

Cyngor Cymuned Nantmel Community Council
Minutes of a Meeting held on Thursday 14th December 2017 at Bell Inn

Present: Cllr J Price, K Curry, P Bowen, A Bates, J Harris, J Morgan, R Lewis
C Lewis

Apologies: Cty Cllr D Evans

NC 92/07 **Minutes**

The minutes of the last meeting held on 16th November 2017 were confirmed and signed.

NC 93/07 **Information from Minutes**

a) One Voice Wales Meeting

Cllr Curry had attended the meeting to discuss the Town & Community Council review which had been well attended. Those present were asked to focus on the 4 main questions. One Voice Wales will summarise and send out a document for consultation in early January 2018 prior to responding to the Review Panel.

NC 94/17 **Planning Applications**

- a) P/2017/1310** - Full: Construction of 2 No. Holiday log cabins, to include change of use and all associated works at Bryn Meadows, Nantmel. **No objection**
- b) P/2017/1390** - Full: Erection of a replacement dwelling (demolition of existing dwelling) , formation of new vehicular access, change of use of land to form additional domestic curtilage and all associated works (revised proposal) at Troedyrhiw Gaufron. **No objection.**
- c) P/2017/1316** – Change of use of agricultural land to holiday use involving siting of safari style canvas tent, formation of access track, parking area and all associated works at land at Lon Farm, Nantmel. Members were concerned at the additional traffic this application would introduce into the Llwyn Lane. **No objection.**
- d) P/2017/1401** - Full: Conversion of redundant farm building to holiday accommodation, formation of new vehicular access road, installation of septic tank & all associated works at Cwmcelyn, Nantmel . **No objection.**

NC 95/17 **Correspondence**

a) Powys County Council – Uncontested Election Cost

Notification of the cost of the uncontested election in May of £362,62, which will be deducted from the December Precept payment. This was noted.

b) A&J Morgan – Planning Application P/2017/1280

Email expressing concern at the Community Council's decision not to object to the planning application, also stating that the Community Council were not discussing the correct shed.

Members discussed the email of 22nd November 2017 with regard to planning application P/2017/1280 . This application was discussed by members at the meeting held on 16th November 2017, The Clerk had circulated all information to members prior to the meeting with a link to the planning portal. At the meeting as part of the discussions the Clerk read out clause 9 from planning approval P/2017/0455 which included the authorised operational times and clarified the proposed changes which had been applied for.

Cllr John Price did initially mention about the animals being fed, however Cllr Roger Lewis pointed out that the application was not with regard to the chicken shed which members fully understood. With the information that was provided to support the planning application, members agreed to have no objection to the application.

Members pointed out that they make every effort to read all paperwork and links provided to them prior to each meeting but also confirm that they are in no way experts within the field of planning.

Cllr C Lewis handed an unsigned written statement to the Clerk during last night's meeting with regard to this application which contained similar questions to those you have posed. Cllr Price confirmed this was from Gerry Goodchild on behalf of the residents.

Cllr C Lewis also stated that " Stephen Rowlands is operating illegally from the site as his Operator's Licence runs from Llanyre." Members agreed this is not a matter for the Community Council as it does not form part of this application.

Cllr C Lewis also stated the Mr Rowlands is continually breaking the terms of his planning consent by operating outside of the hours approved. Members were surprised to hear this as no communication from local residents had been received with regard to this matter prior to the previous meeting.

The Clerk advised Cllr C Lewis that residents should contact the Planning Officer to report breaches of the planning conditions and ask the officer to carry out enforcement of these conditions. Cllr C Lewis confirmed that this had already been done.

In conclusion, the Community Council agreed that it considered Planning Application P/2017/1280 correctly, with the information provided with the application and it was unfortunate that the Council had not been aware of the possible breaches of previous planning conditions alluded to at last night's meeting.

Resolved: to write to the Planning Officer pointing out the possible breaches of Planning consent with a request to ask for enforcement to take place. The Clerk will copy in Mr & Mrs Morgan to the response sent.

NC 96/17

Finances

a) Dolau Nantmel Chapel – Room Hire - £105.00 - approved

NC 97/17

Nantmel School Building.

Cllr R Lewis confirmed that his will present information to the next meeting with regard to his research.

Cllr Harris had been approached by a local resident stating that a window had been smashed in the front of the school. The Clerk will inform the Diocesan Solicitors

Cllr Curry continues to chase up PCC Education with regard to the £25,000 grant application.

NC 98/17

Any Other Business

a) Llwyn Lane

Cllr C Lewis asked if the Gully Cleaner could be asked to visit Llwyn Lane. **Resolved:** Clerk to contact PCC.

b) C1232 – Block Drain

Cllr Curry reported a blocked drain on the above lane. **Resolved:** Clerk to contact PCC about this.

c) Advance Warning Signs A44

Cllr Bates asked if the Council would approach PCC to ask if the advance warning signs for Caerfagu could be moved back along the A44 to provide earlier warning for traffic, in particular motorcycles. **Resolved:** to write to PCC Highways to request this.

Cllr Curry also asked about the previous proposals to change the road layout at this junction. **Resolved:** to ask for an update from PCC Highways.

d) Speed Issues – Gwystre

Cllr Harris confirmed he had met with Cty Cllr Evans and an officer from PCC Highways to discuss the speeding issues. They have agreed to monitor traffic within the area to assess the level of speeding.

e) Vicar

Cllr Bowen confirmed that all churches in the area have been asked to provide individual profiles with a view to attracting a new Vicar.

f) Pooling Water – A44 Park House

Cllr J Price reported a pool of water between former Taylor's Garage and the Park Motel. This is causing issues for motorists and is a health & safety issue. **Resolved:** Clerk to report this to PCC Highways.