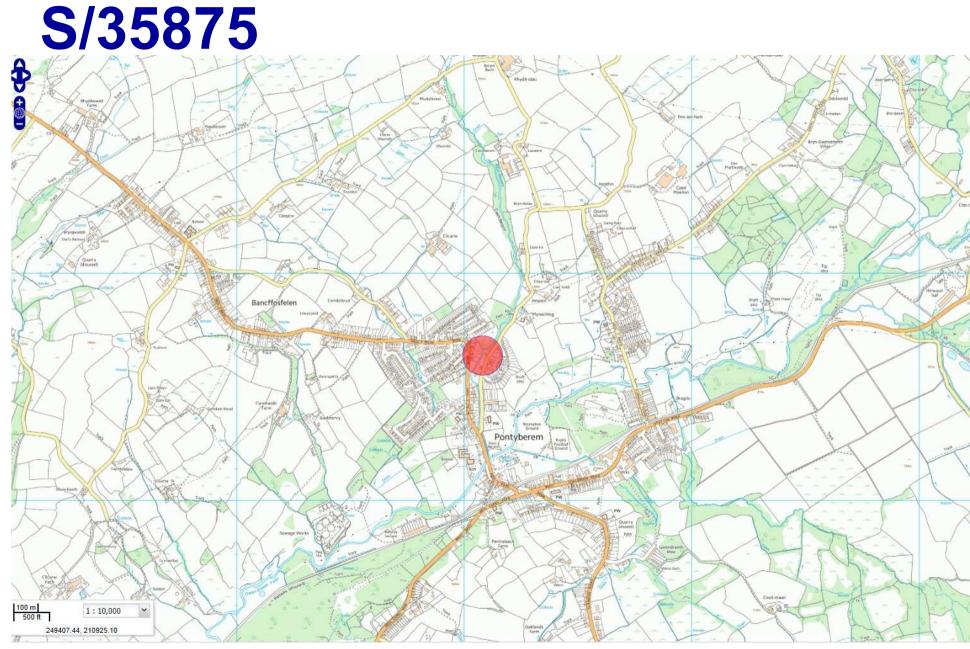


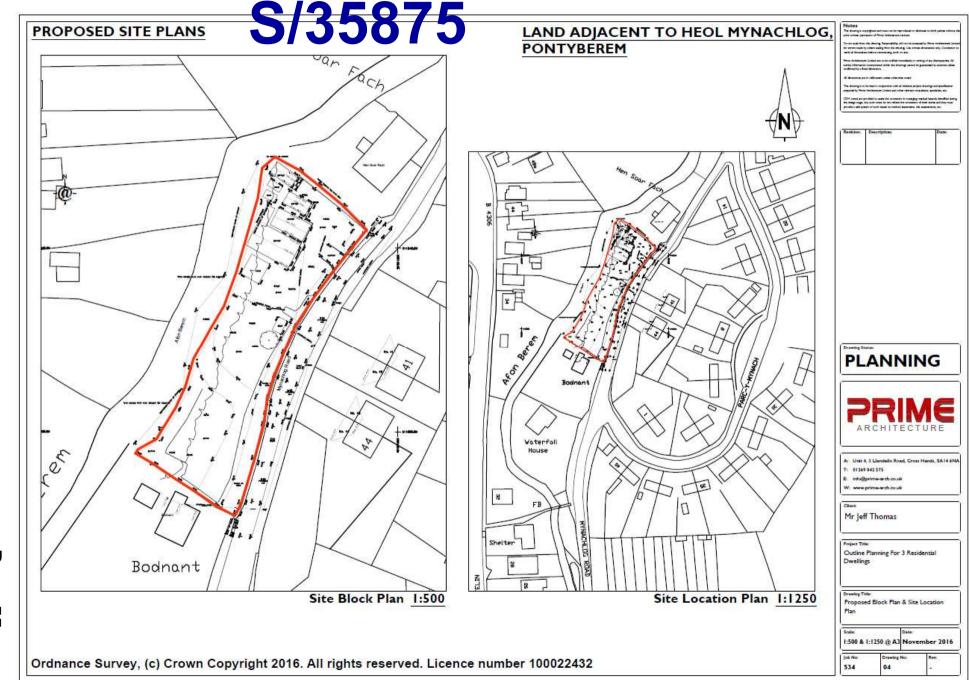


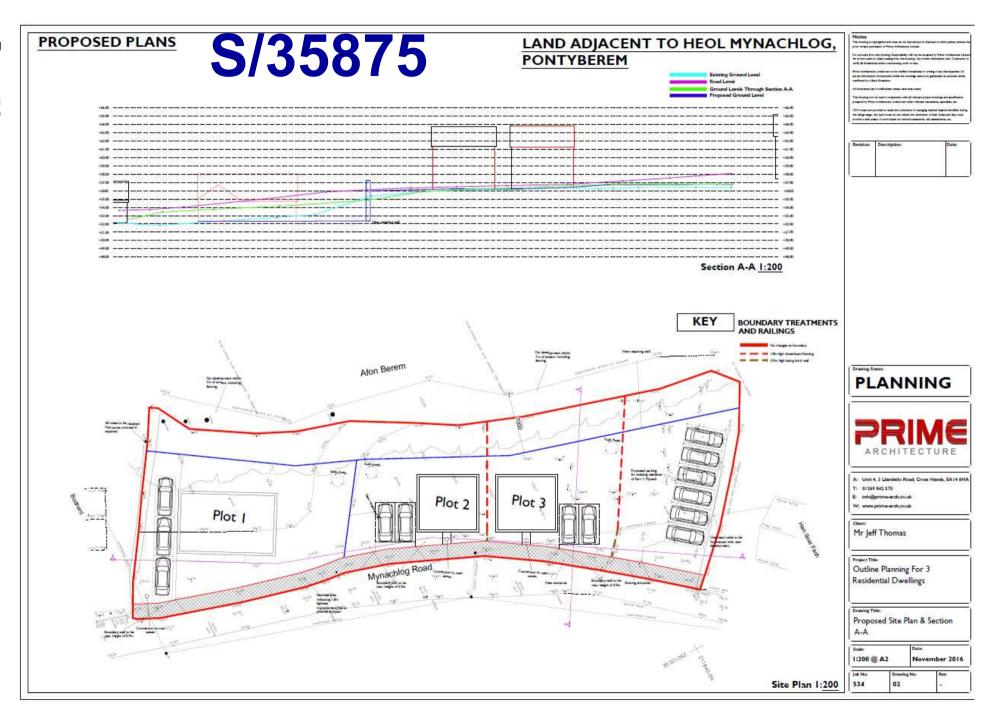


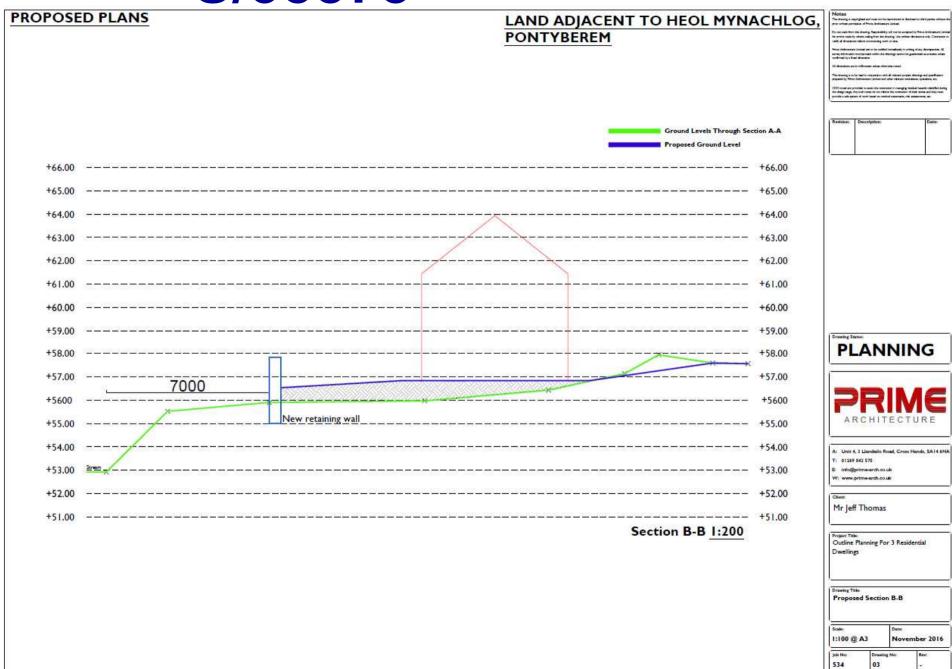


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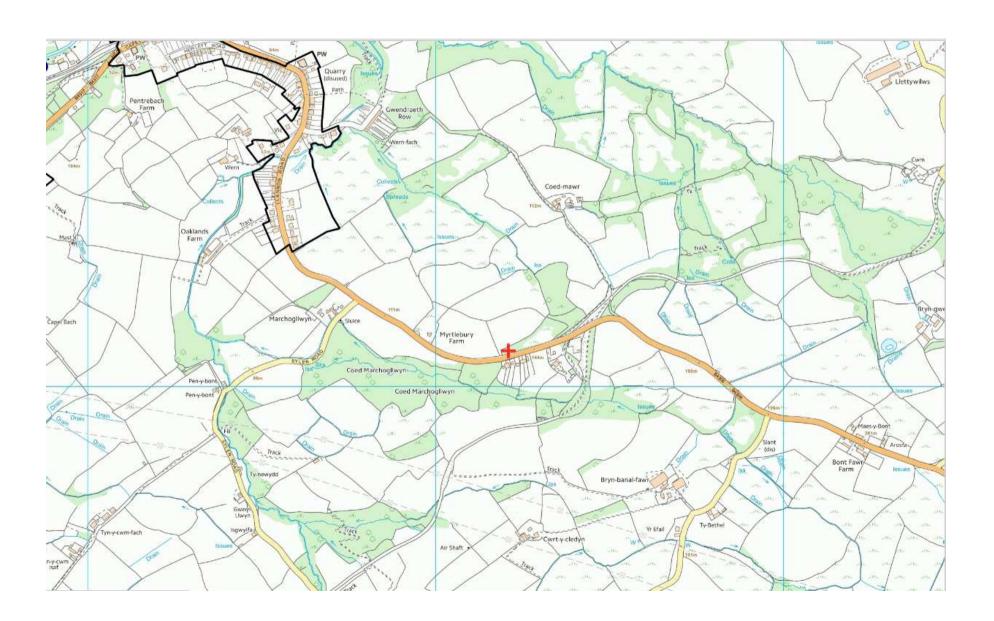


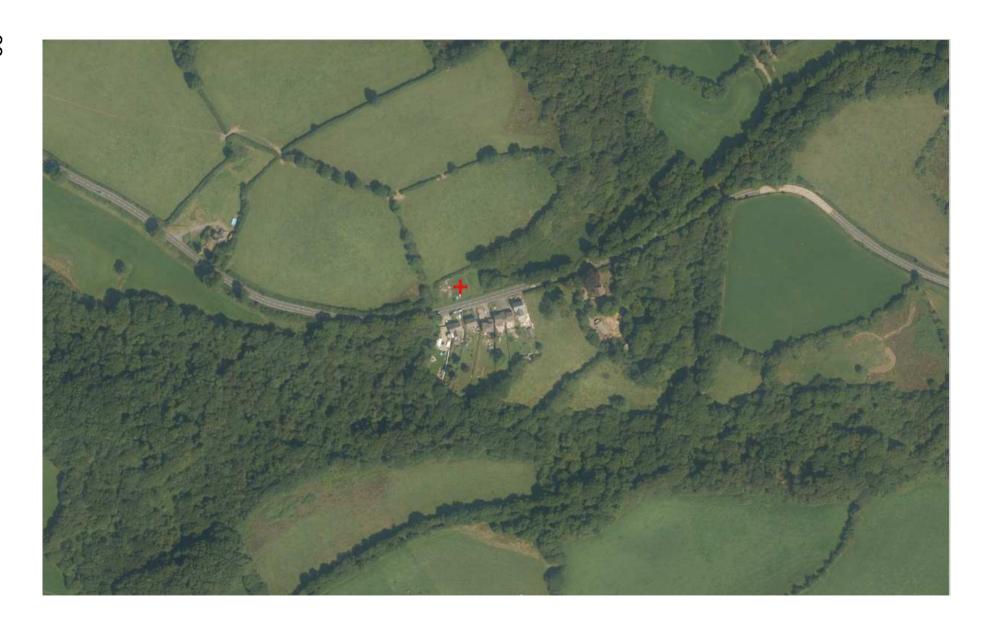


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SITE BLOCK & LOCATION PLAN

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SITE LOCATION PLAN 1:1250

THIS SCHEME IS SUBJECT TO LOCAL PLANNING AND ALL OTHER MEDISARY CONFESSION, ALL DIMENSIONS STELLANDS AND ANALOGO A

PLANNING

Revision	Description	Date
		- 1



Mr & Mrs Lewis

Project Title Residential development 2 detached dwellings: Land known as Cwmblawd Sawmills, Llannon Road, Pontyberem, SA15 5NB

Drawing Title Site Block & Location Plan

Scale	Drawn by	
1:500-1250	03	
Date	Job No.	Drawing No.
26,01,2017	701	LP-01
Rev.No.	Checked	Sheet Stree A3

SAURO ARCHITECTURAL DESIGN 9 ELLISTON TERRACE, CARMARTHEN CARMARTHENSHIRE, SA31 1HA. Tel: 01267 233 884 emall: design@sauroarchitectural.co.uk © Drawing Copyright Sauro Architectural Design



























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PLANNING COMMITTEE

21 MEDI 2017

21 SEPTEMBER 2017

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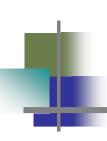
AREA WEST

Agenda Item



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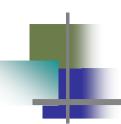


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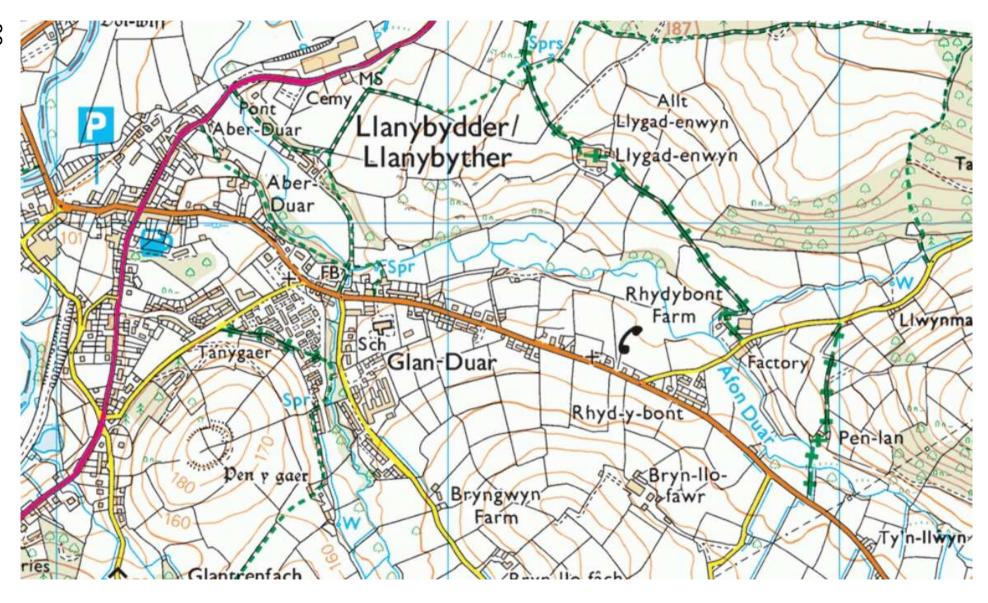


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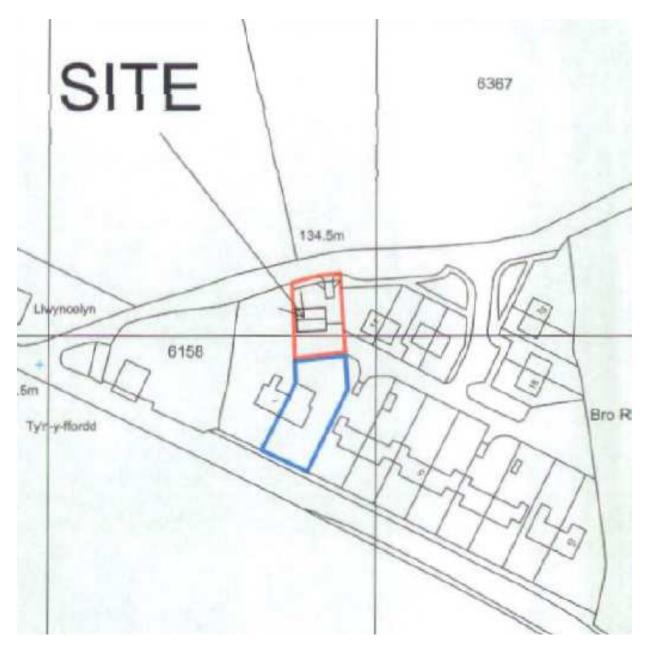
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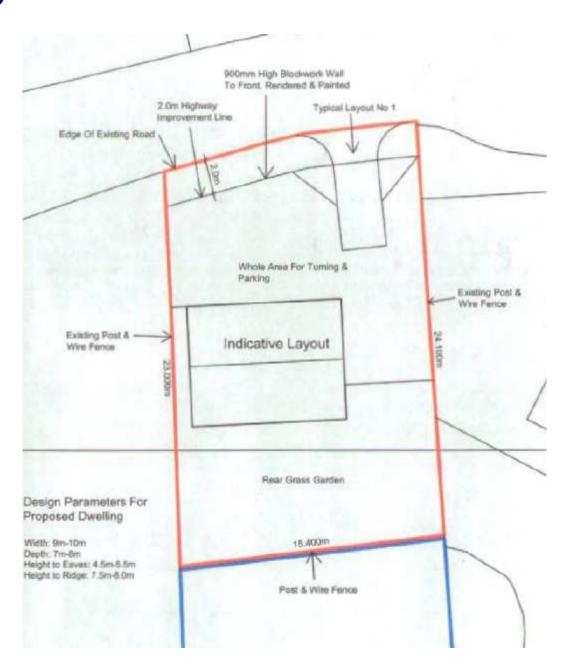


W/35336 Aerial Photo 2013/14



W/35336 Site Location Plan





















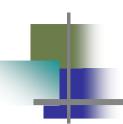






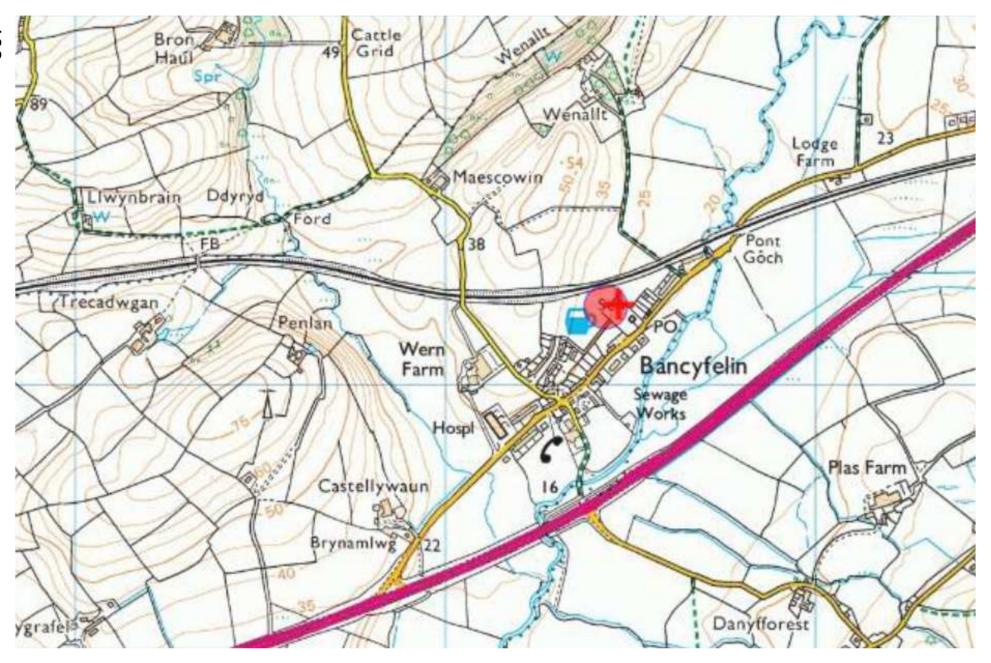






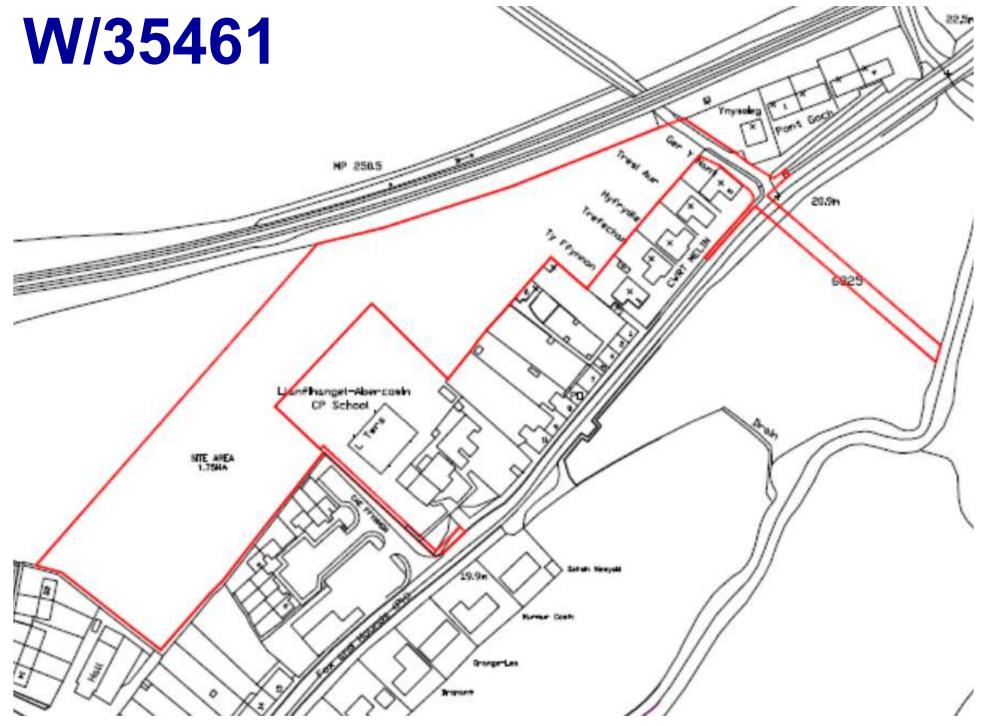








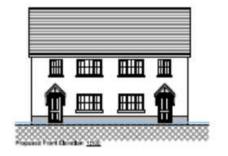
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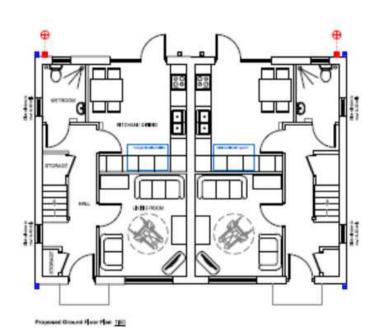


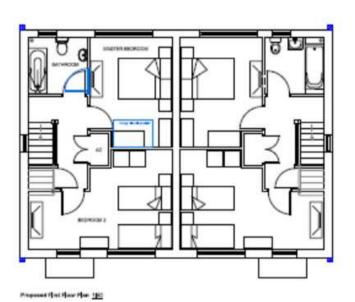




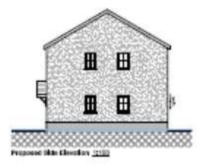


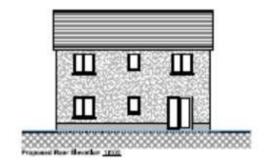


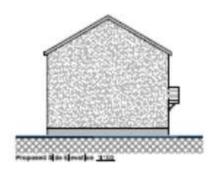






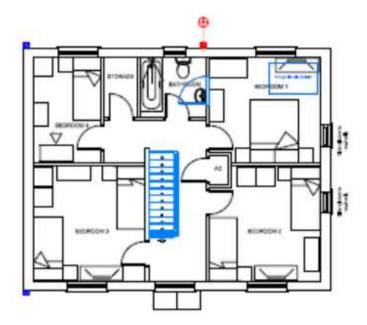




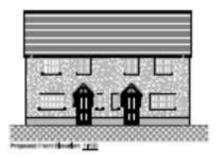


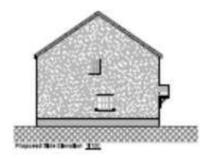


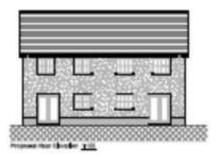




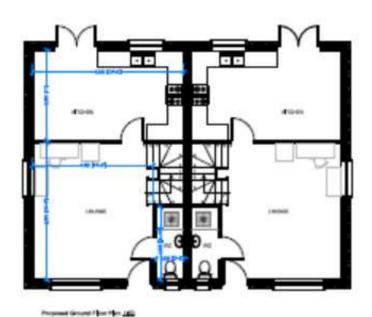
Proposed First Floor Plan 335

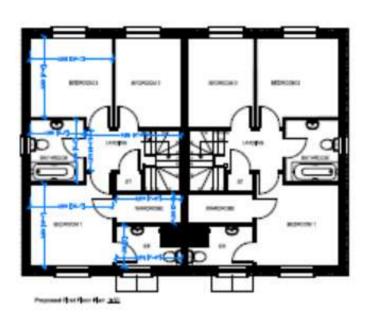






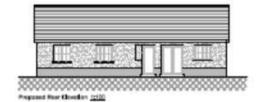




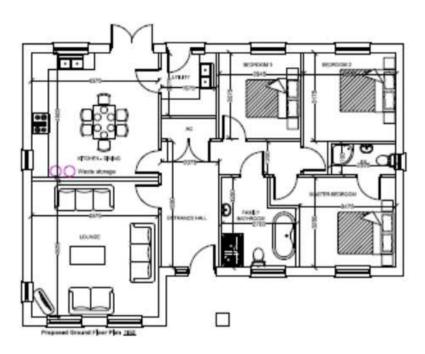




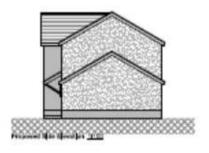




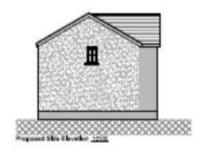


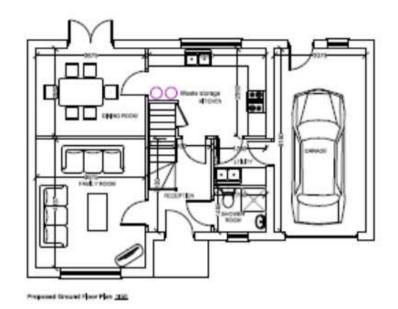


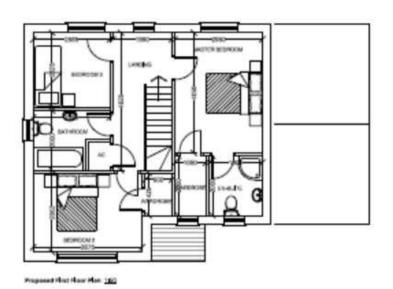










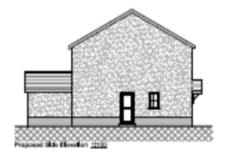


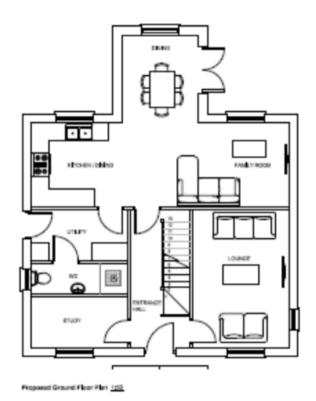
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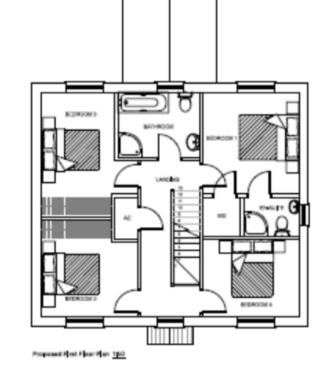










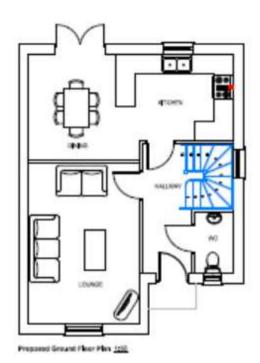


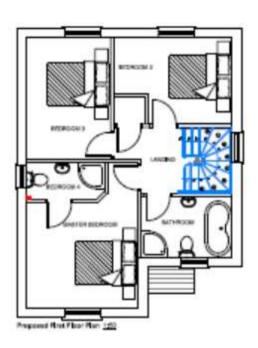
























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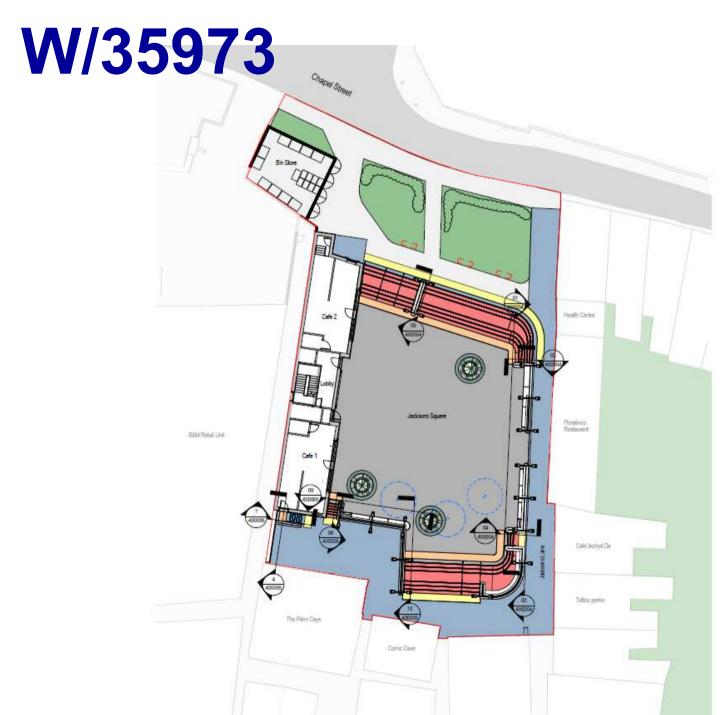


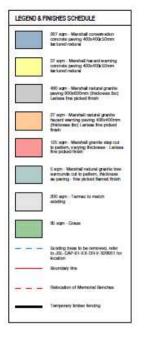












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Jackson Square

Proposed Site Plan



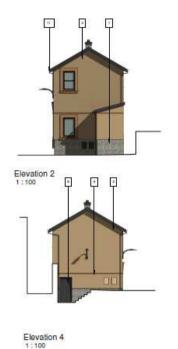


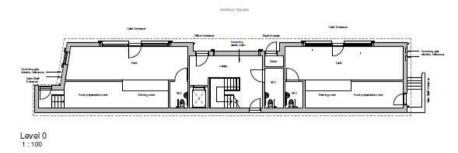


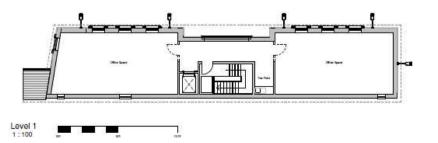


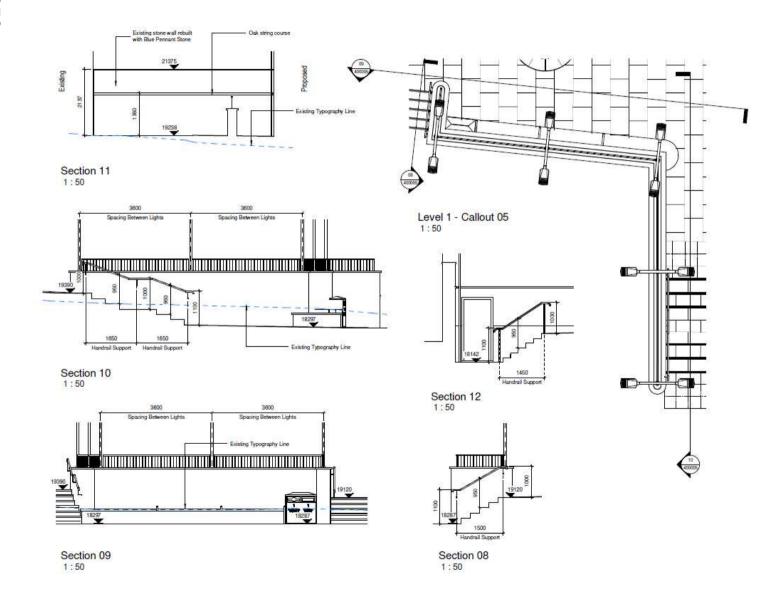












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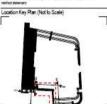
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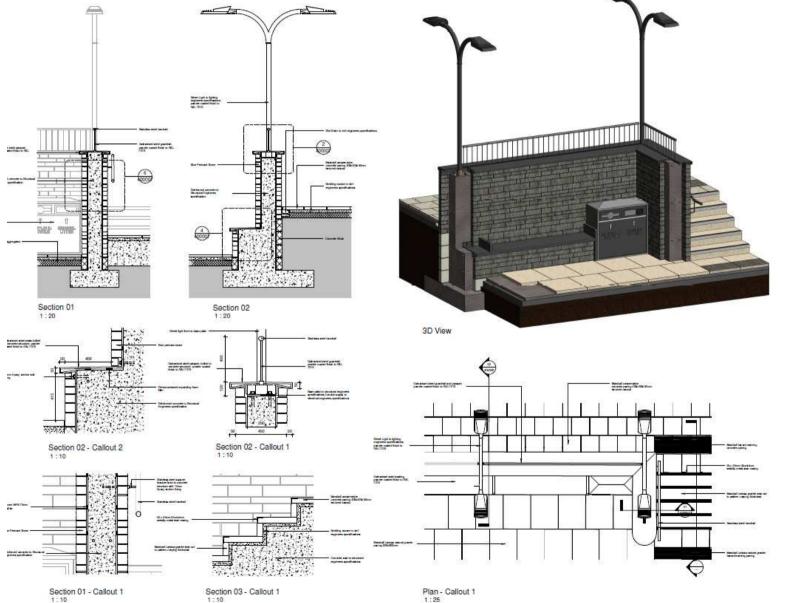


Jackson Square

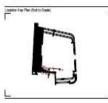
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