

**Minutes of the Grovesend & Waungron Community Council Meeting held on**

**Wednesday, 8<sup>th</sup> June, 2011**

**Present:**

Mr. L. Jones, Chairman

Mr. M. Jones

Mrs. T. Rees

Mr. B. Williams

Mr. D. True

Mr. A. Hamilton

Mrs. C. Knox

Mrs. T. Morgan

Councillor D.I.E. Jones

Mr. J.I. Burge (Secretary)

Several members of the public present

**1476. Apologies.**

Apologies for absence were received from Mrs. S. Morgan and Mr. J. John. Mr. B. Moon and Councillor A. Jopling were absent.

**1477. Disclosure's of personal interest.**

Mr. A. Hamilton and Mrs. T. Rees both declared an interest in item 8 of the Agenda – Local Development Plan (LDP) response to candidate site proposals.

**1478. Minutes of the meeting held on 11<sup>th</sup> May, 2011.**

Approved.

**1479. Matters arising from the minutes.**

1468 (1464 i) The Secretary reported that he had received a reply from the Trustees of the Miners Club regarding the issues concerning the farmers wives; committee room heating and roof/ceiling repairs.

The letter explained that the organisation that owns the welfare hall (Coal Industry Social Welfare Organisation CISWO) had advised the Trustees that they were no longer able to subsidise the use of the hall by any group and that the Trustees needed to cover their operating costs as a minimum. An offer of a meeting with the Farmers Wives had been made.

The heating in the Committee Room had been switched off over the winter period to save on costs as the central heating system was directly linked to the main hall and

one couldn't be heated without the other. A new electric heater for the Committee Room is being bought in readiness for next winter.

The letter explained that due to personal reasons with the original contractor for the roof/ceiling it had been necessary to engage several different builders to complete different aspects of the work which ultimately resulted in the works being delayed and taking far longer than anticipated. Two further leaks were subsequently discovered which also needed to be repaired before the internal redecoration of the Committee Room took place.

The Secretary informed Members that in addition to the detailed response above, the letter received also made a request for financial assistance towards the cost of further building works that were needed to both the interior and exterior of the welfare hall.

The letter concluded by stating that the Trustees were disappointed to hear from an announcement at Mount Pleasant Church that the Community Council were re-locating to the Church for future meetings and how it would have been courteous to have been informed directly.

Members recognised that the last part of the letter concerning any possible re-location was inaccurate and acknowledged that only preliminary enquiries had been made with both Mount Pleasant and the Brynlliw Club. It was noted that both venues had confirmed their willingness to accommodate the Community Council and that there would be no charge in holding meetings at either.

**Resolved:** Following a lengthy discussion regarding the most appropriate venue to hold future meetings of the Community Council, it was agreed that from September's meeting all future Community Council meetings would be held in the hall of the Brynlliw Club.

1475 ii The Secretary informed Members that he had been in contact with the Health & Safety Executive to seek their advice regarding the continued problem with the hedges through Waungron, however, they confirmed that they were only responsible for enforcing health and safety at workplaces. They had confirmed that the enforcing Authority for such issues along the highway remained with the Local Authority.

#### **1480. Local Members Report.**

Councillor D.I.E. Jones left the meeting prior to his report.

#### **1481. Ten-minute Public Questions.**

There were no general questions asked. Members of the public present were in attendance for the LDP item.

#### **1482. Planning Applications.**

The Secretary informed Members that Mrs. S. Morgan, Planning Officer, in her absence had provided him with two planning applications for Members consideration. The Secretary advised that Mrs. Morgan had visited both sites and had no adverse comments to make on either application.

i) Application for a conservatory at 10 Clos Pengelli, Grovesend

**Resolved:** No objections

ii) Application for a two storey side extension at 9 New Road, Grovesend

**Resolved:** No objections

**1483. Local development Plan (LDP) response to candidate site proposals.**

*Mr. A. Hamilton and Mrs. T. Rees declared an interest and left the meeting for the following item only.*

The Secretary explained to Council Members and members of the public present that the current UDP (Unitary Development Plan) is due to be replaced in four years time by an LDP (Local Development Plan). This was a requirement of all Council's that had a responsibility for planning.

The formation of the LDP involves a number of stages and processes. The current stage is Candidate Site Process. This involves Swansea Council inviting interested parties to submit brief plans of possible future developments in and around the Swansea area.

Due a high volume in the number of applications submitted the closing date for the registration of applications has been extended to a date yet unknown. Consultation on all the submitted applications will then be set at two months from the closing date/final date of registration.

To date seven applications have been submitted for possible development in the Grovesend and Waungron areas.

The Secretary circulated copies of all seven applications with each being discussed in turn:

**PY001 – Land adjacent to 211 Pentre Road (0.6 hecter) for 15/20 houses.**

Concern was expressed that the surrounding land is currently water logged. Further building at this site will result in additional water running further down into Waungron. Drainage in Waungron is already overloaded and currently inefficient.

**Resolved:** To object for the reasons given.

**PY005 – Land at Coalbrook Road (right hand side entering village)**

**(4.1 hecter) for an undisclosed number of houses.**

Comments were made that this area is common land where there is an active right to roam. The size of the site suggests a huge development for a small village. Concern was expressed regarding the lack of any sewage system and the erosion of the community boundaries between Grovesend and Gorseinon merging the two villages into one.

**Resolved:** To object for the reasons given.

**PY008 – Land at Coalbrook Road (left hand side on entering village)**

**(8.7 hecter) for 120 houses.**

Concern was expressed at the size of the proposed development. The site is highlighted in the current UDP as green belt and forms a natural separation between

the communities of Grovesend and Goresinon. Members felt that such a development totally conflicts with current planning policy.

**Resolved:** To object for the reasons given.

**PY009 – Land off Pentre Road alongside Llwyn-Adam Fach (1.6 hecter) for 30/40 houses.**

Comments were made as to the current overloading and congestion of the main road through the village which this development would have access directly to. Other concerns were in relation to a lack of a suitable sewage system and drainage facilities and that the area is designated green belt.

**Resolved:** To object for the reasons given.

**PY010 – Land to the rear of Ty Rhosyn & Long Oaks, Box Road (0.889 hecter) for 12/14 houses.**

It was felt that this development would be a natural extension to the current and new Meadgate estate opposite. Given the relative small scale proposal and subject to any possible issues of drainage, any concerns should be able to be addressed.

**Resolved:** Subject to a full drainage evaluation there would be no objection.

**PY011 – Land at Plas Road (2.5 hecter) for 60 houses.**

Concern was expressed that the development would be too large for its position and would cause massive traffic problems through a current narrow lane into a populated area. The site was green belt, agricultural land and inappropriate for such a development.

**Resolved:** To object for the reasons given.

**PY012 – Land at Tyrisha Farm (3.8 hecter) for 75/80 houses.**

Concern was expressed that the development would again be too large for its location causing severe traffic problems through a current narrow lane into a populated area. The site was green belt and used for agricultural and farming use. This site had previously been rejected by Swansea Planning Department for such a development a few years ago.

**Resolved:** To object for the reasons given.

**1484. Secretary's Report.**

None.

**1485. Any Other Business.**

Mr. L. Jones, Chairman, welcomed Mrs. Janet Curtice to the Community Council meeting. Mrs. Curtice introduced herself as a Town Councillor at Gorseinon and City & Council of Swansea candidate for the 2012 elections on the retirement of Councillor DIE Jones.

