

PLANNING COMMITTEE

Wednesday, 4 March 2020

PRESENT: Councillor A. Lenny (Chair)

Councillors:

S.M. Allen, J.M. Charles, I.W. Davies, J.A. Davies, P.M. Edwards, W.T. Evans, S.J.G. Gilasbey, J.K. Howell, J.D. James, C. Jones, D. Jones, H.I. Jones, M.J.A. Lewis, K. Madge, B.D.J. Phillips, G.B. Thomas and J.E. Williams

Also in attendance:

Councillor R. James in respect of planning application S/39984
Councillor C.A. Davies in respect of planning application W/40091

The following Officers were in attendance:

J. Edwards, Development & Built Heritage Manager
J. Thomas, Senior Development Management Officer [South]
S. Murphy, Senior Solicitor
E. Bryer, Democratic Services Officer

Chamber, County Hall, Carmarthen, SA31 1JP - 11.30 am - 12.30 pm

1. APOLOGIES FOR ABSENCE

There were no apologies for absence.

2. DECLARATIONS OF PERSONAL INTERESTS

There were no declarations of personal interest.

3. TO CONSIDER THE HEAD OF PLANNING'S REPORTS ON THE FOLLOWING PLANNING APPLICATIONS [WHICH HAD BEEN THE SUBJECT OF EARLIER SITE VISITS BY THE COMMITTEE] AND TO DETERMINE THE APPLICATIONS

3.1. S/39984 - RETROSPECTIVE APPLICATION FOR THE RETENTION OF DWELLINGS ON PLOTS 4 AND 5 PREVIOUSLY APPROVED UNDER REFERENCE S/33081 AT PLOT 4 & 5, CERDDI GLASFRYN GARDENS, LLANELLI, SA15 3LL

The Senior Development Management Officer (South) referred to the private site visit undertaken by the Committee earlier that day (minute 4 of the Planning Committee held on the 11th February, 2020 refers), the purpose of which was to enable the Committee to view the site in light of concerns raised locally regarding the impact on the amenities. He referred, with the aid of PowerPoint slides, to the written report of the Head of Planning which provided an appraisal of the site together with a description of the proposed development, a summary of consultation responses received and information relating to the local and national policies relevant to the assessment of the application.

The Committee was advised that the Head of Planning was recommending approval of the application for the reasons detailed within the written report.

Representations were received from the Local Member and a resident objecting to the application re-iterating the objections detailed within the Head of Planning's report. The main areas of concern being loss of privacy due to the attic windows and the addition of a velux rooflight.

The Senior Development Management Officer (South) and the applicant's agent responded to the issues raised by the objectors.

RESOLVED that Planning Application S/39984 be granted subject to the conditions detailed within the report of the Head of Planning.

4. AREA EAST - DETERMINATION OF PLANNING APPLICATIONS

RESOLVED that consideration of the following planning application be deferred to enable the Committee to undertake a site inspection:-

E/38576 - SINGLE STOREY DWELLING WITH HABITABLE ROOFSpace AND INTEGRAL GARAGE AT LAND ADJACENT TO 15 PLAS GWYN ROAD, PENYGROES, LLANELLI, SA14 7RY

The Committee was advised that the Local Member was objecting to the application based on potential issues with getting mains services to the site, scale of building and poor access to the main road.

REASON: To enable the Committee to view the access to the main road.

5. AREA WEST - DETERMINATION OF PLANNING APPLICATIONS

RESOLVED that consideration of the following planning application be deferred to enable the Committee to undertake a site inspection:-

W/40091 - RURAL ENTERPRISE DWELLING AT LAND AT LLWYNONNILL FAWR, LLANDDAROG ROAD, LLANDDAROG, SA32 8AL

The application was being reported to the Planning Committee following the request of the Local Member.

Representation was received from the Local Member in support of the application based on TA6 assessment along with a request for a site visit.

REASON: To enable the Committee to view the existing outbuildings and layout of the site.

CHAIR

DATE

[PLEASE NOTE: These minutes reflect the order of business itemised on the agenda for the meeting which may differ from that on any webcast recording as applications with members of the public attending to speak would have been dealt with first.]