

CYNGOR CYMUNED LLANFAIR DYFFRYN CLWYD COMMUNITY COUNCIL
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Minutes of an Ordinary Meeting of the Council held at Ysgol Pentrecelyn on Monday 13 January 2020 at 7.00 pm.

PRESENT – Councillors Jayne Mayers [Chair], Keith Mouldsdales [Vice-Chair], David Baker, Bob Barton, Wini Davies, Owen Evans, Tim Faire, Osian Owen, Ceri Ranson, Steve Whipp and Eirwen Godden, Clerk.

IN ATTENDANCE - 12 members of the public, Noela Jones, Head of Housing, Grwp Cynefin Housing Association; Leader of Denbighshire County Council [DCC] Councillor Hugh H Evans OBE; Tim Towers, [DCC]; Wayne Hope, Flood Risk Manager [DCC]

APOLOGIES None

PART 1 - 635 DECLARATIONS OF INTEREST Councillor David Baker [Llanfair Church], Councillor Keith Mouldsdales [Llanfair D C Village Hall Trustee]

636 MINUTES - RESOLVED The minutes of the Meeting held on 9 December 2019 were approved and signed as a correct record.

637 CLERK'S REPORT

637.1 War Memorial – Renovations/Repairs [594.3, 605.4, 613.3] Reported – that [a] the Community Council was granted Listed Building Consent [code no 20/2019/0871/LB] on 11/12/19 and [b] contact made with the War Memorial Trust [response not expected any earlier than 6 weeks from 20/12/19] and the War Graves Commission for their comments on the proposed work to the memorial. The Community Council's Standing Order [clause 24] and Financial Regulations will need to be adhered to when entering into a contract for the execution of works. A draft invitation to tender notice and specification will be put before the meeting of the Community Council on 10/02/20.

637.2 Bungalows at Graigfechan [593.9, 598.6, 614.1 630.5] A Denbighshire Housing Officer has visited the site and agrees that improvements would be beneficial and will look to see if funding can be made available to improve the unmade car parking area at the back of the estate. Responsibility for the footpaths around the estate falls on Highways. A further inspection is to take place in the New Year.

637.3 Parking on Layby near Llysfasi and Speeding [603.4, 614.2, 630.6] It is not illegal for a bus to be parked at this location as long as it is taxed, insured and so on. The contractor has been informed about the complaint regarding a speeding school bus and reminded that drivers must abide by speed limits [or a more appropriate lower speed should the conditions dictate]. It is only the police who can enforce the limit and it may be advisable to take this forward with them. It was agreed that an email be sent to Peter Daniels, Passenger Transport Manager, with a request that the bus proprietor be asked to ensure that the bus is moved on further down the layby so that there is access to the post box.

637.4 Clwyd Vale Motor Club Rally 16-17/11/19 [626.3] A DCC Street Works Manager has advised that the highway authority has no powers to approve/refuse/object to rallies as all vehicles have the right to use the public highway [providing they are roadworthy and

abide to the Road Traffic Regulation Act]. Motor sports are governed by the Motor Sports Association [MSA] and, whilst they are obliged to consult with the police, they do not require authorisation from the highway authority. It is the MSA which actually authorise events [delegated powers given to them by Welsh Government]. The Clerk is in contact with the motor club secretary who has a record of all properties visited before any event. The secretary has asked for a list of addresses/residents who voiced their concerns so that the matter can be investigated further and reported back to the Community Council. The club will email a notice to the Clerk before the event runs later this year - this can be circulated to interested parties and posted in the Dyffryn Clwyd Chronicle.

The Clerk was asked to obtain details of the route for the event as it appears that competitors and/or spectators had taken the wrong turn hence driving past properties that had not received a visit from the organisers prior to the event. Members stated that they expect organisers to continue informing residents and visiting each property as part of usual practice before each event.

637.5 Overgrown Hedge Near the Three Pigeons Inn Graigfechan [630.7] The matter had been reported to DCC and was now in hand.

638 COMMUNITY MATTERS

638.1 Guest Speaker Noela Jones, Head of Housing, Grwp Cynefin The Housing Association's Board has considered two options regarding the trusteeship of the Elizabeth Owen Almshouses where there is one tenant remaining. The Grwp's existing estates strategy is not ideally suited to do anything about the properties and advice is being sought on transferring them to a local community association, negotiations are ongoing with DCC housing and contact is to be made with the other registered social landlords [RSLs].

Concern was expressed at the meeting that the properties should not be allowed to degrade further; the Grwp has obligations and responsibilities as the existing trustees; whether compulsory purchase was an option; the importance of bringing empty homes back into use; the need to keep options open as they are part of the heritage of the area; they could possibly be aligned with the future use of the school building which when empty could serve as sheltered accommodation or a meeting place for residents.

The Chair thanked Noela Jones for attending the meeting. Grwp Cynefin will provide monthly updates to the Clerk for reporting to the Community Council.

638.2 Guest Speaker Wayne Hope, Flood Risk Manager, DCC An overview was provided on flood risk and how it is managed. There are more than 20 pieces of legislation that impacts on flood risk with reference to rivers, sea, surface water and all combined. Llanfair has one of the lowest risks. The County Council has limited resources, it is now a sustainable drainage systems body which takes up to a third of available time. Mr Hope expressed a willingness to work in partnership with the Community Council and suggested setting up a working group to identify where the flood risks and hotspots are. Situations in other locations need to be taken into consideration when looking for potential solutions as gulleys or draining may affect places further along. Mention was made of a hydro scheme at Graigfechan – storage upstream could be a possibility following an assessment study. It was agreed that the Community Council nominates volunteers to join a working group – Mr Phil Bennett Lloyd together with Councillors Bob Barton and Steve Whipp.

The Chair thanked Wayne Hope for his presentation.

639 CORRESPONDENCE/REPORTS

639.1 Planning Aid Wales email dated 02/01/20 re event on 24/01/20 at Venue Cymru Llandudno 9.30-12.00 [details circulated to Councillors in advance of the meeting] **RESOLVED** that approval be given for Councillor Bob Barton to attend the event.

640 Feedback/Report[s] on Conferences/Training/Meetings

640.1 OVW Conwy & Denbigh Area Committee 18/09/19 Minutes had been circulated to Councillors. The next meeting is to be held on 29/01/20 at Denbigh Town Hall at 7 pm. Councillor Bob Barton stated that he would be attending.

640.2 SLCC Clwyd Branch Meeting & AGM 03/03/20 Denbigh Town Hall and **SLCC & OVW Joint Conference 20/05/20** St David's Park Hotel, Ewloe.

RESOLVED that approval be given for the Clerk to attend both events

641 PLANNING www.denbighshire.gov.uk/planning

641.1 Application 20/2019/0962 submitted by Pure Residential & Commercial Ltd – Variation of condition no 2 of planning permission code no 20/2016/1137 to amend house type E [plots 25,28,37,38,41,42,43,46 & 47] and type F [plots 35,36,39,40 & 48] and amendment of plot arrangement to plots 48 to 55 – Land west of Wrexham Road, Llanfair DC **RESOLVED** that Planning be informed that no objections were raised provided that the proposed amendments do not impact on current residents in the area. The changes as shown appear to be improvement generally.

641.2 Application 20/2019/0855 submitted by Mr G Turner – Erection of extension to rear of dwelling at 2 Ty Capel, Graigadwywynt [amended plans]. This application was received between meetings, details were circulated to Councillors by the Clerk and as there were no comments or objections she sent a response to Planning accordingly. **RESOLVED** that the action taken be approved.

641.3 Application 20/2019/1097 for a Certificate of Lawfulness of existing use of building as a dwelling house submitted by Mr & Mrs S Williams – Fron Bach, Graigfechan. **RESOLVED** that Planning be notified that two Councillors have confirmed that to their knowledge the dwelling has been occupied since 2008.

641.4 Application 20/2019/1063 submitted by the Church in Wales [Diocese of St Asaph] – Removal of oak tree within Llanfair D C Conservation Area – The Vicarage, Wrexham Road, Llanfair D C **RESOLVED** that in view of the arboriculturist's report on the tree's deteriorating condition, Members raised no objection for its removal. Nevertheless, the Community Council wishes to encourage replacement planting whenever possible.

641.5 Erw Fair, Llanfair D C Members discussed the current position at this property. Previously there had been an issue relating to an alleged illegal installation of a static caravan. Denbighshire County Council had taken enforcement action which had not resolved the situation, but it was agreed that a watching brief would be kept on the situation. Members heard that as well as the static caravan and the various chattels, abandoned vehicles, trailers and storage containers around the smallholding, that there were now three touring caravans being kept at the site. The meeting agreed that the site was becoming increasingly detrimental to the visual amenity of the area and it was agreed that the Clerk should write to the Denbighshire Planning Enforcement Officer to ask him to

review the position at the site and to make a recommendation to the Community Council on what can be done to rectify the position.

642 HIGHWAYS & ENVIRONMENT Members considered the following matters:

642.1 Diversion of Public Footpath No 2 – Eyarth Station, Llanfair D C RESOLVED

that the action taken be approved – no objections were made against the Order made by the County Council to divert the footpath as indicated in the Order and plan.

642.2 Communicating Information to Residents about Highway and Footpath

Closures A number of schemes were being developed simultaneously by a number of different contractors over many months within the village of Llanfair and outskirts causing problems and road closures. Although notices had been produced and posted, delays due to the weather and legal considerations meant that contractors could not keep to the timetable set. Work on the new gas pipeline was imminent, the Graigfechan road would be closed with more work expected on the A525 for connection to the new housing development. The delay in opening the new school and co-ordinating road closures and so on has added to the situation.

Mention was made about the possibility of compensation for residents in view of the inconveniences and the constant changes the village has gone through over the last three years. Residents are complaining about the lack of co-ordination as no-one has complete control. The Leader stated that he would have to seek legal advice regarding compensation.

It was agreed that an Open Public Meeting was to be convened by the County Council, chaired by the Leader, and held at Neuadd Eleanor, Llanfair DC on a Thursday evening – the date to be confirmed; residents, all contractors, utility firms, departments of the County Council and other interested parties to be invited.

642.3 Public Footpaths Councillor Osian Owen reported that he had come across two locked gates on a public footpath and would be forwarding grid reference details [181517] for the Clerk to make enquiries with DCC's Footpaths Officer.

PART 2 643 RESOLVED that the Press and Public be excluded from the meeting due to the confidential nature of the following items:

644 FINANCIAL MATTERS

644.1 Accounts – Submitted – Summary of Income & Expenditure including Receipts & Payments Cash Book for the period 1 April to 31 December 2019

RESOLVED that the statements be approved.

644.2 Payment of Accounts/Invoices None

644.3 Requests for Financial Aid received from

Wales Air Ambulance

OWL Cymru [Crime Prevention Charity]

Cwmni Theatr Bara Caws

Denbighshire Homestart

RESOLVED that the matter be deferred until the meeting on 10/02/20.

644.4 Appointment of Internal Auditor RESOLVED that JDH Business Services Limited be appointed as the Community Council's internal auditor.

645 DATES OF FUTURE MEETINGS

10/02/20 [Ysgol Llanfair, Guest Speaker Tara Dumas], 09/03/20 [Genus Centre]

20/04/20, 18/05/20, 15/06/20, 13/07/20, 14/09/20, 12/10/20, 09/11/20, 14/12/20
11/01/21, 08/02/21, 08/03/21 [venues to be confirmed]

The meeting ended at 8.55 pm _____CHAIR _____DATE