

LLANGYFELACH COMMUNITY COUNCIL.

CYNGOR CYMUNED LLANGYFELACH.

MINUTES OF THE COUNCIL MEETING HELD ON THURSDAY 8 SEPTEMBER JULY 2016.

Present: -

D. Belton. (Chairman).
Mrs M. E. Boyter
P. R. Crayford

G.T.Owen
R.M.Harwood.
P. Gibson.

Minute No. 71/2016. – Apologises for Absence.

The Clerk reported that he had received a verbal apology from Councillor P. Baker (Prior Appointment) & that he would be unable to attend tonight's Meeting.

NOTED.

Minute No. 72/2016. – Declaration of Interests from Members.

There was no Declaration of Interests from Members.

NOTED.

Minute No. 73/2016. - To consider the Minutes of the Council Meeting held on 14 July 2016.

The Minutes of the Council Meeting held on 14 July 2016 were considered and accepted as a true record, subject to the following amendment that:-

- (1). **Observations in respect of the Consultation on the City & County of Swansea's Local Development Plan: Deposit Plan.**

The Clerk reported that inadvertently the plenary powers granted to the Clerk, to make Observations on behalf of the Community Council in respect of the above Deposit Plan. had not been minuted in the July Council Minutes. He request that this omission be corrected & that a new **Minute No.,69/2016. (B). (2).** be inserted to read that plenary powers be granted to the Clerk, to make Observations on behalf of the Community Council in respect of the Consultation on above Deposit Plan.

AGREED.

Minute No. 74/2016 – To consider Matters arising from the Minutes of the Council Meeting held on 14 July 2016.

(97/2016).

Nothing was raised under this Minute

NOTED.

Minute No. 75/2016. – To consider Matters raised &/or referred to this Council from previous Council Meetings.

Nothing was raised under this Minute.

NOTED.

Minute No. 76/2016. – To receive questions from Members of the Public.

The Clerk reported that no Members of the Public were present.

NOTED.

Minute No. 77/2016. – to consider any matter relating to the Penpant Estate, including a report from PCSO Mark Thomas.

PCSO Thomas stated there was nothing of any substance to report on police matters in the Llangyfelach & nothing was raised under this Minute by the Members.

NOTED.

Minute No. 78/2016. – To consider any matters relating to Highways & Footpaths.

(A). Update on Road Markings on Heol Pentrefelin, Llangyfelach.

Councillor Sullivan was not present & nothing was raised under this Item.

NOTED.

(A). (i). Email from a Mr S. Roberts, Y Llwyni, Llangyfelach regarding parking on Y Llwyni, Llangyfelach.

The Clerk reported the receipt of an Email, dated 29 June 2016 from the above Mr Roberts regarding the facility for visitors to park when visiting his family.

The Clerk informed Members that he had referred Mr Roberts to Councillor Sullivan.

RESOLVED to ask Councillor Sullivan if he would report on the latest position on the road markings & parking in general on the highways on the Penpant Estate

(B). Latest position on transfer of land at Y Llwyni, Llangyfelach.

(98/2016).

The Clerk reported that there was no further news on the progress of this matter.

NOTED.

Minute No. 79/2016. – To consider & approve/determine (if thought appropriate) any Correspondence received, including Invoices & Requests for Payments (See tonight's Correspondence for details).

The Clerk referred to the system of reporting Correspondence. A total of 32 Items of Correspondence had been received as per the List of Correspondence, with the Council's Agenda, of which 23 had been **NOTED**.

Decisions resolved on the **List of Correspondence** are as follows and based on the **No.** given in the List of Correspondence enclosed with the Council's Summons and Agenda.

(A). Correspondence No. 3.A. – New Financial Regulations 2016.

RESOLVED to refer this Item to the Chairman of Finance & the Clerk to report on same to the next Council Meeting.

(B). Correspondence No. 3. E. – Advice to Community & Town Councils on Working with Young People.

RESOLVED to refer this Item to the next Council Meeting.

(C). Correspondence No. 7. A. – Information Commissioner.

RESOLVED to pay the Information Commissioner, the sum of £35.00. (No VAT payable). for Data Protection Registration from 10 October 2016,

(D). Correspondence No. 7. B. – Staples Business Account – Invoice No.10025767.

RESOLVED to pay Staples Business Account, the sum of £76.49. (incl. £11.67.VAT).for 1 No. HP black laser toner.

(E). Correspondence No. 7. C. – Re-imburement of the Clerk for purchase of computer paper.

RESOLVED to pay D. Jenkins the sum of £10.00. (No VAT payable) for the purchase of 4 No.reams of paper for the Council's PC.

(F). Correspondence No. 7. D. – Swan CD Ltd. – Invoice No. 49861.

RESOLVED to pay Swan CD Ltd the sum of £15.00. (incl £2.50. VAT) for the purchase of 1 No. compatible HP 58 ink cartridge.

(99/2016).

(G). Correspondence No. 7. E. – Swan CD Ltd. – Invoice No. 49911.

RESOLVED to pay Swan CD Ltd the sum of £10.00. (incl £1.67. VAT) for purchase of 1 No. compatible Canon C0058 ink cartridge.

(H). Correspondence No. 7. F. – Swan CD Ltd. – Invoice No. 49926.

RESOLVED to Swan CD Ltd the sum of £70.00. (incl £11.67. VAT) for purchase of 2 No. HP compatible black laser toners.

(I). Correspondence No. 10. – Query regarding Parking Problems on Y Llwyni, Llangyfelach.

RESOLVED to refer this Item to the next Council Meeting.

Minute No. 80/2016. – To consider all other matters, relating to Finance.

(A). Balances.

The Clerk reported that as at today's date, the Clerk had been verbally informed, by the Bank that the Council's Current Account stood at £14,607.92 and the Reserve Account at £21,920.67.

NOTED.

(B). Payments Received.

(1). City & County of Swansea (Second part of Precept).....£6,333.33.

(C). Payments to be Made.

- (1). D. Jenkins (Clerk's Gross Salary for Aug '16).....£723.34.
Less Tax deducted.....144.60.
(Net August Salary to be paid in Aug'16).....£578.74.
- (2). Post Office Ltd – for HM. Revenue & Customs
(Tax deduction from Clerk's Gross Salary
to be paid for Aug '16).....£144.60.
N.I.Employee's Contribution. NIL
Add. Council's N.I. Employer's Contribution.....6.53.
(Total Tax & N.I.C's to be paid to Inland Revenue).....£151.13.
- (3). D. Jenkins (Clerk's Gross Salary for Sept '16).....£723.34.
Less Tax deducted.....144.80.
(Net September Salary to be paid in Sept'16).....£578.54.

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- (4). Post Office Ltd – for HM. Revenue & Customs
(Tax deduction from Clerk’s Gross Salary
to be paid for Sept ’16).....£144.80.
N.I.Employee’s Contribution. NIL
Add. Council’s N.I. Employer’s Contribution.....6.53.
(Total Tax & N.I.C’s to be paid to Inland Revenue).....£151.33.
- (5). Information Commissioner (Data Protection Registration)..... £35.00.
- (6). Staples Business Account – Invoice No.10025767.
(1 No. HP black laser toner).....£76.49.
- (7). D. Jenkins. (Re-imburement for purchase of
4 reams of computer paper).....£10.00.
- (8). Swan CD Ltd. – Invoice No. 49861 (purchase of
1 No. compatible HP 58 ink cartridge).....£15.00.
- (9). Swan CD Ltd. – Invoice No. 49911.(purchase of
(1 No. compatible Canon C0058 ink cartridge).....£10.00.
- (10). Swan CD Ltd. – Invoice No. 49926.(purchase of
2 No. HP compatible black laser toners.).....£70.00.

RESOLVED that these payments be made.

(D). To consider & approve/determine/action (if thought appropriate) the new Draft/ Model Financial Regulations (June 2016).

RESOLVED that this Item be referred to the Council’s Chairman of Finance & the Clerk to report to the next Council Meeting.

(E). To consider the additional costs, site warranty, maintenance & adhoc support, be clarified & determined in respect of the Tenders received for the Council’s new Website Design.

The Clerk had reported to Council that 3 Tenders for the Website Design had been opened by Councillors D. Belton & P. Baker, in the presence of the Clerk (Minute No. 43/2016 refers). Following the advice of the aforementioned knowledgeable Members who had computer experience a Basic Comparison of the 3 Tenders received was prepared & presented to the Council with the Councillors recommendations (Minute No. 65. (C). refers). At this Council Meeting (July 2016)) it was **RESOLVED** that:-

- (1). that the contract for the Design for the Council’s Website be awarded, in principle, to Pentgon in the sum of £3,950. plus VAT. and

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- (2). the additional costs, site warranty, maintenance & adhoc support be clarified & determined at the September Council Meeting.

At the September Council Meeting, following lengthy discussions, took place, over the proposed Website Design Tender & contract to be awarded & it was **RESOLVED** that:-

- (1). Minute No. 65. (C). (1). be ratified & the contract for the Website Development be awarded, in principle, to Pentagon for the total Design & Build Cost of £3,950. plus.VAT.
- (2). the Council pay the sum of £5.50. plus VAT per annum to register the domain name of www.llangyfelachcommunitycouncil.or.uk
- (3). the Council pay the sum of £250 plus VAT per annum for Hosting (viz. Plan 4 Hosting & support for up to 15Gb Bandwidth per month & up to 10 x POPS email accounts with 250Mb per mailbox limit for 1 year.
- (4). the Council pay for Package 1 (after 2 months free trial of their Maintenance & Support Package), as specified in the Tender document, at the discounted price of £750. plus VAT per annum & with the right for the Council to upgrade or cease to continue this Package after 1 year.

Councillor G.T.Owen voted against all of the aforementioned resolutions & requested that his disagreement with these resolutions is minuted.

Minute No. 81/2016. – To consider any matters relating to the Christmas Festivities 2016.

Nothing was raised under this Minute.

NOTED.

Minute No. 82/2016. – Clerk’s Matters.

- (A). **2016-2017 Llangyfelach Community Council’s Annual Risk Management Assessment Schedule.**

RESOLVED to refer this Item to the October 2016 Council Meeting.

- (B). **Amendments Required to the Annual Return for the year ended 31 March 2016. by BDO (the Council’s External Auditors).**

The Clerk reported that by a letter from BDO dated 5 September 2016 together with a copy of the Issues Arising Report for the year ended 31 March 2016. (copies of which was given to each Member). BDO required the following actions to be taken:-

- (1). the RFO to re-certify the Annual Return by signing & dating the re-approval section underneath the approval & certification section.

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- (2). the Annual Return, details of their proposed audit certificate & opinion including their issues arising report, if any issues are proposed, should be presented to the Council.
- (3). the Council should re-approve the Annual Return, enter the minute reference & date of the meeting in the re-approval & re-certification section & the chair must sign & date this section.
- (4). return the corrected Annual Return to BDO by 16 September 2016.

RESOLVED that the aforementioned Annual Return & Auditor's Report be noted & the Chairman of the Council & the RFO sign as indicated above..

(C). Budget 2016-17 - Receipts & Payments by Budget Headings as at 1 July 2016.

The Clerk presented a copy of a detailed Receipts & Payments by Budget heading, as at 1 July 2016. (Copy for each Member).

NOTED.

Minute No. 83/2016. - Purchase & Disposal of Books, Equipment etc.

Nothing was raised under this Item.

NOTED.

Minute No. 84/2016. – Planning Matters.

(A). Weekly Lists of Registered Planning Applications.

The following planning applications were discussed and Observations passed at the Meeting of the Council, held at 7.00.p.m.on 8 September 2016 at the Llangyfelach Church Hall, Swansea Road, Llangyfelach, Swansea: -

Week No.	Plan.Appl.No.	Location.	Proposed Development.
27/2016.	-	-	-
28/2016.	-	-	-
29/2016.	-	-	-
30/2016.	-	-	-
31/2016.	-	-	-

(103/2016).

32/2016.	2016/1522.	Griffiths Waste Management Site, Bryntywod, Llangyfelach, Swansea. SA7. 7LP.	Demolition of existing waste management facility buildings & construction of replacement buildings & associated infrastructure.
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Council’s Observations.

The Council has no observations to make on this application.

33/2016.	-	-	-
34/2016.	-	-	-

(B). Any Other Planning Matters.

(1). The City & County of Swansea’s Local Development Plan: Deposit Plan Consultation.

At the last Council Meeting, held on 14 July 2016 (Minute No.69/2016. (B). (2)) it was resolved that the Clerk be given plenary powers to pass the Community Council’s Comments & Observations on the above City & County of Swansea’s Local Development Plan: 2010 – 2025: Deposit Plan (July 2016).

The Clerk reported the following Comments & Observations were passed on behalf of the Council:-

The Community Council, **in principle**, has no Objections to the proposed residential developments - shown in the Written Statement of the above LDP viz **SD Site G – Land Northwest of the M4, Junction 46**, which is wholly within the Llangyfelach Ward, nor **SD Site D – Land West of Llangyfelach Road, Penderry**, part of which is situated in the Ward, nor **SD Site E – Land to North of Clasemont Road, Morriston**, which is situated just outside the Ward boundaries – **subject to** the provision of satisfactory infrastructure & adequate amenities within these sites, to accommodate a range of retail, business & commercial facilities, such as a new school (both primary & **secondary for Site G** above, due to the size of the residential development on this site of 850 + homes, with the potential to substantially increase this number), shopping facilities, a P.H., bus services to & through these sites, playing fields & sport provisions, village greens & separate cycling & pedestrian provision, etc. etc. Such facilities appear to be covered by SD 2 of the Written Statement of the LDP & under Placemaking Principles & Development Requirements for each site.

However the Community Council is most concerned about the lack of sewerage

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(foul & surface water) infrastructure to those proposed sites within the Ward & the apparent inadequate highway provisions for both sites SD. D & G within &/or off these sites as detailed below.

Surface Water Drainage (applicable to all 3 of the aforementioned sites).

Surface water drainage may be mitigated on large residential developments by porous drives & hard standings, as may be stipulated in any subsequent planning approval granted but due to the size of the above developments, there may be a requirement for soakaways &/or attenuation ponds on these sites. In the case of Site G above, care should be taken to protect the Afon Llan if it is proposed to drain surface water to this stream.

Foul Water Drainage.

The development of Sites D & G above will, it is assumed, result in the foul sewage being drained to the Gowerton Sewerage Works. To rely, as a temporary measure, on the proposed separation of the combined foul & surface water drainage into two separate systems appears to be totally inadequate for such large developments. At present, it is well known, that the Gowerton Sewerage Works has very limited spare capacity & the proposals in the LDP that it has the capacity to deal with approximately over 3,000 homes plus any commercial & industrial development in the North & North West of Swansea as proposed in the LDP appears to be naïve, at this stage. Out of the total number of homes proposed in the LDP, for residential development in Swansea, amounting to 8,850 properties, Site G will cater for 850 + homes & Site D (the largest proposed residential site) will cater for 1,160 +. Out of a total of 2,010 premises, approximately 23% of all the proposed homes to be constructed in Swansea, during the Swansea LDP period, will be in the Llangyfelach & Penderry areas.

Highways & Traffic Proposals.

Site E – Land North of Clasemont Road, Morriston.

The Community Council has little to comment on this site, other than:-

- (A). the proposed pedestrian & cycle links through this site to link to Pont Lasau Road, Llangyfelach would need to take into account the narrowness of this road, where it passes beneath the M4 bridge which crosses this road, as it has no public lighting & no pavement at this point & can be dangerous for cyclists & pedestrians, due to the fast traffic to & from Morriston Hospital.
- (B). in the ARUP Report for the City & County of Swansea on the Swansea Strategic Transport & Development Study (December 2015), the initial proposal for traffic signals at the junction of Pont Lasau Road with Clasemont Road, were considered

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to be unsuitable due to the existing capacity of this road & difficulty to provide a suitable bus route. Instead a new road link to connect to Junction 46 spur roundabout to Pont Lasau Road was proposed & should be incorporated in the LDP.

Site SD. D. - Land West of Llangyfelach Road, Penderry.

The proposed spine road, to the this estate from Swansea Road, Llangyfelach is to be the spine road exit from the above land & Heol Pentrefelin Road be connected to a new roundabout to be constructed on Swansea Road, rather than traffic lights. However the Council is concern that this estate's spine road which would run to exit, at the other end, on Mynydd Newydd Road; to the East of what is known locally as Bluebell Lane, would result in a substantial increase in traffic from the West, from Junction 46 of the M4 & from Clasemont Road to the North via Heol Pentrefelin Road. In fact, when this spine road is completed & the proposed future link road, northward from this estate to the A48; this would obviate the numerous traffic jams arising at the Caersalem traffic lights. These new roads could however result in these roads becoming "rat runs." through the proposed residential estate to Swansea West. In the aforementioned ARUP Report, it states that the proposed spine road traffic would increase traffic by 500 vehicles per hour (2 way) & when then the link road to the A48 at Felindre is constructed 1,500 vehicles per hour on present day levels would be anticipated. Consequently substantial roadworks are recommended to both of these proposed roads.

Site SD. G. – Land Northwest of the M4 at Junction 46, Llangyfelach.

The Council has no comments to make on the existing access to this proposed residential part of this Strategic Mixed Development site which has an access off a roundabout from this road to Junction 46 of the M4. The road off the M4 is the main road to Velindre village & the existing access to the above site will be off the roundabout on this road & then will be shared with the Swansea Business Park (viz the Felindre Strategic Employment site), including the DVLA Park & Ride site. However the Council has reservations about the alternative existing access from the A48 which was the original access to the playing fields & the former Felindre Steelworks which was demolished & the site cleared over 25 years ago.

It is proposed in the ARUP Report for the LDP that this road to the former Felindre Steelworks site i.e the existing road & the sub-standard bridge (which has a 7.5 ton weight restriction) should be upgraded & where this road meets the A48 it is recommended that it should be widened to join a new roundabout which would also accommodate the proposed future link road from Site D. The Council welcomes those proposals relating to, the improved access road to the former Steelworks site & the provision of pedestrian & cyclist paths through the residential part of this site.

The Council & the local residents of Bryntywod , are extremely frustrated & concerned

(106/2016).

about the HGV's that use the existing road. They are exasperated as to the proposals to further increase the volume of HGV traffic that will/ or may use this existing road. At the present time this road is mostly used by the local residents of Bryntywod and HGV's going to & from Gavin Griffiths Recycling & the Afon Tinline works & the residents consider that the road is at present being used to its peak capacity by HGV's.

Since the ARUP Report was written in December 2015, planning permission has been granted for a Drilling site for Propane Gas (Planning Permission No. 2015/0154) which if **sufficient gas is found, may result in an application for "fracking" on this site.**

Immediately adjacent to the entrance to Gavin Griffiths Recycling site is a newly submitted planning application (to be determined) for a Concrete Batching Plant (Planning Application No.2015/2221).

Gavin Griffiths Recycling site estimate their existing HGV movements per working day is approximately 250 movements & the Afon Tinline Works estimate their visits by HGV's are about 20 movements per day.

In the planning application Statement for the Concrete Batching Plant, the developers' agents state that **the site will have the ability to operate 24/7** but normally the site would be working from 7.00.a.m. to 5.00.p.m, Monday to Friday & 7.00.a.m. to Noon on a Saturday. In this Statement, the agents for the developer further states that overall, the import of aggregate, cement & export of concrete would result in an average of between 110 & 170 HGV movements per day. Based on the aforementioned normal working day of 10 hours, the ready mixed concrete plant would generate between 11 & 18 HGV movements per hour on average, **i.e. 1 every 3 minutes.**

The Council & the local residents of Bryntywod are against the proposal to grant planning permission for the proposed Batching Plant due the noise, dust, vibration etc. which would result from this proposed development, especially the increase of HGV's per hour that will use this road, should planning permission be granted for the proposed Batching Plant. The Council consider that new planning applications for commercial & industrial development in Bryntywod should at least be put on hold until this alternative road & access from A48 is upgraded & only then should they be considered.

Minute No. 85/2016. – Date of Next Council Meeting.

RESOLVED that the next Council Meeting will be held on 20 October 2016.

Approved by the Council & signed by the Chairman.....

Dated 27 October 2016.

(107/2016).