

**MINUTES OF A MEETING OF THE PLANNING, TAXI LICENSING & RIGHTS OF WAY COMMITTEE HELD AT HYBRID MEETING - ZOOM - COUNTY HALL ON THURSDAY, 7 JULY 2022**

**PRESENT**

County Councillor K Lewis (Chair)

County Councillors G D Jones, T Colbert, A Davies, L George, H Hulme, A Jones, G E Jones, C Kenyon-Wade, I McIntosh, G Morgan, G Pugh, E Roderick, R G Thomas, E Vaughan, J Wilkinson and D H Williams

<b>1.</b>	<b>APOLOGIES</b>
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Apologies for absence were received from County Councillor P James.

<b>2.</b>	<b>MINUTES</b>
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The Chair was authorised to sign as a correct record the minutes of the meetings held on 28 April and 16 June 2022.

<b>Planning</b>
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<b>3.</b>	<b>DECLARATIONS OF INTEREST</b>
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(a) County Councillor Elwyn Vaughan declared an interest in application P/20/2130 FUL because he was a colleague of the applicant.

(b) The Committee noted that no Member requested that a record be made of their membership of a Community Council where discussion had taken place of matters for the consideration of this Committee.

(c) The Committee noted that no Member (who is a member of the Committee) would be acting as 'local representative' in respect of any application on the agenda.

(d) The Committee noted that no Member (who is not a member of the Committee) would be speaking as the 'local representative' in respect of any application on the agenda.

<b>4.</b>	<b>PLANNING APPLICATIONS FOR CONSIDERATION BY THE COMMITTEE</b>
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The Committee considered the report of the Head of Property, Planning and Public Protection (copies filed with the signed minutes).

4.1 Updates

The Members confirmed that they had received and had time to read the update circulated the previous day and prior to the meeting.

## 4.2 20/2130/FUL Newbridge Farm, Meifod, Powys SY22 6HS

**Grid Ref:** E: 312778 N: 310605

**Valid Date:** 03/02/21

**Community Council:** Llangyniew Community Council

**Applicant:** J & E Williams

**Location:** Newbridge Farm, Meifod, Powys, SY22 6HS

**Proposal:** Installation of earth banked slurry lagoon and associated works

**Application Type:** Full application

Mr Marc Jones and Mrs Christine Gray spoke against the application.  
Mr Gary Owen spoke on behalf of the applicant.

The committee noted that Water Resources (Control of Agricultural Pollution) (Wales) Regulations 2021 required all slurry stores to comply with the relevant requirements by the 1 August 2024. Members asked about an overhead powerline and were advised that the applicant would need to contact the power company to see if it needed to be moved. The Highways Officer confirmed that the hedgerows were in the applicant's control and that the visibility splay was achievable.

It was moved and duly seconded to approve the application as recommended by the officer.

<b>RESOLVED:</b>	<b>Reason for decision:</b>
<b>that the application be granted consent, subject to the conditions set out in the report which is filed with the signed minutes.</b>	<b>As officer's recommendation as set out in the report which is filed with the signed minutes.</b>

## 4.3 22/0564/FUL Spar Stores, 1 Irfon Terrace, Llanwrtyd Wells LD5 4RB

**Grid Ref:** E: 287914 N: 246708

**Valid Date:** 14/04/22

**Community Council:** Llanwrtyd Wells Town Council

**Applicant:** Mr Didar Singh

**Location:** Spar Stores, 1 Irfon Terrace, Llanwrtyd Wells, LD5 4RB

**Proposal:** Continuation of siting of a hot takeaway food trailer (following conditional approval 18/0778/FUL)

**Application Type:** Full application

Councillor Tim Van-Rees spoke against the application.  
A statement from the applicant's agent was read out.

In response to a suggestion that there should be an additional condition to make the signage bilingual, the Committee was advised that with the existing policy DM12 this could not be made a condition, but that the applicant could be encouraged to do so in the notification. Officers accepted that the existing Welsh language policy in the LDP needed to be reviewed.

It was moved and duly seconded to approve the application as recommended by the officer.

<b>RESOLVED:</b>	<b>Reason for decision:</b>
<b>that the application be granted consent, subject to the conditions set out in the report which is filed with the signed minutes.</b>	<b>As officer's recommendation as set out in the report which is filed with the signed minutes.</b>

## 4.4 22/0510/FUL Nant Hirwaun, Moelfre, Oswestry, Powys SY10 7QW

**Grid Ref:** E: 317874 N: 329184

**Valid Date:** 21/03/22

**Community Council:** Llansilin Community Council

**Applicant:** Mr B Davies

**Location:** Nant Hirwaun, Moelfre, Oswestry, Powys, SY10 7QW

**Proposal:** Barn Conversion to a residential holiday unit and associated works

**Application Type:** Full application

County Councillor Elwyn Vaughan declared an interest in this item and left the meeting.

The Principal Solicitor confirmed that he had looked at the planning file as required by the Planning Protocol on applications by Councillors and that the application had been processed normally.

It was moved and duly seconded to approve the application as recommended by the officer.

<b>RESOLVED:</b>	<b>Reason for decision:</b>
<b>that the application be granted</b>	<b>As officer's recommendation as</b>

**consent, subject to the conditions set out in the report which is filed with the signed minutes.**

**set out in the report which is filed with the signed minutes.**

**5. DECISIONS OF THE HEAD OF PROPERTY, PLANNING AND PUBLIC PROTECTION ON DELEGATED APPLICATIONS**

The Committee received for information a list of decisions made by the Head of Property, Planning and Public Protection during the period between 9 June 2022 and 30 June 2022.

**6. APPEAL DECISION**

There were no appeal decisions to report.

**Taxi and other licensing**

**7. MINUTES OF TAXI LICENSING SUB-COMMITTEES**

The Chair was authorised to sign the minutes of the Taxi Review Panel held on 4 May 2022 as a correct record.

**County Councillor K Lewis (Chair)**