



MINUTES OF MEETING

BEDLINOG & TRELEWIS **COMMUNITY COUNCIL** **MEETING**

MONDAY, 9TH JANUARY, 2023

PRESENT: Councillor J Beard (**In the Chair**)

Councillors E Dawson, Matthews, Preston, and Thomas

Officers:

Ryan James

In attendance:

One resident

ITEM NO.	AGENDA MATTER	DECISION
367	To Receive Apologies for Absence	Apologies were received from Cllrs Searl, Frayne, Brown and Jago.
368	To Receive of Declarations Personal/Prejudicial Interest	There were none.
369	To Receive Representations/Questions from the Public	A resident was present and advised that a Warm Hub is being opened in Trelewis Community Centre, on a two-week trial. Cllr Thomas and Matthews advised that there is no disabled

		access to the first floor in the Community Centre. The resident advised that the first floor is the warmest part of the building hence the decision to place it there. The resident also asked if the trees in the area of the bowls club in Trelewis can have bark around them to inhibit any grass growth around the base of the trees. The Clerk will forward the query to the County Councillors as if this is possible it would need to go via the Parks department at MTCBC.
370	To Receive Report from the Police	The Police were not in attendance and no email report has been received. The Chair sent an email to Inspector Duckham on 08/01/2023 regarding lack of engagement from the Police and he is awaiting a response. The Clerk telephoned Merthyr Police Station to speak to PC Sian Morgan today – PC Morgan was on shift but not in the office at the time, the Clerk was provided with a work mobile number, a voicemail message was left and a text message sent but no response received as of yet.
371	To Approve Minutes of Previous Meeting held 12 Dec 2022	RESOLVED that the minutes of the meeting held 12 December 2022 be approved.
372	Matters Arising from the Minutes	The Clerk advised in the previous meeting that there was a leak in the Community Centre roof, it has since been discovered that this was caused by vandalism and a rock was thrown at the roof causing £170 worth of damage. Item 357 – the Clerk has enquired with MTCBC if the Council will hear soon about the Welsh Government funding for Warm Hubs and an update is expected this week. Item 285 – MTCBC Estates department have advised that a planning consultation has taken place re the re-development of the MUGA at Mackintosh Terrace, Trelewis. Planning has until the 10th of January 2023 to respond; a full consultation will then take place for a period of 3 weeks. Item 347 – no start date has been received from the Leisure Trust yet as to when they would like to commence the opening of the community library. Item 358 – the grant to Bedlinog RFC Mini's has been paid. Item 359 – residents' concerns regarding planning application P/22/0303 have been raised with MTCBC Planning Department. Item 365 – MTCBC have been informed as the billing authority of the precept level for FY23/24. A Band D property charge will increase by 18p per week.

373	To Receive any Community Councillor Cases	Cllr Dawson stated that he attended Bethel Chapel service on the 18th of December 2022, on behalf of the Community Council. The event went very well. The chapel has a leak in the roof and Cllr Dawson enquired whether they could apply for a grant via the Community Council. The Clerk advised that enquiries will be made as to whether Community Councils can grant to Church owned buildings, and will update at the next Council meeting.
374	To Receive the County Councillors Report	County Cllr Symonds sent apologies. Cllr Ian Thomas advised that Welsh Government gave a provisional settlement in mid-December of 7% increase in funding and the finalised settlement will come in March 2023. The deficit is estimated to be 11.8m, with an expected Council Tax increase of 1%.
375	To Receive Correspondence not specifically referenced on the agenda (Decisions cannot be taken in relation to matters raised under this Agenda item)	The Community Council funded coffee mornings to support parents and carers in the community with children with additional learning needs. We have been provided with £1195 Neurodivergence funding to continue this work – all teaching staff in Bedlinog and Trelewis Primary Schools will receive Neuroteachers training, and access to the National Autistic Society Professional Conference will be funded. The Community Council will provide free play events for children within the community during February Half Term and Easter holidays – proposed dates are: 20/02/2023 0–4-year-olds Bedlinog 21/02/2023 5–7-year-olds Trelewis 22/02/2023;0–4-year-olds Trelewis 23/02/2023;8–11-year-olds Bedlinog 12/04/2023;5–7-year-olds Bedlinog 13/04/2023;8–11-year-olds Trelewis The Monitoring Officer at MTCBC will be delivering Code of Conduct training for all Community Councillors on Tuesday 17th January 2023, at 5.30pm. Correspondence was received from the Chief Finance Officer at MTCBC, who was contacted by County Cllr Symonds regarding the precept level for FY23/24. The CFO contacted the Clerk for a response to the questions raised – including, how are the Community Council able to resolve the precept level before MTCBC budgets have been finalised; Is the % increase fair and justified; Should it be published in the public domain. The CFO explained in his response that the Community Council is independent of MTCBC and is responsible for the setting of its precept. The Clerk advised that the increase is due to the increase in energy costs, inflation rises, and the local government pay award (note the Community Council is also a living wage employer which increases in 2023),

		which are all affecting budget. Also, that the precept level has been published in the minutes and on the website. There will be a newsletter going out in February and the precept level will also be published in printed copies for those residents not on social media. A report is going to MTCBC Full Council 11th January 2023, in respect of their budget deficit for FY23/24 citing similar issues, including, the pay award, energy costs, living wage, and inflationary impact – it was stated that local government at all levels is affected by the current cost of living crisis. It is worth noting that the percentage increase is higher for a Community Council than a County Council because the budget of a Community Council is significantly lower. A 1% increase for the County Council would bring an additional 255k approx. whereas for the Community Council, a 1% increase would bring in £278.
376	To note the Budget Report	RESOLVED that the budget report be noted.
377	To Approve the Bank Reconciliation dated 1 Dec 2022	RESOLVED that the bank reconciliation dated 1 Dec 2022 and payments and receipts for 8-11-22 to 04-01-23 be approved.
378	Date of Next Meeting	The date of the next Council meeting is Monday 13 th February 2023.



Application for a Lawful Development Certificate for a Proposed Use or Development

Town and Country Planning Act 1990: Section 192, as amended by Section 10 of the Planning and Compensation Act 1991; Town and Country Planning (Development Management Procedure) (Wales) Order 2012

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Details

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

17

Suffix

Property Name

Address Line 1

Woodland Place

Address Line 2

Bedlinog

Town/city

Treharris

Postcode

CF46 6TN

Description of site location (must be completed if postcode is not known)

Easting (x)

309524

Northing (y)

201054

Description

Applicant Details

Reference:

Name/Company

Title

Mr

First name

STEFFAN

Surname

JENKINS

Company Name

UTOPIA DESIGN

Address

Address line 1

AMBERTON PLACE

Address line 2

PENYDARREN

Address line 3

17 WOODLAND PLACE

Town/City

BEDLINOG, MERTHYR TYDFIL

Country

WALES

Postcode

CF46 6TN

Are you an agent acting on behalf of the applicant?

- ☒ Yes
- ☐ No

Contact Details

Primary number

07983300378

Secondary number

Email address

utopiadas@hotmail.com

Agent Details

Reference:

Agent Details

Name/Company

Title

Mr

First name

PAUL

Surname

THOMAS

Company Name

UTOPIA DESIGN

Address

Address line 1

5, AMBERTON PLACE

Address line 2

PENYDARREN

Address line 3

Town/City

MERTHYR TYDFIL

Country

United Kingdom

Postcode

CF47 9HX

Contact Details

Primary number

07908725065

Secondary number

Email address

utopiadas@hotmail.com

Reference:

Description of Proposal

Does the proposal consist of, or include, the carrying out of building or other operations?

- ☒ Yes
☐ No

If Yes, please give detailed description of all such operations (includes the need to describe any proposal to alter or create a new access, layout any new street, construct any associated hard-standings, means of enclosure or means of draining the land/buildings) and indicate on your plans (in the case of a proposed building the plan should indicate the precise siting and exact dimensions)

SINGLE STOREY REAR EXTENSION WITH ALTERATIONS

Does the proposal consist of, or include, a change of use of the land or building(s)?

- ☐ Yes
☒ No

Has the proposal been started?

- ☐ Yes
☒ No

Grounds for Application

Information about the existing use(s)

Please explain why you consider the existing or last use of the land is lawful, or why you consider that any existing buildings, which it is proposed to alter or extend are lawful

WITHIN PD RIGHTS

Please list the supporting documentary evidence (such as a planning permission) which accompanies this application

DETAILED PLANS

If you consider the existing or last use is within a 'Use Class' in the Town and Country Planning (Use Classes) Order 1987 (as amended) state which one:

Please select...

Information about the proposed use(s)

If you consider the proposed use is within a 'Use Class' in the Town and Country Planning (Use Classes) Order 1987 (as amended), state which one:

Please select...

Is the proposed operation or use

- ☒ Permanent
☐ Temporary

Why do you consider that a Lawful Development Certificate should be granted for this proposal?

WITHIN PD RIGHTS

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- ☐ Yes
☒ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

- ☐ The agent
☒ The applicant
☐ Other person

Pre-application Advice

Has pre-application advice been sought from the local planning authority about this application?

- ☐ Yes
☒ No

Authority Employee/Member

With respect to the Authority, is the applicant or agent one of the following:

- (a) a member of staff
(b) an elected member
(c) related to a member of staff
(d) related to an elected member

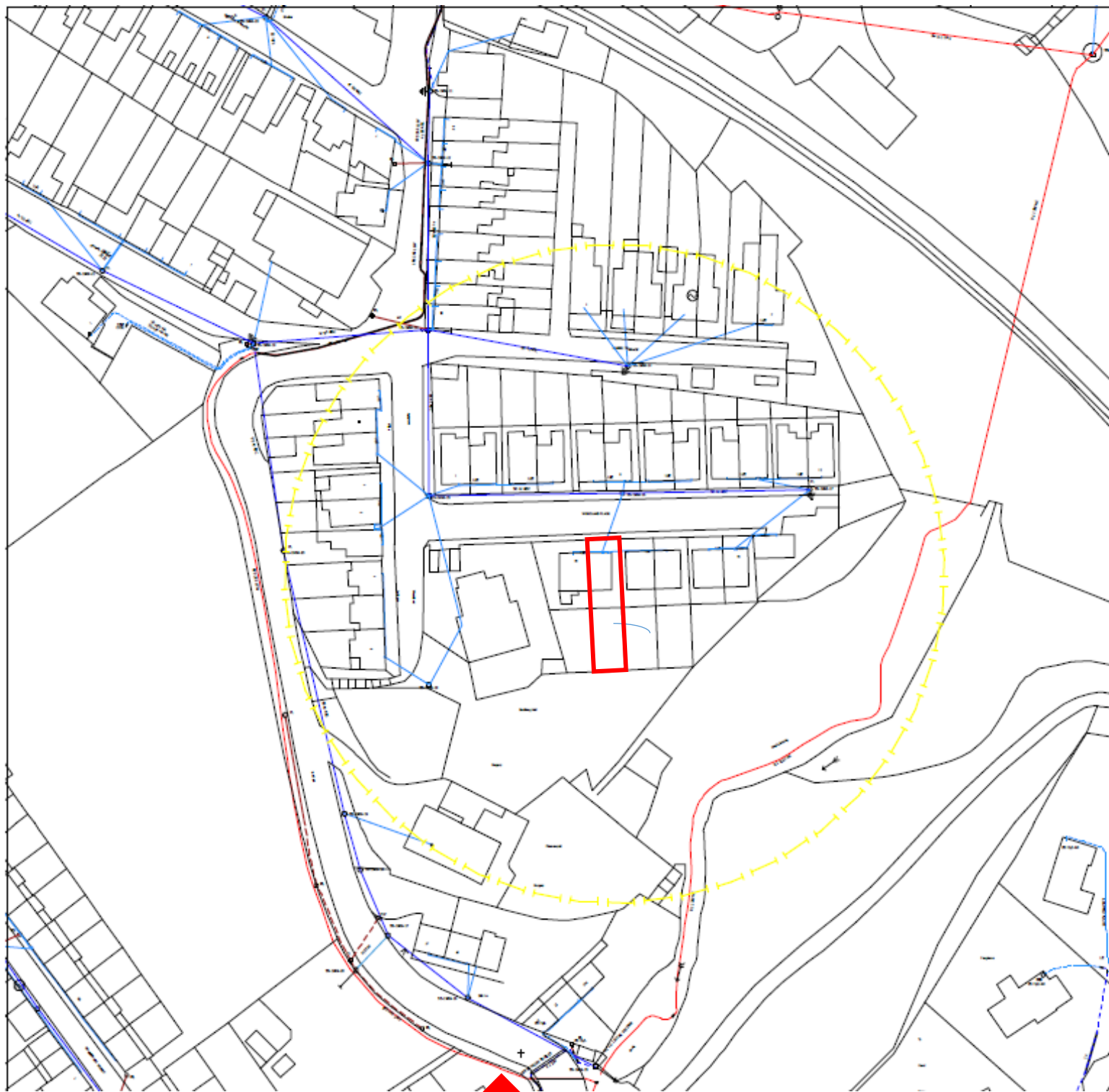
Do any of these statements apply to you?

- ☐ Yes
☒ No

Interest in the Land

Please state the applicant's interest in the land

- ☒ Owner
☐ Lessee
☐ Occupier
☐ Other

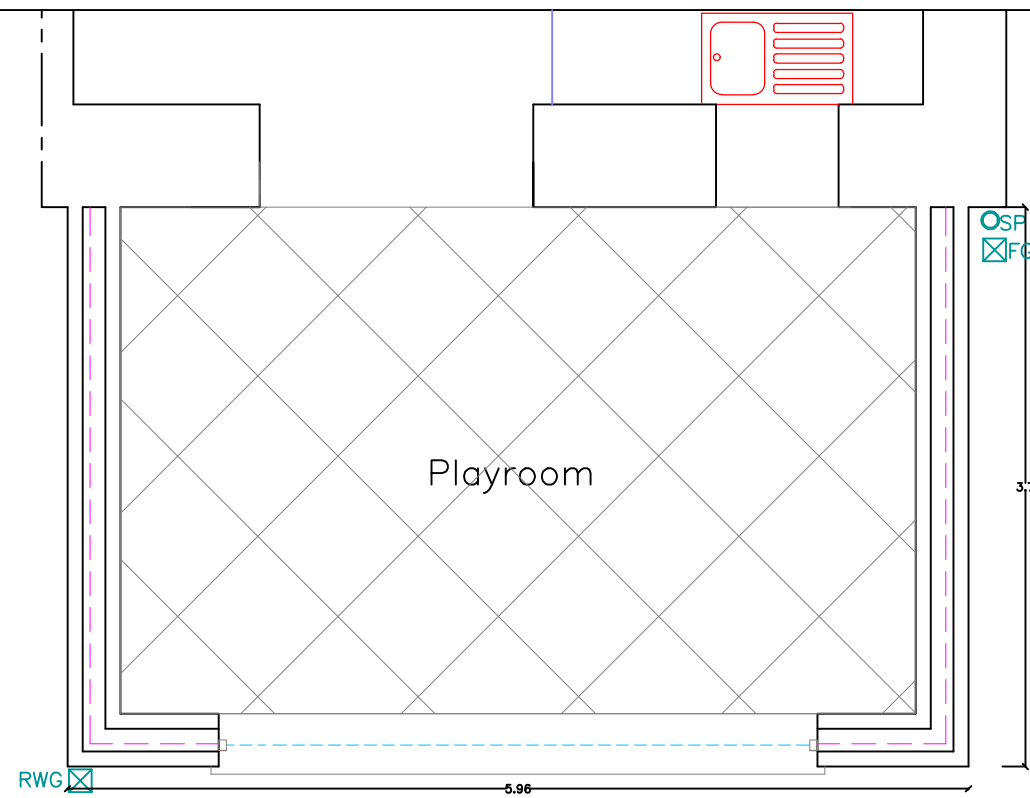


LOCATION PLAN FOR....

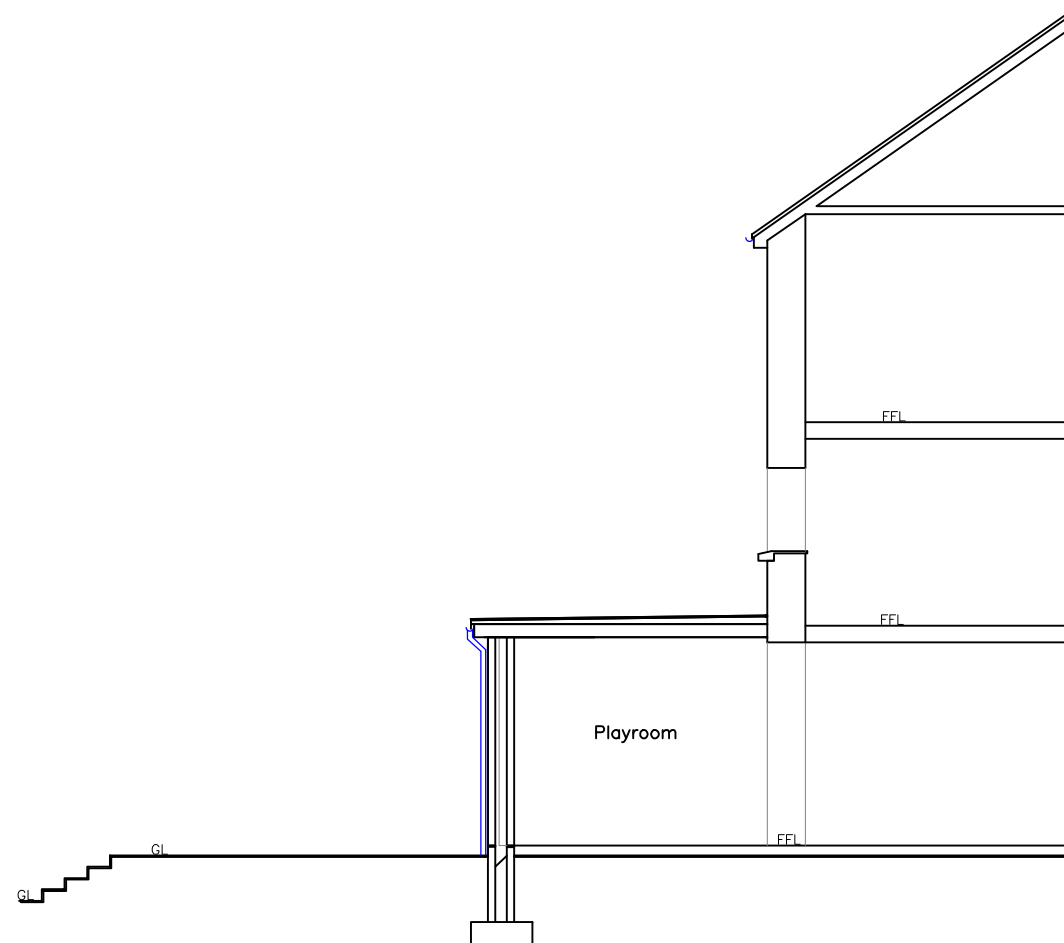
17, Woodland Place Bedlinog, Merthyr Tydfil, CF46 6TN

Paper – A4

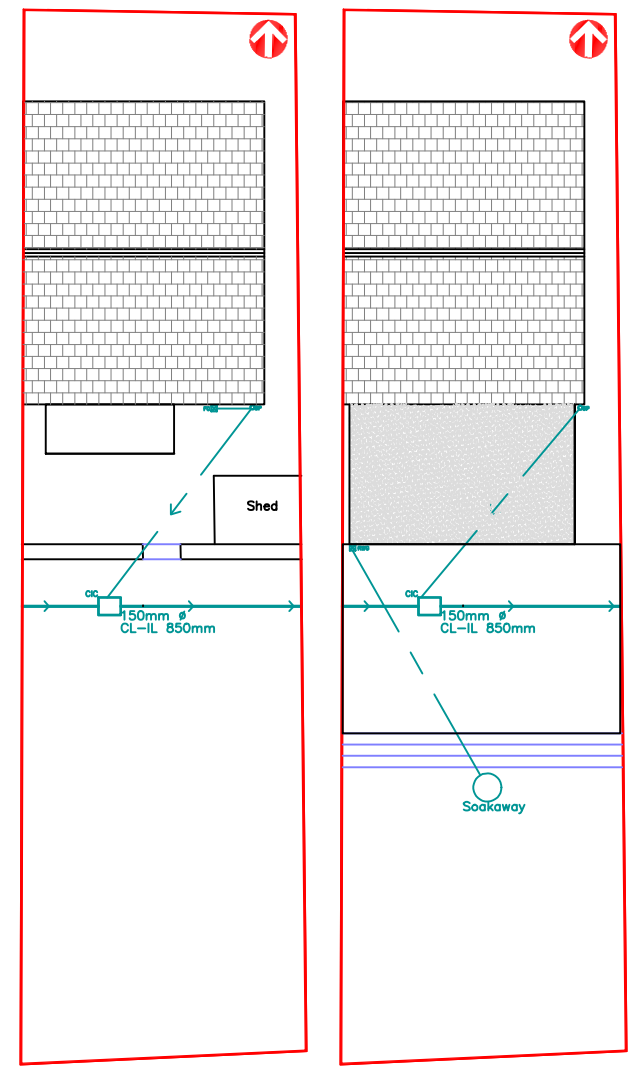
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Proposed Lower Ground Floor Plan
1:50

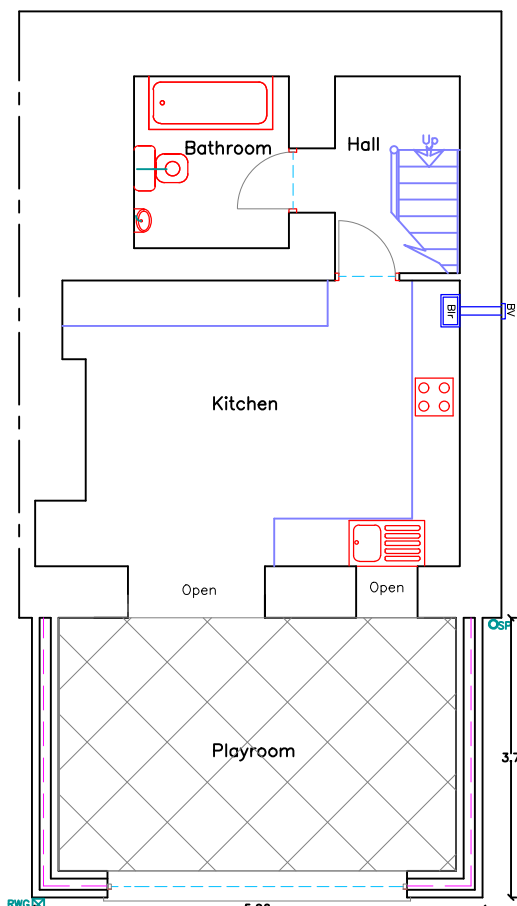


Proposed Section
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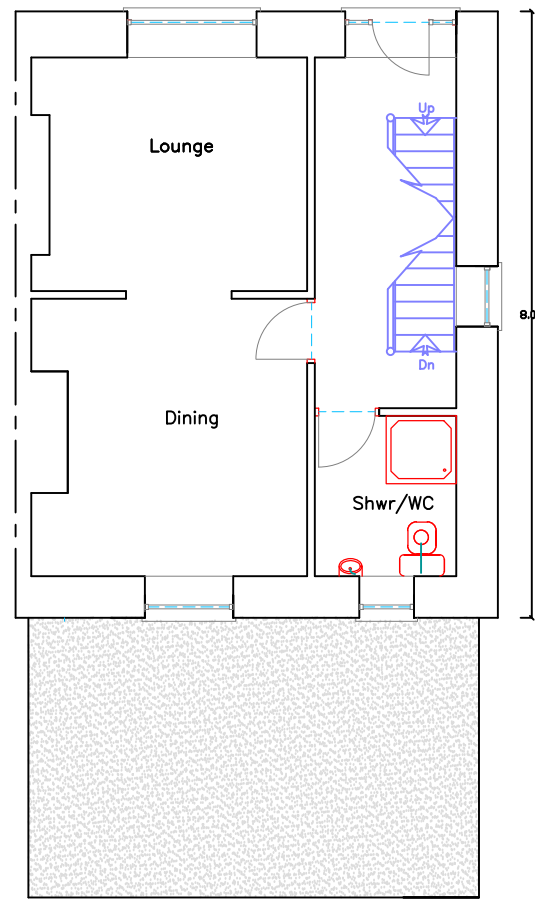


Existing Block Plan
1:200

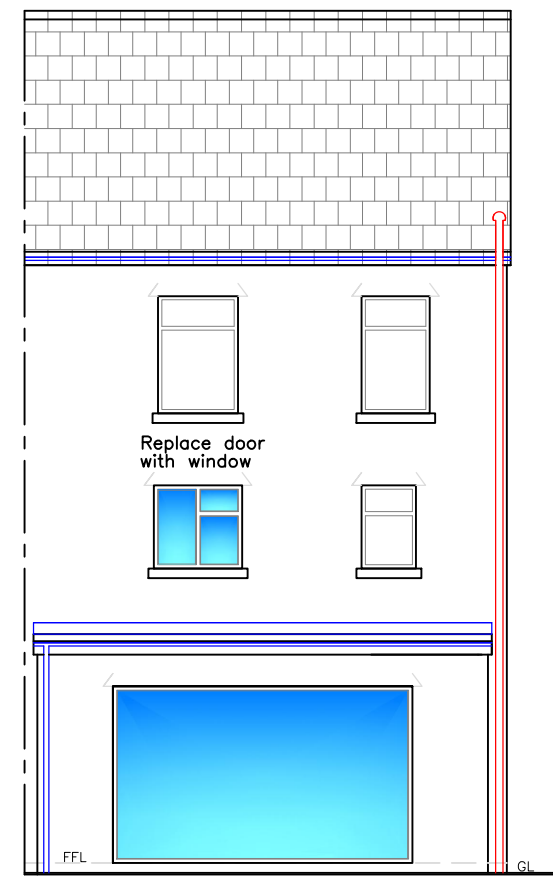
Proposed Block Plan
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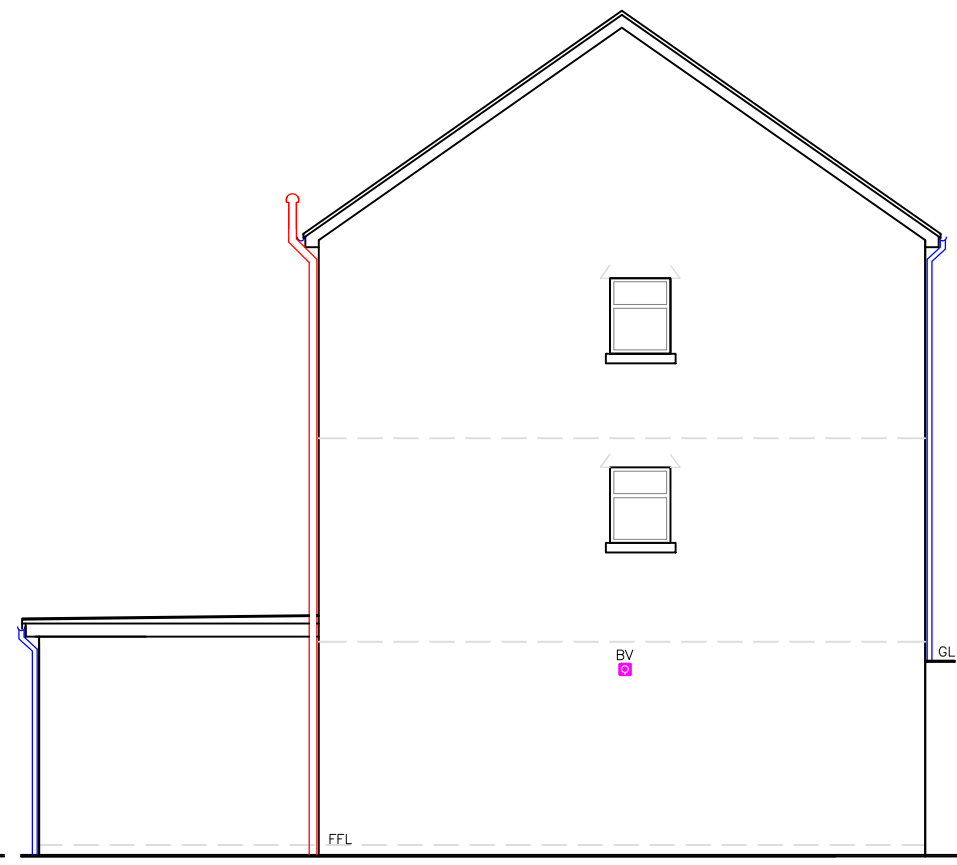
Proposed Lower Ground Floor Plan
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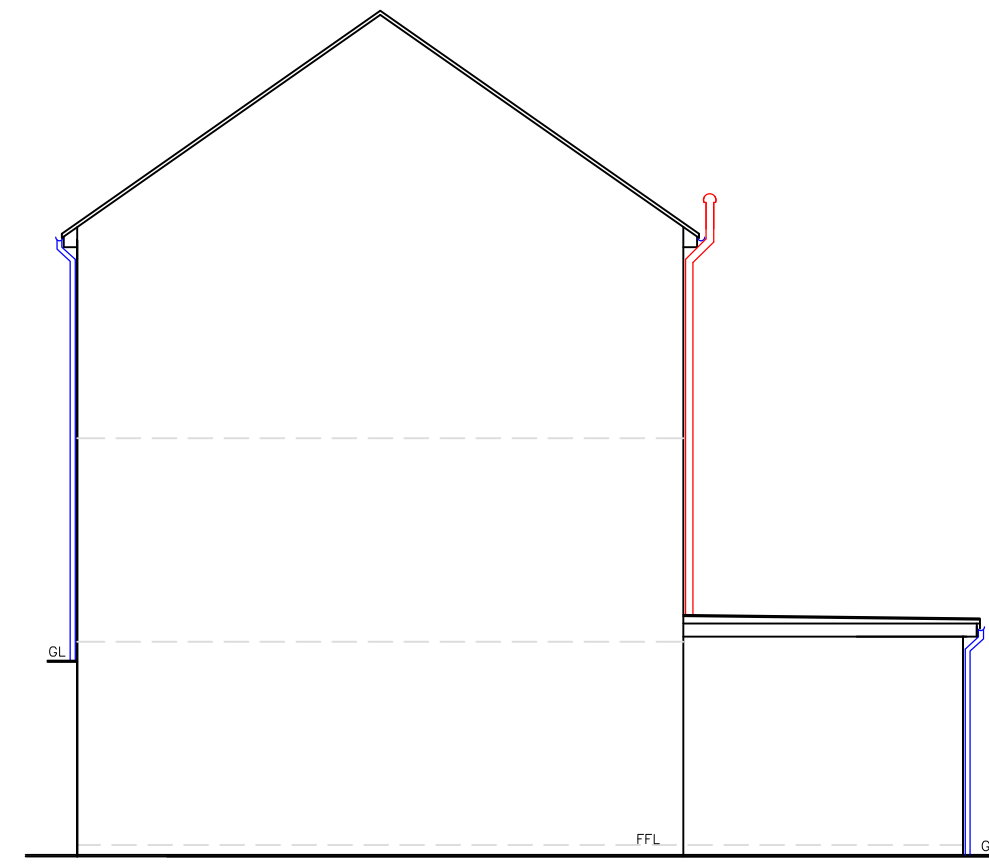
Proposed Ground Floor Plan
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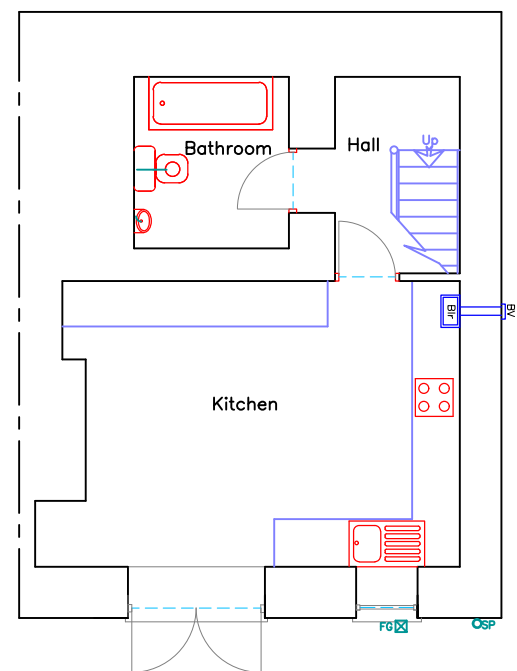
Proposed Rear Elevation
1:100



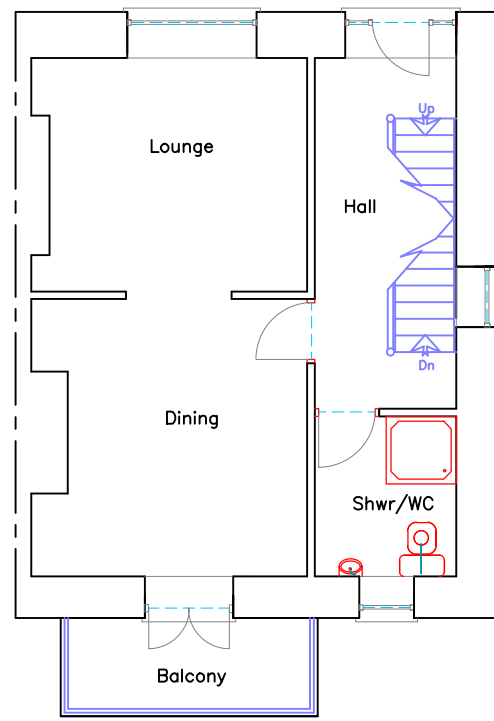
Proposed Side Elevation
1:100



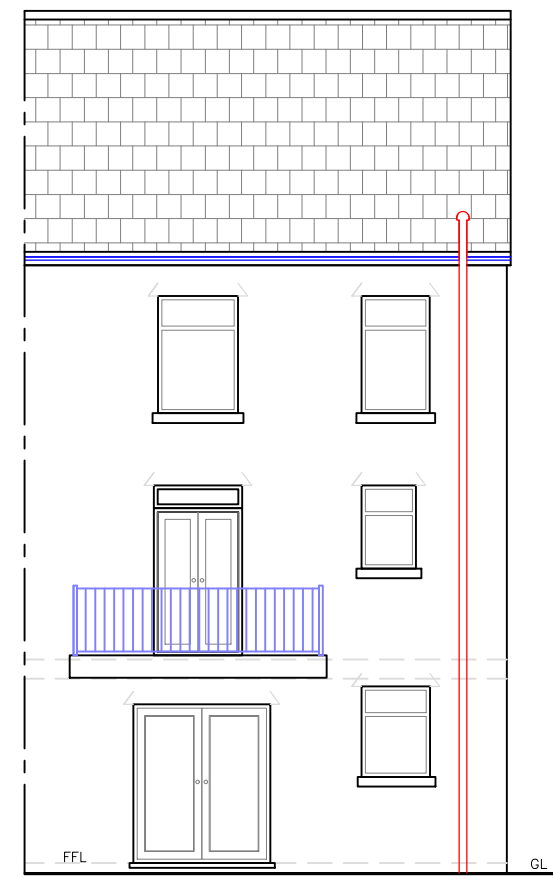
Proposed Side Elevation
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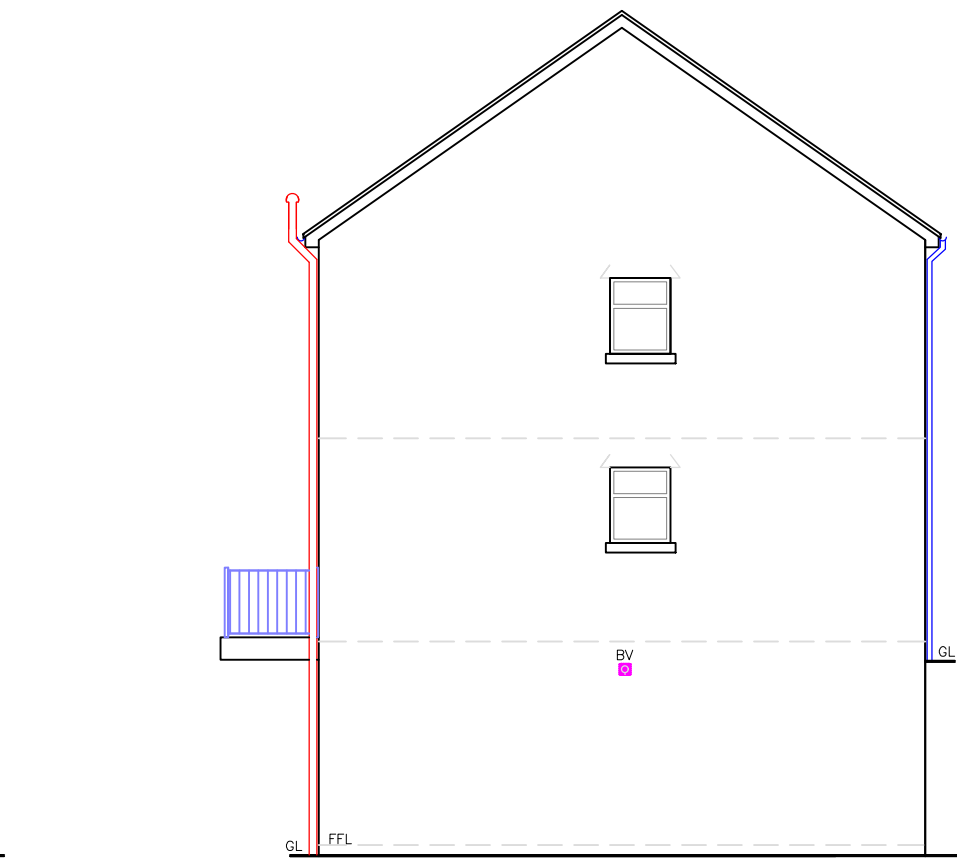
Existing Lower Ground Floor Plan
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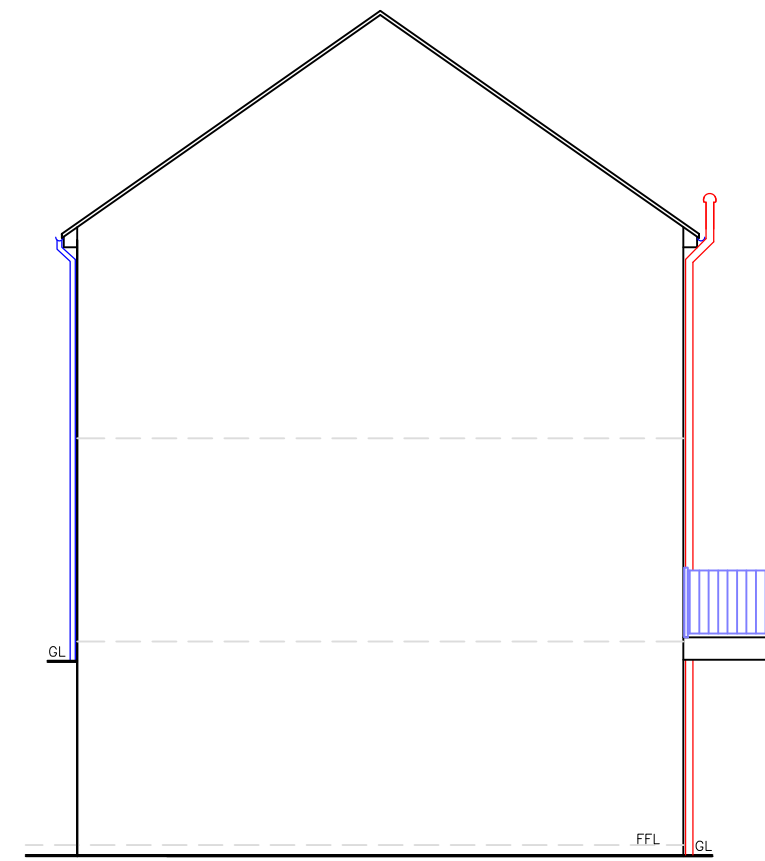
Existing Ground Floor Plan
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Existing Rear Elevation
1:100

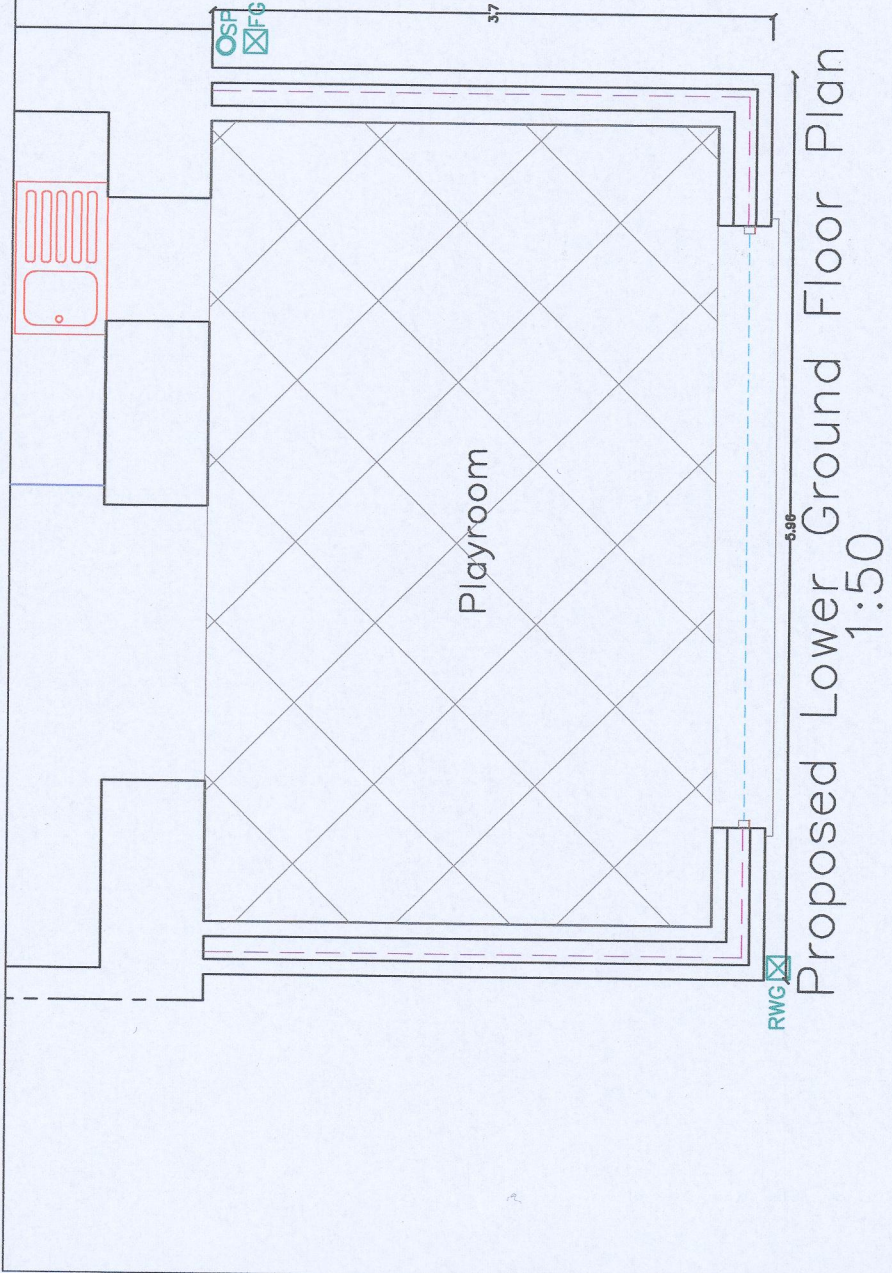


Existing Side Elevation
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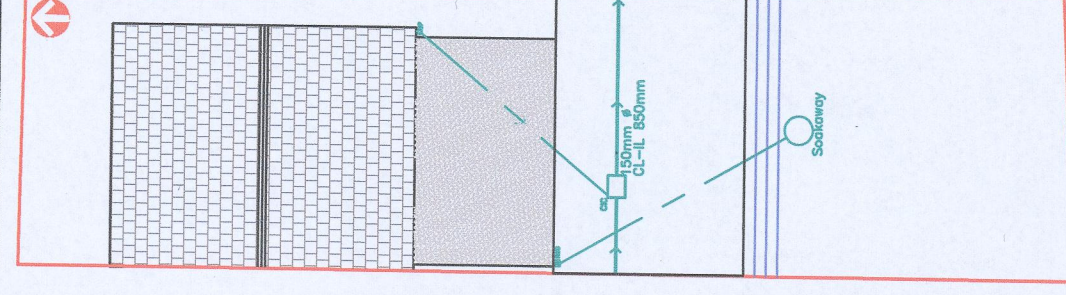
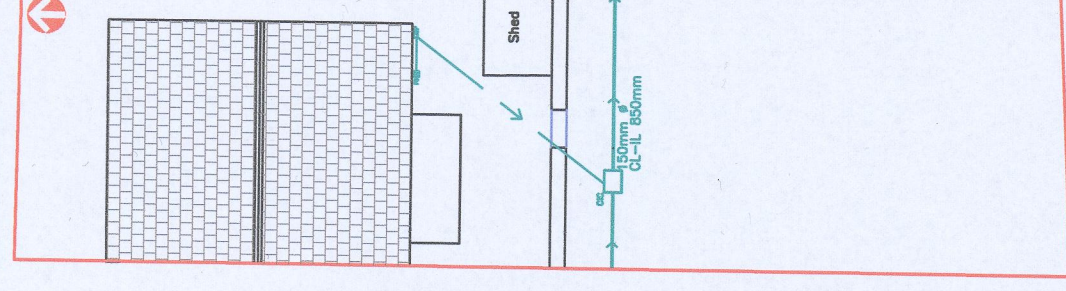
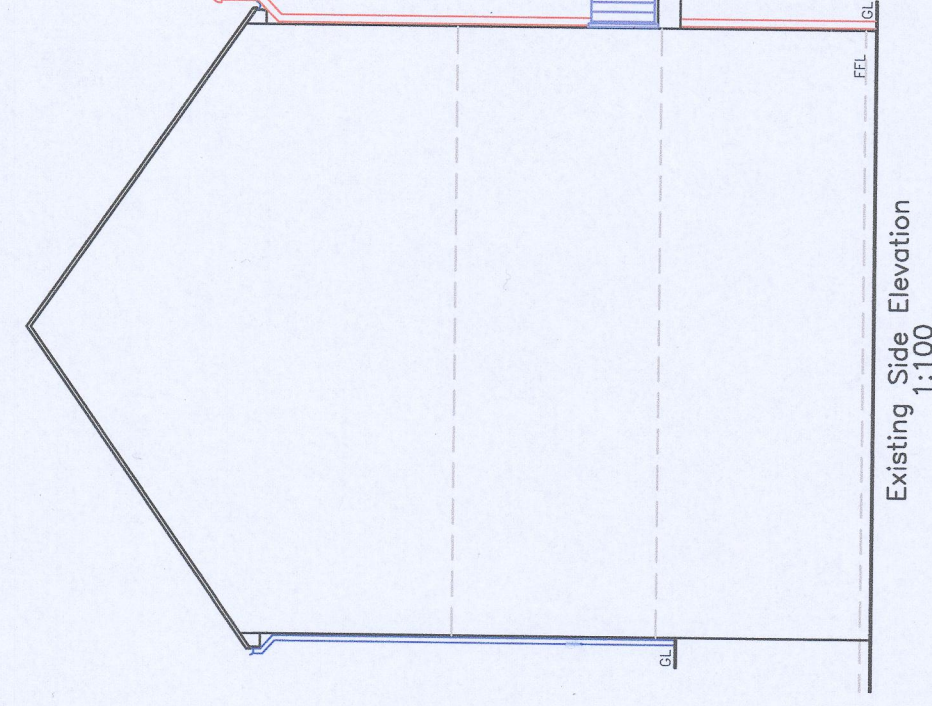
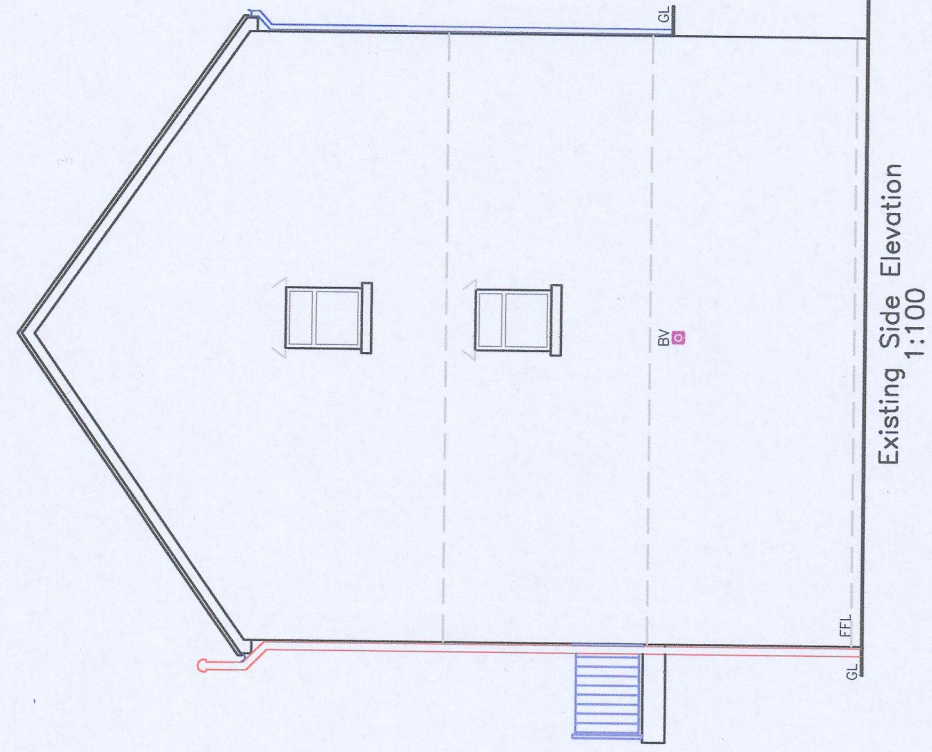
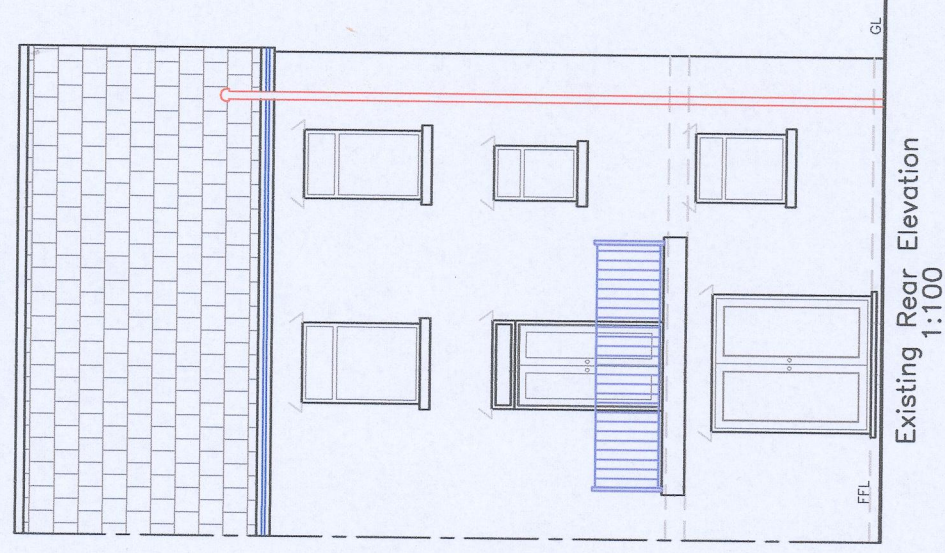
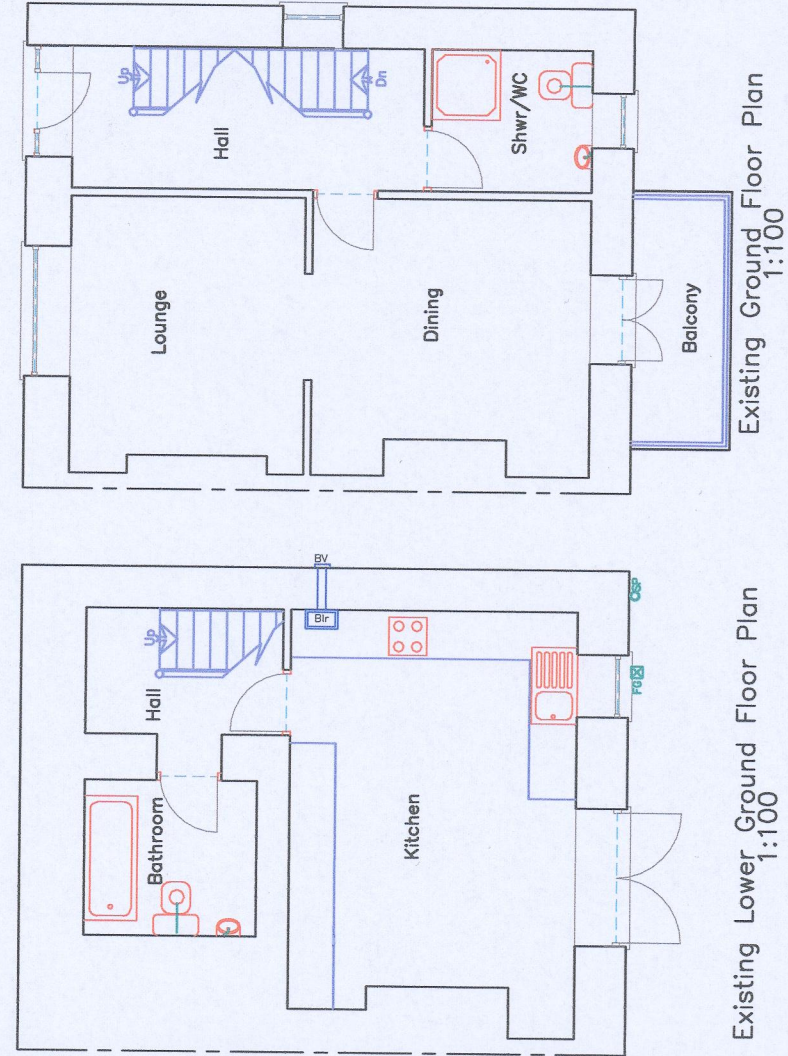
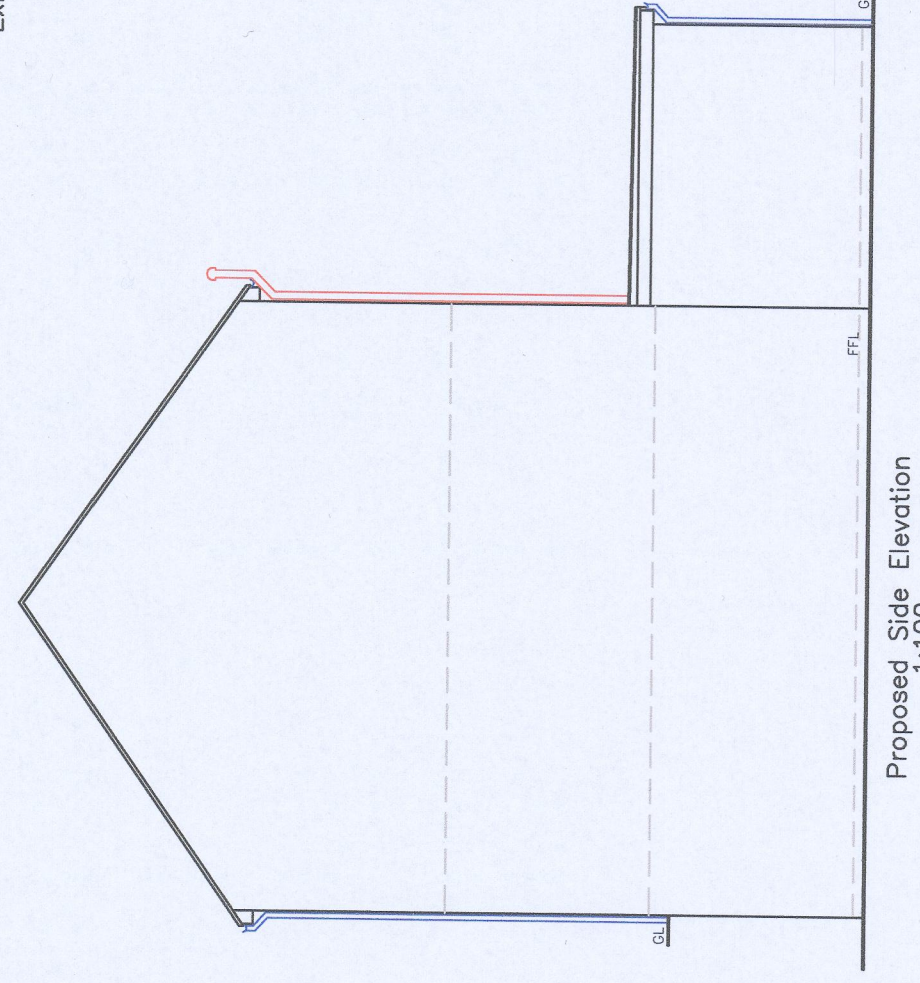
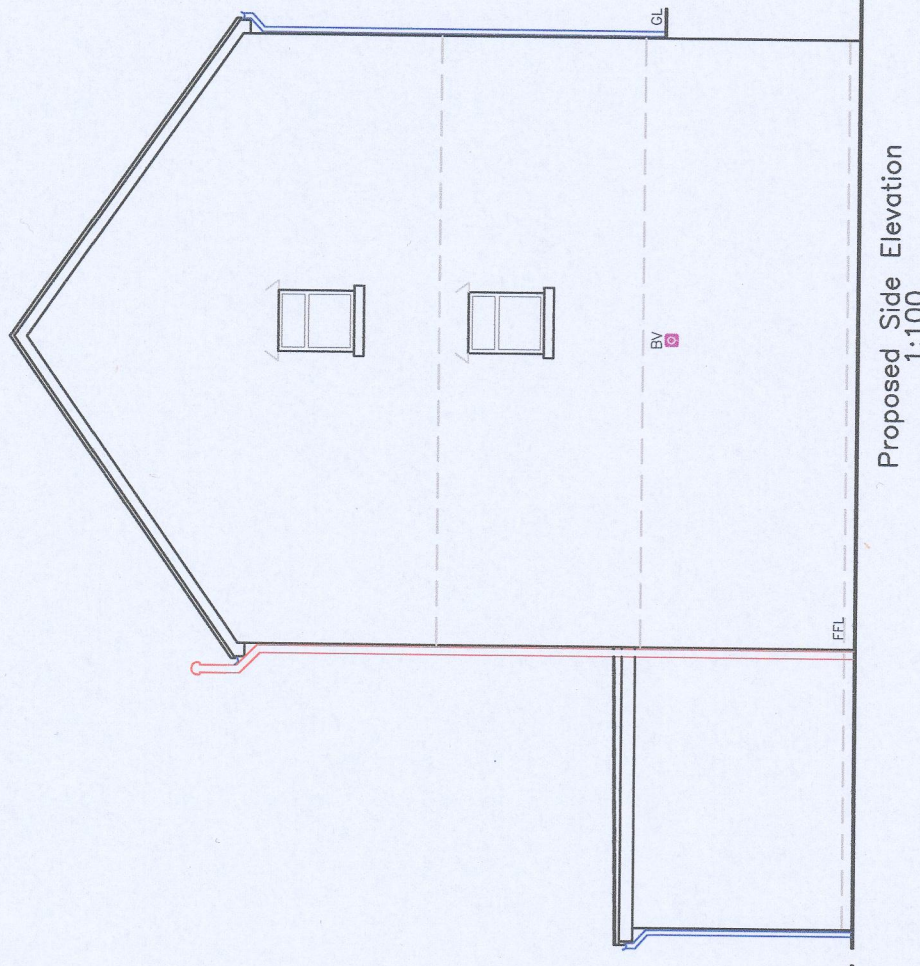
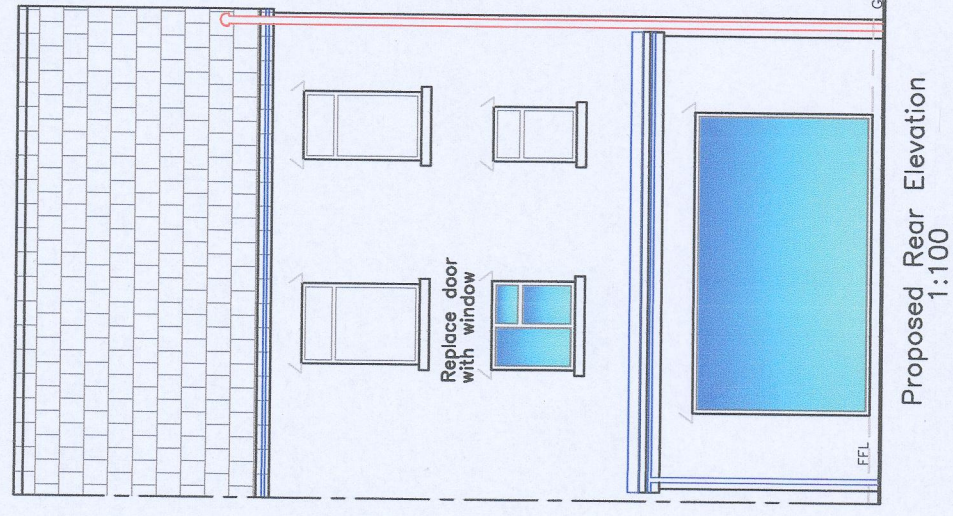
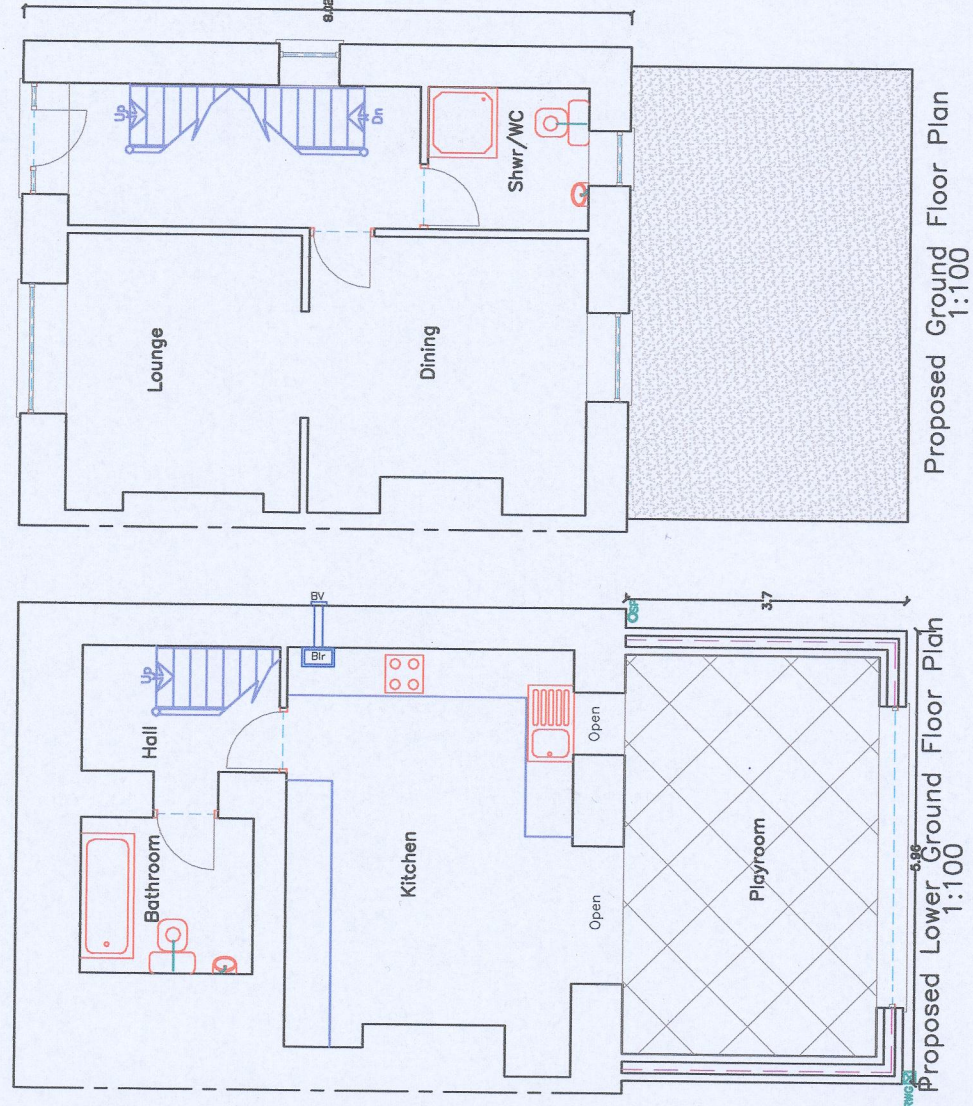
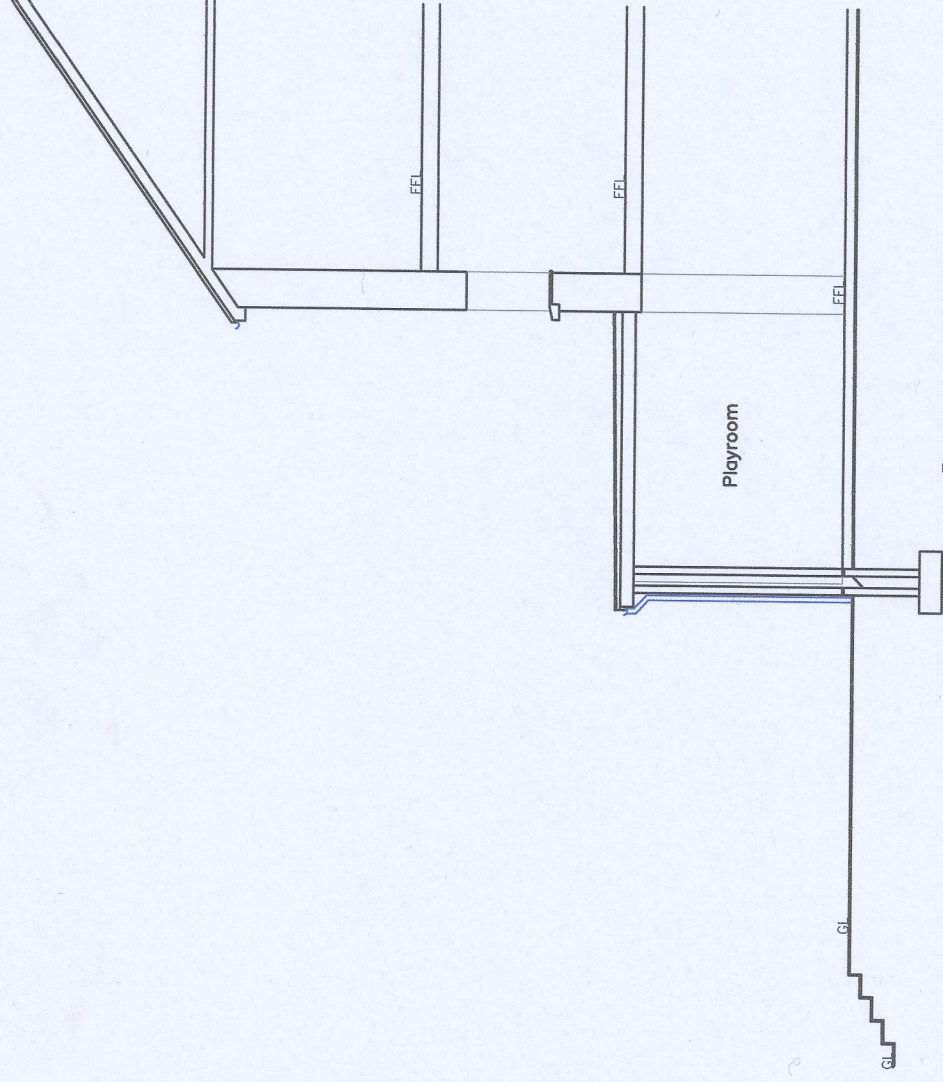


Existing Side Elevation
1:100

Utopia Design Architectural Services			
Building Planning Application Support Paul Thomas: BSc (Hons) Tel: 01685 559230, Mob: 07908 725065			
Issued Only for Purpose Indicated			
Drawing Status: FOR PLANNING/BUILD CONTROL PURPOSES ONLY			
Address 17, Woodland Place Bedlinog Merthyr Tydfil CF46 6TN			
Project Proposed Single Storey Rear Extension with Alterations			
Drawn by PT	Paper A2	Date DEC 22	
Title Existing & Proposed Plans, Elevations and Section Details	Scale 1:50 1:100		Drwg No WOODLAND 17 01



Proposed Section
1:100



		Utopia Design Architectural Services Building Planning Application Support Paul Thomas: BSc (Hons) Tel: 01852 559230, Mob: 07908 725985	
Issued Only for Purpose Indicated Drawing Status: FOR PLANNING/BUILD CONTROL PURPOSES ONLY			
17, Woodland Place Bedlinog Merthyr Tydfil CF46 6TN			
Project: Proposed Single Storey Rear Extension with Alterations		Drawn by: A2 Date: DEC 22	
Title: Existing & Proposed Plans, Elevations and Section Details		Scale: 1:50 1:100	
Drawing No: WOODLAND 17 01		Date: DEC 22	