Cyngor Dinas Llanelwy St Asaph City Council

Minutes of the Full Council Meeting of St Asaph City Council held on Wednesday 14th December 2022 at 7.00 pm at the Council & Community Meeting Room and also with remote attendance via Zoom.

Present: Cllrs M Gedd, L Griffiths, L Groves, C A Hardie (Mayor), P G Morton, L Nelson, B Rust, and P Scott (Deputy Mayor).

2022/200 Apologies for Absence

Apologies were received from Councillors Ellison, Roberts and Williams.

2022/201 Declarations of Interest

- Cllr Scott declared a personal and prejudicial interest in item 10 e) due to the proximity of the site to his property;
- Cllr Groves declared a personal interest in items 3 and 10 a) as the member of the public is a personal friend.

2022/202 Public Participation

- One member of the public was present, who addressed the Council regarding planning application 46/2022/0966 at Graianfa The Roe.

2022/203 Planning

a) Application: 46/2022/0966

Location: Graianfa The Roe, St Asaph

Proposal: Conversion of dwelling to form veterinary surgery and associated offices (Use Class D1) including two storey extension, formation of parking, landscaping and associated works.

Resolved that the Clerk should advise Planning Department that the City Council objects to this application for the following reasons:

i. Residential amenity – the impact of the development, especially concerning noise and disturbance for the residential neighbours.

- The development would be overbearing in terms of scale and proximity to the neighbouring property.
- The proposal includes calf treatment and lambing rooms. Trailers to transport farm animals to the facility tend to be very noisy and would have an unacceptable impact on the residential neighbours nearby.
- The access to the parking spaces at the rear would be less than one metre from the neighbouring property and the disturbance and noise from passing vehicles, animal noises etc would impact on the neighbours' quality of life. The proposed width of the access of 3.6 metres does not allow vehicles to pass and the noise impact would be exacerbated.
- The proposed opening hours are 8.30 am until 6.30 pm Monday to Friday and a half day on Saturday. With the addition of emergency care, the Council does not believe these hours of operation are reasonable.
- There would be trade waste and clinical waste from the practice, which would carry a risk of vermin.
- The Council considers the impact on the quality of life for neighbours would be unacceptable, especially as regards noise pollution and disturbance.

ii. Over-intensification – there is an established veterinary practice just a few doors away from this property. The Council does not believe there is a need for two veterinary practices within such a short distance.

iii. Traffic and parking issues – the proposed site is located on the busy A525, which is the gateway to the Vale of Clwyd from the A55.

- This road is already severely congested and carries a heavy volume of traffic, especially at peak commuting and school times.
- There are three parking spaces outside the property and this will make visibility difficult for vehicles accessing the veterinary surgery.
- Further there is a new development proposed opposite and the traffic to and from the two sites will add further pressure to an already busy highway.
- There are concerns about the size of the vehicles accessing the site. Supply vehicles, waste collection vehicles and farm trailers to and from the site would further exacerbate the problems – both in terms of traffic and neighbours' amenity.
- The Council has concerns for the safety of pedestrians using the pavements outside the practice. The reduced visibility for vehicles accessing the site, caused by the parking spaces outside the property, would have a detrimental impact on the safety of pedestrians.
- The City Council would request that a Highways assessment is conducted.

2022/204 North Wales Police

PCSO Dave Jones was unable to attend the meeting but had sent his report, which was read by the Clerk:

- Theft of a quantity of tools from a building development site on Upper Denbigh Road;
- A public order incident between two males on the High Street and assault. No wider risk to the public as the individuals were known to each other;
- Theft of cigarettes from a delivery van. Although the theft had occurred near Rhuallt Hill, it was discovered once the driver had reached St Asaph;
- Theft of a phone at a licensed premises;
- High value shoplifting at a retailers.

The PCSO asked that the public remain vigilant in the run up to the festive season, especially when attending parties. Keep all doors, sheds and outbuildings locked and do not leave presents on show. Remove gifts from your vehicle as soon as possible. There will be a drink drive campaign over the festive period. A reminder to all to leave your vehicle at home if intending to drink and have a designated driver or get a taxi.

2022/205 Mayor's Report

The Mayor, Cllr Hardie, gave his report:

- Attended Armistice Day and Remembrance Sunday, which were well-attended;
- Made presentations at the Cricket Club;
- Attended the Chair of Denbighshire's Civic Service;
- Attended the Winter Fair, which was very busy;
- Attended the flag-raising for the city flag, which was also attended by the Bishop, the Lord Lieutenant and the High Sheriff;
- Presented the trophy for the Christmas Window competition.

Cllr Nelson advised the Council the first Community Fridge session at the Parish Church would be on 18th December from 5-7pm.

2022/206 County Councillors' Reports

Cllr Peter Scott

Firstly, as Deputy Mayor, Cllr Scott had attended:

- Tenovus charity concert;

- VP School Governors' meeting;
- Armistice Day and Remembrance Sunday;
- Winter Fair;
- Christmas Window judging.

As County Councillor:

- The Welsh Government are almost on the point of approving the Denbighshire LDP;
- Attended Community Scrutiny – discussions included the 20 mph zones;
- Attended strategic planning;
- Attended Planning Committee;
- Attended cabinet;
- Attended partnership meeting;
- Attended Chair of Denbighshire's civic service;
- Attended Governance & Audit training.

There were further discussions regarding the 20 mph zones, particularly how the project will be funded, and parking issues on Lower Denbigh Road.

2022/207 Minutes

The previous minutes of the meeting 9th November 2022 were discussed regarding accuracy (circulated prior to the meeting).

Resolved to approve the minutes of 9th November 2022 as an accurate record.

2022/208 Matters Arising

2022/199 – the Rotary Club is in the process of transferring funds to the City Council for the provision of defibrillators in the city.

2022/209 Financial management

a) The payment schedule was reviewed:

- £8112 Lite UK for the new Christmas lighting on the High Street;
- £5043.30 Bodfari Environmental for the new path at Bryn Gobaith. Open Spaces funding received from Denbighshire to offset this;
- £2532 KM Construction for the repairs to the driveway and hardstanding at Roe Plas;
- £1056 Cambrian Woodland Services for the work to the trees at Ashly Couty and on the Common;
- Clerk's salary includes backpay from 1st April re: national pay settlement, 33 hours worked on the Winter Fair and 18 hours training;
- £4972.86 Glascoed Timber is the bi-monthly invoice for servicing the bins.

Some payments will be released after receipt of the instalment of precept due at the end of the month.

Resolved to approve the Payments Schedule, total value £31,690.61.

b) The Finance report was discussed:

- £3456 VAT refund received;
- Denbighshire have paid the second Open Spaces claim;
- Clerk's wages include processing from two full council meetings, due to the delayed September meeting;
- The transfer of £20,000 from National Savings to the current is reflected in the bank reconciliation;
- Details of the utility supplies to the Council's three buildings were discussed, including the increased usage charges for the supply to the football pavilion and lighting on the driveway;
- The new printer is to be delivered this week and will include a set of ink costing £475.

Resolved to receive and approve the finance report.

c) The Clerk outlined details of proposed electrical work:

i. A new timer for the lighting to the driveway at Roe Plas. This would enable the lighting to be switched off overnight;
ii. An adaptation for the supply covering the football pavilion and lighting. This would enable the council to determine the cost of each facility.

Resolved to approve the electrical work detailed above so the Council can manage its costs more effectively.

2022/210 Planning Applications

a) Application 46/2022/0966

Discussed after public participation – see minute reference 2022/203 a)

b) Application: 46/2022/0870

Location: Swn y Gwynt Upper Denbigh Road, St Asaph

Proposal: Erection of single storey extension to front, side and rear of dwelling including erection of outbuilding, formation of additional parking, landscaping and associated works including removal of existing garage

Resolved that the Clerk should advise Planning Department that the City Council has no objections to this application.

c) Application: 46/2022/1012

Location: 10 Holly Court, St Asaph

Proposal: Erection of single storey extension to rear

Resolved that the Clerk should advise Planning Department that the City Council has no objections to this application.

d) Application: 46/2022/1002

Location: Bod Haulog The Roe, St Asaph

Proposal: Details of the appearance, landscaping, scale and layout of 25 no. dwellings and use of existing dwellings and use of existing dwelling as a single residential unit (condition no. 1), house sizes and types (condition 7), planting scheme (condition 15) and density (condition 19) submitted in relation to outline planning permission code no. 46/2019/0806 (reserved matters application)

Received

e) Application: 46/2022/0694

Location: Land to the rear of The Paddock, St Asaph

Proposal: Erection of 8 no. Dwellings, construction of new vehicular access and associated works.

It was noted that none of the City Council's previous concerns had been addressed.

Resolved that the Clerk should advise Planning Department that the City Council objects to this application and its comments made at the November Council meeting remain.

f) Application: 46/2022/0999

Location: Maes y Fedwen Arian, St Asaph

Proposal: Removal of one sycamore subject to former Rhuddlan Borough Council Tree preservation order No 2. 1990

Resolved that the Clerk should advise Planning Department that the City Council has no objections to this application.

g) Application: 46/2022/0576

Location: Telephone Exchange Lower Denbigh Road, St Asaph

Proposal: Siting of 2 storage containers to house materials and equipment in support of the local telecoms infrastructure network

It was noted the containers would still be visible from Elwy bridge.

Resolved that the Clerk should advise Planning Department that the City Council objects to this application and its comments made at the July Council meeting remain.

2022/211 Council e-mail Addresses

In accordance with the Council's policy, most councillors have set up their official e-mail addresses. Support is available from Designweb. Two councillors have yet to set up their city council e-mail address.

Resolved that, with effect from 1st April 2023, the Clerk is only to correspond with councillors via their official @stasaphcitycouncil.gov.uk e-mail. All contact records are to be amended accordingly.

2022/212 Events Committee

Cllr Hardie gave a report to the Council following the most recent meeting of the Committee.

Resolved to receive and approve the minutes of the meeting of the Events Committee of 15th November 2022.

2022/213 Brazier

The Council considered a quotation and design for the new permanent brazier. It was noted that beacon lighting may not be part of the Coronation celebrations, although plans are afoot to mark the 80th anniversary of the D-day landings in 2024 in this way. Using the gas beacon had incurred costs of £450 for gas and servicing for the Jubilee.

Resolved that the cost of £700 is to be included in the budget for 2023-24.

Resolved the Clerk is to write to Planning Department to enquire whether formal planning permission would be required for this project.

2022/214 Bowling Club Wall

Cllr Hardie outlined the proposed improvements to the railings on the Bowling Club wall. The Council considered the quotation received for this work.

Resolved that the cost of £750 for this work is to be included in the budget for 2023-24.

2022/215 Correspondence

None received.

2022/216 Bench at Maes Derwen

Councillors had received a number of complaints about the removal of the City Council's bench at Maes Derwen.

- The bench had been removed as it was rotten and unsafe, although the memorial plaque has been retained.
- Cllr Rust informed the Council that the bench had been installed to honour the memory of the wife of a previous Mayor who died in the late 1990's. The City Council has installed a number of memorial benches on its land to commemorate former Councillors and the bench was part of this initiative.
- When maintenance checks were conducted the hedge had grown through the bench and the seat was barely visible.
- The Council's policy for memorial benches does not include replacing memorial benches which are no longer fit for purpose. The City Council now refers potential donors of benches to be sited on the Highways to Denbighshire, rather than acting in a third party capacity.
- The cost of a bench also includes the ongoing maintenance and the removal of the bench at the end of its lifespan.

The meeting concluded at 8.35 pm

Date of Next Meeting

Meeting in person and with remote attendance held 11th January 2023.

Signed ……

Chairman of the Full Council Meeting held 11th January 2023