

**Minutes of the Meeting of of Dissersh & Trecoed Community Council on 11<sup>th</sup> June 2019  
commencing at 7.00pm in St John's Room**

**Present:** Cllr M Pleszkan, S Richardson, G Price, H Harwood  
Cty Cllr G Williams

**Apologies:** None

**Absent:** Cllr D Morgan

**DT 51/19 Declaration of Interest :**

Reminder to members. (A Personal Interest is also a prejudicial interest because (under the objective, public perception test in Paragraph 12 (1) of the Members' Code of Conduct) it would be regarded as so significant that it is likely to prejudice my judgement of the public interest.) (See code of conduct.) (Forms available from Clerk)

**DT 52/19 Public Speaking**

No requests had been received, however in view of the number of residents present at the meeting the Chair agreed to allow residents to address the Council on agenda items only.

Cty Cllr Gwilym Williams stated that as a member of the Planning Committee for Powys County Council he would leave the room whilst discussions took place so as not to prevent him from taking part in Planning Committee discussions. He did advise however, that he had "called in" this application to be placed before the Planning Committee rather than for an officer delegated decision.

The following residents addressed the Council with regard to their objections to Planning Application 19/0643/FUL. Letters had been received from these residents which had been circulated to all Council members. Mr J Kerr, Mr J Thomas,, Mr T Dyke, Mr R Walker, Mr J Duggan, Mrs L Duggan.

The residents all commented on their concerns and objections with regard to the application and with regard to works which have been carried to the lane, trees and hedges earlier in the year. Objections included the access via a narrow winding lane and the increase in volume of traffic, issues with noise pollution, impact on nearby holiday accommodation, environmental impact on the Dulas Brook and SSSI and several other matters. There was also concern that although the application mentioned Electric Motorcycles it has been suggested that Petrol Motorcycles will be used.

The Chair thanked the residents for taking the time to attend the meeting and give their representations.

**DT 53/19 Planning Applications**

- a) **19/0643/FUL** Proposal: Formation of motorcycle scramble track; Erection of a building for use as Motor-Cross Experience Centre with associated parking area; Use of land as overspill car parking area; Siting of 6 no. holiday lodges and associated works; Erection of a building for use as a yoga studio; Installation of 3 no. foul water drainage receptacles and soakaways;

Alterations to existing roadways and improvements to 2 no. highway entrances. Site Address: Land At Rhydblwd Farm, Disserth, Builth Wells, Powys LD2 3TL.

The Clerk reminded members of the letters received by local residents and that they must judge the existing application placed before Council on planning grounds.

The Chair began by explaining that he had thoroughly studied the plans and supporting documents and had visited the site to take photographs which he circulated to members to illustrate the site. He also explained, for the benefit of those attending, that the Community Council is consulted on all applications within its area and members meet to discuss the application and put forward observations and a recommendation to Powys County Council.

Members discussed this application at length and the Chair provided information he had researched for the benefit of the Council.

**Resolved:** to object to the current application for the following reasons:

1. Works commenced on the site in February 2019, the track has been cleared, a new entrance has been opened and a stoned road has been laid. Trees have been bulldozed and a hedge ripped out. NRW have formally told the applicant to cease works on the site. This resulted in discolouration of the Dulas Brook and SSSI. Some buildings have also been placed on or near the site. These actions were all prior to planning permission being given. Photographs of all the above were provided to the Community Council. Very little regard seems to have been given to the countryside and its wildlife.
2. There are serious issues with regard to health & safety as the one track access lane to the site, which has no passing bays and is narrow and winding. This lane has an historic record of accidents, and is used regularly by walkers and horses and the residents of the area.
3. Members felt that the introduction of the estimated 60 vehicles would have a serious impact on the safety of anyone using this lane.
4. Serious concern was raised about the vagueness of the application with regard to electric/petrol motorbikes. Petrol motorbikes would have a serious impact for several reasons i.e. noise pollution, pollution from fuel and emissions, especially with regard to any discharge which would reach the Dulas Brook (a SSSI site.) We note that a Noise Impact Assessment has not been submitted. This, the Community Council felt, would be a requirement in view of the question with regards to the motorbikes to be used on site.
5. The Council felt that the application did not provide sufficient information on the type of motorcycles which would be on site, nor if there would be petrol bikes being brought on the site by people visiting to use the track.

6. There was also concern at the lack of detail with regard to operating times.
7. Serious concern was expressed at the effect this application would have on the wildlife and flora and fauna in the area.
8. There are several neighbouring holiday accommodation sites which are marketed as properties within the peaceful countryside. The introduction of motorcycles would definitely have an impact on these areas.

**DT 54/19 Minutes**

The minutes of the Annual meeting held on 14<sup>th</sup> May 2019 were confirmed and signed.

**DT 55/19 Minutes**

The minutes of the meeting held on 14<sup>th</sup> May 2019 were confirmed and signed.

**DT 56/19 Information from Minutes**

**a) Fallen Tree & Fence, Howey**

The Clerk reported that the fence had been repaired.

**Resolved:** to send a letter to the Trunk Road Agency thanking them for their quick attention to this matter and for carrying out an excellent job.

**b) Abandoned Car, A483**

Cllr Price reported a further abandoned car on the A483.

**Resolved:** Clerk to report this to PCC Highways

**c) Fallen Marker Posts, Chapel Road**

Cllr Price reported that these had been replaced by PCC and had been laid more securely.

**Resolved:** to send a letter of thanks to Alistair Knox.

**d) Pot Holes, Old A470**

Cllr Richardson mentioned that these are still in place. Cty Cllr Williams had contacted PCC who had now programmed the works.

**DT 57/19 Chairman's Briefing**

**a) Mirrors – Caerwnon Lane**

The Chair reported that he had been contacted by local residents who requested a traffic reflective mirror to be placed along Caerwnon Lane at a point of poor visibility. He had contacted Powys County Council with regard to this who had stated as there was no evidence of accidents and the cost of a mirror they would not fund the purchasing and siting of this.

Cty Cllr Williams agreed to speak with the owners of Smithfield and ask them to reduce the height of the hedge which could go some way to alleviating this issue.

**DT 58/19 Correspondence**

**a) One Voice Wales – Innovative Practice Conference – 10 July 2019**

Anyone wishing to attend was asked to contact the Clerk following the meeting.

**DT 69/19**      **Finances**  
None.

**DT 60/19**      **Council Vacancies**  
No applications had been received. The Council would continue to advertise.

**DT 61/19**      **County Councillors Report**

**a) Children’s Services**

CSIW will be visiting PCC for 3 days to assess the service and will be reporting back to Council.

**b) Director of Education**

Following 9 months service the Director of Education will be leaving PCC for another role.

**c) War Memorial Repairs**

Cllr Williams had attended a service at the War Memorial following refurbishment works.

**d) Eco 2 Scheme**

Issues of concern have been raised about the above scheme which are being investigated. PCC decided not to currently adopt the Eco 3 Scheme.

**e) Public Services Ombudsman**

Cllr Williams informed members that the allegation made against him has now been concluded with the result of no case to answer.

**DT 62/19**      **Information**

**a) Birch Tree**

Cllr Price mentioned an issue with a Birch Tree between Cefn House and Kimberley Villa. Cty Cllr Williams had visited the residents with regard to this matter and will follow it up.