

CYNGOR CYMUNED LLANGENNECH COMMUNITY COUNCIL

At a meeting of the Council held on Monday, 10th December 2018, at the Llangennech Community Centre.

PRESENT: Councillors: J A Seward (Chair)
W D Griffiths, J C Lee, G F Davies,
G R Jones, I M Williams, L M Morgan,
N Lloyd, M I Slader, G Thomas, R Willock

APOLOGIES: Councillor: S Hughes

1. The Chair welcomed everyone to the meeting and introduced Ms H Neil of the Carmarthenshire County Council Trading Standards Department, who was to give a presentation on “scams”.

Ms H Neil began by giving an overview of the problem. The following scams exist:-

- a) Door step scams and the department is proactive in preventative measures
- b) Postal
- c) Telephone
- d) “E” Mail

Doorstep crimes include work on driveways, house fascias, roofing, garden services, furniture sales and mobility equipment.

There can be upfront payments where no work is done or equipment supplied. There is payment requested for unnecessary work and vulnerable victims are targeted. There is also poor workmanship, excessive pricing and no cancellation rights.

There are instances of no warranties given, victims being taken to ATM’s to obtain cash, distraction burglary and repeat victimisation. The Trading Standards Department is involved in intervention measures as “Moneywise” in schools. She also referred to the use of signage in areas indicating no “cold calling” on residents. There are also Trading Standards Approved Indicators and Registered Traders Schemes.

She gave examples of crimes:-

- i) Female in her 80’s lost £60,000
- ii) Female in her 90’s lost £50,000
- iii) Couple in their 60’s lost £40,000

The Trading Standards Department works closely with the Royal Mail to prevent scams.

She referred to “Scam Cycles” where the victim responds to calls and loses money.

She also referred to “Scam Hubs” with a “suckers list”.

She gave details on a “True Call” device and there are 200 available in the County. Social Services Department can provide assistance as well as the Citizen’s Advice Organisation.

Councillor G R Jones referred to his father being subjected to nuisance calls.

Heidi Neil stated that telephone calls can be blocked by registering for Telephone Preference.

Councillor G F Davies stated that there is a downside to telephone blocking where genuine calls are blocked and he referred to his experience of a hospital call being blocked.

Councillor I M Williams asked as to who would be eligible to acquire the “True Call” devices. She replied that there is an eligibility form to complete.

Councillor G F Davies asked if companies should do more to prevent scams.

Heidi Neil replied that the Department is working closely with banks in Carmarthenshire and that they are going in the proper direction.

The Chair thanked Heidi Neil for her presentation at this evening’s Council meeting.

2. The Chair asked members to observe a Minute’s silence as a mark of respect to Alun James, Centre Caretaker, and his family following the recent passing away of his mother.

3. **Declaration of Interests**

There were no declaration of interests.

4. **Public Participation**

Mr Philip Willock, Emma Evans and Martin Williams were present with regard to a letter received which sets out a proposal for greater use of “Cae Pownd”.

The letter was from Mr P Willock who Chairs the Llangennech and Bryn Sports Association.

Mr Willock stated that Cae Pownd is an under used area of land owned by the Community Council. If the footpath could be diverted then there would be sufficient room to accommodate junior rugby and soccer teams. This would reduce the usage of the rugby/soccer pitch in the recreation ground and result in a beneficial effect on its condition.

Mr Willock stated that hiring an excavator to divert the path would cost £130 per day.

The Surveyor believes that redirecting the path and allocating the work to a contractor is likely to cost several thousand pounds.

The Surveyor stated that there might be a need to apply for planning permission for the proposal since there will be a greater use/intensity of the area with the parking of a considerable number of vehicles at times.

The Chair remarked that there would certainly be a need of a consultation exercise with residents regarding the proposal.

Councillor R Willock referred to the area of land formerly used as garages on the Brynhyfryd side of Cae Pownd as a possible car parking area.

Councillor W D Griffiths raised issues regarding moving the footpath and also car parking. There is a problem on Sunday mornings near the recreation ground with cars being parked everywhere.

The Chair believes that the proposal needs to be looked at in detail. There is a need for detailed costings both Capital and future revenue and other issues including car parking. She believes a sub group needs to be created and a full report brought back to the Council.

It was agreed that a Sub – Group be created.

Councillor I M Williams was of the view that Cae Pownd is under used.

Mr R Willock stated that fundraising is planned by the Association and the organisation has been registered with the Charity Commission.

Councillor G R Jones is generally in favour of the proposal but a more detailed statement setting out costs etc. is required for consideration by the Council.

Councillor M I Slader asked as to why a planning consent would be required. The Surveyor replied that it may not be required but the greater use of the area with parking issues could result in the need for a planning application.

5. **Minutes of the Meeting held on the 12th November 2018**

It was proposed by Councillor G R Jones and seconded by Councillor I M Williams that the Minutes be accepted subject to the following amendments:-

Minute 8(i) – To read there is a committee that meets regularly with the purpose of ensuring that looked after children are given the best care and every opportunity to meet their full potential. Improving adoption and fostering rates is also a consideration.

Minute 8(v) – YMCA Swansea – There is a lot of effort being made to reach out to residents of all ages within the Community.

It was so RESOLVED.

(i) **Heol y Parc Trees**

The Surveyor commented by “E” Mail on the County Council Officer’s report on the trees. The “E” Mail had been copied for members’ consideration and he refers to the statement by the County Officer that at present the trees do not pose an unacceptable risk to users of the public highway. The Officer states that works will be required to reduce the risk from failures relating to the diseased ash trees in the future.

The Surveyor believes that there are three options:-

- a) Carry on as normal and consider this matter no further.
- b) Consult with our insurers regarding this overall position and seek their advice.
- c) Accept a level of responsibility for these trees.

The Surveyor suggests option (b) above.

After due discussion it was RESOLVED that the Council’s insurers be approached for their view.

Councillor I M Williams again referred to the fact that the trees are on land not in the ownership of the Community Council.

Councillor L M Morgan asked to who was the previous owner of the land which has now been purchased by the Community Council to create a footpath. The Surveyor replied that it was a Mr D Williams.

The Chair then asked members to decide on one of the three options given.

After due discussion it was RESOLVED to agree to option (b) which is to consult with the Council's insurers.

Councillor W D Griffiths asked that the owner of the first bungalow in Heol y Parc be informed of the Council's decision.

ii) **Land near Former Post Office in Bank Road**

Discussion will take place in the Spring regarding grass cutting on this area of land.

The Surveyor is concerned that a precedent could be set by working on land not owned by it, in particular, taking on responsibility for the trees as well.

The view of Council insurers on the Heol y Parc trees could offer guidance for the Council.

iii) **Bryn Hall Car Parking**

Letters have been given to users of the hall setting out Council proposal for control of car parking.

The Clerk has had discussions with the Caretakers and she states that users are in favour of the Council proposal.

The Surveyor will deal with the matter in the new year.

iv) **School Car Parking**

Councillor G F Davies asked if another option could be considered rather than the provision of another/bigger car park. He also asked that the "no right turn" at the junction with the bypass be implemented.

6. **Surveyors Report**

i) **Pavilion**

The sub committee of the Council met on the 28th November 2018 together with the caretaker of the pavilion.

It was established that a freezer has been placed by the Rugby Club in the control room on the left hand side of the entrance into the pavilion from the Bowls Pavilion side. The Council was not informed of this and neither permission requested.

After due discussion it was RESOLVED that the Rugby Club be requested to remove this freezer because it is an unsuitable location and poses risks to the safety of the building.

It was also RESOLVED that the Council sends out a consultation letter to users of the pavilion/play areas regarding revised proposals for the management of the facilities including distribution of keys to keyholders. The view of the Council insurers will also be sought regarding such proposals.

A draft consultation letter had been circulated to members for their perusal.

The Chair believes that it is essential that a good relationship needs to be maintained between the Council and users of facilities in the recreation ground. She raised her concerns whether the cooking of burgers and consequences of such actions be removed from the draft letter.

It was proposed by Councillor G F Davies and seconded by Councillor W D Griffiths that the Consultation letter be sent to users of the pavilion/recreation ground as set out in the draft format, subject to the response from the Council insurers.

Councillor R Willock raised issues as to who decides whether the field is playable and whether users of the pavilion should sign in and sign out after use.

ii) **Playground Inspection**

Wickstead's inspection identified some matters requiring attention. The total cost of remedial work is £2974 excluding VAT. This work will be carried out in the new year.

iii) **Maes Ty Gwyn**

Councillor G R Jones has received a response from Jonathan Fearn, Head of County Property, which sets out the need for the department to liaise with Councillor Jones and the Clerk of the Community Council on agreed actions and to progress matters with the County legal department.

iv) **Bryn Park – Section 106 Fund (Balance of Moneys)**

An application for funding has been made for work at the park. The balance remaining is £7400.

Sarah Morris is away on extended leave at present.

v) **Bryn Park – Section 106 Fund (Genwen Development)**

An application letter has been sent in to Sarah Morris but there has been no response because she is away on extended leave at present.

vi) **Cemetery**

Cemetery work will progress in the new year.

vii) **Pavilion – Water Tank**

The Health and Safety issue will be dealt with next year.

Councillor R Willock has had contact with companies who could offer a service. Output figures for the showers needs to be established.

Councillor I M Williams reiterated that the problem was the high temperature of water in the tank. The Surveyor replied that the temperature of the water coming into the tank was above acceptable levels.

The Surveyor will discuss the issue with Aquatreat in the new year.

It was agreed to accept the Surveyor's proposal.

viii) **Ground Maintenance Contract – Play Area**

The quotation from DD Ground Maintenance of £3830 for 2019 year was accepted.

ix) **Deeds for Cemetery/Cae Pownd**

The Clerk reported that he had been in contact with the Council's solicitor. The Solicitor has agreed to carry out initial enquiries but it is likely that plans will have to be drawn up and submitted to the Land Registry.

x) **Bryn Play Area – Quotation for a tree report**

A quotation has been received from ARB to carry out a tree survey at the Bryn Play Area. This is for the sum of £480.

It was RESOLVED to proceed with the survey in the new year.

7 County Councillor Report

Councillor G Thomas reported:-

- i) The Allied Care company has ceased providing care services. The County Council has taken over the employees previously working for the company and also the company's responsibilities.
- ii) Critical Friends training - this is ongoing.
- iii) Children being educated at home – this is increasing and there could be a problem regarding the quality of the education being given.
- iv) Task and Finish Group – loveliness – Llanstephan will be looked at.
- v) **Youth Project – Dr M'Z**

This is a project that helps turn young lives around and is based in Carmarthen Town Centre. It is carrying out good work.

Councillor G R Jones reported:-

- i) Station Road – another meeting is to take place to consider the way forward. He will report back in January on the outcome.
- ii) Homeless Seminar – a new computerised system is in existence and weekly lists will be produced.
- iii) LDP – not sure of the present position, in particular on candidate sites. He will keep members/Council informed.

iv) **Education Scrutiny Committee**

There is consideration of the likely demand for education through the medium of Welsh and English.

v) Councillor Jones has been Santa Claus at three different events.

Councillor W D Griffiths referred to the condition of the roadway at the Talyclun junction. As you approach there is a large pothole in the road. Councillor Jones will take up this complaint with Highways.

Councillor R Willock referred to a recent accident at the road junction with Park Lane.

8. **Planning Application**

It was RESOLVED not to object to the following applications:-

S/38023 - Demolition of existing flat roof garage and to be replaced by a new accessible bedroom / washroom facility at 79 Penllwyngwyn Road

S/38053 - Demolish existing derelict storage building and construction of 2 no. dwellings at land adjacent to 31 Bridge Street

It was RESOLVED to object to the following application:-

S/38056 - Partly retrospective application for the renovation and reinstatement of a derelict dwelling at Gwern y Cwm, Troserch Road