

FEBRUARY 2020

Manordeifi Community Council

Minutes of the meeting held at Newchapel Reading Room on Tuesday 11th of February 2020 at 7.45p.m

133. PRESENT

Cllrs - M/s Caroline Davies,(Chairman), Mr Alan Wilson, Mrs Margery Sullivan, Mr Alan Ford, Mr Aled Lewis, Mrs Liz Hall, and County Cllr John Davies (Deputy Clerk).

134. APOLOGIES - None.

135. Minutes of the monthly meeting held on the 14th January 2020.

After circulation of the minutes and amendments made to the record of item 118, re. LDP 2 they were signed by the Chairman as a correct record. It was a unanimous decision proposed by Cllr Alan Wilson and seconded by Cllr Alan Ford.

Matters arising from the minutes of the last meeting.

135. Ramoth Baptistery – Land search result. - £18 fee payable. Payment of the search fees were approved. The Clerk had circulated the result of the Land Registry search to all members prior to the meeting. The Land Registry search confirmed that the said piece of land known as the Baptistery was NOT registered, however the adjoining land on both sides was owned in title by the same owner. After much deliberation and a report from the Chairman who had spoken to the owner of Penrhiw Inn on the matter, it was decided to leave the matter till the next meeting as Cllr Sullivan had in her possession a number of documents in relation to the Baptistery given to her by the late Rev Dafydd H Edwards.

136. Safety of roof of Cobblers Cottage Abercych near Alma House – was noted as made safe. Pothole on B4332 near Newchapel – was noted as done.

137. Speed Camera Site Newchapel – Clerk informed the meeting that an email from Go Safe in Carmarthen had been shared with the members confirming that Newchapel would become a speed camera site in due course.

138. B4332 – Complaint to Carmarthenshire CC on subsidence near Penlan Farm – Clerk informed the meeting that County Cllr Hazel Evans had responded by stating that Carmarthenshire CC were aware of the condition of the road and of the subsidence , however it was not considered as a priority repair at the moment. They promised to continue to monitor the subsidence. Members were very disappointed with the response and felt the road was deteriorating.

139. Dandderwen Abercych – Planning Enforcement – Members were updated on both the Planning Department and Highways Department involvement. It was confirmed that the owners of Dandderwen had been advised to seek planning permission before progressing with any further work on site. Cllr Ford informed the meeting that extensive work was continuing irrespective of the advice given.

140. PCC – Minor Works highways grant – Quotes received for various options –

- i. 90 meter pavement extension from Newchapel to Porth y Crwydryn Crossroads - £12,700
- ii. Provision of a large parking area for public use and the use of Newchapel Reading Room users on the verge towards Maes y Meillion on the No Through Road to Cilgwyn Farm. - £6,400
- iii. Removal of the verge opposite Abercych Village Hall replaced with hard fill to allow parking by Hall Users. - Without tarmac = £3,500, with tarmac = £7,000
- iv. Speed activated signs plus installation costs - £8,000

Community Council will need to finance at least 10% of the cost if approved.

After extensive discussion it was agreed by all present to support the Speed Activated Signs for both Abercych and Newchapel. It was further agreed to make a contribution of £1,000 towards

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the £8,000 total cost of the scheme. Cllr Lewis whilst supporting the decision wished to express concern to the potential maintenance cost of running and eventual replacement cost of such apparatus.

141. LDP– Extension to consultation period to 18th March 2020. Land near Brynseili Abercych – *Cllr Caroline Davies declared a prejudicial and personal interest in this item in relation to the proposed site in Abercych and did not participate in the decision as the landowner is her brother.*

Clerk informed the meeting that there is no current ecological and landscape designation status for the field and having searched the planning database for the community since 2000, the Clerk confirmed there had been no planning application made on this land either in full or in part. Members were opposed to the outright allocation of the site for 11 properties for the following reasons – deemed in their opinion to be a site of natural beauty and provides an enhanced outlook of the rivers Teifi / Cych both SSSI and their natural meadows. Further concern relates to local highway capacity to service additional development of this scale at this proposed location, as the carriageway through the heart of the village is single file and is overpopulated with parked vehicles. Concern was also expressed to the close proximity of the whole site to an area of the lower end of the field which regularly floods during wet weather. Members believe that the current allocation of Maes Iago (which remains undeveloped) for circa 20 dwellings is ample for the community and specifically Abercych. There is no proven need for an additional site for another 11 dwellings. Members would be more mindful to support road frontage development only of the site for circa 4 to 5 dwellings as it would be more in keeping with the built environment of Abercych as a linear village. Members were strongly opposed to allowing development to occur behind the Millennium Garden as it would spoil the outlook from the Garden as a designated green amenity area towards the river. The matter would be finally considered for formal response in the next meeting.

Correspondence

142. FOI Request from a Mr John Brown – Request complied with. The response within mandatory timelines and statutory replies were considered compliant.

143. Jim Lewis Bowen – Tree Planting Initiative - was noted.

144. Jim Lewis Bowen - Climate Crisis Action Plan for the Community – Following discussion by all present, the members collectively shared the broader concern of climate change, but they did not feel that they could commit the Council at this time to a specific agreement with Clynyfwr Care Farm. The members believe what could be achieved in Manordeifi would be negligible given the global effects of environmental abuse on a mass scale in places like China, America, India not to mention global air travel and deforestation.

145. Consultation on New Audit Arrangements in Wales – was noted, however members expressed concern that the new arrangements will once again add further administrative cost on to the Council.

146. Planning Notification – 19/0900/AG - Woodland up track beyond Abercych Sewage for Tilhill Forestry Limited - was seen and noted.

Financial Matters

147. Balance as of 11/02/20 net of all outstanding payments–Treasures Acc £2,103.28p – was noted.

148. Annual Rentals - Abercych Village Hall – 5 x £15 = £75

Newchapel Reading Room – 5 x £15; = £75 + £60 energy cost for the defibrillator at the Reading Room Newchapel. Total due = £135.00.

Both rental payments were approved.

149. Annual Audit Fee Invoice - £280.75p – was approved for payment.

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150 . It was agreed to make the following annual donations to non Community based charities, - Wales Air Ambulance £50, Paul Sartori Foundation £50 and Cardigan CAB £50.

151. Cheque of £75 received from Insurers of Car owner who damaged Penrhiw Car Park Wall – Members were informed that an error had been made by the Insurance Company of the Car by sending the payment of £75 direct to the Council. Given the Council had been paid directly by the car owner, Clerk was instructed to contact the owner and seek his advice on how and to who to return the uncashed cheque.

Any other business

152. Members were concerned given the recent wet weather that there was a lack of surface water drains on the B4332 at Abercych. Cllr Sullivan also informed the meeting that No 1 or No 2 Penrhiw had suffered flooding due to water entering the property from the highway. County Cllr John Davies promised to look in to the matter and arrange a site visit with Highway Engineers and report his findings to the next meeting.

Date and venue of next meeting

153. Monthly meeting Tuesday 10th March 2020 at Abercych at 7.45pm

The meeting closed at 9.25pm

Signed as a true record by the Chairman

Date