

# PLANNING COMMITTEE

Thursday, 1 April 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:**

J. Edwards, Development & Built Heritage Manager  
J. Thomas, Senior Development Management Officer [South]  
Z.M. James, Development Management Officer [South]  
R. Davies, Development Management Officer [South]  
K. Byrne, Assistant Solicitor  
P. Roberts, Development Management Officer  
M. Evans Thomas, Principal Democratic Services Officer  
R. Lloyd, Democratic Services Officer  
J. Corner, Technical Officer  
R. Carmichael, Rural Conservation Manager  
A. Eynon, Principal Translator  
S. Jones, Ecologist  
K. Thomas, Democratic Services Officer

**Virtual Meeting: 10.00 am - 11.27 am**

### **1. APOLOGIES FOR ABSENCE**

Apologies for absence were received from Councillors K. Madge and G.B. Thomas.

### **2. DECLARATIONS OF PERSONAL INTERESTS**

There were no declarations of personal interests.

### **3. AREA EAST - DETERMINATION OF PLANNING APPLICATIONS**

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

PL/00739	Construction of detached timber-framed building for outdoor dining with storage area at Old Forest Arms, Brechfa, Carmarthen, SA32 7RA
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### **4. AREA SOUTH - DETERMINATION OF PLANNING APPLICATIONS**

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

PL/01243	Replacement garage with flexible accommodation in the loft to provide home office/ancillary accommodation at 15 King George Avenue, Llanelli SA15 5LY
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**4.2 UNANIMOUSLY RESOLVED** that the following planning application be granted subject to the conditions detailed within the Report/Addendum of the Head of Planning and or reported at the meeting and also to the imposition of an additional appropriate condition, to be worded by the Head of Planning, requiring the planting of appropriate hedges/trees to screen residential properties to the South East of the application site:-

PL/01105	<p><b>Conversion of three-bedroom bungalow to six bedroom house at Woodland Manor, Pontardulais Road, Llangennech, Llanelli, SA14 8YA</b></p> <p>A representation was received objecting to the application which re-iterated the objection points detailed within the Head of Planning's written report and included specific concerns in relation to the potential impact the proposed development could have upon the privacy of neighbouring properties by virtue of the previous felling of trees at the site, the placement of windows on the first floor of the development overlooking those properties and the location of a nail salon business in the garage.</p> <p>The applicant and the Development Management Officer responded to the issues raised.</p> <p>The Committee in considering the representation on the potential impact the development could have on neighbouring residential properties to the south east, expressed the view that some form of additional natural screening should be provided to protect their privacy and prevent overlooking for example, trees/hedges.</p>
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**5. TO SIGN AS A CORRECT RECORD THE MINUTES OF THE MEETING HELD ON THE**

**5.1. 4TH MARCH 2021**

**UNANIMOUSLY RESOLVED** that the minutes of the meeting of the Committee held on the 4<sup>th</sup> March 2021 be signed as a correct record.

**5.2. 16TH MARCH 2021**

**UNANIMOUSLY RESOLVED** that the minutes of the meeting of the Committee held on the 16<sup>th</sup> March 2021 be signed as a correct record.

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CHAIR

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DATE