

**LLANSTEFFAN AND LLANYBRI COMMUNITY COUNCIL**  
**MINUTES OF MEETING HELD IN LLANYBRI COMMUNITY HALL**

**19<sup>th</sup> JANUARY 2015**

**Chairman** Councillor DB Davies  
**Present** Councillors C Jones (Vice Chair), G Howells, A Perrett, A Cooper, B Charles,  
B Ryder and M James  
**Apologies** Cllr E Davies  
**Attending** Cllr Dr D Hunter  
**Clerk** L Dutch

**1. DISCLOSURES OF INTEREST & DISPENSATIONS**

County Councillor Davies as Carmarthenshire County Council Chairman and County Planning Committee Vice Chairman; and Councillor Howells as Church Warden, Member of the Parochial Church Council and Llansteffan School Governor Chairman and Council Rep.

Min  
No

**2. PUBLIC CONTRIBUTIONS**

**Resolved**

**That the Council meeting be temporarily suspended.**

427

Cllr Dr Hunter proposed that the Vice Chair should preside over the public session. The meeting was informed that whilst the Chairman was in attendance, it was lawful that the Chair must preside.

428

**Resolved**

**That the Council meeting be re-convened.**

429

**3. MINUTES OF MEETING HELD ON 15<sup>th</sup> DECEMBER 2014**

The minutes of the meeting held on 15<sup>th</sup> December were confirmed and signed as a true record.

430

**4. MATTERS ARISING FOR INFORMATION**

**Electric fence crossing 23/30 in Plas Field**

The Countryside Access Manager would be contacted again for clarification on the British Standards governing the minimum width of gaps permitting public access where temporary electric fencing crosses a public right of way.

431

**W/31230 Carrier's Field housing application**

The County Council had decided to amend the planning application in the light of the discrepancies discovered in January. A new round of consultations would take place.

432

**High Street Llansteffan scaffolding**

Cllr James advised in his employment capacity as Street Works Warden that temporary traffic lights would provide a safer measure than temporary parking restrictions.

433

**Llanybri playground project**

The sub-committee had met on 12<sup>th</sup> January. Wicksteed, Sunshine Playgrounds and Hags-snp had been shortlisted and a draft tender document had been approved for distribution.

434

**Church Road Llansteffan double-yellow lines**

The Rural Traffic Order would now be published in February 2015 to seek objections (statutory requirement) to the removal of a section of double-yellow lines on the church-side of the road.

435

**Memorial Seats**

**5. COUNTY COUNCILLOR REPORT**

The County Council Budget 2015/16 under preparation would restrict the planned increase in Council Tax to 5%. 400 staff had applied for severance and 100 were likely to leave. 437

**6. HEALTH & SAFETY REPORTS****Morfa Playground**

It was noted that minor maintenance tasks would be undertaken when the weather improved, in accordance with the annual independent inspection report produced by The Play Inspection Company, following a site visit on 28<sup>th</sup> September 2014. 438

**Carrier's Lane**

Repair of the loose fencing and damaged paving stones was on hold whilst the County Council focused on the housing planning application. Occasional litter and dog fouling remained an issue. Cllr Cooper referred to overgrown private hedges which obstructed the path in places. 439

**Morfa**

Despite a letter being sent to the Sports Club, the doors to the old pavilion remained unlocked and the two folly bridges remained covered in bramble and undergrowth. 440

**Croft**

Winter weather hindered the re-painting of the seat. Regular occurrences of litter and dog fouling were reported. 441

**Headland Path**

It was noted that many issues had not been addressed by the Countryside Access team since first being reported in the autumn, due to lack of staffing resources. Further deterioration was recorded in the guard rails and steps at both First and Second Steps; low branches crossed the path between Second Steps and Scott's Bay and along 23/41; the tump was becoming a permanent feature; way marking discs needed to be mounted to avoid damage; and misleading notices of 'Beware Cows and Calves' were at the entry to 23/30 where no stock was present. 442

**Hen Gapel**

The local builder would undertake roof repairs in the spring on a voluntary basis on condition that the Council purchased the necessary materials. No evidence of slates at risk of slippage. Vegetation growth on the walls still needed to be controlled. 443

**7. PAYMENT OF ACCOUNTS****Resolved**

**That the following accounts be approved for payment:-**

SE Dutch	Clerk's salary/expenses	560.87	444
SE Dutch	Dec Pay Settlement – non-consolidated payment of 10/37 of £100	27.03	445
N Davies	Morfa Play Area maintenance (Oct to Jan)	160.00	446
N Davies	Morfa Play Area weed spraying	20.00	447
E Davies	Installation of Trail way marking posts (15 hrs)	150.00	448
SLCC	Membership Renewal 2015	103.00	449
The Royal British Legion	Remembrance Sunday Wreath	25.00	450

**8. CORRESPONDENCE****Resolved**

**That the following items of correspondence be noted:** 451

SSE / Swalec – Contract renewal offer for Llansteffan Castle lighting

A letter was received quoting £11.72 p/kWh and an £18.58 quarterly charge for 24 months. 452

**Resolved**

**That the SSE / Swalec contract renewal offer quoting £11.72 p/kWh and an £18.58 quarterly charge for 24 months be accepted for Llansteffan Castle lighting.** 453

H Iorwerth - W/31230 Carrier’s Field

A letter was received raising concerns about potential surface water flooding issues that might arise from the proposed development of nineteen houses on Carrier’s Field. 454

**Resolved**

**That the letter received from Mr Iorwerth be presented to the Council when it considered planning application W/31230 – to be amended by the County Council.** 455

One Voice Wales - “Understanding the Law” training 19<sup>th</sup> February

An e-mail was received and Cllr Jones expressed an interest in attending the course. 456

**Resolved**

**That Cllr Jones be authorised to attend the “Understanding the Law” training course.** 457

Requests for financial assistance

Llanybri Community Hall  
Llansteffan School 458

**9. PLANNING MATTERS**

**Resolved**

**To note the following planning decision:** 459

W/29846 GRANTED Certificate of Lawful Existing Use or Development: Continuation of use as a Camping Barn for holiday purposes (Sui Generis) at the Pheasantry, Scott’s Bay, Llansteffan.

Members noted that St Anthony’s Cottage expressed dissatisfaction with the CLEUD determination. Whilst it was acknowledged that the Council’s view of the Pheasantry history of usage was always and continued to be that of a camping barn cum beach hut, such usage had been private and irregular and environmental health and waste disposal matters persisted as major concerns. 460

**10. PRECEPT 2015/16 & CLERK’S CONTRACTUAL HOURS**

The Clerk presented the Precept Report, Draft Budget 2015/16 and associated documents and was then asked to leave the room whilst members discussed the matter of contractual hours, past and future workloads and achievements. 461

**Resolved**

i) **That the Draft Budget for 2015/16 be approved. The Budget included new budget lines for the Llanybri playground project amounting to a £3,200 Council contribution and an optimistic £30,000 external grant contribution.** 462

ii) **That the Precept for 2015/16 be retained at £20,000 on the grounds that the 2015/16 approved budget would now cope more effectively with the Llanybri playground project, County Council preparatory moves to transfer assets and services to local councils and inflationary pressures. Furthermore, a Precept of £20,000 equated to a very minor increase of 2p in the Precept payment paid by a** 463

Band D household in 2014/15, and of significance, a saving of 24p in the Precept payment paid by a Band D household in 2013/14;

- iii) That the contractual hours of the Clerk/Financial Officer be increased from ten to fifteen hours per week (last increase Feb 2011) in recognition of the increasingly heavy workloads incurred to deliver Council priorities both in the past few years and in anticipation of the years to come. [The Chairman wished it to be minuted that he voted against this proposal, whilst the seven members in attendance voted in favour]; 464
- iv) That an annual review of the Clerk/Financial Officer's contractual hours and salary be undertaken every November, in advance of the January Precept meeting. 465

#### **11. WHARLEY POINT FOOTPATH APPLICATION**

A report providing a progress update and recommended action points had been supplied to members with the agenda. The County Council had advised that the Pheasantry owner was prepared to dedicate the footpath in front of the building subject to both Council's agreement to four conditions i.e. (i) the footpath width to be 1.2 m; (ii) the gate to the NE to remain; (iii) a gate could be installed to the SW; and (iv) the Wales Coast Path route to remain with appropriate signage following the recently constructed path 23/41. 466

#### **Resolved**

**That the Wharley Point Footpath Application report, produced by Cllr Hunter and the Clerk, be approved as an excellent plan of action.** 467

#### **12. FUTURE MANAGEMENT OF PLAYGROUNDS, PARKS AND AMENITY AREAS**

The County Council had written to all town and community councils with an offer to transfer such leisure facilities to local management. Expressions of interest to be submitted prior to 31<sup>st</sup> March 2016 to be eligible for one-off maintenance and improvement grants. Members voiced concerns including the 'first-come first-served' nature of grant availability, the difficulties facing Llansteffan as a tourist village where few businesses benefited and public playgrounds offered no income generation potential, and expertise to manage such facilities would be required. 468

#### **Resolved**

**That consideration of the 'Future Management of Playgrounds, Parks and Amenity Areas' be deferred to the March 2015 meeting.** 469

#### **15. MATTERS FOR INFORMATION ONLY**

- Slurry tankers had created rutted verges and sunken passing places around Llanybri. 470
- Salted grit bins needed to be refreshed and footpaths gritted by the OAP bungalows. 471
- A 24/7 accessible storage facility was required for the Llanybri defibrillator. 472
- First Responders was in need of six more trained volunteers. 473
- A letter of support had been written for a village halls contemporary arts project. 474
- Mwche wind turbine judicial review took place on 19<sup>th</sup> January. 475
- The county grants officer was searching for grants to renovate Llanybri Hall. 476

The meeting closed at 21:12

#### **DATES FOR YOUR DIARY:**

**Monday 16<sup>th</sup> March 2015 in Llanybri Community Hall at 7 pm**

**Monday 20<sup>th</sup> April 2015 in Llansteffan Memorial Hall**

Signed..... Chairman/Vice Chairman Date .....

