

Pembrey and Burry Port Town Council
Planning Committee Meeting Minutes

Tuesday 10th August 2021

Present: Councillors Moira Thomas (Chair), John Hedley-Jones, Karen Morris, Sharon Thomas, Bob Walpole and Mary Wenman.

Non-members present: Councillor David Owens

Absent: Councillor Karen Trimble

Minute taker: Kevin Williams (Projects Manager)

(Zoom Meeting, 12:00 noon. – 13:10 pm.)

1. Apologies for absence.

None had been received

2. To receive members' declarations of interest in respect of the business to be transacted.

Sharon Thomas declared an interest in Application No. PL/02262

3. To consider the following planning applications:

| <u>Application No.</u> | <u>Date</u> | <u>Site Address</u> | <u>Description of Application</u> |
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| PL/02266 | 19/07/2021 | Brynymor, Pembrey Burry Port, SA16 0BX | Householder planning permission: Changes to south and west facing elevations and roof with a remodelled second floor and roof terrace. |
| Members raised no objections to the application. | | | |
| PL/02262 | 21/07/2021 | Old Pump House, Factory Road, Pembrey, Burry Port SA16 0EJ | Full planning permission: Proposed holiday complex consisting of the conversion and extension of the former Pumphouse to provide 16 no. holiday let units along with the change of use of land to provide 13 tourism lodges with associated works |
| Following discussion, members recommend REFUSAL of the application, as the proposals fails to comply with the County Council's Policy TSM1 as it falls outside the Development Limits for Pembrey. As it stands, it is possible that the development of chalets could proceed and the one aspect that may allow the development under TSM1 viz. the conversion and extension of the existing derelict pump house; may not take place for years, if at all. That would lead to the development failing to comply with TSM1. | | | |

However, if the development could be phased, with the pump house conversion being phase 1 and the chalet park as phase 2 WITH A PLANNING CONDITION that Phase 2 can NOT be implemented until phase 1 is complete, this would safeguard its compliance with the exception to TSM1. Members also expressed grave concerns regarding the ability of the current drainage system to cope with the additional waste generated by these 29 residential units.

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| PL/02033 | 28/07/2021 | 106 Stepney Road, Burry Port, SA16 0BP | Householder planning permission: Proposed two storey rear extension and balcony, proposed high level side facing window and raising and tiling of lean-to roof of utility room. |
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Members raised no objections to the application.

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| PL/02325 | 28/07/2021 | Land at, Seaview Terrace, Burry Port, SA16 0EN | Removal/Variation of a condition, Variation of Condition's 2 and 15 of PL/00330 |
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Members raised no objections to the application.

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| PL/02329 | 29/07/2021 | 10A, Dyfatty Terrace, Burry Port, SA16 0SA | Non-Material Amendment, NMA to PL/00701 (Alterations to external finishes) |
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Members raised no objections to the application.

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| PL/01960 | 05/08/2021 | 46 Station Road, Burry Port, SA16 0LP | Full planning permission: Change of use from a domestic dwelling situated in a parade of shops, to a domestic dwelling on first and second floor and a museum on the ground floor shop level. The front facade will not change. |
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Members felt that they could not make an informed decision due to the poor quality of plans and insufficient information provided.

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| PL/02137 | 05/08/2021 | 6 Maes Y Capel, Pembrey, Burry Port, SA16 0EG | Householder planning permission: Conversion of integral garage into room to be used as music room/study, replace garage door with UPVC french doors |
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Members raised no objections to the application.

Meeting ended 13.10pm