

Cyngor Tref Llanelli - Llanelli Town Council

Yr Hen Ficerdy,
Sgwâr Neuadd y Dref,
LLANELLI,
Sir Gaerfyrddin,
SA15 3DD.



The Old Vicarage,
Town Hall Square,
LLANELLI,
Carmarthenshire,
SA15 3DD.

Arfon Davies, Clerc y Dref/Town Clerk

Ffôn/Tel: (01554) 774352
Ffacs/Fax: (01554) 770376

Ebost/Email: enquiries@llanellitowncouncil.gov.uk
Gwefan/Website: www.llanellitowncouncil.gov.uk

Eich Cyf
Your Ref:

Fy Nghyf
My Ref: TC/PD.80/ALB

Dyddiad
Date: 07/05/24

TO: MEMBERS OF THE PLANNING, LICENSING AND CONSULTATION COMMITTEE

Dear Councillor,

In accordance with the provisions of Schedule 12 of the Local Government Act 1972 and Section 47 of the Local Government and Elections (Wales) Act 2021 you are hereby summoned to attend the meeting of the **PLANNING, LICENSING AND CONSULTATION COMMITTEE** of LLANELLI TOWN COUNCIL to be held **REMOTELY** and at **THE OLD VICARAGE, TOWN HALL SQUARE, LLANELLI** on **MONDAY, 13th May 2024** **AT 6.30 P.M.**

Yours faithfully,

A handwritten signature in black ink, appearing to read 'Arfon Davies'.

Town Clerk

AGENDA

- To receive apologies for absence**
- To receive members' declarations of interest**

Pro-forma to be circulated and completed as appropriate.

- Town and Country Planning Act Applications**

To receive report on planning applications referred from Carmarthenshire County Council (copy herewith).

- Consultations**

(1) Carmarthenshire 30mph Speed Restrictions B4304 Coastal Link Road

To consider the consultation received from Carmarthenshire County Council on the imposition of a 30pmh speed limit along the B4304 Coastal Link Road. (copy herewith).

(2) Planning Appeal Consultation

To consider the Consultation received from Carmarthenshire County Council in relation to appeal AP-7360 by New Dock Stars Rugby Football Club, Trostre Road, Llanelli, SA15 1JY in relation to the refusal of Planning Application PL/06992. (copy herewith).

5. **Licensing Act 2003 – Notification of Application for Premises Licence**

To consider the license application received for Dance Kingdom, Pharaoh House, Station Yard, New Dock Road, Llanelli, SA15 2EF. (copy herewith).

6. **Matters for Information**

(1) **Carmarthenshire County Council** – Temporary Road Closure of length of road known as the Great Western Crescent, Llanelli, from 74 metres north west of its junction with the B4304 Llanelli for a distance of 57 metres in a north westerly direction from 12:00 hours on Saturday 15th June 2024 to 16:00 hours on Sunday 16th June 2024.

(2) **Carmarthenshire County Council** - Temporary Road Closure of the A484 Gelli Onn on Thursday 6th June 2024 for a period of 1 night.

(copies having been circulated previously by email)

MEMBERS: Councillors L. Fenris (Chair), D.Ll. Darkin (Leader of the Council), S. Evans, J.E. Jones J.P., A. Lochrie, AS.J. McPherson, N.J. Pearce (Vice Chair), J.G. Prosser (Town Mayor), S.L. Rees, J.R. Williams, S. Williams and Vacancy.

EX-OFFICIO MEMBER: Councillor S. Greaney. (Deputy Town Mayor).

c.c. Lewis Partnership Ltd., Consultant Architects.

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Arfon Davies, *Clerc y Dref/Town Clerk*

Ffôn/Tel: (01554) 774352
Ffacs/Fax: (01554) 770376

Ebost/Email: enquiries@llanellitowncouncil.gov.uk
Gwefan/Website: www.llanellitowncouncil.gov.uk

Eich Cyf
Your Ref:

Fy Nghyf
My Ref: TC/PD.80/ALB

Dyddiad
Date: 07/05/24

AT: AELODAU'R PWYLLGOR CYNLLUNIO, TRWYDDEDU AC YMGYNGHORI

Annwyl Gynghorydd,

Yn unol â darpariaethau Atodlen 12 Deddf Llywodraeth Leol 1972 a Adran 47 o Ddeddf Llywodraeth Leol ac Etholiadau (Cymru) 2021, fe'ch gelwir chwi drwy hyn i gyfarfod **PWYLLGOR CYNLLUNIO, TRWYDDEDU AC YMGYNGHORI CYNGOR TREF LLANELLI** a gynhelir **O BELL** ac yn **YR HEN FICERDY, SGWÂR NEUADD Y DREF, LLANELLI, DDYDD LLUN, 13^{FED} MAI 2024 AM 6.30 O'R GLOCH.**

Yn gywir,

A handwritten signature in black ink, appearing to read 'Arfon Davies'.

Clerc y Dref

AGENDA

1. **I dderbyn ymddiheuriadau am absenoldeb**

2. **I dderbyn datganiadau buddiant yr aelodau**

Pro-forma i'w gylchredeg a'i gwblhau fel sy'n briodol.

3. **Ceisiadau Cynllunio Deddf Tref a Gwlad**

I dderbyn adroddiad ar geisiadau cynllunio a dderbyniwyd oddi wrth Gyngor Sir Gaerfyrddin. (copi'n amgaeedig).

4. **Ymgynghoriadau**

(1) Cyfyngiadau Cyflymder 30mya Sir Gaerfyrddin B4304 Ffordd Gyswllt yr Arfordir

I ystyried yr ymgynghoriad gan Gyngor Sir Caerfyrddin ar osod terfyn cyflymder o 30pma ar hyd Ffordd Gyswllt Arfordirol y B4304. (copi'n amgaeedig).

(2) Ymgynghoriad Apeliadau Cynllunio

I ystyried yr ymgynghoriad gan Gyngor Sir Caerfyrddin mewn perthynas ag apêl AP-7360 gan Glwb Rygbi New Dock Stars, Heol Trostre, Llanelli, SA15 1JY mewn perthynas â gwrthodiad Cais Cynllunio PL/06992. (copi'n amgaeedig).

5. **Deddf Trwyddedu 2003 – Hysbysiad o Gais am Drwydded Safle**

I ystyried y cais am drwydded a dderbyniwyd ar gyfer Dance Kingdom, Pharaoh House, Station Yard, New Dock Road, Llanelli, SA15 2EF. (copi'n amgaaedig).

6. **Materion er gwybodaeth**

(1) **Cyngor Sir Caerfyrddin** – Cau Dros Dro'r darn o ffordd a elwir Great Western Crescent, Llanelli, o 74 metr i'r gogledd-orllewin o'i chyffordd â'r B4304 Llanelli am bellter o 57 metr i gyfeiriad gogledd-orllewinol o 12:00 oriau ar ddydd Sadwrn 15^{fed} Mehefin 2024 i 16:00 o'r gloch ar ddydd Sul 16^{fed} Mehefin 2024.

(2) **Cyngor Sir Caerfyrddin** - Cau Ffordd Dros Dro yr A484 Gelli Onn ar Ddydd Iau 6^{ed} Mehefin 2024 am gyfnod o 1 noson.

(copiau wedi eu dosbarthu eisoes drwy e-bost).

AELODAU: Cyngorwyr L. Fenris (Cadeirydd), D.Ll. Darkin (Arweinydd y Cyngor), S. Evans, J.E. Jones Y.H., A. Lochrie, A.S.J. McPherson, N.J. Pearce (Is-Gadeirydd), J.G. Prosser (Maer y Dref), S.L. Rees, J.R. Williams, S Williams a sedd wag.

AELOD EX-OFFICIO: Cyngorwyr S. Greaney (Dirprwy Maer y Dref).

Copi: Partneriaeth Lewis Cyf., Penseiri Ymgynghorol.

AGENDA ITEM 3

Llanelli Town Council

Planning, Licensing and Consultation Committee

Planning application – Basis for objection

Below is a list of Specific Carmarthenshire County Council Planning Policies under the current Local Development Plan. Planning applications will be permitted where they accord with the policies. These are often quoted as a basis for planning application objections. If members wish to raise an objection to a planning application you should note which of the policies the proposal is not in accordance with:

Concern – Proposed development is ‘too big’

Policy GP1 - Sustainability and High Quality Design

- GP1 a.** It conforms with and enhances the character and appearance of the site, building or area in terms of siting, appearance, scale, height, massing, elevation treatment, and detailing;
- GP1 b.** It incorporates existing landscape or other features, takes account of site contours and changes in levels and prominent skylines or ridges;
- GP1 d.** It would not have a significant impact on the amenity of adjacent land uses, properties, residents or the community;

Policy GP6 Extensions

- GP6 a.** The scale of the proposed extension is subordinate and compatible to the size, type and character of the existing development and does not result in over development of the site, nor lead to reduced and inadequate areas of parking, utility, vehicle turning, amenity or garden space;

Concern – Homes of Multiple Occupancy

Policy GP1 - Sustainability and High Quality Design

- GP1 d.** It would not have a significant impact on the amenity of adjacent land uses, properties, residents or the community;

Policy H3 Conversion or Subdivision of Existing Dwellings - Proposals for the conversion or sub-division of appropriate dwellings into flats or dwellings of multiple occupation, will be permitted provided that:

- H3 a.** It would not result in an over-intensification of use;
- H3 b.** Suitable parking provision is available, or made available;
- H3 c.** The architectural quality, character and appearance of the building is, where applicable, safeguarded and its setting not unacceptably harmed.

Concern – Noise

Policy GP1 - Sustainability and High Quality Design

- GP1 d.** It would not have a significant impact on the amenity of adjacent land uses, properties, residents or the community;

Policy EP2 Pollution

- EP2 c.** Ensure that light and noise pollution are where appropriate minimised

Concern – Not in keeping with other properties / local area

Policy GP1 - Sustainability and High Quality Design

- GP1 a.** It conforms with and enhances the character and appearance of the site, building or area in terms of siting, appearance, scale, height, massing, elevation treatment, and detailing;
- GP1 c.** Utilises materials appropriate to the area within which it is located;
- GP1 f.** It retains, and where appropriate incorporates important local features (including buildings, amenity areas, spaces, trees, woodlands and hedgerows) and ensures the use of good quality hard and soft landscaping and embraces opportunities to enhance biodiversity and ecological connectivity;
- GP1 i.** It protects and enhances the landscape, townscape, historic and cultural heritage of the County and there are no adverse effects on the setting or integrity of the historic environment;

Policy GP6 Extensions

- GP6 b.** The external appearance of the proposed extension in terms of design is subordinate, and the materials should complement that of the existing development;
- GP6 c.** There are no adverse effects on the natural environment, landscape/townscape or the setting and integrity of the historic environment;

Policy H4 Replacement Dwellings

- H4 c.** The design and materials of the replacement dwelling are appropriate to the character and appearance of the area;
- H4 f.** There are no adverse effects on nature conservation interests, the setting or integrity of the historic environment and the landscape/ townscape;

Concern – Highway and Traffic

Policy GP1 - Sustainability and High Quality Design

- GP1 d.** It would not have a significant impact on the amenity of adjacent land uses, properties, residents or the community;
- GP1 h.** An appropriate access exists or can be provided which does not give rise to any parking or highway safety concerns on the site or within the locality;
- GP1 l.** It has regard for the safe, effective and efficient use of the transportation network;
- GP1 m.** It provides an integrated network which promotes the interests of pedestrians, cyclists and public transport which ensures ease of access for all;

Policy GP6 Extensions

- GP6 a.** The scale of the proposed extension is subordinate and compatible to the size, type and character of the existing development and does not result in over development of the site, nor lead to reduced and inadequate areas of parking, utility, vehicle turning, amenity or garden space;

Policy H4 Replacement Dwellings

- H4 e.** There are no adverse effects on access, parking or utility services, or on local amenity;

Concern – Blocks light of adjacent properties

Policy GP1 - Sustainability and High Quality Design

- GP1 d.** It would not have a significant impact on the amenity of adjacent land uses, properties, residents or the community;

Policy GP6 Extensions

- GP6 d.** The local environment and the amenities of neighbouring developments are not adversely affected by the proposed extension;

Concern – Possible Criminal Activity

Policy GP1 - Sustainability and High Quality Design

- GP1 d.** It would not have a significant impact on the amenity of adjacent land uses, properties, residents or the community;
- GP1 g.** It achieves and creates attractive, safe places and public spaces, which ensures security through the ‘designing-out-crime’ principles of Secured by Design (including providing natural surveillance, visibility, well lit environments and areas of public movement);

Concern – Water or other types of pollution

Policy GP1 - Sustainability and High Quality Design

- GP1 j.** It ensures or provides for, the satisfactory generation, treatment and disposal of both surface and foul water;
- GP1 k.** It has regard to the generation, treatment and disposal of waste.

Policy GP6 Extensions

- GP6 d.** The local environment and the amenities of neighbouring developments are not adversely affected by the proposed extension;

Policy EP1 Water Quality And Resources

Proposals for development will be permitted where they do not lead to a deterioration of either the water environment and/or the quality of controlled waters. Proposals will, where appropriate, be expected to contribute towards improvements to water quality.

Watercourses will be safeguarded through biodiversity/ecological buffer zones/corridors to protect aspects such as riparian habitats and species; water quality and provide for flood plain capacity. Proposals will be permitted where they do not have an adverse impact on the nature conservation, fisheries, public access or water related recreation use of the rivers in the County.

Proposals will wherever possible be required to make efficient use of water resources.

Policy EP2 Pollution - Proposals for development should wherever possible seek to minimise the impacts of pollution. New developments will be required to demonstrate that they:

- EP2 a.** Do not conflict with National Air Quality Strategy objectives, or adversely affect to a significant extent, designated Air Quality Management Areas (permitted developments may be conditioned to abide by best practice);
- EP2 b.** Do not cause a deterioration in water quality;
- EP2 c.** Ensure that light and noise pollution are where appropriate minimised;
- EP2 d.** Ensure that risks arising from contaminated land are addressed through an appropriate land investigation and assessment of risk and land remediation to ensure its suitability for the proposed use.

Policy EP3 Sustainable Drainage – Proposals for development will be required to demonstrate that the impact of surface water drainage, including the effectiveness of incorporating Sustainable Drainage Systems (SUDS), has been fully investigated.

April / May 2024

Ref No. and Name and Address of Applicant (1)	Proposed Development (2)	Observations (3)
<p>PL/07635 6 Cowell Street, Llanelli, SA15 1UU</p>	<p>Change of Use From A2 to Sui Generis (Tattoo Parlour)</p>	<p>This Application follows last month's Application ref: PL/07409 for the renovation of the commercial frontage. The Application proposes to change the usage from A2 (Financial & Professional Services) to Sui Generis – falling outside of the defined limits of other use classes.</p>

AGENDA ITEM 4

From: Heledd M Davies

Sent: Tuesday, April 16, 2024 11:28 AM

To: Enquiries <enquiries@llanellitowncouncil.gov.uk>

Subject: ORDER/GORCHYMYN - CARMARTHENSHIRE 30MPH SPEED RESTRICTIONS B4304 COASTAL LINK ROAD / SIR GAERFYRDDIN GOSOD TERFYN CYFLYMDER O 30MYA Y B4304 FFORDD GYSWLLT ARFORDIROL - HTTR/1783

Dear Sir/Madam,

Please find enclosed the Welsh and English versions of a Notice which will be published in the Llanelli Star on the 17th April 2024, relating to the proposed introduction of a new 30MPH speed restriction along the B4304 Coastal Link Road in Llanelli.

You will note that the objection period expires on the **15th May 2024**, therefore any representation that you wish to make to the Authority should be received no later than this date please.

The Council's Statement of Reasons for introducing the Order, in addition to a copy of the proposed Order and the plans referred to in the Notice and Order, will be sent by separate emails.

Yours faithfully,

From: Planning Appeals

Sent: Thursday, May 2, 2024 4:51 PM

To: Enquiries

Subject: Apêl Cynllunio ymgynghori - Planning Appeal consultation - PL/06992 - AP-7360

Cyflwynwyd apêl i'r Penderfyniadau Cynllunio ac Amgylchedd Cymru

An appeal has been lodged with the Planning & Environment Decisions Wales

Apêl / Appeal: **Written Representations**

Apêl gan / Appeal by: **New Dock Stars Rugby Football Club**

Safle / Site: **New Dock Stars Rugby Football Club, Trostre Road, Llanelli, SA15 1JY**

Datblygu / Development: **New single illuminated LED advertisement display**

Cyfeirnod / Reference: **CAS-03413-Z1C9N7**

Dyddiad Dechrau'r Apêl / Appeal Start Date: **02/05/2024**

Rheswm Apêl / Appeal Reason: **The refusal of planning permission by this Council**

Any comments made at the application stage for the appeal will be sent to PEDW (unless they are expressly confidential). If you want to make any additional comments (which must not exceed 3000 words), they must be sent to PEDW and received within **4 weeks** of the starting date (above). Remember to include the Inspectorate's reference, or the name of the appellant / appeal site address where the reference is not known.

Email your comments to: PEDW.Casework@gov.wales If comments are submitted to PEDW after the deadline they will be returned.

Please note that all available appeal documents including the Inspector's decision letter can be viewed on the planning portal using the following link: <https://planningcasework.service.gov.wales> If you want to receive a copy of the appeal decision you must write to PEDW asking for one.

You can obtain a copy of the leaflet 'A Guide to Engaging with Planning and Environment Decisions Wales' through the Welsh Government website: <http://gov.wales/planning-appeals-guidance-engaging-planning-and-environment-decisions-wales>

Cofion | Regards

Tîm Rheoli Datblygu | Development Management Team

Lle a Chynaliadwyedds - Cynllunio | Place and Sustainability - Planning

E-bost |

Email: planningappeals@cararthenshire.gov.uk | planningappeals@sirgar.gov.uk

*Mae croeso i chi gysylltu â ni yn Gymraeg neu Saesneg
You are welcome to contact us in Welsh or English*



AGENDA ITEM 5

Deddf Trwyddedu 2003 / Licensing Act 2003

Hvbsysiad o Gais am Drwydded / Notification of Licence Application



Mae'r cais canlynol wedi dod i law'r Awdurdod Trwyddedu:-

The Licensing Authority has received the following application:-

Y Math o Gais:- **Cais am Drwydded Safle,**

Application Type:- **Application For Premise Licence,**

Enw a Chyfeiriad y Safle:- **Dance Kingdom, Pharaoh House, Station Yard, Heol Doc Newydd Llanelli SA15 2EF**

Premise Name And Address:- **Dance Kingdom, Pharaoh House, Station Yard, New Dock Road, Llanelli, SA15 2EF**

Manylion y Cais:- **Cais am:**

Cyflenwi Alcohol - Dydd Llun - Dydd Sul 11:00 - 23:00
Cerddoriaeth fyw - Dydd Llun - Dydd Sul 09:00 - 23:30
Cerddoriaeth wedi ei recordio - Dydd Llun - Dydd Sul 09:00 - 23:30
Perfformiad Dawns - Dydd Llun - Dydd Sul 09:00 - 23:30

Details of the application:- **Application for:**
Supply of Alcohol - Monday - Sunday 11:00 - 23:00
Live music - Monday - Sunday 09:00 - 23:30
Recorded music - Monday - Sunday 09:00 - 23:30
Performance of Dance - Monday - Sunday 09:00 - 23:30

Y dyddiad y mae'r Cyfnod Ymgynghori'n dechrau:- **24/04/2024**

Consultation period begins:- **24/04/2024**

Rhaid i unrhyw sylwadau ar y cais hwn gael eu cyflwyno o fewn **28 diwrnod** ar ôl y dyddiad uchod sef dyddiad dechrau'r cyfnod ymgynghori.

Any representations regarding this application must be submitted within **28 days** of the above consultation start date.

Os oes angen rhagor o wybodaeth arnoch am y cais hwn, cysylltwch â'r adain drwyddedu.

If you require any further information regarding this application please contact the licensing section.

Yr Adain Drwyddedu
Adran Cymunedau, Cyngor Sir Caerfyrddin, 3 Heol Spilman,
Caerfyrddin, Sir Gaerfyrddin, SA31 1LE

Licensing Section
Department for Communities, Carmarthenshire County Council, 3
Spilman Street, Carmarthen, Carmarthenshire, SA31 1LE

Rhif Ffôn: 01267 228801 / 01267 228787
Rhifau Estyniad: 2801 / 2787
E-bost : SCHLicensing@sirgar.gov.uk

Tel No. 01267 228801 / 01267 228787
Extensions 2801 / 2787
e-mail :SCHLicensing@carmarthenshire.gov.uk

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AGENDA ITEM 6

From: Gemma R Pugh

Sent: Friday, April 12, 2024 2:31 PM

To:

Subject: Application for road closure Great Western Crescent Llanelli (One.Network: 138313299)

Dear Sir/Madam/Councillor

I write to inform you that a Temporary Road Closure will take place on Saturday 15th June 2024 for a period of 2 days.

Pedestrian movement to individual properties will be maintained where possible throughout the duration of the closure.

I enclose a copy of the Public Notice and plan, illustrating the length of road to be closed and alternative route, and would be grateful to receive any views you have on the matter.

Ymgeisydd/Applicant – Pauline Lewis

Rhif Ffôn:/Tel Number -

Postcode Area – SA15 2RL

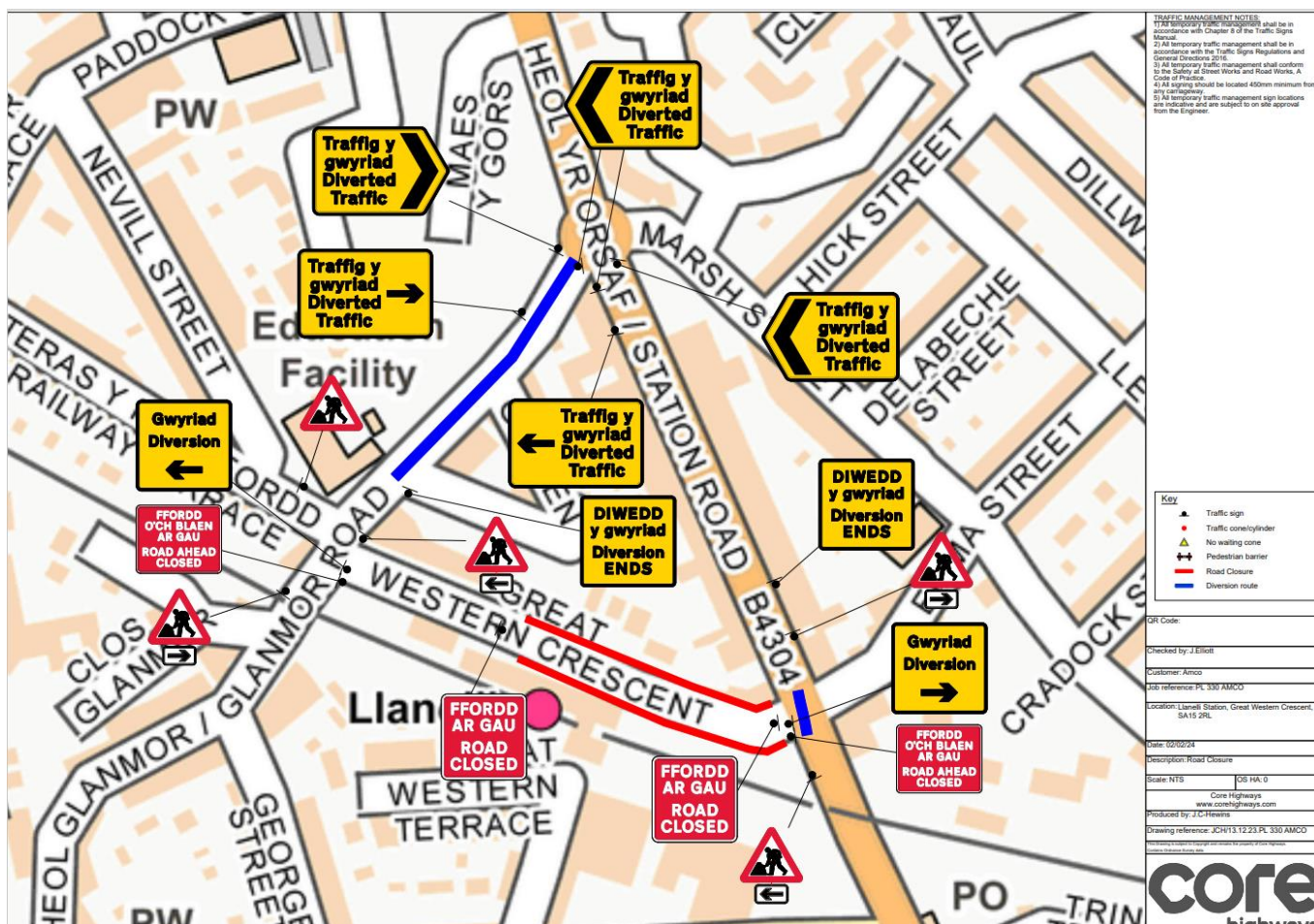
Many Thanks

Gemma R Pugh

Assistant Technician Traffic Management/Technegydd Cynorthwyol Rheoli Traffig

Environment Department/ Adran Yr Amgylchedd

E-bost | Email:



From: Gemma R Pugh
Sent: Tuesday, April 16, 2024 9:36 AM
To:

Subject: `Application for road closure A484 Gelli on (One.Network: 138331905)

Dear Sir/Madam/Councillor

I write to inform you that a Temporary Road Closure will take place on Thursday 6th June 2024 for a period of 1 night.

Pedestrian movement to individual properties will be maintained where possible throughout the duration of the closure.

I enclose a copy of the Public Notice and plan, illustrating the length of road to be closed and alternative route, and would be grateful to receive any views you have on the matter.

Ymgeisydd/Applicant – Kyle Morales (Welsh Water)
Rhif Ffôn:/Tel Number - 07834728104
Postcode Area – SA15 3JA

Many Thanks

Gemma R Pugh

Assistant Technician Traffic Management/Technegydd Cynorthwyol Rheoli Traffig
Environment Department/ Adran Yr Amgylchedd

E-bost | Email: GRPugh@sirgar.gov.uk | GRPugh@carmarthenshire.gov.uk

PUBLIC NOTICE

Road Traffic Regulation Act 1984

As amended by the Road Traffic (Temporary Restrictions Act) 1991

Carmarthenshire County Council hereby gives notice that no person shall cause any vehicle to proceed along that length of road known as Gelli Onn (turn right only lane) from its junction with Hall Street to its junction with Thomas Street, Llanelli for a distance of 150 metres in an Easterly direction. Also, the south bound lane (ahead only) Thomas Street from its junction with Gelli Onn for a distance of 60 metres in a southerly direction.

The closure is necessary for Welsh Water to carry out permanent reinstatement works from 19:00 hours on Thursday 6th June 2024 to 06:00 hours on Friday 7th June 2024.

The alternative route for South bound traffic will be via Hall Street, Church Street, Station Road, Murray Street, Murray Street Roundabout, Upper Robinson Street, Pottery Street, Stepney Place, Swansea Castle Road Roundabout, Church Street, and Island Place to return to a point south-east of the lane closure.

The alternative route for Eastbound diverted traffic wishing to access the A484 Hall Street will be to travel via Church Street, West End, Pembrey Road to its junction with Sandy Water Park Roundabout. At the roundabout, take the 3rd exit to travel back around the roundabout in an easterly direction via West End towards Gelli Onn then Church Street, Station Road, Murray Street, Upper Robinson Street, Pottery Street, Stepney Place, Swansea Castle roundabout and Island Place to return to a point south of the closure.

Pedestrian movement to individual properties will be maintained where possible throughout the duration of the closure.

DATED THE 6th DAY OF JUNE 2024

Mr Ainsley Williams
Director of Place and Infrastructure
County Hall
Carmarthen
Carmarthenshire
SA31 1JP

