



**CYNGOR TREF  
YSTRADGYNLAIS  
TOWN COUNCIL**

**Ordinary Meeting of the Council held at the Welfare Hall,  
Ystradgynlais on Thursday 11 January 2018 at 6.00 p.m.**

**Present : Councillor Aneurin Davies, Vice Chairman, Presided,  
Councillors D Lewis, E Evans, R Millington,  
M Donnelly, R Lock, T Davies,  
A Williams, N Craddock, L Evans  
W Thomas, C Nickels, Ms R Phillips**

**146. APOLOGIES FOR ABSENCE.**

Apologies for absence were received from Councillors Mrs B Paulett, G Davies and M Evans.

**147. YOUTHCLUB PENRHOS.**

Representatives from the Ystradgynlais Community Centre Regeneration Committee were allowed to address the Town Council on the recent decision by Powys County Council to dispose of the above Centre at Penrhos.. The Group were going to submit an 'expression of interest' to the County Council to use the Youth Club building in Penrhos as a Community Centre when the Youth Service cease using the building. Rumour had it that the Centre would close on Monday 15<sup>th</sup> January and other rumours had heard that it was too close in 5 weeks time. The Chairman of the Council advised that he would check this out with the Leader of the Council and report back as soon as possible to the Group and Town Council on the matter if implementation was imminent. A request was made to the Council for

£10000 in grant aid to assist them in possibly acquiring the building on terms agreed with Powys County council. The request was made to include this sum or any sum appropriate to help the Committee in this matter as this venture was very important to the children of the area.

The Town Council advised that this request would be considered at the budget meeting but to determine any grant assistance would be difficult as no financial information was available and also the Town Council had not been officially notified of the Powys County Councils intentions in relation to the provision of the Youth Service in the Ystradgynlais community area.

**148. ABERCRAVE WARD COMMITTEE MEETING.**

The Town Council received a copy of the Minutes of the Abercrave Ward Committee Meeting held on the 7<sup>th</sup> December 2017.

Resolved that:

- a) The Minutes of the above Ward Committee meetings be confirmed as an accurate record and signed by the Chairman.
  
- b) The work programme recommendations and estimates contained in above Ward Minutes be approved subject to ratification at the Councils budget meeting in January 2018.

**149. PAYMENT OF ACCOUNTS**

Resolved that the accounts as detailed be paid

**150. TOWN COUNCIL BUDGET AND PRECEPT FOR 2018/19.**

The Town Council received the Clerks report in relation to the above matter, which was considered in detail by the Council. The report covered the following matters:

- A) **ACCOUNTS FOR YEAR ENDED 31 MARCH 2017**  
**FINANCES FOR 2017/2018.**  
**PROPOSED BUDGET FOR 2018/2019.**

The Clerk submitted his report to the Council containing a balance sheet for the year ended 31 March 2017, details relating to the Councils finances for 2017/2018, and a recommended budget for 2018/19.

**B) COUNCIL BUDGET AND PRECEPT FOR 2018/2019.**

Resolved that:

1) The Clerk prepares a further report to the Council providing more detailed information in relation to the proposed financial items contained in the budget report and also to provide a more detailed explanation and breakdown on the estimated end of year balance figure of £92,500 as detailed in Appendix B of the Budget report.

2) The Council gives further consideration to Cllr R Millington's report and amended financial recommendations for inclusion in the Town Councils budget for 2018/19. Cllr Millington was unable to attend the reconvened budget meeting on the date agreed below due to work commitments.

3) The reconvened meeting on this subject matter was to be held next Thursday 18<sup>th</sup> January in the Ystradgynlais Miners Welfare and Community Hall at 6.00pm.

**151. MINUTES.**

Resolved that the Minutes of the Town Council meeting held on the 7<sup>th</sup> December 2017 be confirmed as an accurate record and signed by the Chairman of the Council.

**152. CORONATION PARK.**

Further to Minute 126 of the Town Councils meeting on the 2<sup>nd</sup> November 2017 the Town Council received a written report prepared

by the Technical Adviser following the site meeting held on the 16<sup>th</sup> December 2017. The site meeting covered the following matters:

- Entrance tramroad and culvert
- Former refuse site area
- Land below refuse tip to Haul Road
- Field gates and Land Boundary
- Footpath 51 and possible access via Haul Road
- Boundary Fenceline

Resolved that since there was no provision in next years budget for the works highlighted in the report it was therefore agreed that the issues involved be further considered at the Councils reconvened budget meeting on the 18<sup>th</sup> January.

#### **153. ZURICH ADVISORY SEMINARS 2018**

Further to Minute 127 of the Town Councils meeting on the 7<sup>th</sup> December 2017 it was resolved that the Clerk and Councillor Nigel Craddock be appointed to attend the above Seminar on the 13<sup>th</sup> February 2018.

#### **154. COMMUNITIES FIRST LEGACY FUND.**

An e mail dated the 4<sup>th</sup> January was received from the Western Valleys Communities First notifying the Town Council that the phasing out of the Communities First Programme is due in March 2018 and will be replaced with the new Communities for Work Plus Programme in April. The e mail referred to the fact that an additional Legacy Fund will be looking to support some key aspects that Communities First previously provided. The Town Council was asked for observations on how best to utilise this fund.

Resolved to note the position.

**155. A) FOOTPATH AT DOLFAIN, YSTRADGYNLAIS.**

**B) ALLEGED RIGHT OF WAY ADJACENT TO £!  
CWMTAWE ROAD**

Further to Minute 134 and 141 of the Town Councils meeting on the 7<sup>th</sup> December the Clerk reported that the Powys County Council had advised that the only way forward in relation to the registration of the above alleged footpaths was to follow the established procedure and that entailed the completion of a Definitive Map Modification Order (DMMO) application form and pack. Guidance Notes on the process and procedures concerned were also circulated to the Wards involved.

Resolved that the Wards involved follow the application process/ procedures in order to register the alleged footpaths concerned.

**156. TOURATECH – BOUNDARY DISPUTE.**

Further to Minute 135 of the Town Councils meeting on the 7<sup>th</sup> December the Technical Adviser presented the Council with a detailed report following a sit meeting attended with representatives from Touratech relating to an small area of the Town Councils land which had been mistakenly fenced in by the Company. Following consideration of the report it was **resolved** that since the area of land is very small and of little value in terms of its worth the Town Council takes no action and agrees to the transfer of the land subject to the Company:

- a) Removing all the tree branches overhanging their property at no cost to the Council
- b) Permitting occasional access rights over the land which they are in the process of leasing
- c) Paying a compensation payment of £500 plus solicitors and any other fees incurred by the Town Council.

**Note; Councillor R Millington declared an interest in this item and left the meeting whilst the Town Council considered the Officers report on the matter.**

**157. A MAJOR TRAUMA NETWORK FOR SOUTH WALES, WEST WALES AND SOUTH POWYS.**

The Town Council members who attended the drop in sessions on the 5<sup>th</sup> January at Ystradgynlais Library reported to Council on the consultation exercise being conducted in relation to the above matter. The Town Council endorsed the view that the new Major Trauma Centre should be based at Moriston hospital and not at Cardiff, as it was a more central location for the West and South Wales areas.

**158. PLANNING APPLICATIONS.**

The Town Council received the Technical Advisers report on the planning applications received from the Powys County Council and updated the Council on the LDP position.

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

The meeting terminated at 9.40 pm



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**Planning matters considered by the Town Council on Thursday 11<sup>th</sup> January 2018.**

**1.0 Applications granted consent**

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

P/2017/ 1117	Mr R. Millington 3 Oddfellows Street Ystradgynlais	Alterations to the existing dwelling including a replacement pitched roof in lieu of the existing flat to the previous two storey extension.
P/2017/1163	Mr R Rees 25 Heol Tredeg Upper Cwmtwrch	Erection of a two storey extension to the existing dwelling.
P/2017/1235	Mrs J. Griffiths Land adjacent to 50 Heol Twrch Lower Cwmtwrch	Section 73 application to vary conditions 1 and 2 of planning approval P/2015/0057 in relation to extending the period allowed for commencement.
P/2017/1261	Mr & Mrs Adams 72 Heol Gleien Lower Cwmtwrch	Demolition of existing utility room, proposed raising of of the roof providing an additional bedroom, erection of a side extension including a porch and internal and external alterations.
P/2017/1287	Mr. S. Carpenter 25 Gyrnosfa Lower Cwmtwrch	Proposed rear single storey conservatory extension.
NMA/2017/0089	Marston's Estates Land west of Tesco Store Wind Road	Application for a non-material amendment to planning permission P/2017/0917 in regards to amending the site layout and elevation materials.

**2.0 Applications refused consent**

*From information posted on the Powys County Council web no application has been refused consent.*

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**3.0 Applications for consideration**

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

P/2017/1386	Mr P. Lynes 108 Brecon Road Ystradgynlais	Outline: Demolition of existing barn. Erection of 9 No. new dwellings with access road and parking for the Jeffreys Arms ( all matters reserved)
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**Resolved :**                    **No observation**



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P/2017/1397            Mrs. A .Moulton            Erection of a dwelling house with integral garage, formation  
Land at Brynygroes        of a vehicular access and all associated works.  
Gurnos

**Resolved :**                **No observation**

P/2017/1480 First Choice Housing Association        Conversion of existing garage into an additional bedroom  
Glen View bungalow                                        with en-suite, erection of a rear extension to provide a  
Caerbont    utility room and a new pitched roof over the existing garage.

**Resolved :**                **No observation**

P/2017/1484            Mr C. Hopkins                Construction of 1 No. detached dwelling house, detached  
Plot opposite 20 Rhestr Fawr                                garage and all associated works.  
Ystradgynlais

**Resolved :**                **No observation**

P/2017/1506            Mr M. Evans                    Construction of a new dwelling  
Land at 5 Brynygroes Cottages  
Gurnos

**Resolved :**                **No observation**

**4.0 Review of the Brecon Beacons National Park LDP ( 2007-2022)**

At the 10<sup>th</sup> November 2017 meeting of the National Park Authority, Members agreed that work could commence on the Review of the Brecon Beacons National Park Local Development Plan. The 2007-2022 Plan was adopted by the Brecon Beacons National Park Authority on 17<sup>th</sup> December 2013. Accordingly, in line with the requirement of Section 69 of the 2004 Planning and Compulsory Purchase Act, the Review process will formally commencing from 17<sup>th</sup> December 2017.

**Next Steps:** A Review should draw upon published Annual Monitoring Reports, evidence gathered through updated survey evidence and pertinent contextual indicators, including relevant changes to national policy. Collectively, this should enable the publication of a Review Report, within six months from start of the review process.

The Review Report should set out clearly what has been considered, which key stakeholders have been engaged and, where changes are required, what needs to change and why, based on evidence; including issues, objectives, strategy, policies and the Sustainability Appraisal as well as the implications of anticipated revisions on any parts of the plan that are not proposed to be revised. It must also make a conclusion on the revision procedure to be followed (full or short form).

To this end, the Authority is currently gathering its survey evidence to inform the development of our Review Report. Given that the Review process commences from 17<sup>th</sup> December 2017, the Authority intends to submit the Report to the Welsh Government and to undertake a formal public consultation on its content by June 2018.

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**How to get involved:** As referred to above, there will not a formal public consultation until June 2018. Nevertheless, should you wish to take the opportunity to make representations on the way forward before the statutory process begins, the Strategy and Policy Team would encourage you to do so (by post (Brecon Beacons National Park Authority, Plas y Ffynnon, Cambrian Way, Brecon, LD3 7HP) or, preferably, by email to [LDP@beacons-npa.gov.uk](mailto:LDP@beacons-npa.gov.uk)) by no later than **9<sup>th</sup> February 2018**.

We would appreciate your views on what should be considered by the Authority in the Review, what kind of revisions should then be made and whether the full or short form procedure should be followed.

***Resolved : To note the review .***

**J.G. Jones - Technical Adviser**