

Abergele Town Council

SCHEDULE 'A'

Planning applications considered on Thursday 4 October 2007

0/33873 Erection of B1, B2 and B8 industrial units (outline application) at land adjacent to Tradeteam Ltd., Abergele Depot, Terfyn, Abergele

Applicant(s): Trustees of Hetty Fetherstonhaugh's Fund

Determination Level: Planning Committee

Conclusion(s): STRONG OBJECTION – Concerned about encroachment into green belt and Grade A agricultural land

0/33894 Demolition of existing dwelling and erection of 7no. dwellings and alteration to means of access (Outline Planning) at land at Plas Isaf, Plas Isaf Drive, Abergele

Applicant(s): Mrs V Garnett

Determination level: Planning Committee

Conclusion(s): STRONG OBJECTIONS – Over development of site. Concerns re: access – not suitable for volume of extra traffic. Concerns about bridge for HGV's

0/33902 Change of use from agricultural land to domestic use and the erection of double garage with storage area at Old Pump House Tan y Fron Road, Abergele

Applicant(s): Mr N Lilly

Determination Level: Delegated

Conclusion(s): Concerns re: encroachment into green belt / open countryside and query if public footpath is blocked. If permission is granted, recommend a condition that it must be linked to the Pump House to prevent possible later sale as a separate dwelling

0/33905 Crown reduce 1no. Oak tree and 1no. Sycamore tree by 20% at rear of Y Fron, 4 Ffordd Tan'r Allt, Abergele

Applicant(s): Mr G J Hoyland

Determination Level: Delegated

Conclusion(s): Endorse Tree Warden's recommendations

0/33907 To remove 1 Holm Oak tree at 1 Brynhyfryd Grove, Abergele

Applicant(s): Marishal Thompson & Co

Determination Level: Delegated

Conclusion(s): OBJECT – Continue to support draft TPO, recently recommended by the Tree Officer

0/33911 Removal of two front pews and install low stage in front of large semi-circular pew (Deacons Pew). (Listed Building consent) at Mynydd Seion, Llanfair Road, Abergele

Applicant(s): Mr E Hughes

Determination Level: Delegated

Conclusion(s): No objections, providing no other alterations are to take place

Abergele Town Council

SCHEDULE 'B'

Planning Decisions issued by Conwy County Borough Council from 10.9.07 to 23.9.07

0/33524 Demolition of surgery and erection of 6no. apartments (outline application) at The Surgery, Kinmel Avenue, Abergele

Decision: Refused

0/33612 Display of 4no. internally illuminated fascia signs and erection of 1no. internally illuminated totem pole at Threeways Garage Faenol avenue, Abergele

Decision: Approved with conditions

0/33693 Display of 3no. flagpoles at Slaters (Garages), Market Street, Abergele

Decision: Refused

0/33698 Construction of a vehicular access at Boderw, St George Road, Abergele

Decision: Refused

Abergele Town Council

MINUTES

The Ordinary Meeting of the Council, held on Thursday 4th October, 2007, at 6.45 p.m. in the Town Hall, Llanddulas Road, Abergele.

466/07 **Attendance Register**

The Mayor, Cllr. G.P. Davies

Cllrs: C.A. Billington; M. Bird (see Min. 471/07(b)); J.A. MacLennan; D.A. MacRae; R. MacRae; R.M. Medicott; J.D. Mortimer; R. Peacock (see Min. 471/07(a)); J.E.H. Pitt (see Min. 471/07(l)); B.C. Roberts; J. Stubbs; K.J. Sudlow (see Min. 471/07(e)); R.G. Waters

Mrs C.J. Earley

Members of the public and press

467/07 **Apologies for Absence**

Cllrs: G.R.K. Brown; D.A. Byrne

468/07 **Declaration of Interest: Code of Conduct**

Members were reminded that they must declare the **existence** and **nature** of their declared personal interests (using the form provided for this purpose).

The following interests were declared:

Cllr. J. Stubbs – see Min. 471/07(l)

469/07 **Police Liaison**

The Police Liaison report from Tuesday 2nd October was RECEIVED and noted. Several items were considered further by the Council:

a) **Parking Enforcement**

It was RESOLVED to write to the Car Parks Manager, CCBC, to request that the parking enforcement officers regularly visit Kinmel Avenue and the Berllan / Towyn Road area of Pensarn, where inconsiderate parking is often a problem and can cause an obstruction.

b) **Traffic Lights**

A discussion took place about ongoing concerns with the town centre traffic lights.

It was RESOLVED to write to Highways, with a copy to the Traffic Safety Officer at North Wales Police, to request that the timing of the Water Street lights be amended to give an additional 5 to 10 second delay, following near misses witnessed by the police and several Members of this Council. Also, to request an additional traffic light near Woolworths for vehicles exiting Chapel Street.

c) Neighbourhood Meeting

It was NOTED that the next neighbourhood meeting is scheduled to take place on Wednesday 31st October at 6.30pm at the Community Centre, Market Street.

d) Police attendance at Full Council Meetings

It was RESOLVED to invite Inspector Jane Banham to a future meeting of the Council to discuss wider policing issues.

470/07 **Minutes**

It was RESOLVED to APPROVE and SIGN the Minutes of the Ordinary Meeting held on 6th September 2007.

471/07 **Matters Arising on Previous Minutes:**

a) Min. 300/07(c) – Upper Storey Windows, Chapel Street

It was NOTED that a Housing Enforcement Officer has visited the premises on Chapel Street and that the proprietor had agreed that the rooms will no longer be used for living or sleeping (now storage only).

It was FURTHER NOTED that enforcement action for repairs to the window was not possible as the broken/damaged window was not considered to have a significant enough impact on the amenity of the surrounding area to warrant formal action.

- Cllr. R. Peacock arrived at this juncture

b) Min. 300/07(i) – Colwyn Bay, Abergele and District Twinning Association

A brief on progress with the name and constitutional changes of the Association was RECEIVED.

It was NOTED that a party from Roissy-en-Brie were due to be visiting the area from 31st October to 3rd November and that accommodation was needed for three 17 year olds, should anyone be able to assist. The Mayor would be receiving an invitation to meet the group, probably on Saturday.

- Cllr. M. Bird arrived at this juncture

c) Min. 300/07(o) – Damaged Boundary Wall, Llanddulas Road

Members received and considered a response from the Principal Enforcement Officer regarding the listed wall on Llanddulas Road, which had been partially demolished due to it leaning. It was NOTED that a listed building consent application would need to be made.

It was RESOLVED to write to the Head of Enforcement to state that this Council would prefer to see the wall reinstated to its original height.

d) Min. 300/07(r) – Library Car Park

(i) It was NOTED that representatives from the Library Service and Property Services (C.C.B.C.) have met recently to discuss parking problems at the library car park.

(ii) It was NOTED that a response is still awaited to the letter sent to the Parking Policy & Services Manager requesting enforced short-term parking.

e) Min. 335/07 – Fence Panels, Pentre Mawr Park

A response from C.C.B.C. to the request that the panels be lowered was RECEIVED and NOTED.

- Cllr. K.J. Sudlow arrived at this juncture.

f) Min. 337/07(j) – Information Board at The Mount

A response from C.C.B.C. to the letter stating concern and disappointment at the lack of provision of an Information board was NOTED.

It was RESOLVED to contact the Planning Department to enquire if there were any grants available towards the cost of providing a suitable board.

g) Min. 338/07(e) – Safer Routes to School

(i) Bridge Street Crossing

A response from C.C.B.C. to the objections of this Council to the proposed crossing on Bridge Street was RECEIVED and NOTED.

(ii) Link to Water Street

Copies of the detailed plans for the proposed bridge for the link path to Water Street were RECEIVED and considered.

It was RESOLVED to write to state the disappointment of this Council that the plans did not include a wooden arched bridge, as discussed as being the preferred choice by officers at the site meetings held with members of this Council, and to state that the Council could not, therefore, support the plans as presented.

h) Min. 338/07(f) – Dogs on Pensarn Beach

A copy of the map showing the 'no dogs' zone, which is monitored and enforced by the dog wardens, was RECEIVED.

i) Min. 339/07 – Request for Tourist Signs on A55

A response from the North Wales Trunk Road Agency to the request for brown tourist signs on the A55 was RECEIVED and NOTED with disappointment.

It was RESOLVED to write to the Highways Section of the Welsh Assembly to state the disappointment of this Council that the signs were not being replaced and to query why the Assembly has to await the results of an English consultation document.

j) Min. 416/07(c) – Land Adjacent to Castle Cove Caravan Park

(i) Responses to the letters sent to Property Services (C.C.B.C.) and Dylan Rhys Jones were RECEIVED and NOTED.

It was NOTED that the Clerk does not currently have access to digital mapping software, but that the Clerk would provide further details on a product which is now available for Town and Community Councils to the Policy and Finance Committee, for consideration.

(ii) It was NOTED that David Rutland, journalist from The Visitor has spoken to the owner of Castle Cove Caravan Park, who claims that he bought this land 21 years ago and it is included within his title deeds. He has fenced it off due to problems with fly-tipping.

It was RESOLVED to request a suitable map from Planning, at a cost of up to £25, and to instruct the Council's solicitor to make the necessary search with the Land Registry to confirm the title.

k) Min. 416/07(e) – Abergele Carnival

It was RESOLVED to DEFER this item, pending receipt of any report from Cllrs. G.R.K. Brown and J. Stubbs, following a recent meeting of the Carnival Committee.

l) Min. 417/07(a) – Casual Vacancy

(i) Copies of letters of application from ten persons interested in the Casual Vacancy for Gele Ward were RECEIVED.

- Cllr. Jean Stubbs, having declared a personal interest under paragraph 11 of the Code of Conduct, withdrew from the Chamber.

The Clerk informed Members that One Voice Wales had advised that the individual applications should not be discussed, to prevent any possibility of canvassing.

(ii) A secret ballot then took place to co-opt a new Member of the Council, to serve until the next elections in May 2008.

Following three rounds of voting, it was RESOLVED by an overall majority of 8 votes to 5 to co-opt Alison Lloyd Roberts as the new Member for Gele Ward (only two candidates remained for the third and final round of voting).

- Cllr. J.E.H. Pitt retired from the meeting and Cllr. Jean Stubbs re-entered the Chamber at this juncture.

After a brief interval in the proceedings, Miss Alison Lloyd Roberts was formally welcomed to the Council by the Mayor and, after coming forward from the public gallery and signing her Declaration of Acceptance of Office, she accepted her seat alongside her fellow Members.

m) Min. 417/07(w) – Parks Biodiversity Project

(i) It was NOTED that CCBC had agreed to the request that a tidy one metre boundary be maintained around the perimeter of these areas.

It was RESOLVED to send a letter of thanks to CCBC.

(ii) A copy of a letter about the biodiversity areas sent to the Visitor by a resident of Lon Berllan was RECEIVED and NOTED.

472/07 **Correspondence**

a) Gwrych Castle Proposals

It was NOTED that Geoff Stewart, Project Consultant to the new owners of Gwrych Castle, will be attending the next Ordinary Meeting of the Council to give a short presentation on the proposals.

It was RESOLVED to ask if any information is available for circulation in advance.

b) East Promenade Consultative Group

It was NOTED that the next meeting will be held on Thursday 25 October 2007 and that a copy of the Minutes of the last meeting is available from the Clerk.

c) Temporary Traffic Regulation – Rolling Road Closure

Notice of a request for a temporary rolling road closure on Sunday 11th November 2007 for the Remembrance Parade was RECEIVED and NOTED.

d) Mayor's Diary

A copy of the Mayor's Diary for October 2007 was RECEIVED.

e) Forthcoming Meetings

Details of meetings to be held in October 2007 were RECEIVED.

f) Round Table Press Release

A copy of a press release regarding the arrangements for the fireworks

display was RECEIVED.

g) Conwy Voluntary Services Council

A copy of the e-mail information service for October 2007 was RECEIVED.

h) One Voice Wales

It was NOTED that the next meeting of the Conwy Area Committee is to take place on Tuesday 16th October in Llanwrst and that a copy of the Minutes of the AGM, held on 19th July, is available from the Clerk.

i) Ysgol Emrys ap Iwan

It was NOTED that the school will be having a full Estyn Inspection at the end of this month.

It was RESOLVED to write a letter of support to the school, detailing examples of how it works with the Council and local community.

473/07 **Litter and Dog Bins**

- a) It was NOTED that a response has recently been chased to the letter sent by this Council to C.C.B.C. in May 2007 regarding priority order for provision of litter and dog bins in the Abergele Area.
- b) A response to an enquiry sent about litter bins removed from Llanddulas Road was RECEIVED and NOTED.
- c) Members then considered the concerns of residents on the Tan-y-Gopa estate about the lack of litter and dog bins in their area.

It was RESOLVED to write to CCBC to make the following additional requests:-

- (i) That litter and dog bins be provided by the bio-diversity sites on Fordd Tan yr Allt and Lon Dirion**
- (ii) That the broken door on the litter bin opposite Chapel Street is repaired or the bin replaced**
- (iii) That dog bins are provided on the beach side of the promenade wall in Pensarn, due to mess currently being thrown under the wall.**

474/07 **Council Website**

The Clerk advised Members that problems were currently being experienced with the website Host, possibly due to a takeover and recent change of server. A number of documents uploaded to the site could not currently be viewed and an error message was being displayed.

This matter is currently under investigation, with the assistance of Huw Waters, but it may be preferable to change Hosting companies due to the problems Huw has had in trying to get adequate and timely support from the current provider.

475/07 **Grant Applications**

It was NOTED that the deadline for receipt of applications for grants was 5th October, but that a postal strike could delay applications being received.

It was RESOLVED to extend the deadline to Thursday 11th October, to allow for receipt of any applications delayed in the post.

476/07 **Minutes of Sub-Committees**

The draft Minutes of the following Committees / Sub-Committees were RECEIVED:

- a) The Executive Sub-Committee, held on 18th September
- b) The General Purposes and Planning Committee, held on 20th September
- c) The Policy and Finance Committee, held on 20th September

477/07 **Matters Arising on Those Minutes:**

- a) Executive Sub-Committee

It was RESOLVED to ENDORSE the following recommendations of the sub-committee:

- (i) Min. 429/07(a) – Health & Safety Policy

That only a brief statement of intention should be made, to include the General Statement of Policy on page 1 and paragraph 10 on page 3 of the draft policy document received from One Voice Wales.

- (ii) Min. 429/07(b) – Council Structure

To retain the existing Committee structure (as detailed in Schedule 'A' to those Minutes) with membership as at present, with the Minutes of the Committees being formally received by the Council at the following Ordinary meeting.

To adopt written Terms of Reference for all Committees and Sub-Committees in due course.

- (iii) Min. 429/07(c) – Community Planning

1. To use the survey document drafted by the Clerk with some minor alterations, to include changing the headings to 'like' and 'dislike' and adding the Council's address details.
2. To circulate a bi-lingual copy of the survey in the Council's December Newsletter, including a bold heading on the front page, and to issue a press release to publicise it.

3. That a blue copy of the survey is also circulated to the young people in the town, via the schools and youth groups. This could then be separately analysed.
4. That the following locations be used as collection points for completed surveys:-
The Town Hall, Library, Tesco, Post Office and Somerfield (who have all agreed in principal), along with Costcutter, the 'Bungalow' shop in Pensarn and St. George School, subject to permission being given.
5. That the Clerk should seek to obtain assistance from Ann Carroll, Principal Development Officer (Community and Regeneration) with C.C.B.C., in analysing and reporting on the results of the survey.

(ii) Min. 429/07(d) – Registrar's Office

A discussion took place about the disadvantages of letting a room in the Town Hall and Council Offices for use by the Registrar, including the loss of the proposed Mayor's Parlour.

It was NOTED that the Council had recently agreed in principle to the letting of one room to the registrar and the Executive Sub-Committee had been requested to consider and recommend appropriate terms.

It was RESOLVED to ENDORSE the recommendations that:

- 1. Room 3 should initially be considered as the most suitable office for letting to the Registrar, due to its easier access, possible use of the main foyer as a waiting area and the minimal impact this would have on the existing users of the building, including the Employment Tribunal Service.**
- 2. The Clerk should proceed to seek advice from Prys, Jones & Booth and Dylan Rhys Jones regarding the proposed terms of any lease agreement.**

It was NOTED that enquiries would need to be made about the suitability of the main access for disabled visitors, due to the width of the doorway through to the corridor.

478/07 **Planning / Licensing**

- a) The planning applications listed on Schedule 'A' attached were then considered and concluded as detailed on that schedule.

Cllrs. R.G. Waters and R. Peacock took no part in the discussion on these applications.

- b) The planning decisions issued by C.C.B.C., from 10th to 24th September 2007, as detailed on Schedule 'B' attached, were NOTED.

- c) It was NOTED that no licensing applications had been made for the Abergele area for the period 17th to 28th September.

479/07 **Tesco Car Park**

It was RESOLVED to DEFER consideration of this item to allow the Clerk to seek legal advice regarding whether there were sufficient grounds to exclude the public and press.

480/07 **Press Monitoring Service**

It was NOTED that CCBC do not use any form of Press Monitoring service and that the Press Officer instead recommends:-

- a) That Members and the Clerk should scan the local press for relevant articles.
- b) That the Clerk should keep back copies for a maximum of one month, to enable Members sufficient opportunity to view any articles in which they may have an interest.

A request was made to keep copies of all relevant articles indefinitely, for future reference. Concern was expressed that the Council does not have sufficient space or resources to do this and it was NOTED that back copies were available from the Library, if required.

481/07 **Insurance Claim**

It was NOTED that an investigation into the personal injury claim made by a solicitor attending an Employment Tribunal Hearing last year is ongoing.

The Meeting Closed at 9.00 p.m.

..... Chairman