

Minutes of the Meeting of Marloes & St. Brides Community Council held on
Monday 11th January 2016 at Marloes Village Hall

Present:- Cllr. L. Beal (Chairman), together with Cllrs. C. Jessop, P. Smithies, W. Richards, S. Twidale and S. Burnett

- Mrs. Y. C. Evans - Clerk to the Council
- County Cllr. Reg Owens

The Chairman, Cllr. Louise Beal welcomed to the meeting – Mr. Tegryn Jones, Chief Executive and Ms. Jane Gibson, Director of Park Direction & Planning both of the PCNP Authority. Several planning matters had been identified for discussion – see below under Agenda Item 5.

- 1) Minutes - The minutes of the December meeting having been circulated to members, were approved on the proposal of Cllr. Jessop, seconded by Cllr. Richards – spelling error corrected by the Chairman.
- 2) Matters Arising
 - a) Police Matters – No problems identified this month.
 - b) County Council – Highways.

Speed Limit – Cllr. Owens was advised that Mr. Blake is aware the Council is anxious that the 20mph is in place for the start of the Skomer visiting season.

Jubilee Villas – Clerk reported that copies of recent correspondence has advised that Dale Castle Estate has completed all necessary work, and the owner of No. 1 Jubilee Villas has been advised that a pipe from his property has been removed, and that he is responsible for ensuring his own property is protected from flooding. Cllr. Owens advised that the surface water problem will be considered in dryer weather to gauge the extent of the problem.

Martins Haven – Mr. Blake has suggested placing a “No Through Road” sign by the car park entrance. He has also been asked to place a sign advising that the road would be unsuitable for lorries. Mr. Tuddenham (NT) was contacting Mr. Blake with his comments on the proposed signage.

Road flooding – The problem near Crabhall had reoccurred and this had been reported to the Out of Hours number, also an incidence of flooding opposite the Lobster Pot. The latter problem has been cleared. Cllr. Richards drew attention to surface water flooding between Orlandon Cottage, and Orlandon Kilns – a drain needs cleaning out to clear the water.
 - c) Clock Tower – Cllr. Richards will speak to the local Manager at St. Brides Castle, to ask for a reply to our letter.
 - d) Pension Guidance – Cllr. Burnett to advise the Clerk outside the meeting as the matter is confidential to herself at this stage.

- e) Digital Photo Display - Trial display is ongoing at present, but the shop layout is to change, and a more useful location may be possible in a few weeks. Second album to be forwarded shortly.
- f) Burial Ground – Clerk advised that Cemeteries and Closed Churchyards was the Legal Topic in the November issue of Clerk and Council Direct. This may prove helpful after the Church meeting takes place.
- g) Phone Problems – Problems have been made worse following the lightning strike last Saturday morning with several properties affected. The Clerk does not have a telephone or internet connection at present. Noted that it will now be June 2016 at the earliest for the super fast broadband to be enabled.
- h) Community Support – Members will need time to consider what action can be taken to gain more support from holiday home owners for village events and local businesses and organisations.

3. Community Issues

- a) National Trust Matters – Noted that Mr. Tuddenham intended holding a car registration meeting in February, as Easter is early this year. A date will need to be booked in the Hall soon, and then advertised in Peninsula Papers.
- b) Exception Site – Clerk had been advised that the contractor's railings had fallen over in the Christmas break. Cllr. Burnett advised that her husband had moved them off the road. Clerk had sent a message to Pembs. Housing as she did not have an out of hours contact for the contractor. Work has restarted today after the holidays.
- c) Marloes Post Office – Mr. Lucas has advised the Clerk that the interview took place early last week, and they were advised the following evening that their application to operate the Post Office has been successful. The shop layout is being revised at present. Mr. Lucas will be undertaking the necessary training, and he can then cascade this to other family as necessary.

4) Correspondence

- a) E-Mail Letters– Clerk advised that she was not able to access her e-mails to provide the details for tonight's meeting – she will review the e-mails when she is back on-line, and forward any of importance.

Other Correspondence:

- a) Local Govt. Reform – 17/12/15 – Cllr. Peter Stock. Clerk read out the letter from Cllr. Stock. After discussion it was agreed that this matter is included in Peninsula Papers to provide residents with information. No

response at this stage – noted that the petition would have to be returned by the 1st February. Cllr. Owens reminded the Council that the outcome of the Welsh Assembly Elections in May may alter the timetable and structure of Local Govt. reform.

- b) Paul Davies AM – Timetable for his advice surgeries up to April 2016. Posters to be displayed in the community.
- c) Hywel Dda University Health Board – Further meeting with regard to mental health services to be held at Narberth on the 15th January. Noted.
- d) Newspaper Item – Noted that Mr. Peter Davies has been appointed Chair of the Customer Challenge Group for Welsh Water. He is already the Commissioner for Sustainable Futures in Wales. Noted.
- e) Clerk & Councils Direct – January 2016, Issue 103. Clerk drew attention to the legal response to a letter regarding external audits. Mrs. Evans will clarify with One Voice Wales whether the information that no external audit is required if the annual turnover does not exceed £25,000, is correct in Wales.

5) Planning Matters

The following were matters discussed with the PCNPA officers – see above.

NP/15/0457/FUL – First Floor Balcony, Slate Mill Lodge. Ms Gibson explained the process which had resulted in an incorrect decision notice being issued by the Authority. It had been intended to refuse the application, but a form indicating a consent had been issued in error. The Authority had been advised by their legal team that it would not be expedient to pursue the matter further, and the file has been closed. Ms. Gibson apologised to the Council. This was apparently the first time this had occurred in the PCNP, and procedures had been put in place to avoid this happening in future. Various aspects of this matter were discussed, and the apology was accepted, although the Council had opposed the application. Clerk to advise PCNPA that some applications do not provide sufficient information to properly consider the plans.

NP/05/062 – Land by Anchor Cottage – The background to the planning conditions for passing bays in the Glebe Lane, Marloes included in this application was explained, and the follow up action undertaken to date. After discussion Ms. Gibson agreed to arrange a follow-up meeting with an officer of the County Council and the Clerk to the Community Council to endeavour to bring this matter to a conclusion.

Slate Mill – Certificate of Lawful Use - see application below. Ms Gibson explained to the meeting what a Certificate of Lawful Use

covers. It is not a planning application, and the only matter to be determined is whether there is evidence of Lawful Use over a period of 10 years for the matter under consideration – in this case a Camping Site. She also drew attention to the recent introduction of letters after the application number, and these letters indicate what type of application is being applied for by the applicant.

Runwayskilm – Former Youth Hostel – Members queried whether it was correct that the former farmhouse on this site can no longer be considered for use as a dwelling. This was the information passed to the Council by a National Trust officer recently, following discussions they had had with the PCNPA. Community Council members thought there were merits in perhaps a Warden or similar post living alongside the complex. Ms Gibson asked the Council to put this in writing to herself for further consideration. Ms. Gibson had advised that the 2010 Accessibility Policy will be reviewed shortly, and the link between future housing development and public transport was part of this policy.

Planning Officers – Ms. Gibson advised the Council that Mr. Liam Jones has left the Authority to take up a post in Swansea, and they are yet to appoint a replacement. Mrs. Evans, Council Clerk commented that there were issues at times when different officers were dealing with planning applications in the Community who had did not necessarily have previous knowledge of earlier applications and consents that may be relevant to the present application. The Clerk referred to the sympathetic extensions of the small cottages as an example.

Other Matters – Ms. Gibson confirmed that the Crabhall application was yet to be determined. Flooding issues had been raised by NRW, and it was likely to be refused. Members were concerned that if applications were refused that it was clear why they were refused. In this instance the Community Council had raised a concern about access, but had not objected to the proposed development.

National Park – Local Development Plan. Mr. Jones confirmed that as last time the National Park would be consulting on a LDP for the Park to continue from the present one due to end in 2021. Cllr. Jessop expressed disappointment that PCNPA have never promoted the concept of Community Land Trusts for their area. Ms Gibson said they would be pleased to consider an application on this basis, but felt that it was not for them to promote this concept, as they were not a housing authority. Cllr. Jessop also referred to the **National Park purposes** which had been consulted on recently by Welsh Government. He was advised that a further round of consultation was proposed to take account of the “Well Being of Future Generations” agenda.

Emergency Contact – Cllr. Richards clarified the out of hour contact information. He had recently needed to ask for PCNPA horses to be

moved from the cliff top area, but the contact details were not up to date. The officers agreed to check this matter.

The Council Chairman, Cllr. Beal thanked both Mr. Jones and Ms. Gibson for their attendance and for answering the many questions from the Councillors. She advised that the Clerk would write a letter to cover some of the matters yet to be resolved. The officers withdrew at 8.30pm.

Other Planning Matters:-

- a) Mobile Infrastructure Projects – (PEM 0270) – The meeting was updated on the correspondence sent by Cllr. Owens, Mr. T. Jones, Chief Executive of PCNPA, and by Mr. I. Westley, Chief Executive of PCC to the Rt. Honourable John Whittingdale, Secretary of State for Culture, Media and Sport on this matter. Copies of the letters were passed to the Clerk by Cllr. Owens. The Clerk had also received e-mails from the offices of Paul Davies, AM and from Stephen Crabb, MP. The latter was the primary contact as this matter was not devolved to the Welsh Government. It was agreed the Clerk also write to the Secretary of State on behalf of this Council. Cllr. Owens also advised that the PCC Council Leader, Jamie Adams had spoken directly to Mr. Crabb, who is also currently the Welsh Secretary of State. It was noted that the installation of a similar structure in St. Ishmaels is ongoing.
- b) NP/15/0662/FUL – Replacement Lean-to Sheep Shed at Marloes Court Farm, Marloes. PCNPA have written to the applicant to advise that prior approval was not required for this application. Noted.
- c) NP/15/0604/FUL – Alterations to roof level & front extension - The Green, Marloes. Approval issued by PCNPA, dated 24/12/15. Letter from the Community Council has been forwarded to the applicant – this advised the Village Green is not for car-parking.
- d) NP/15/0649/CLE – After discussion the Community Council refuted the applicant's evidence that there has been at least 10 years use as a camp-site of the area edged in red on the plan. The local knowledge of Council members (all long-established Community residents) confirmed that up to 2008 the two fields which made up the area edged in red were used by the previous tenant for grazing animals, and for no other purpose. It was noted that no statement has been included from the previous tenant, whose knowledge regarding this land dates back over 50 years, the Council recommended that the application for a Certificate of Lawful Use is rejected, because the necessary conditions have not been met.

6) Financial Matters

- a) Clock Tower Maintenance – Invoice dated 23/12/15 from Smiths of Derby requesting payment of £262.80p – includes VAT of £43.80 which the Clerk will reclaim in due course. The payment was approved by the Council. Clerk will transfer £270 to cover the payment.
Mrs. Evans reminded the Council that next month the Insurance for the Tower and clock mechanism will be due – last year this was £179.35. She provided details of the two accounts so members were clear on what funds were available for the next financial year. VAT repayment for two years will be claimed for the maintenance work, and the Council will be receiving an annual payment of £100 from Mr. Judge towards this expense.
- b) PCC – 04/12/15 – Council Tax Base 2016/17 – Members reviewed the budget for 2015/16, prior to looking ahead to the 2016/17 year. After discussion, the following points were noted:-
- No payment had been made to PALC for membership – Clerk not sure if an invitation had been received.
 - The change of supplier for the Clock Tower electricity at the start of the year has produced a saving, and the monthly charge from November 2015 will be £2.
 - Other expenditure on the main account had been in line with the forecast, with the final payment for the Clerk to be made in March.
 - The Hall Committee via Cllr. Twidale (Council representative) had advised that there has been increases on their policy, and the latest payment had been £570. The Council's grant this year had been £440, with this being the annual payment since 2011/12. It has been Council policy to cover the insurance as this means all eligible households contribute to this amenity, and the Hall Committee is then responsible for covering all other costs. The Council is not charged for their regular meetings.
 - The Clock Tower accounts can cover the two regular payments for next year, but it will be necessary to start precepting annually to cover these payments for the future. There is no provision for the proposed painting of the four louvres, last painted in 2005 when the Clock Tower was renovated. Each side will require scaffolding to provide access for painting, and it is likely that this will cost in the region of £750 to £1000.

It was agreed on the proposal of Cllr. Smithies, seconded by Cllr. Jessop that the Council precept for £2,325 for 2016/17. This will be an increase

of £275, approximately 10% increase over this year. This increase will allow an extra £130 for the Village Hall, with the remainder to be put towards the annual expenditure on the Clock Tower and mechanism. The cash flow for the year with three tranches of precept payments will allow for all payments to be covered. (Cllr. Richards declared an interest as a Trustee of the Village Hall, and did not participate in the vote.)

Clock Tower Louvre Painting – It was agreed that there should be further discussion at a future meeting on the most efficient way to manage this contract, and the funding required. The work could be spread over a couple of years. Funding support could be sort from organisations in the community area, and possibly a specific fund-raising event.

Risk Assessments 2016/17 – Cllr. Burnett will scan the hard copy and circulate to members – risks to be reviewed at the next meeting.

7) Urgent Matters, if any

- a) Beach Clean, Marloes Sands – Date notified for the 24th January 2016.

There being no other business the Chairman closed the meeting. The next meeting of the Council will be held on Monday 8th February 2016.