KIDWELLY TOWN COUNCIL

14th MARCH 2023

At the Hybrid meeting of the ESTATES COMMITTEE held on Tuesday 14th March 2023 at 6.30pm

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| Present | Town Mayor | C.Peters |
|  | Deputy Mayor | C.Morgan |
|  | Councillor | J.Gilasbey, C.Peters-Bond, J.Westlake, G.Beer  J.Maclaughland, H.Griffiths, D.Lloyd-Waterford  A.Herbert, G.Bras, L.Jones |
|  | Town Clerk  Estates Officer | Virginia O’Reilly  Mark Stephens |
|  | Town Secretary | A Padgett |
| No Apologies | Councillors | S.Ratty, E.Reeves-Davies, J.Tarsnane |
|  |  |  |

372 MEMBER’S DECLARATIONS OF INTEREST

Minute 373(d) – Councillor H.Griffiths

County Councillor L.Davies attended and gave a verbal report:-

Town Hall – a topographical survey is awaited. This will reveal how extensive the demolition work will be. The street side wall will need to be taken down. The gable ends may be saved. The work will take 5-6 weeks and restoration should be completed by the end of May. Traffic lights may be installed.

Town Bridge – structural work is scheduled in the spring. Concern was expressed over the traffic access to the town centre.

Local Development Plan – consultation is now taking place.

Shared prosperity Fund – this fund is open and details are on the CCC website.

**373 ESTATES OFFICER REPORT**

The estates officer had provided a written report which was considered. Items noted:-

**(a) Ditch clearance at quay** – water course land drainage is ongoing.

**(b) Otter pipe** - CCC has completed the otter pipe at Commissioner’s Bridge.

**(c) Noticeboard at Llangadog** – noticeboard has been re-sited. Outstanding faults will be addressed.

**(d) Sensory garden**  – pollarding 2 major trees is required. This will involve shredding and disposal and branches being roped down. It was **RESOLVED** to carry out this work at a cost of £2690.

**(e) Floral displays** – Watering – the contractor can water the town square. Tendering for the other areas will be necessary.

(f) **CCC LDP drop in session** – after consultation, the candidate site at Brynhefin fields has been re-submitted. It was **RESOLVED** to withdraw the submission.

**Matters arising from the Estates Committee Meeting of 14th March 2023**

**374 TOWN SQUARE PLANS**

Validation for planning has been approved. Planning Notice has been displayed on the square. Tenders from Quantity Surveyors have been returned. These will be revised so they all cover an 8 month time period, enabling an easier assessment and comparison.

##### 375 H19 H15 A12- RENT REVIEW “in camera”

A valuation has been determined and disputed by the leasees. A meeting was held with Mr Leon Burns and our solicitor. A response is awaited.

##### 376 HISTORY SHED EXPERIENCE

Planning application has been granted. As a condition a full geotechnical survey has being undertaken. Soil samples have been collected and a report has been forwarded to the planning department. No radon is present. Costs for design bore holes and gas testing are awaited.

**377 CASTLE LIGHTING**

CADW requires a work method and risk assessment to be prepared and a contract to be signed before work to renew the castle lights can commence. They also would prefer a separate electricity meter to be installed. The council’s obligation to pay for the lighting was queried. Due to the lack of co-operation with Cadw on many previous and ongoing projects it was felt that a meeting between the council, Cadw and Lee Waters A.M. might expedite matters. This will be arranged as soon as possible.

**378 PRINCESS GWENLLIAN CENTRE**

The take over lease has been deferred until April 2023. Existing arrangements continue.

It was noted that the charity has not been officially dissolved. A new charity with no personal liabilities will be sought.

The external lift has been surveyed and condemned. Replacement would be expensive. Future grant funding will be considered when the future management of the hall is settled.

**379 HERITAGE TRAIL**

It may be possible to have assistance from students in developing the heritage trail. It was noted that Burns Pet Nutrition, which owns the river bank, has expressed an interest in building a boardwalk bridge across the river. A community group of interested individuals and organisations could be formed in conjunction with the town council to bring this forward.

##### 380 ADDITIONAL LAND – “in camera”

The council agent is in negotiation and will value the land.

##### 381 MYNYDD Y GARREG PATH

Work on the path is ongoing.

##### 382 TRANSFER OF SILICA SITE AT THE QUAY

The county council has offered to transfer 32 acres of land, near the quay, to the town council. The town council had requested this many years ago, as it maintains the existing footpaths. The bridges and stiles are maintained by the county council. A site survey would be needed and liabilities would have to be considered. An initial site meeting with CCC has been held. Further information has been requested.

##### 383 PROPOSED SOLAR PARK AT PEMBREY ROAD

A comprehensive consultation report has been circulated detailing proposals of a large solar park on Gravell’s land adjacent to the by-pass. The concept of creating renewable energy was commended. It was recognised that Gravell’s is a large employer and contributes greatly to the local economy. A benefit to the community from the energy generation would be welcomed. Concerns raised:- visual impact from the by-pass, glare onto traffic and risk of combustion.

##### 384 CCC CONSULTATION – 20MPH SPEED LIMIT

The county council has created an interactive street map illustrating the roads where the speed limit will be reduced. In general, the current 40mph will become 30mph and 30mph will reduce to 20mph. It was previously **RESOLVED** to support this initiative with an additional request: the 40mph from Parc y Bocs to Water Street be reduced from 40mph to 30mph. There is no pavement and lots of children walk to the play area at the Burns facility.

##### 385 PICNIC TABLES AT THE QUAY

It was acknowledged that there are so picnic tables suitable for wheelchair users. It was previously **RESOLVED** to purchase a table, locate a suitable site and cost the groundworks and access points.

Quotes had been obtained. It was **RESOLVED** to purchase a set of 5 for a total of £2235+VAT.

##### 386 PLANNING APPLICATIONS

|  |  |  |  |  |
| --- | --- | --- | --- | --- |
|  | REF | TYPE | PROPOSED DEVELOPMENT | LOCATION |
| 1 |  |  | No applications |  |

##### 387 AGRICULTURAL TENDERS

There were no tenders.

##### 388 GL25 – 25 YEAR LEASE “*in camera*”

The tenant of GL25 requested the tenancy be extended to 25 years. Discussion on this matter was held in camera due to its commercially sensitive nature. It was **RESOLVED** to grant a 25 year tenancy, index linked with an annual review and rent review every 5 years after land evaluation. Note and **Close** this item.

##### 389 REFERRALS FROM OTHER COMMITTEES

There were no referrals.

##### 390 CORRESPONDENCE FEBRUARY/MARCH 2023

There was no correspondence not considered above. Note and **Close** this item.