

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

16th of July 2018

Chair	Councillor B Ryder (Chair – Vice Chair)
Present	Councillors, B Harrison, M Howells S Robinson, Z Woodruff
Apologies	Cllrs B Charles, M James, C Lodwick
Clerk	M Phillips-Rees
In-Attendance	Cty Cllr C Jones

2. DISCLOSURES OF INTERESTS & DISPENSATIONS

The Monthly Register was circulated and interests in agenda items were disclosed, if appropriate. 576

3. MINUTES OF COUNCIL MEETING HELD ON the 18th of June 2018

The minutes of the meeting held on the 18th of June 2018 were confirmed and signed as a true record, proposed by Cllr C Lodwick and seconded by Cllr B Ryder. 577

4. MATTERS ARISING FOR INFORMATION

578

No issues arose for discussion

5. Co-option & Election of Vice Chair

579

The Clerk reminded the Council of the 3 applicants that have applied for the vacancy on the Council, and the Council were presented with the information regarding the applicants. A discussion was held on the applicants and a vote was held and the decision was made to offer Mrs Helen John the opportunity to join the Council. The Clerk will contact the applicants and provide the appropriate response.

The Clerk is to check whether Councillors are able to be informally transferred between wards, due to Cllr Z Woodruff being from the Llanybri Ward but representing the Llansteffan Ward and this will be the case with Mrs H John. Clerk to ensure that the process to fill the vacancy is carried out.

6. Pilglas Junction

There is no further update regarding the grant application, Clerk is in contact with Mr M Jacobs. 580

7. Carmarthen Bay Ferry/Signs Request

581

Mr R Bamforth, Mr M Jones and Mr David Hunter attended the meeting on behalf of the Carmarthen Bay Ferries. Mr R Bamforth provided an over view of the structure of the organisation and the role and responsibilities of the Directors. It was reiterated that all Directors involved are volunteers, however there is insurance in place to protect the Directors. The pattern of meetings is irregular, and as a guide they would be held once every three months. They informed the Council that they intend to invite the School to view the vessel when it comes across to Llansteffan.

The issue regarding signage was discussed, and Carmarthen Bay Ferries do not advocate installing numerous signs, especially in the first year. However, they asked regarding the kiosk on the Square and the information board on the beach.

The three representatives were thanked for their attendance and were informed that the Council would discuss the information further and they would be informed of the decision. The following was agreed that

- (i) three of the Councillors, Cllr B Harrison, B Ryder and Z Woodruff, would put themselves forward to become Directors
- (ii) the Council agree to make space available in the kiosk on the Square, however they do not feel that they should have the kiosk as a whole.

9. LDP 2012

582

The Local Development Plan was explained to the Councillors and they have been provided with information regarding the process. The Clerk reminded the Council that there is a workshop available to attend regarding the plan, and Councillors were to inform the Clerk if they wished to attend. It was decided that a date for a 'Place Plan' meeting would be agreed in the September meeting.

10. Benches

583

The Clerk has received the wording for the bench from the Wilson family. It will be necessary to organise installation of these benches, the Clerk will prepare the tender to be advertised for the September meeting.

A discussion ensued on the issue of benches and the future plan, the Clerk informed the Council that applications are now on hold and when these benches have been installed and a policy finalised then the application process will re-open.

11. The Green

A meeting was attended by Mrs Emily Hughes, Mr Rhys Williams along with Cllr B Charles, Cllr C Jones and the Clerk on the 9th of July 2018. A discussion was held on the issue of the Pond within the Morfa. Mr Rhys Williams reassured us that there are no major implications from the drainage system on the Pond and that as long as the 'grid' is kept clear then the whole system will work effectively. It was explained by Mrs Emily Hughes that the maintenance of the Pond has always been part of the lease and she was certain that any renewal of the lease would continue to have it as a part of it. Cllr Charles questioned the main drainage pipe, and it was assured that this would remain the responsibility of CCC. Mrs Emily Hughes agreed to look in to having the grid renewed before the lease is renewed and that all elements are in working order.

584

A discussion was held on pond, which is an attenuation area, which are now being introduced to new development sites, and could be an area of interest for the School. The Clerk is to contact Mrs Rosie Carmichael to receive some advice on how to utilise and possibly develop this area.

12. Playground Morfa/Beach/Llanybri

585

The Clerk updated the Council that the bark has been ordered and laid in the park, however there is a need for the same amount again. Clerk to speak to Mr E Evans to arrange. A discussion ensued on the issue of playground maintenance and it is requested that it is on the September agenda.

13. Telephone Kiosk

The Clerk has contacted Mr David Martin who is willing to put a quote together for the work necessary on both kiosks.

586

14. Paths Maintenance

587

The Clerk has attained confirmation from the Rights of Way department that, even if the Community Council take responsibility for the maintenance of paths, the legal responsibility if any disputes occur will remain with the County Council. Therefore it was agreed that confirmation be sent to Carmarthenshire County Rights of Way, that the two paths that have been identified will be maintained from next year.

15. County Councillor Report

588

See attached report

16. Health & Safety Reports

Due to the change in Councillors and the beginning of the new year, it is required to appoint Councillors to be responsible of certain areas. 589

Morfa Playground – Cllr Cerian Lodwick

There is concern regarding the tree root within the area of the climbing frame, Clerk to refer this to Mr N French.

Morfa – Cllr Mary Howells

There is an ongoing issue with the drainage.

Croft Lane – Cllr Beth Ryder

The path has a lot of sand on it and the tree needs attention, Clerk to refer this to Alan Warner.

Carriers Lane – Cllr Beth Ryder

The hedges need attention at both the top and bottom of the lane.

Hen Gapel – Cllr Brian Charles

As per Matters Arising, along with the need to deal with the Buddleia. Clerk needs to contact CADW for advice on how this should be dealt with.

Llanybri Playground – Cllr Brian Charles

As per the agenda item

Headland Path – Cllr Zoe Woodruff

Clerk to refer the path to Mr Alan Warner, and also share concerns for the path from Scotts Bay to Lords Park.

Ferrypoint – Cllr Sue Robinson

N/A

17. Payment of Accounts

July 2018

590

NAME	DETAILS	AMOUNT
M Phillips-Rees	Salary	688.79
M Phillips-Rees	Expenses	154.08
HMRC	Tax & NI	16.26
Proprint	Beach Clean Posters	14.11
Cllr B Charles	Lock for Llanybri Playground	32.40
CPA Agriculture	Bark for the Morfa Playground	159.00
Elgan Evans	Headland Shelter	60.00
Elgan Evans	Inspection of Carriers Lane	30.00

OVW	Re-issue	
	* DD = direct debit	
TOTAL:		1154.64

Accounts accepted for payment all in agreement. It was also agreed that the Clerks salary for August be authorised.

18. Correspondence and Planning

1. Achieving our low-carbon pathway to 2030 - Decarbonisation Newsletter – Shared
2. "Work to sustain the Language" Forum – September the 15th at 10am Carmarthen Library
3. Carmarthenshire Local Development Plan - We are inviting a maximum of two representatives from your Council to attend our first engagement workshop on Monday July 30 2018 at 4.45pm (5pm start) in Llandeilo Civic Hall, Crescent Road, Llandeilo, SA19 6HW.
4. Invite to Bosworth Day Festival at St Peter's Church, Carmarthen – Shared
5. Peter Richardson
6. All Wales Beach Clean – Keep Wales Tidy campaign in September.
7. Latest Newsletter from Police and Crime Commissioner Dafydd Llywelyn
8. The Green Llansteffan – Mr A Davies. Mr Davies has contacted the Council with his concerns regarding the on-going inaccessibility of the Green area, the Clerk will contact the officer dealing with his concerns.
9. Town & Community Councils pro forma – the need to return the information regarding the payments made to members.
10. Sports Association – the annual request for use of the Morfa for the Carnival – all in agreement.
11. Edward Davies – formal recognition of Mr E Davies letter of resignation.
12. Cocklebeds – official notice has been given for the opening of the Llanybri Cocklebeds on the 24th of July.

591

19. Planning

W/37493 – Mr S Rees, Croft House, Llansteffan, Carmarthen, SA33 5LW

Change of use of ground floor from dwelling (c3) to mixed use coffee shop (a1/a3) including front external alterations

A discussion was held on this planning application, and a number of concerns were raised:

- i) A query regarding the owner/applicant – not being the same person
- ii) Access to the property
- iii) Noise/Smell from the proposed development
- iv) Character
- v) Within a Conservation area
- vi) Additional employment is questionable
- vii) Property has been on the market

The Clerk will construct a letter to explain these concerns, however would appreciate the content of the letter being sanctioned by the Councillors, a meeting will be arranged to confirm the letter.

18. MATTERS FOR INFORMATION ONLY

1. It is requested that the dates for hedge cutting are identified.

593

2. Llangain Players have not received a letter regarding their financial assistance application – Clerk to check the records.
3. There are issues with recognising where Ferry Point Lane is, refer to Ian Thomas.
4. There is evidence of Knotweed within the community, Clerk to identify hotspots.
5. There is an issue with tractors travelling on Old School Road, situation to be monitored.
6. There will be filming on the beach from the 26th of July to the 28th of July

The meeting closed at 22:30pm

Signed..... Chairman/Vice Chairman Date

