



**CYNGOR TREF
YSTRADGYNLAIS
TOWN COUNCIL**

**Ordinary Meeting of the Council held at the Welfare Hall,
Ystradgynlais on Thursday 13th July 2017 at 6.30 p.m.**

**Present : Councillor Meurig Evans, Chairman, Presided,
Councillors D Lewis, A Davies, R Millington,
E Evans, R Lock, T Davies,
A Williams, N Craddock,
L Evans, W Thomas, C Nickels,**

46. APOLOGIES FOR ABSENCE.

An apology for absence was received from Councillors Mrs B Paulett, M Donnelly, Rhiannon Phillips and Graham Davies.

47. COUNCILLOR NIGEL CRADDOCK.

The Chairman on behalf of the Council extended a warm welcome to Town Councillor Nigel Craddock following his recent co-option to the casual vacancy for the Cwmtwrch Ward of the Town Council. The Clerk advised that Cllr. Craddock had completed the Declaration of Acceptance of the Office of town Councillor and had also received all the relevant and necessary documentation.

48. MINUTES.

Resolved that the Minutes of the Town Councils Ordinary Meeting

held on the 1st June 2017 be confirmed as an accurate record and signed by the Chairman of the Council.

49. JOBS FAIR - YSTRADGYNLAIS WELFARE HALL.

The Town Council received an application to erect banner advertising the event on the boundary fence between the Hall car park and the bus station. The event was planned for the 7th September 2017.

Resolved that permission be granted for the said purpose.

50. MEMORANDUM OF UNDERSTANDING – STEERING GROUP RECREATIONAL GROUNDS.

The Town Council received an updated report from its representatives on the Steering Committee with respect to the progress made to date in relation to the above matter. A draft Memorandum of Understanding had been produced a copy of which was circulated to all Council Members. The document had been prepared by Alun Taylor of CRT who will also be advising the Steering Committee accordingly. The document will allow the Members of the Group some structure, which will identify the best way to continue with the long-term use of the Ystradgynlais Welfare Sports Playing Grounds.

Resolved that the Memorandum of Understanding be agreed in principle and that the matter be placed on the agenda for the Town Councils meeting in September. Councillors to bring copy of the above document to this meeting.

51. EISTEDDFOD YR URDD 2018.

An e email was received from the Director of the above organisation who wished to address the Town Council on the arrangements and support required for the above event to be held in Brecon and Radnor for 2018.

Resolved that arrangements be made to receive the Urdds representative at the Town Councils meeting in September. Meeting to commence at 6.00pm.

52. CORONATION PARK

a) Further to Minute 43 of the Town Councils meeting on the 1st June it was reported that the site meeting had taken place on the 5th July. A number of maintenance issues were identified which would be addressed at the Town Councils meeting in September together with a further discussion on the previous report considered by the Town Council on the 1st June.

b) E -mails dated the 7th and 9th June 2017 were received from a local resident which related to questions being asked in relation to Town Council budgetary and Employer staffing matters. The issues raised in the e-mail dated 7th June had been fully answered by the Clerk. The second e-mail dated the 9th June had been referred by the Clerk to the Chairman and Vice Chairman of the Town Council who had decided to discuss the issues at tonight's meeting. Town Council members discussed and considered the issues raised in the second e mail and following consideration of the matters as detailed **it was resolved** that in the first instance the Chairman and Vice Chairman of the Council arrange to meet with the local resident on the matters raised.

53. DRAFT COMMISIONING, PROCUREMENT & COMMERCIAL STRATEGY.

An e-mail dated 28 June was received from the Powys County Council in relation to a consultation survey being undertaken in relation to the above matter. Members received a copy of the e-mail with the website address for reply. The consultation would end on the 10th August and members were asked to attempt to complete the survey on an individual basis.

54. BUSKAGYNLAIS.

An e mail dated 10 July was received from YSATT thanking the Town Council for their financial assistance towards the above event and also for providing free car parking in the Town. Feedback on the Gorsedd Park at Buskagynlais was an overwhelming success. People were overwhelmed and greatly appreciated the flower displays at the War memorial, Gorsedd Park, the Town Centre and at the Daniel Protheroe Memorial Park.

55. YSTRADGYNLAIS WELFARE HALL.

a) A letter was received from the Chair of the Welfare Hall Board in relation to the litter problem in the car park of the Welfare Hall. Agreed that the complaint be further discussed at the Partnership meeting to be arranged within the next few weeks.

b) It was reported that the Welfare Hall Management had for some reason failed to invite Cllr R Lock, the Town Councils representative, to a Board meeting of the Hall held on the 12th July. Members expressed their dissatisfaction with this oversight. Agreed matter will be raised at the same meeting as detailed in a) above. It was also agreed to further discuss and review the position in relation to the car park, building maintenance issues, and the Sub Committee was asked to look at Town Council issues relating to marketing matters

56. PAYMENT OF ACCOUNTS.

Resolved that the accounts as detailed be paid.

57. TRIUMPH ADVENTURE DEVELOPMENT AT YSTRADGYNLAIS.

Cllr R Millington opened the discussion by stating that he was surprised that Touratec had not at the Councils meeting in June appraised members on the issue that was on the agenda of that meeting, namely to advise the Council of the proposed development of the land adjacent to the Woodlands Industrial Park. Cllr Millington advised that the proposal would have a detrimental effect on the established businesses located on the site and many had objected to the proposals. Councillors needed to be aware of this position. Triumphs proposal was the same as what was already in existence in the Community with another Companies so this was not a new venture in this regard as other motorcycling groups had over the past 15 years provided this same type of experience and opportunity. Cllr Wayne Thomas acknowledged the point made and advised that any other groups or companies who operated from the Woodlands Park would receive the same welcome as Touratech did if they wished to meet with the Town Council.

Cllr Millington was thanked by the Chairman for the information provided in relation to this position and also to acknowledge the views made with respect to the other Groups within the Community in relation to the proposal being pursued. Town Council noted the report and position.

It was also brought to the Town Councils attention that the Welsh Assembly had placed barriers on Town Council land in the vicinity of this proposed development. A site meeting had taken with Welsh Assembly representatives in relation to the land the result of which was currently being investigated. It was agreed that the Welsh Assembly be asked to remove the fencing erected on Town Council land.

58. BUDGET MONITORING REPORT.

The Town Council received the Clerks written report in relation to the above matter for the period from 1 April 2017 to 21 July 2017. The content of the report was discussed with members and the position noted.

**59. DANIEL PROTHEROE MEMORIAL PARK,
YSTRADGYNLAIS – REFURBISHMENT.**

Mr John Owen from the Ystradgynlais District Heritage and language Society addressed the Town Council on the refurbishment work that had been undertaken T the Daniel Protheroe Site. The project came to a successful conclusion on Saturday 1st July at the ‘Buskagynlais’ event and was extremely well attended by members of the community. The event proved to be a great success and drew very many favourable comments from the people that attended.

The Town Council received a copy of the financial appraisal relating to the project detailing both grant income received and the consequential expenditure incurred. The detailed accounts presented were discussed in detail with Council Members and the content of this financial appraisal was noted.

60. PLANNING APPLICATIONS.

The Town Council received the Technical Advisers report on the planning applications received from the Powys County Council.

Resolved that the Town Councils observations on planning applications considered be forwarded to the Powys County Council.

61. MEMBERS AND OFFICERS REPORTS

a) Cllr M Evans advised that the repairs to the skateboard park at Penrhos Youth Centre was scheduled to be undertaken in early August. Discussions with Powys County Council representatives had taken place on the costing's of the repair work required and it was envisaged that there could be a £2,000 shortfall in the funding required to undertake the work.

Resolved that the Town Council financially supports the repairs and will cover the said shortfall in funding up to the value of £2,000. The money to be obtained from the Ystradgynlais Ward budget for 2017/18.

b) Cllr R Lock advised of the concern within the Town Centre and surrounding areas in relation to dog fouling on the streets and the owners being neglectful in not picking up the dog mess and disposing of it safely. A poster was to be circulated locally by the Traders with a view to highlighting the dangerous diseases that can be contracted should contact be accidentally made with dog mess on a rugby pitch in Swansea. The Clerk advised that he would consult the Environmental Health Officer for Powys County Council on the matter. The Town Council also confirmed its support to the circulation of the poster locally to raise the public awareness and health dangers associated with this matter.

c) Members expressed their dismay with condition of the Town stone at the A4067 junction into Ystradgynlais. The situation was that Powys had totally neglected the area and the Stone for over two years. YSATT was pursuing the free transfer of the land to itself so that a

better standard of maintenance could be affected in the area as it was seen as the gateway to Ystradgynlais Town Centre. Agreed that Ward Members meet with the Ynyscedwyn Ward County Councillors on the matter with a view to finding a long-term solution.

d) Cllr A Davies, Vice Chairman expressed his deep disappointment with regards to path 110a project. The problem was that the project should have been completed at the beginning of July 2017. Relatives of the old Gough Estate had been scheduled to visit the site on the 1st August but the work had not been completed. Agreed to pursue the appointed contractors on the matter.

e) Members asked for a letter of congratulations to be sent to the Maesydderwen Comprehensive School following a very successful musical performance, Bugsby Malone at the Ystradgynlais Welfare Hall on the 11th and 12th July.

f) Cllr Wayne Thomas advised of his concern over rumours going around that certain people were discussing the future of the Recreational Ground directly with Cook and Arkwright behind closed doors. This in his view was undermining the work currently being done by the local Steering Committee, which had been tasked to find a solution to the long-term future of the Grounds. Report noted.

g) Cllr L Evans advised that the owners of the farm next to the Gorof Cemetery had complained about grass cuttings and other vegetation was being thrown over to their property from the Cemetery. Agreed that the Clerk investigates the matter and reports back to the Council on the complaint.

h) Cllr E Evans advised of the Abercrave Hall Committee's many thanks to the Town Council for the £2000 grant donation towards the disabled stair lift installed at the Hall.

The meeting terminated at 9.00pm

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Planning matters considered by the Town Council on Thursday 13th July 2017.

1.0 Applications granted consent

From information posted on the Powys County Council web site the following applications have been granted approval:

P2016/0488	Prop.Board Prestbyterian Ch. 47 Commercial St. Ystradgynlais	Change of use of premises to dwelling.
P2016/1074	Mr & Mrs D. Colomaza 9 Dolfain Ystradgynlais	Demolition of single storey extension and erection of two storey rear extension.
P/2017/0468	Mr. I. King 10 Is y Rhos Caerbont	Proposed rear extension and front porch.
P/2017/0113	Mr. L. Roberts Land at old primary School (Quids In) Cwmtwrch	Erection of a polytunnel for Commercial use
P2017/0396	Powys CC Sports ground behind Pinetree Lodge Ynyscedwyn	Formation of a cycle path to link two sections of existing path and all associated works.

2.0 Applications refused consent

From information posted on the Powys County Council web site the following application has been refused approval for the reasons outlined below:

P/2017/0104	Mr. A. Davies Gnoll House Neath Road	Erection of a boarding kennel establishment and creation of hardstanding for two cars.
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The grounds for the Powys County Council's decision to REFUSE permission for the development are:

- 1. The proposed development would result in inadequate number and standard of parking spaces considering the size, nature and location of the proposal. The proposed development is therefore contrary to policy GP4 of the Unitary Development Plan (March 2010), Technical Advice Note 18 and Planning Policy Wales (Edition 9, November 2016)*
- 2. The proposed development would have an unacceptable impact to the amenities enjoyed by the occupants of nearby properties in terms of noise. The proposal would therefore be contrary to policy GP1 and DC17 of the Unitary Development Plan (March 2010), Planning Policy Wales (Edition 9, November 2016) and Technical Advice Note 11(1997).*
- 3. The proposed development would result in an unjustified commercial development in the open countryside. The proposed development is therefore seen to be contrary to policy EC1 of the Unitary Development Plan (March 2010). Insufficient information has been provided to demonstrate that an adequate visibility splay can be provided, plus it is presumed that the required visibility splays would cross land not shown to be in the ownership of the applicant. The proposed development is therefore contrary to policy GP4 of the Unitary Development Plan (2010), Technical Advice Note 18: Transport (2007) and Planning Policy Wales (Edition 9, 2016).*

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3.0 Applications for consideration

From information posted on the Powys County Council web site the following applications require consideration:-

P2017/0414	Mr. M. D. Cooper Land to the rear of TanyWaun Penrhos	Erection of three dwellings, demolition of outbuildings and all associated works.
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Resolved: *To offer concerns regarding the acceptability of the proposed vehicular entrance to this site.*

P/20127/0661	Ms Purvis 74-76 Commercial Street Ystradgynlais	Two storey extension with all associated works. Ground floor to consist of a coffee shop, and first floor as offices.
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Resolved: *No observation*

DIS/2017/0126	JLA Disposal Ltd Tir Canol Landfill Palleg Road	Discharge of Condition No.10 of B/01/0276 (Restoration Plan)
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Resolved: *No observation (but subject to discussion with Technical Adviser)*

P/2017/0657	Mr C. Broad 37 Rhestr Fawr Ystradgynlais	Single storey rear extension with flat roof and extension to existing rear extension including removal of conservatory.
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Resolved: *No observation*

4.0 Miscellaneous

Clarke Telecom Ltd – Proposed base station installation on land at Penrhos Farm off Brecon Road,
Caerbont

Further to the above Clarke Telecom have contacted and have now provided a location plan
which has been issued to the Abercrave Ward Chairman.

Resolved: *To note the position.*

J.G.Jones
Technical Adviser