

PLANNING COMMITTEE

Thursday, 29 July 2021

PRESENT: Councillor A. Lenny (Chair)

Councillors:

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

The following Officers were in attendance:

I.R. Llewelyn, Forward Planning Manager
G. Noakes, Senior Development Management Officer [East]
J. Thomas, Senior Development Management Officer [South]
S. Murphy, Senior Solicitor
G. Morgan, Assistant Engineer Planning Liaison
E. Evans, Principal Democratic Services Officer
M.S. Davies, Democratic Services Officer
S. Hendy, Member Support Officer
E. Bryer, Democratic Services Officer

Virtual Meeting - 10.00 am - 11.25 am

1. APOLOGIES FOR ABSENCE

An apology for absence was received from Councillor K. Madge.

2. DECLARATIONS OF PERSONAL INTERESTS

There were no declarations of personal interest.

3. AREA SOUTH - DETERMINATION OF PLANNING APPLICATIONS

RESOLVED that the following planning applications be granted subject to the conditions detailed within the Report/Addendum of the Head of Planning and or reported at the meeting:-

S/40692	<p>Proposed construction of up to 202 units with associated landscaping and infrastructure works - Cwm Y Nant (Land north of Gors Fach), Dafen, Llanelli, SA14 8NB</p> <p>A representation was received from the local member regarding the application which included concerns and questions in relation to:</p> <ul style="list-style-type: none">• Access to the development site due to the increase in traffic.• Potential parking issues.• Safety concerns regarding the attenuation ponds.• Foul water drainage and flooding concerns.
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	<ul style="list-style-type: none"> • Site management issues such as dust and mud during construction. • Adequate provision of 106 Funding towards education. <p>Officers responded to the issues raised during consideration of the report.</p>
PL/01773	<p>Conversion of two agricultural barns to tourist accommodation and a residential annexe at Pencoed Farm, Pencoed Isaf Road,Bynea, Llanelli, SA14 9TW</p> <p>A representation was received from the local member objecting to the application which re-iterated the points detailed within the Head of Planning's written report and included concerns in relation to:</p> <ul style="list-style-type: none"> • Increase in traffic. • Road safety concerns. • Lack of pull in points. • Existing issues on the Station Road junction. • Lack of footpath. <p>The Development Management Officer and Senior Technician (Highways Planning Liaison) responded to the issues raised.</p>
PL/02054	<p>Demolish existing rear single-storey extensions and rebuild a two-storey rear extension - 29 Stepney Road, Pwll, Llanelli,SA15 4AA</p>

4. TO SIGN AS A CORRECT RECORD THE MINUTES OF THE MEETING HELD ON THE 24TH JUNE 2021

UNANIMOUSLY RESOLVED that the minutes of the meeting of the Committee held on the 24th June 2021 be signed as a correct record.

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.]