

LLANDRINDOD WELLS TOWN COUNCIL

Hybrid Meeting of the Council which will take place on:
Tuesday 17th September, 2024 at 6.30pm in the Pavilion

MEETING OUTCOMES

Present: Cllr M Morgan, P Smith, S Meredudd, S Sims, Jamie Jones, Jonathan Jones, K Nicholls, D Markinson, S Deeks-D'Silva, R Thomas, N Bastow

1. Apologies

Cllr W Curzon

2. Presentation

The Chair welcomed the High Sheriff of Powys, Kathryn Silk to the meeting.

The Chair announced that she would be making a presentation to a member of the Council on behalf of the Town Council and the residents of Llandrindod Wells. She called forward Cllr Sian Meredudd who was presented with the Freedom of Llandrindod Wells in recognition of her work on behalf of the Town Council and Llandrindod Wells for over 50 years. Her services commenced in 1974 and continues to this date. A scroll and basket of flowers was presented to Cllr Meredudd.

The Chair then introduced the High Sheriff, Kathryn Silk to the meeting. The High Sheriff spoke about Cllr Meredudd's long term commitment to the Town Council and her period as Mayor of Llandrindod Wells and congratulated her on all her achievements. She then presented Cllr Meredudd with a certificate in recognition of great and valuable services to the community. The award also recognises the appreciation of the residents and people of the said High Sheriff's County for activity and contribution in enhancing the life of the community.

Cllr Meredudd thanked the Chair and the High Sheriff for these awards and commented how overwhelmed she was. She stated that she didn't feel she had done all that much, however, realised that people must be really grateful.

All members present congratulated Cllr Sian.

3. Declaration of Interest:

Reminder to members. (A Personal Interest is also a prejudicial interest because (under the objective, public perception test in Paragraph 12 (1) of the Members' Code of Conduct) it would be regarded as so significant that it is likely to prejudice my judgement of the public interest.) (See code of conduct.) (Forms available from Clerk)

TC 134/24a Cllr K Nicholls

TC 134/24b Cllr K Nicholls

4. To confirm minutes of the Meeting held on 18th June 2024

This item was moved to the end of the open meeting for full discussion.

5. To confirm minutes of the Meeting held 25th June 2024

This item was moved to the end of the open meeting for full discussion.

6. To confirm minutes of the Meeting held on 16th July 2024

This item was moved to the end of the open meeting for full discussion.

7. Clerk's Report

War Memorial

The War Memorial has now been professionally cleaned which was funded by the Town Council at a cost of £500.00. William Protheroe Ltd have once again done a great job.

Station Crescent Public Toilets

These have now been refurbished and look much better. Unfortunately, the building will need a new roof very shortly.

Llandrindod – Keep It Clean

The Council has now funded the purchase of a Strimmer and suitable PPE and Insurance at £395 for the Llandrindod – Keep it Clean volunteers. This will assist with great works within Llandrindod Wells.

Council Resignation

Cllr Weerdmeester-Price submitted his resignation from the Council in July 2024. The Casual Vacancy notice was published and no request for an election has been called. This vacancy went out for co-option.

Lamp Post Poppies

The date for hanging the poppies on the lamp posts has been arranged for Saturday 26th October 2024, meeting at the Town Council office at 10.00am. We are looking for around 6 members to assist with this.

2025/26 Budget Setting

The following dates have been set for budget setting:

Finance Committee - Tuesday 5th November, 2024 – 6.30pm – Ysgol Trefonnen

Finance Committee - Wednesday 13th November, 2024 – 6.30pm – Ysgol Trefonnen

Full Council Finance – Wednesday 20th November, 2024 – 6.30pm via Zoom

Children's Christmas Party – Saturday 30th November 12 – 3pm, Pavilion

The Festive Lighting Committee has arranged a party in the Pavilion as above. We will be looking for members to provide some help during the day. Anyone who is free is asked to contact the Clerk.

Christmas Parade & Lights Switch On – Saturday 30th November – tba

The Festive Lighting Committee is looking for members to volunteer in support of this event from 4pm – 6.15pm. We need marshals and people to help with the switch on. Anyone free is asked to contact the Clerk.

Carols on the Bandstand – Friday 13th December 2024, 6 – 7pm

The Festive Lighting Committee will be hosting Carols at the Bandstand on Friday 13th December 2024 from 6 – 7pm with the Bracken Trust Singers. There will be Mulled Wine and Mince Pies. This will be arranged by Cllr Nicholls and Steven. Anyone who is free to assist is asked to contact the Clerk.

8. Chair's Report

Well, summer was a busy time for our town. There have been a lot of local events to be enjoyed over the summer period and I have been lucky to have been invited to some of these. Well done to The Lakeside Boathouse for winning another award – Boat Rental Company of the Year 2024/25. The Welsh Road Race Championships visited Llandrindod Wells on 1/9/24 and we have also had one of our residents celebrating a very special birthday!

Wednesday 10/7/24 – I met with some of the volunteers from the Incredible Edible Community Garden following the donation made on behalf of residents and the Town Council to purchase materials to form a dead hedge. This Community Garden is a real credit to the volunteers and I enjoy dropping by for regular visits – there is always something different to see and it is a very peaceful place to be.

Wednesday 17/7/24 – During the day, I was pleased to be invited to join Liz Lewis, our local PCSO, at the Mid and North Powys Mind Open Day held at the Rock Park Heritage Centre. This well attended event was held to advertise the support and services that are available to residents.

Wednesday 17/7/24 - In the evening, I attended the Twinning Association meeting when we were to have a de-brief on the twinning visit that had taken place over our Carnival weekend. Members from Bad Rappenau and Contrexeville had really enjoyed their visit to Llandrindod Wells.

Saturday 27/7/24 – This afternoon the Geopark Launch was held at the Hotel Metropole and was attended by many guests and residents including County Councillors and Town Councillors. A fascinating talk was given by Joe Botting, Chair, Heart of Wales Geopark covering the geology of our area and fossils found here. I could have listened to him all afternoon, Joe really makes the history of our area come alive. A leaflet has been produced showing the Geology Trail of Llandrindod Wells, an easy 1.5-mile trail starting at the Radnorshire Museum.

Saturday 27/7/24 - Thank you to Vice Chair/Deputy Mayor, Cllr Paul Smith for deputising for me at the Rock Park Youth Dance Event which was held during the afternoon. The event was supported by DJ Sound Pulse and Llandrindod Spa Town Trust Ltd.

Saturday 3/8/24 – I was delighted to be invited to the opening of the new premises for Jayne's Flower Studio. Jayne holds classes and this new location in High Street provides more space. It was great to have a chance to have a look around Jayne's new premises with some of her class members including our Town Councillor, Cllr Kim Nicholls.

Sunday 4/8/24 – I had been looking forward to attending the Rock Park Music Day supported by DJ Sound Pulse, Bands and Artists held at the Rock Park

Heritage Centre. My great-niece came with me and we were both looking forward to dancing. This was a great event and I enjoyed listening to the different types of music being played.

Thursday 15/8/24 – A visit to the Leg Club to thank the wonderful team of volunteers and nurses who ensure that this important and valued service continues to be delivered. A donation was made on behalf of residents and the Town Council. This is also classed as a social club as, for some members, it is the only chance they have of chatting to someone whilst enjoying a cup of tea each week.

Monday 19/8/24 – I had a very warm welcome from our local Pensioners Club where I had been invited to give a talk on what it's like being Chair of the Town Council and Mayor of Llandrindod Wells.

Saturday 24/8/24 – A very special day for one of our residents, Mrs Marjorie Ruell, who was celebrating her 100th birthday. Many thanks to Cllr Kim Nicholls for representing the Town Council today by visiting and presenting Mrs Ruell with a bouquet of flowers on behalf of the Town Council and the residents of Llandrindod Wells.

Wednesday 28/8/24 – I spent the morning in the Cefnlllys Charity Shop helping to raise funds for the Twinning Association with their Chair, Helen Skelton. It also gave me a chance to chat to both residents and visitors about our town. Thank you to everyone who came into the shop to support us.

Donations have been made this month to:

Leg Club
Llandrindod Wells Twinning Association

Other News

- The Town Council and other groups/organisations and residents have been spending time during the summer arranging events for our town for autumn and the festive period. Plans are well underway for the 2024 Festive Lights Switch-on, 30th November 2024
- Keep checking our Facebook page and our website for news on local events being arranged for our town

Many thanks to our Town Clerk, Jane Johnston for her hard work during the summer period.

9. Public Speaking
None

County Councillors Reports

Cllr Jake Berriman

The following report was submitted via email

“Many thanks for the invitation to attend Town Council. I would certainly like to get along in person one of these days, perhaps for more general two-way

conversation, rather than making a brief statement, but, sadly it won't be this month as I have a Governors meeting .

In terms of North Ward issues, residents are facing daily issues with the closure once again of Brookland Road at the Crossing which together with the lights are unfortunately impacting commercial premises which are trying to trade as normal.

A full planning application has now followed the Pre-application consultation for 11 houses including three affordable bungalows to rent, at Tremont road on the outskirts of town. If permitted, I am of the view that consideration should be given to extending the 30mph limit to the junction.

Although just in South Ward I recently took the opportunity to visit the new Ithon road development site and can confirm that the play area there and first phase of houses will be handed over to Newydd Housing association in December this year."

10. Correspondence

a) Powys County Council – Leamington House

Response from Planning Officer confirming that Officers are in current discussions regarding the property for replacing the UPVC windows back to timber. They are currently confirming designs and will confirm timeframes for the replacement of the window. The Clerk reported on an update received just prior to the meeting stating that works should be completed in November 2024. This was noted.

b) Ms R Knights – Sullied Reputation

Email from resident expressing concerns about the actions of the Council and Cllr P Smith.

The Clerk had requested advice from the PCC Monitoring Officer on 24th July 2024 on this matter finally receiving a response just prior to the meeting.

The advice received was

" In the circumstances, I would recommend that you advise the complainant that complaints of a breach of the code of conduct for members should be made to the Public Services Ombudsman for Wales and send a copy of the attached document setting out how such complaints should be made."

Resolved: to respond to Ms Knights providing the advice received.

c) Powys County Council – Climate Event

The Public Services Board is hosting a one-day Climate event on 10th October 2024, Strand Hall, Builth Wells. The Town Council was invited to send a representative.

Resolved: Cllr Deeks-D'Silva, Cllr Meredudd and Cllr Jamie Jones to attend to represent the Town Council.

11. Planning Applications

(Applications may be received after the agenda has been published and due to the 21- day response time may be considered at this meeting.)

a) 24/1121/HH

Grid Reference: E:305883 N: 260325

Proposal: Proposed two storey extension Site Address: 8 Maple Ridge Close, Llandrindod Wells, Powys, LD1 5NX

Cllr Nicholls declared an interest and left the room whilst discussions took place.

Correspondence had been received from a local resident concerned over various aspects of the application including no planning notices have been displayed in the area, the lack of space between the 2 properties which will cause concern, that the extension will need to be constructed with the same bricks as the existing property and the proposed balcony will be overlooking neighbours gardens.

Resolved: Although the Town Council had no objection to this application, concern was expressed with regard to the limited space between the properties and the Council would like assurance that the same bricks will be used to match the existing extension.

b) 24/1184/HH

Grid Reference: E:305936 N: 260954

Proposal: Installation of new windows - Site Address: Park House , Arlais Road,
Llandrindod Wells, LD1 5HE

Cllr Nicholls declared an interest and left the room whilst discussions took place.

Resolved: No objection

c) 24/1205/FUL

Grid Reference: E:306385 N: 262677

Proposal: Erection of 11 dwellings and all associated works

Site Address: Land Off A483, Tremont Road, Llandrindod Wells, LD1 5BJ

The Town Council very much supports affordable housing within its area, however, it was agreed that the Council could not support this as it was felt that the site is not suitable for development, despite the number of properties being reduced since pre-planning.

There were concerns over the additional traffic onto the busy A483 and also the access and overnight parking of the wagon & drag vehicles accessing the site opposite.

It was also felt that this development would require an extension to the new 20mph speed limit from the roundabout for a significant section past the road entrance to the brow of the hill.

Resolved: to object to this application. Cllr Smith voted against this decision.

d) 24/1131/FUL

Grid Reference: E:305718 N: 260390

Proposal: Change of use of a public house / hotel (C1 use) to 3 dwellings (C3 use) with minor alterations to the fenestration, changing a flat roof to a pitched roof, the removal of rear flat roof extension together with external works (part retrospective, Site Address: Ridgebourne Inn Wellington Road, Llandrindod Wells, LD1 5NH

Resolved: No objection

12. Applications for Financial Assistance

None.

13. Finances

a) To approve the payments for July 2024

Resolved: to approve payments

b) To approve the payments for August 2024

Resolved: to approve payments

c) Income/Expenditure to 31.08.24

This was noted.

14. Co-option Applications – North Ward

One application was received from this position from Mr Chris Owen. Mr Owen made a brief verbal presentation to the Council. Members undertook a secret ballot.

Resolved: to appoint Chris Owen as a member for the North Ward.

15. Grievance Policy

The Personnel Committee presented a new draft Grievance Policy to the Council issued by One Voice Wales.

Resolved: As all members had not had time to read the proposed draft this matter will be deferred to the next meeting.

16. Local Development Plan

a) Notice of Consultation

Notice of open consultation on plan until 25th January 2025

<https://www.haveyoursaypowys.wales/hub-page/powys-county-council>

The Clerk explained the background to the LDP and notified members that the whole document is out for consultation.

The Clerk will email out all members the request their comments and suggestions in response to the LDP which will be discussed at the next meeting.

Resolved: members to email in comments and suggestions to the Clerk prior to the next meeting.

b) Candidate Sites for Llandrindod Wells

The consultation on the candidate sites is open until 7th October 2024.

<https://ldp.powys.gov.uk/docfiles/36/Findings%20of%20the%20Candidate%20Site%20Initial%20Site%20Filter%20Assessment.pdf>

The following sites are listed within Llandrindod Wells:

- 166 Land at Tremont Park
Support site – possible issues with drainage and run off
- 237 Arlais Day Centre
Support site – concerns over loss of vital service to local residents
Cllr Markinson and Cllr Bastow did not support this site.
- 238 Land adjacent to Auto Palace
Support this site
- 289 Site off A483 Tremont Road (application in process)
Objected to site as per minute reference TC 134/24 c
- 407 Land East of Tremont Road - Filtered Out
No comments.
- 410 Land South of Dolydd, Pentrosfa
Object to site on grounds of overdevelopment of land and access issues
- 418 Land at Ty Canol Farm, Ithon Road
Concerns over development on a flood plain and the site of an electricity sub station and pylons. Newly built sites have already impacted on the existing sewage support system. No indication of the level of development proposed.
- 424 Land East of Hospital, Quarry Lane
Object to this site as there are major access issues on to already busy side roads.

General concerns were expressed about the lack of services and infrastructure within Llandrindod Wells which are now struggling with the existing housing stock and population. Cllr Smith felt that the introduction of additional housing will attract additional residents, and subsequently an increase in services and infrastructure as part of the circular economy.

Resolved: Clerk to feedback comments on individual sites as part of the consultation.

17. Wind Turbines and Pylons – Update from Task & Finish Group

Cllr Deeks-D’Silva reported back on behalf of the group on a recent meeting with Jenni Chryss of Re-Think and stated that there is a bit of a lull at the moment and some initial inertia had been lost. Re-think will be issuing a mail shot shortly and will be organising a fund raiser.

He also reported on plans for Save the Forest Walk planned for Sunday 22nd September, meeting at 10.30am at Water-Break-Its- Neck car park with the walk starting at 11am. The Clerk will share this information on social media.

Cllr Deeks-D'Silva suggested that this matter be removed from the monthly agenda as a standing item; the group will request an agenda item as and when required. This was agreed.

To confirm minutes of the Meeting held on 18th June, 2024

Resolved: to approve the minutes subject to the agreed amendments being made.

To confirm minutes of the Meeting held on 25th June, 2024

Due to time constraints this matter was deferred until the next meeting.

To confirm minutes of the Meeting held on 16th July 2024

Due to time constraints this matter was deferred until the next meeting

18. **Resolution – Confidential Matters** - “Resolved: that the public be excluded from the meeting for the following items of business in accordance with the Public Bodies (Admissions to Meetings) Act 1960 as there would be disclosure to them of confidential information relating to contractual, legal and personnel content.
19. **Confidential Matters (Contractual, Legal or Personnel Related.)**
 - a) **Firework Display (Contractual)**

Resolved: to organise the display as reported by the Clerk and award a donation of £250 to the Football Club and Rugby Club.
 - b) **Clerk’s Job Description – Amendment (Personnel)**

Due to time constraints this matter was deferred until the next meeting.
 - c) **Meeting Recording – 25.06.24 (Legal)**

Due to time constraints this matter was deferred until the next meeting.