

TENBY TOWN COUNCIL
MINUTES OF THE TENBY TOWN COUNCIL MEETING HELD 17th January 2012

PRESENT

Councillor T Hallett Mayor
Councillor Mrs Rossiter
Councillor Mrs Evans
Councillor Mrs Thomas
Councillor Mrs Putwain
Councillor D Morgan
Councillor L Blackhall
Councillor M Evans

IN ATTENDANCE: Mr A. Davies Clerk to the Council/Financial Officer
Mrs L Hensman Assistant Clerk

The Mayor welcomed Mrs Lyn Hambidge head of Housing Commissioning, Pembrokeshire County Council.

Mrs Hambidge said she was grateful for the opportunity to answer the specific questions presented to her by the Councillors, but firstly she presented an overview of housing in Pembrokeshire, specifically related to Tenby.

Pembrokeshire has a high demand for social affordable housing, with 4142 applications currently registered on the waiting list. This is an accurate record as regular updates are performed to assess changes that occur in peoples needs.

Social affordable housing is provided by three landlords.

- 1) Pembrokeshire County Council
- 2) Pembrokeshire Housing Association
- 3) Cymdeithas Tai Cantref

All three work together on the assessment for housing allocation. On completion of one application form it is held in a pool accessible by all three providers.

The allocation policy is specific, designed and approved by PCC but guided by legislation. It is tailored under the code of guidance to cover who is eligible, who preference is given to and additional preferences noted.

PCC moved away from the point system of allocation in 2006 and adapted the Bronze, Silver and Gold system of priority. A copy of the Allocation Policy was handed out to all Councillors present.

Medical needs are assess but only taken into consideration if the person's medical condition will be improved by a move, for example following a stroke it would improve the mobility needs of a client to move from a first floor flat into a bungalow or ground floor flat.

Statistics showed of the current 4142 on the affordable housing list 625 are requiring allocation in Tenby, with the majority being in the silver band category, 38% of these are in the over 55+ category.

A handout with comparison of housing register figures was distributed and is filed in the main minute's folder for reference. It clearly shows that people can apply for affordable housing from all categories including owner occupier status. Support and advice is offered and available to owner occupiers depending on their circumstances. Alternative options are available to help them downsize or deal with financial issues rather than just be placed on the affordable housing waiting list.

Statistics of affordable housing in Pembrokeshire:

Pembrokeshire County Council – 5676
Pembrokeshire Housing – 1228
Cymdeithas Tai Cantref – 316

Supply for allocation in Pembrokeshire 2011 was only 400 properties. They are predicting the supply at 405 properties for 2012 and the application list is expected to increase, due to Government social benefit changes coming into force this year 2012/13.

This shows a high waiting list with low turn over of property allocation, meaning a very long wait for some people.

Local connections to an area include: family live in the area, the applicant lives in the area, children attend school in the area or they work in the area. Priority cannot always be given to local people; it depends on the needs of the people within the band.

Anti social behaviour referrals of tenants are monitored. Only 7 addresses in Tenby had been reported in relation to anti-social behaviour issues over a two year period out of 163 properties. All tenants are put on a 12 month probationary period prior to full tenancy being allocated

A plan of action is followed on all reported cases of anti social behaviour. This can include mediation, injunctions, anti social behaviour orders, or demotion back to a probationary period if needed. Unfortunately not all information can be relayed back to the referrer as it may contain confidential issues, but wherever possible every effort is made to make them aware the report is being addressed.

Councillor Blackhall asked, as they anticipate an increase in applications due to changes in social benefits being reduced, how PCC plans to address this issue, when low levels of accommodation already show pressure on the system.

Awareness has been raised with private landlords of the changes occurring and some will accommodate to keep regular income from reliable tenants but not all will accept reduced rental income. An increase in homeless applications is inevitably anticipated with no easy answers.

Councillor Evans was not aware of anyone in the silver band allocated a property in Tenby over the last 7 years. He felt the community is being divided as there are very few social affordable houses available in Tenby and they are not always allocated to local people so people are moving out of the area. He asked if under occupancy could be looked into and people be offered an incentive to be moved higher up the list if they offer to be downsized.

A scheme is being piloted in the form of a community visitor who is linking with these people to support them and help them with form filling or help with removals so these under occupancy houses can be utilised more effectively.

The Clerk asked if houses that are, and have been, empty for a long time are being looked into and used. Mrs Hambidge reported that a mapping exercise is being carried out at present. In Pembrokeshire it is very difficult to know when a property is empty or just a holiday home empty for the winter period, but if anyone knows of any such properties could they be passed on to PCC Housing Department.

The Mayor thanked Mrs Lyn Hambidge on behalf of all the Councillors present for the detailed information she had provided, before she left the chamber.

357. APOLOGIES

Apologies received from Councillor Mrs Brown and Councillor P Rapi.

358. DISCLOSURE OF PERSONAL INTERESTS

Councillor Mrs Rossiter declared a personal interest on item 7a, Planning Application NP/11/520. Councillor Blackhall declared a personal interest on item 11 De Valence.

359. ITEMS TO PRESS

Proposed by Councillor Mrs Thomas, seconded by Councillor Mrs Evans.

Resolved that items of Correspondence and Committee Minutes other than those items marked Not for Publication be given to members of the Press present.

360. CONFIRMATION OF MINUTES

Resolved that the Minutes of the Tenby Town Council held 3rd January 2012 be confirmed and signed as accurate.

361. MATTERS ARISING

343d – Grit bins

The Clerk reported he had received confirmation from Mr Hunt that a gentleman on the estate has volunteered to be key holder of the bin with a communal

agreement arranged for distribution of the salt. The next step is to liaise with PCC Highways Department to agree a suitable location to site the bin.

344a Dog Control Orders

The Clerk explained he had received a more detailed letter from Mr Tom Hayes PCC relating to guidance on Dog Control Orders and distributed a copy for Councillors to read before discussion took place.

Councillor Mrs Putwain felt that as it states the North Walk is included in the terms of the current lead restriction no further action is needed. Councillor Mrs Thomas said more adequate signage would make it clearer for dog owners. Councillor Mrs Rossiter said responsible dog owners abide by the rules whether on or off the lead. It was

Resolved that a letter be sent to Mr T Hayes PCC saying TTC will not be taking this matter further but request when signage is replaced can it be made clearer. Follow up letter to be sent to Tenby Sailing Club suggesting they may wish to purchase their own sign for the boat park on the north walk.

334d – Footway Obstruction Forum

The Clerk reported he attended the recent Footway Obstruction Forum and circulated to Councillors notes taken on the meeting.

Councillor Evans declared a personal interest and left the chamber. Councillor Mrs Rossiter and Councillor Mrs Thomas took no part in discussion or vote. Discussion took place between remaining Councillors, it was

Resolved that the information be noted and await further developments after the forum follow up meeting in the autumn.

Councillor Evans, Councillor Mrs Rossiter and Councillor Mrs Thomas rejoined the meeting.

152f – Hywel Dda Health Board closure of Minor Injuries Unit

The Clerk reported he had received a reply from Hywel Dda Health Board but they had not answered the specific question posed to them from TTC, sending exactly the same letter as previously received before Christmas 2011.

Councillor Mrs Thomas thanked the local people for their continued support in fighting the cause to re open the MIU in South Pembrokeshire but felt more action is required. All the local communities need to pull resources together from Angle to Amroth, with the united goal to re open the Minor Injury Units as soon as possible. Details of the next Local Health Board Meeting on 26/01/12 at 1pm in Carmarthen were given by SEPCHN to encourage as many locals as possible to attend and present questions. Councillor Mrs Thomas requested TTC submit a question along with the one proposed by SEPCHN. Councillor Mrs Evans

proposed that TTC forward the same question the Health Board have failed so far to answer i.e. Who made the decision to close the MIU, who was present at the Health Board Meeting when the decision was made and could a copy of the minutes from the meeting when the decision was passed be provided. This was seconded by Councillor Mrs Thomas. Councillor Evans proposed TTC lay on a bus subject to cost to take locals to the Hywel Dda Health Board meeting on 26/01/12 in Carmarthen, seconded by Councillor Mrs Thomas. It was

Resolved that the Clerk and the Mayor have discretionary powers to arrange a bus to take locals to the Hywel Dda Health Board meeting on 26/01/12 in Carmarthen. Places on the bus to be booked through TTC office. TTC question to be re-presented to the Health Board at this meeting.

152g – Tenby Civic Society

The Clerk reported he had received a letter from the Civic Society stating they would like to have access to the Town Walls on Thursday April 12th at 10.30am. The Mayor will give an introductory talk prior to them viewing the town walls.

The Clerk was pleased to report to Councillors that the Civic Society has generously agreed to donate £500 towards the Jubilee Play Park project.

362. PLANNING APPLICATIONS

Councillor M Evans took no part in voting on the planning applications but remained to advise members on procedure as required

Councillor Mrs Rossiter took no part in the following planning application and left the chamber.

a. NP/11/520 – Mr Timothy Rossiter, Corrymore, Serpentine Road, Tenby – Demolition of existing lean-to porch to front elevation and replacement by larger single storey extension, Corrymore, Serpentine Road.

All remaining Councillors discussed and viewed the planning application, proposed approval by Councillor Blackhall as it will enhance the amenity of the property, seconded by Councillor Mrs Evans.

RECOMMEND

Approval as it will enhance the amenity of the property.

Councillor Mrs Rossiter rejoined the meeting.

b. NP/11/521 – Mr Colin Jones, White Knight Laundry Services, 36 High Street, Tenby – Change of use from office and storage to dry cleaners, alterations to front elevation including display of advertisement, Unit 1 Lower Park Road, Tenby.

Councillors discussed and viewed the planning application; they supported the expansion of the business proposed approval by Councillor Morgan, seconded by Councillor Mrs Evans.

RECOMMEND

Approval as a similar business was located in this area in the past and they supported the retention and expansion of the service being provided.

c. NP/11/522 – (Advert) – Mr Colin Jones, White Knight Laundry Services, 36 High Street, Tenby – Change of use from office and storage to dry cleaners, alterations to front elevation including display of advertisement, Unit 1 Lower Park Road, Tenby.

Councillors discussed and viewed the planning application; they supported the expansion of the business proposed approval by Councillor Morgan, seconded by Councillor Mrs Evans.

RECOMMEND

Approval as a similar business was located in this area in the past and they supported the expansion of the service being provided.

d. NP/12/002 – Mr John Webb, The Jays, Wick Road, Ewenny, Vale of Glamorgan – First floor rear balcony and south west facing dormer window, Fairview, Church Park, Tenby.

Councillors discussed and viewed the planning application at great length; it was proposed refusal by Councillor Blackhall due to overdevelopment of the site, fundamentally changing the character and style of the surroundings, with invasion of privacy to adjacent properties, seconded by Councillor Mrs Evans.

RECOMMEND

Refusal due to overdevelopment of the site, fundamentally changing the character and style of the surroundings, with invasion of privacy to neighbouring properties.

e. NP/12/015 – Mr S Askew, 76 The Glebe, Tenby – Demolition of single storey utility area and construction of two storey extension, 76 The Glebe.

Councillors discussed and viewed the planning application, proposed approval with the amended plans by Councillor Mrs Evans, seconded by Councillor Blackhall.

RECOMMEND

Approval with the amended plans.

f. NP/12/019 – South Terrace Properties Ltd., C/o Mrs. Arran Dallimore, C2J Architects and Town Planners, Unit 1A Compass Business Park, Pacific Road, Ocean Park, Cardiff – Variation of conditions 2 and 14 of NP/11/068 and NP/11/069 to allow for use for A1 (Retail), A2 (Financial) and A3 (Food and Drink) Royal Playhouse Cinema, White Lion Street, Tenby.

Councillors discussed and viewed the planning application, it was proposed refusal by Councillor Mrs Putwain as insufficient proof has been demonstrated that all avenues of marketing to provide a Cinema have been explored, seconded by Councillor Mrs Evans.

RECOMMEND

Refusal as insufficient proof has been demonstrated that all avenues of marketing to provide a Cinema have been explored.

g. NP/12/022 – Mr Gareth John, Gaz Cabs, 10 Oakridge Acres, Tenby – Change of use A1 retail to taxi office and erect antennae to rear (retrospective) Unit 1, Supermarket Complex, Upper Park Road, Tenby.

Councillors discussed and viewed the planning application; proposed approval by Councillor Mrs Putwain, seconded by Councillor Mrs Evans.

RECOMMEND

Approval

363. PLANNING CORRESPONDENCE

a. PCNPA – Public Participation at Development Management Committee meetings

The Clerk brought to Councillors attention the documented change that no information via e-mail or letter will be considered by PCNPA 3 working days before the scheduled meeting that the planning application is to be considered at. Councillor Evans added that the chair of the committee however could allow late submissions at their discretion.

Following discussion by Councillors, it was

Resolved that the information be noted and the General Public should be made aware of the changes and place the information in the public notice boards in Tenby.

364. CORRESPONDENCE

a. Dyfed-Powys Police Authority – Conclusion of Audits of Accounts

Resolved that the information be noted.

b. PACTO – Town Rider meeting

Councillor Evans requested that the Clerk telephone to remind all Councillors of the scheduled Town Rider meeting nearer the date.

Resolved for the Clerk to remind Councillors of the meeting nearer the date.

c. Debbie Gradwell, PCC – Traineeships and Modern Apprenticeships

Discussion took place between Councillors about the possibilities of having a trainee or apprentice from the modern apprenticeship scheme to work in the TTC office for the DVP Tenby Trust. It was

Resolved for the Clerk to enquire if there are any ongoing obligations relating to the Apprenticeship scheme being coordinated by Ms D Gradwell PCC.

d. Mr Ian Westley, PCC – Response to request for free parking

Councillor Blackhall proposed a letter is sent to Mr I Westley PCC expressing the huge disappointment felt by TTC as PCC have missed an opportunity to show they supported and understood the difficulties being experienced by traders and residents during the traffic disruptions caused by West Wales Utilities gas repair works and Tudor Square enhancement scheme, seconded by Councillor Mrs Rossiter.

Resolved that a letter is sent to Mr I Westley PCC expressing TTC disappointment at the missed opportunity to show support and understanding to the traders and residents of Tenby.

e. Marc Owen, PCC Streetcare (via e-mail) – Request for feedback on Ironman 2011

Discussion took place between Councillors relating to the Ironman 2011 event, it was

Resolved that the Clerk formulate and forward a response on behalf of Tenby Town Council.

f. Mr. John Tipton – Copy of letter sent to Cllr. Mrs. Thomas regarding Tenby Historical Society’s ‘A Vision for Tenby’.

In response to the letter from Mr Tipton, Councillor Mrs Thomas felt a Tenby Connect meeting should be arranged to look at the vision for Tenby and steer the way forward to achieve the vision.

Councillor Mrs Rossiter responded to Mr Fryer’s letter in the Tenby Observer although written with tongue in cheek it has a serious note. She continued that, with no disrespect to Tesco, we do miss ‘Woollies’ but on line sales are not helping the local shops. We need to support the local businesses with the saying

“use them or lose them”. Proposed by Councillor Mrs Thomas that the Clerk arranges a Tenby Connect meeting as soon as possible, at Augustus Place, seconded by Councillor Mrs Rossiter.

Resolved that the Clerk arrange a Tenby Connect meeting as soon as possible to discuss and steer the Vision for Tenby forward.

g. Purple Routes Play Project – Access Sessions for January to March.

Councillor Evans expressed disappointment at the attendance of children at the Purple play project and felt it was due to a lack of advertising. It was proposed by Councillor Evans for the Clerk to contact Mr P King and offer TTC services to help advertise and promote the project to make it a success, seconded by Councillor Morgan.

Resolved that the Clerk contact Mr P King Purple Play Project and offer TTC services to help promote the project.

h. Friends of Tenby Museum – Opening the Mayor’s Parlour to the public.

Discussion took place between councillors in relation to opening the Mayor’s Parlour to the public. It was

Resolved that a letter be sent to Tenby Museum agreeing to the opening of the Mayor’s parlour for visitors but liaison would need to take place with the Mayor elect 2012/13 prior to the commencement of the visits.

i. Mr Tom Hayes, PCC (via e-mail) – Dog Control Orders

Issue discussed in more detail earlier in Matters Arising.

365. ACCOUNTS FOR DECEMBER 2011

Councillor Mrs Evans proposed the accounts for December 2011 be accepted, seconded by Councillor Morgan.

Resolved that the accounts for December 2011 be accepted.

366. DE VALENCE

The Clerk reported he had undertaken the task as requested to ask companies to assess alternative heating systems for the De Valence. One company has already visited and will be sending options available along with quotes in due course. Two other consultants had been contacted who both are able to assess the building and provide alternative heating systems for the De Valence, but they both incur a consultation fee. Councillor Evans suggested the Clerk contact Planed to see if any alternative heating survey grant funding is available. Councillor Mrs Evans suggested One Voice Wales may have a scheme available to assist with funding for the alternative heating system survey. It was

Resolved that the Clerk would continue to seek quotes for replacement heating system for the De Valence and look into the availability of funding for an alternative heating survey.

367. REPORTS BY COUNCILLORS ON OUTSIDE BODIES

Councillor Mrs Thomas reported she had attended Tenby Junior School Governors meeting. Firstly they are holding a charity fun run/walk across the beach for Help the Heroes on 2nd March 2012. They would like TTC to support this event and any Councillor can take part. Secondly the future of Tenby Infant/Junior Schools was discussed. Funding of £150 million has been allocated from WAG and PCC for capital spending on education in the County for the period 2014-2021. Three options have been put forward for consideration for Tenby prior to the preferred option being presented to the cabinet and then for community consultation.

Option 1 – Tenby Infants and Junior Schools to remain unchanged on two sites.

Option 2 – Amalgamation of both schools to a Primary School on the Tenby Juniors site.

Option 3 – Amalgamate to a Welsh Medium Primary School on Tenby Infant site and English Medium Primary School on Tenby Juniors site.

Councillor Morgan reported he had also attended the Tenby Infants School Governors meeting and felt it was presented to remain the same was not a positive option. Option 3 seemed to be the likely preferred recommendation. Once the recommendation has been made there would then be a consultation period within the community.

368. MEDIA ITEMS

None reported.

369. JUBILEE FAMILY PLAY PARK

The Clerk reported PCC had acknowledged receipt of the grant funding application from TTC for the Jubilee Play Park project and a decision would be made by the end of March 2012. Pembrokeshire Coast National Parks has confirmed in writing that planning permission for the play park is not required. Various grant applications have been submitted including several to local companies that support local projects, some unfortunately have been rejected already, with others still pending at present.

370. ROYAL GATE HOUSE

No matters were reported.

371. FINANCIAL OFFICER/CLERK'S ITEMS

a. Actions and updates from 3rd January 2012

The Clerk clarified information as documented in the list of updates, explaining that further disruption is expected in Tudor Square during the enhancement work planned for this week as parking will be removed from outside NatWest bank side, due to work being carried out on the central carriageway of the road.

The Clerk reported that problems have occurred in Crackwell Street, PCC have not lifted the one way restrictions and some motorists have been ignoring the one way restriction, resulting in the police issuing fines with penalty points.

Councillor Mrs Evans left the meeting.

b. Report of meeting with Christmas lighting contractors

Councillors discussed the Christmas lighting report. Councillor Mrs Thomas proposed the items raised be discussed and resolved by the Christmas lighting committee, seconded by Councillor Evans.

Resolved that the Clerk calls a Christmas Lighting Committee meeting and they address and resolve the items raised in the report.

c. Tenby Museum 'Mayors of Tenby' display

The Clerk reported he had recently visited the Museum and viewed some of the items to be displayed in the new history of the Mayor of Tenby display. Among items was a Mayor's robe gifted by the Town Council in 1979, but unfortunately it had a macebearers hat. As there are three Mayors bicorn hats in the parlour he suggested that perhaps one could be given on long term loan. Councillor Hallett proposed that a Mayor's hat be given on long term loan to the Museum, seconded by Councillor Morgan.

Resolved that one Mayor's bicorn hats be given on long term loan to Tenby Museum for display purposes.

The Clerk informed Councillors he had received a revised Council Tax Base for 2012/13. Unfortunately due to the Boundary Commission changes resulting in Waterwynch properties being moved into St Marys Out Liberty Community Council Ward, the Tax base is slightly lower than that reported during the budgetary process. This will now mean that the Band D rate would remain at 2011/12 levels and not be reduced by 10 pence as had previously been thought.

372. DATE AND TIME OF NEXT MEETING

Resolved that the next meeting will take place on Tuesday 31st January 2012 at 7.30pm.

373. ITEMS FOR THE NEXT AGENDA

None noted.

374. PRIVATE AND CONFIDENTIAL

Proposed by Councillor Mrs Putwain, seconded by Councillor Mrs Rossiter.

Resolved that the Council (or Committee) moves into private session under the Public Bodies (admission to Meeting) Act of 1960 by virtue of the business to be transacted would be prejudicial to members of the Public.

375. MINUTES

Resolved that the Private and Confidential Minutes of the Tenby Town Council Meeting held 3rd January 2012 be confirmed and signed as accurate.

376. MATTERS ARISING

None noted

Mayor _____

Town Clerk _____

Date _____