

## KIDWELLY TOWN COUNCIL

14<sup>th</sup> SEPTEMBER 2021

At the **VIRTUAL** meeting of the **ESTATES COMMITTEE** held on Tuesday 14<sup>th</sup> September 2021

Present	Town Mayor	C.Peters-Bond
	Deputy Mayor	C.Peters
	Councillors	J.Gilasbey, J.Bezant, C.Davies, J.James, A.Jenkins, D.Lloyd-Waterford, G.Beer, A.Gilley
	Town Clerk	V. O'Reilly
	Estates Officer	Mark Stephens
	Town Secretary	A Padgett
	Admin. Assist.	Owain Davies
Apologies	Councillors	

### **160 MEMBER'S DECLARATIONS OF INTEREST**

Minute 174 – Cllr J.Gilasbey declared an interest, did not speak or vote. Minutes 161(b) and (d) and 164 – she left the room. Minute 176 – Councillor A.Jenkins left the room.

### **161 ESTATES OFFICER REPORT**

The estates officer had provided a written report which was considered. Items noted:-

**(a) Keep Wales Tidy** – The initiative is now active. The council is registered on the KWT website as a hub.

**(b) Defibrillator Boxes** – A defibrillator has been requested for Parc Stephens at the Bowls Club. It was agreed to provide the unit at a cost of £662.50. The matter was referred to the Finance Committee.

**(c) Grounds maintenance contract** – The current contract ends on 31.03.21. Workload will be reassessed. Date for return of tenders will be during November 2021.

**(d) Paths and Byways** – Meeting held with Rights of Way officers to discuss future maintenance of pathways. CCC will reimburse KTC, 16p per metre per cut up to a maximum of £10k per annum. A spreadsheet detailing costs will be compiled to assess whether the new scheme will be financially viable.

**(e) Network Rail** – Overflow car park has been cleared. Payment for extended period of use is imminent. Work is to continue at the viaduct until the end of the year. A site visit has been arranged by NR.

**(f) Llyn Fawr Lane** – Costs awaiting for the provision of a surface water drain headwell.

**(g) Canal** – Collaborating with CCC to desludge the pond and ditch network. Assessment of the capacity of the culvert beneath the canal is needed.

**(h) H5 Tanyffynnon** – Awaiting results of soil testing

**(i) Parking behind St Mary's church** – The area is being used by non-paying individuals. This is limiting the space needed to turn around and also obstructing delivery drivers. Parking bays will be marked and signs erected for each allocated bay. Costs will be investigated.

Additional items discussed:-

Costs of picnic benches for the Quay will be investigated

Lighting on Meinciau Road – the county will be requested to realign a streetlamp to improve lighting on the footpath.

## **Matters arising from the Estates Committee Meeting of 13<sup>th</sup> July 2021**

### **162 CEMETERY**

The retaining wall has been completed. Quotes for railings had been received. It was **RESOLVED** to accept the quote for £7,800 +VAT. A new path is required. Slabs are slippery in wet and icy weather. They will be replaced with a resin pathway.

### **163 H19 H15 A12- RENT REVIEW “in camera”**

A valuation has been determined and disputed by the leasees. Action is being taken to resolve the issues. The town council valuation document has been sent to the agent concerned.

### **164 HISTORY SHED EXPERIENCE**

Planning application has been submitted. The consultation period has ended. Comments have been mostly positive.

### **165 SKATE BOARD PARK**

A request for a skate board park and pump track has been received. It was previously **RESOLVED**, in principal, to support the project. It was noted that a basic installation would cost £50k - £60k. Consultation with potential users will be undertaken to assess needs. It was noted that the area behind the Gwenllian Centre would be an ideal location.

### **166 BRIDLEWAY TRANSFER – YSGOL GWENLLIAN DEVELOPMENT**

The county council wishes to add the footprint of part of the bridleway (11/31a) to the school development site. Planning permission for the new school will not be approved unless this is done for ecological reasons. An alternative to a 15 year lease would be an asset transfer to the county council. This option has been rejected by the county council.

### **167 CARNIVAL AT GLAN YR AFON**

CCC has agreed that the carnival can use the county car park. This matter will be dealt with by the events officer under the Black Cat Tourism Strategy initiative. Developments will be reported to the Policy and Community development Committee. A planning application for a storage container behind Trinity Church will be made as a matter of urgency. Note and **Close** this item.

### **168 CASTLE LIGHTING**

CADW requires a work method and risk assessment to be prepared and a contract to be signed before work to renew the castle lights can commence. They also would prefer a separate electricity meter to be installed. The old lights have been removed and the electricity disconnected. New tenders may have to be sought for the lightbox refurbishment.

### **169 HOUSE AT 24 STATION ROAD**

The sale is progressing and a completion date is imminent.

### **170 TOWN CLOCK**

Due to the cramped space in the tower and the dampness, the engineer would have to dismantle the clock and remove it for repairs to the factory. Cost - £8,894. An alternative long term solution would be to electrify the mechanism at a cost of £7886 plus electricity connection charges. As the clock is housed in the church steeple, permission from the church authorities will be needed. Grant funding is not available. There is no finance available at present.

### **171 GLAMPING PERMISSION AT GL12**

A request to put glamping pods at Penygroes, Mynydd y Garreg, on council (tenanted) land has been submitted and looked on favourably. A plan of pod locations and access areas has been supplied. No further details have been received. Note and **Close** this item until information has been received.

### **172 FLORAL ARRANGEMENTS**

Health and Safety issues over volunteers working on floral planting have arisen. Due to traffic danger on busy roads 3 planters at Parc y Bocs, Ferry Road and Commissioner's Bridge will be maintained by the contractor. Boxes at Monksford Street and at the Quay will be maintained by Cllr J.Gilasbey. It is anticipated that the newly created Mynydd Gardening Group will look after the remaining boxes.

Volunteers who care for areas such as Plough Gardens and Alsted Street have been requested to register with the town council for insurance purposes.

It was agreed that a local business will care for the Castle River Walk planters, also registering their interest with the council. The Sponsorship Policy will apply.

The Policy committee has considered Risk Assessments for all the above.

### **173 PARKLETS ON TOWN SQUARE**

Seating areas known as parklets are planned for the town square. Quotes have been obtained but the specifications vary and they cannot be directly compared. However, the best option was from a local craftsman at a cost of £8,500. It was **RESOLVED** to purchase 1 large and one smaller unit at a cost of £8,500 to include delivery and assembly. Virements will be made from budget lines, 4049 Floral Enhancement and 4072 Town Square development. Note and **Close** this item.

### **174 PLANNING APPLICATIONS**

	Ref	Type	Proposed development	Location	Applicant
1	PL/02436	Full planning	Retention of vehicle showroom with rear servicing and MOT workshops	Gravells Ltd, 3-5 Banc Pendre, Kidwelly, SA17 4TA	Gravells Ltd, 3-5 Banc Pendre, Kidwelly
2	PL/02427	Full planning	Concrete an area of rough ground, and install Palisade fencing and gates	4-5 Kidwelly Industrial Estate, Kidwelly, SA17 4TF	Chris Andrews Ryehill House Rye Hill Close Northampton
3	PL/02406	Outline planning consent	Replacement home	The Cottage, Old Forge Lane, Kidwelly, SA17 5AH	Architects - David Darkin 16 Queen Victoria Road, Llanelli
4	PL/02593	Householder planning permission	Extensions and material alterations	35 Hillfield Villas, Kidwelly, SA17 4UL	Mr Keith Davies, 35 Hillfield Villas, Kidwelly
5	PL/02407	Full planning	1.6MW Solar Farm with infrastructure buildings	Morfa Pinged, Pembrey, Llanelli, SA16 0JE	Sir Arthur Edwin Turner 3 Leyshon Road Gwaun-Cae-Gurwen

Notes on how to access the county council's weekly planning list will be posted on the website.

### **175 AGRICULTURAL TENDERS**

GL10 - It was **RESOLVED** to issue a 1 year extension of the tenancy until a land survey can be carried out.

GL16 – It was **RESOLVED** to issue a 1 year extension of the tenancy until a land survey can be carried out.

### **176 SALE OF GLH14 AND PART OF GL19**

It was **RESOLVED** not to sell either parcel of land. Note and **Close** this item.

### **177 PARK GWENDRAETH PROJECT – CLOS YR ONNEN**

Parc Gwendraeth Residents' Association has been constituted and has requested that the town council asset transfer the waste land into its ownership. A detailed project proposal has been received, various options for the use of the land have been suggested. It was noted that no grants would be available for playground equipment as there are 3 newly refurbished parks already in the town and one in the near vicinity. Utilising the space for car parking to ease congestion on the estate roads would be costly. It was **RESOLVED** not to asset transfer the land but give support to the group to manage it themselves. The group will be informed and advice given. A named vote was requested:-

FOR			AGAINST	ABSTAIN
G.Beer	C.Peters	J.Bezant	C.Davies	D.Lloyd-Waterford
J.James	C.Peters-Bond			J.Gilasbey
A.Gilley	A.Jenkins			

Note and **Close** this item.

### **178 REFERRALS FROM OTHER COMMITTEES**

There were no referrals.

### **179 CORRESPONDENCE AUGUST/SEPTEMBER 2021**

Greg Jones	A request to site a food cabin at Glan yr Afon has been received. The applicant has applied to the county council to locate it on their car park. The outcome is awaited. Note and <b>Close</b> this item.
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