

# LLANCARFAN COMMUNITY COUNCIL

## CYNGOR CYMUNED LLANCARFAN



### MINUTES OF THE MEETING OF LLANCARFAN COMMUNITY COUNCIL HELD VIA VIDEO CONFERENCING ON ZOOM AT 7.30PM 18<sup>th</sup> MARCH 2021

<b>PRESENT</b>	Councillors: Cllr K Kemp, Cllr T Thomas, Cllr A Rees, Cllr J Lott, Cllr M Hughes, Cllr J Scott-Quelch, Cllr J Angell, Cllr T Bluff-Higgins, Cllr P Bear and Cllr M Thomas.
<b>Visitors</b>	Cllr G Kemp, Member of public - Mae Thomas
<b>Apologies</b>	-
<b>In attendance</b>	Mrs J Western – Clerk

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- 1803/441**      **To Receive Apologies for Absence**  
There were no apologies received.
- 1803/442**      **To receive any declarations of interest**  
Cllr T Thomas declared an interest for items 1803/457, 1803/458, which both involve Pancross Farm. The items are at the end of the agenda so that Cllr Thomas can leave the meeting before they are discussed.
- 1803/443**      **To receive the report from PCSO**  
Unfortunately, PCSO Reynolds was unable to provide a report in time for the meeting.
- 1803/444**      **To approve the minutes of the previous Council meeting of 18<sup>th</sup> February 2021**  
The minutes of meeting of 18<sup>th</sup> February 2021 were **Approved** with two agreed corrections, proposed by Cllr J Angell and seconded by Cllr J Lott.
- 1803/445**      **Matters arising from the minutes that are not agenda items**  
Riverbank walls  
Cllr M Hughes has acquired one estimate from Paul Woods and partial estimate from Rob Gretton for the retaining wall by the corner of the church and the two retaining walls either side of the bridge into the community car park.  
**ACTION** - Defer to next meeting when more estimates should have been received.
- Trees and hedges  
Harri Trotman of TopCut Tree Surgeons has revised the price to align with another quote of £1100 as agreed at the last LCC meeting. Mr Trotman has undertaken the application to the Vale of Glamorgan Council for approval. The application can take

six weeks. However, if the council does not receive a response after six weeks, the work can go ahead.

Cllr M Hughes will work with Mr Trotman to close off footpath, put up notices and notify residents when any work is being carried out.

#### Footbridge

There is no update on the footbridge.

**1803/446**

#### **To discuss the NantCarfan Catchment Project**

Cllr M Thomas last spoke to Scott Hand, Natural Resources Wales, in January and has shared the email correspondence with the council. Progression has been slow due to the current climate but the LCC thought that it would be advantageous to invite Mr Hand to one of the monthly meetings to discuss the situation.

**ACTION** - Clerk to invite Mr Hand to a future meeting and keep item on the agenda for next month.

**1803/447**

#### **To discuss determinations of Independent Remuneration Panel for Wales Annual Review in respect of Community and Town Councils**

The LCC already accounts for £150 per year per Councillor in the budget as per the mandatory requirement.

The LCC falls within group C and, under Determination 44, can make an annual payment of up to £500 for each and up to five members in recognition of specific responsibilities. This is in addition to the £150. There are also discretionary allowances of £1500 for Chair and £500 for the Vice Chair.

The LCC do not feel that the extra amount is justified and as the determination is not mandatory, these additional sums should not be incorporated into the budget. It was RESOLVED that the council would only budget for the £1500 which consists of £150 for each of the ten Councillors, this was proposed Cllr J Scott-Quelch, seconded by Cllr J Angell and agreed by all.

**1803/448**

#### **To discuss the Llancarfan Primary school site**

A resident has contacted the LCC and Cllr M Hughes has spoken to several residents who have expressed their concerns over the future of the building and, in particular, the fear of the site being cleared for housing without other potential uses being explored.

The original stone building has been there for over 150 years. The main school building could be a very useful building in relatively good condition. Building is a counted treasure but is not listed.

An asset transfer could involve the Vale Council asking for the market value, which the LCC could not afford, and if it could, the building would then become an ongoing liability for the council.

Research into what examples there are around the area where communities have benefitted from such a building without having to purchase the site would be advantageous. When researching, Cllr M Thomas found examples under national government but could not find any under the Welsh Government. The possibility of a joint venture was also discussed.

The Vale of Glamorgan Council have a policy on community asset transfers but it is unknown if it is transferred or sold. It would be useful to look at the title as it could be restricted as to the use of the land for educational purposes only as this will affect the land value.

Councillors expressed their concerns that a conversation may have already taken place between the Vale Council and an affordable housing provider as this site would complement the other site opposite which is already being considered. If this is the case, there may be room for a bit of a compromise such as some houses alongside something which benefits the community.

**ACTION** - Clerk to make enquiries of One Voice Wales, Cllr G Kemp to look for Vale of Glamorgan policy on asset transfer, Cllr K Kemp to consult the land registry title. Keep on agenda.

**1803/449**

**To discuss the Llanbethery defibrillator.**

Cllr M Thomas has explained to Mrs Wilson, the resident from Llanbethery who enquired, about how Llantrithyd and Llancarfan funded their defibrillator. LDCA have received considerable grants during the lockdown and may be able to help with funding.

**ACTION** – Clerk to get Llanbethery Residents' Association and Cllr A Rees in touch with each other.

**1803/450**

**To discuss dog fouling in the area.**

The clerk has received no updates from Vale of Glamorgan Council regarding the dog fouling signs for the Burial Ground or the village.

There are more and more people using the burial ground as a dog walking route on a daily basis. The rules of the Burial Ground as set by the LCC are that dogs, with the exception of assistance dogs, are not allowed in the Burial Ground. There seems to be a misconception that there is a public right of way through the Burial Ground but this is not the case.

Several options were discussed in length but it was decided that in the first instance, information would be shared with the local community to hopefully prevent the dog fouling before more drastic measures were taken.

**ACTION** – Cllr K Kemp to draft an article to be published through the hub.

**1803/451**

**To discuss flooding in Llantrithyd and water discharging from Pantyffynnon quarry**

The secretary of the Llantrithyd Residents Association has arranged a meeting between the two local land owners on 26<sup>th</sup> March to find out exactly what their issues are and if they wish to take their complaints further. A separate meeting with quarry owners has also been arranged following the first.

There has been no further information regarding the planning application.

**ACTION** – keep on agenda for next month

**1803/452**

**Committee updates**

**Road Matters Committee**

No update from the committee. Yellow paint marks have been sprayed around some pot holes in Llancarfan today and the potholes between Walterston and the

Five Mile Lane have been filled but have since deteriorated and are now a problem again.

The road running up to the quarry has a lot of bad pot holes and the edges are terrible with one that drops 18 inches. There is one pot hole in particular by Ty Uchaf that is difficult to see. The road is still wide enough for one car but not wide enough for a vehicle to pull over for a car coming the other way.

Road down along the river in Llantrithyd also has a sheer drop where the road has fallen away into the stream and there is a pot hole developing that vehicles are trying to avoid.

Cllr J Lott was contacted by a resident from Llancadle who was out walking from Llancadle out towards Llanbethery. Before the lady got to Middlecross, the road is disintegrating and the lady fell. This fall has exacerbated an injury to her knee. Cllr J Lott advised the resident to take photographs of the road and her knee and report it to the Vale.

There are a lot more people walking during lockdown.

**ACTION** - Committee meetings need to start again next month half an hour before the monthly meeting. Cllr A Rees to contact Michael Clogg for an update before the meeting.

## **Planning Committee**

### Planning Approvals

1. **2021/01275/FUL - Field to the rear of New Mill Cottage, Llancarfan**  
Installation of 40 small demountable solar panels to be ground mounted (usually roof mounted) in an adjoining field  
**APPROVED**
2. **2021/00048/FUL - Oaklands, Broad Close Lane, Moulton**  
Extension to existing dwelling to include part build above existing garage, demolition of conservatory replaced with two storey extension and single storey extension to the side. Demolition of existing out building to be replaced with smaller scale double garage, stables and outbuildings  
**APPROVED**

### Planning Applications

1. **2021/00134/FUL - The Wild Goose Inn, Llanbethery**  
Demolitions to existing garage and construction of a new single-story garage in its place. Proposed garage footprint smaller than existing 230 - barn in cuckoo land – demolish part and extend out the back.  
**RESOLVED** - No comments to be made.
2. **2021/00230/FUL - The Barn, Cuckoo Lane, Moulton**  
Demolition of existing single storey front extension and erection of new front and rear two storey extensions, with balcony to the front elevation. New store/gym on lower level  
**RESOLVED** - No comments to be made.
3. **2021/00275/FUL - Pancross Farm, Llancarfan**  
Extension to Agricultural Machinery Workshop
4. **2021/00162/SC1 - Aberthaw Power Station, Pump House Road, West Aberthaw, Barry**  
Demolition of Aberthaw Power Station  
Request for a Screening opinion under Regulation 5 Town and Country Planning (Environmental Impact Assessment) (England and Wales) Regs 2017:  
Demolition of Aberthaw Power Station

5. **2020/00718/FUL - Land off Broomwell Lane, Llancarfan**

Erection of agricultural building, polytunnel and retention of horticultural outbuildings and access track

Still undetermined.

Cllr G Kemp spoke to director of planning today. There have been new revised plans submitted by the applicant that reduces the size quite considerably but the new plans have not yet been uploaded to the planning portal.

**ACTION** – the planning committee will consider the new plans once they are available on the planning portal.

**Burial Ground Committee**

Nothing to report.

Activity in the church yard last week was noted by Cllr M Hughes. The soil was removed from one site when turfing a grave and dumped under yew tree at the top of the church yard. It is not known if this soil has now been removed.

**ACTION** – Cllr M Hughes will check it has been put tidily.

**Committee Engagement**

Cllr M Thomas has sent a draft newsletter to all councillors for comment.

**ACTION** - Spelling mistakes and any comments to go to Cllr M Thomas.

A committee meeting needs to be rearranged, however, some of the main items that the committee was discussing, the quarry and NRW and Clive Moon's department to take a more co-ordinated approach, are now being discussed by the main council meeting. The remit of the committee may need to be reconsidered to ensure that the committee is worthwhile and effective.

Emails for agenda and minutes cannot be used for the newsletters due to GDPR. A leaflet drop is the preferred method in order to incorporate those unable to access the internet.

**Finance Committee**

The finance committee has not yet met.

**1803/453**

**Correspondence**

- One Voice Wales update from the past year along with annual membership fee. This has been circulated with Councillors.

- Zurich Insurance responded to the clerk's enquiry for insurance for the Burial Ground wall:

*Thank you for your enquiry and for providing information for me.*

*Unfortunately, Underwriters have confirmed that due to the proximity to the road they would not be able to offer impact damage nor would they look to offer storm or subsidence cover.*

*If there any other cover or scenario that you would like to see the wall insured for and I will be happy to go back to them to check.*

- Audit Wales Invoice for the 2017/2018 Audit

- Audit Wales has decided to postpone the roll out of the new three-year cycle of transactional audits for one year due to COVID and lockdown. The LCC's transaction audit will now be 2021-2022 rather than 2020/2021
- Local Government and Election Wales Act – sent out to Councillors for further reading.  
**ACTION** – to be discussed at the next meeting.

**1803/454**

**Finance**

Payments

Clerk Wages February 2021	£338.90
HMRC PAYE Clerk February 2021	£75.00
Audit Wales 2017/2018 audit	£422.00
One Voice Wales annual subscription	£103.00

All payments were agreed by all. The cheques to be signed by Chair and Cllr J Scott-Quelch tomorrow.

Receipts

Wayleave	£11.33
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Bank Balances

General Account opening statement balance as at 18 <sup>th</sup> March 2021	£21,423.92
General Account projected balance at 15 <sup>th</sup> April 2021	£20,391.42

**1803/455**

**Reports from Representatives, and the Clerk**

**Tarmac** – Cllr T Thomas

Main points of interest include:

- The new plant manager has now been in post since May 2019.
- The cement works started in 1912 shipping out 500,000 tonnes of cement a year. Due to COVID, the past year, the company has only been able to produce 338,000 tonnes.
- The works are due to shut down for 5 months to clean filters and kilns in April, and they expect to spend 1.7 million on maintenance work and investment.
- COVID cost them 100,000 tonnes of production but it also delivered a massive uplift in bag cement due to a demand for DIY projects in lockdown.
- They have full time staff of 109 people and are very keen on helping local people and schools and carry out a lot of fundraising from them.
- The company spends a lot of time and resources monitoring the blasting in the quarry, and have evidence to show the vibrations are within the legal limit.
- Having put in a railway line to supply to Wiltshire, Dorset and Hampshire areas, they are now supplying Swansea and South Wales which contributes to an extra 15 loads per day.
- The staff have all taken COVID restrictions seriously and have undertaken over 400 tests, only one positive result was found and that was thought to have been caught through their partner's work.

**1803/456**

**Items for consideration for next month's Agenda**

- Cllr M Thomas - Boundaries commission report which refers to changing the name of Llancarfan to a Welsh name
- Website

**1803/457**

**To discuss the run-off from the Biodigester area.**

**Cllr T Thomas left the meeting prior to this item.**

Cllr J Angell has drafted the letter but it has not been sent to the Vale of Glamorgan council yet.

There has been another leakage of slurry but in a different location which went into the river and the farm did clear it up. It was totally separate, and was from the farm itself.

The original one was from the biodigester and the technical side of it seems to be as per the planning, but the feed stock etc is nothing like the planning application and drawings. It appeared the liquid was leaking from that. It should have a hardened shelter with concrete walls and base.

Following the complaints, the farm has now dug a trench across the top and it diverts the flow somewhere else and does not come down through the village and not through the house that the issue was with. The farm has also jet washed the yard and drive of the property in question. There is now a lot less water coming down through those properties and gardens in general.

The farm has dealt with this but it does not appear that the building is as per the application but the LCC does not get access to all conditions of the planning.

**ACTION** - Cllr G Kemp to speak to building control to check it has been built in accordance to regulations and plans.

**1803/458**

**To receive an update on repairs to the Burial Ground wall following the recent damage caused by a tractor.**

The repair work to the wall has not begun.

**ACTION** – Keep on agenda to monitor repairs.