

**Draft minutes of Llangors Community Council Planning meeting**  
**Held at Llangors Village Hall Car Park on Tuesday 16<sup>nd</sup> May at 7.00pm**

**Members present:** , Cllr Mr M Scruby (Chair), Cllr Mrs C Owen, Cllr Helen Quarrell, Cllr Geoff Beaven, Cllr Ven. A Jevons, Cllr David Scully

**In attendance:** Two members of the public.

**1. Welcome and participation rules for the meeting – Chair**

**2. Apologies for absence:**, Cllr Mr S Bailey, , Cllr Mr C Preece, Cllr Mr D Jones

**Absent:**

**3. Declaration of Interest for agenda items as per Members' Code of Conduct:** None

**4. Consideration of the applications, following members having viewed it online prior to the meeting: -**

**BBNPA 23/21950/FUL 24 Apr 2023**

Lake View Llangorse Brecon LD3 7UG. New driveway access from B4650, create new driveway and stop up existing access.

Following a viewing of the site the members present reconvened to the hall and the application was considered.

It was understood that the main reason for the proposal to relocate the entrance is to improve the left hand traffic sight line but the owners were also considering developing the old workshop to the rear of the property into an annexe or holiday-let and the new entrance would provide a more remote access to this area. Potential concerns about surface water run-off onto the highway from the proposed driveway had been allayed by the proposed use of a specified permeable surface. There were also concerns that relocating the entrance could lead to the redevelopment of the land to the rear of the property but there is no indication of this in the current application.

The site visit confirmed that with the current entrance the left hand sight line is very limited whereas that to the right is very good. Viewed from the proposed new location the left hand sightline is much improved although that to the right will be diminished unless a small length of the roadside bank is re-profiled. A concern is that although traffic flows in both directions are governed by the 30 mph speed restriction in reality many vehicles from the right will be accelerating having exited the chicane in anticipation of end of the speed restriction and will have already exceeded the limit. Moving the entrance further away from the chicane will mean exiting from the property into faster moving traffic from the right which will offset some of benefit from the improvement to the left hand sightline. The Powys CC Highways assessment of the scheme should take account of this aspect.

It was agreed that the application would be supported but the concerns about exiting into a faster right hand traffic stream should be brought to the attention of the approving Authority.

**5. Consider any other planning applications received.** None

Cllr Beaven to respond to the consultation.

There being no other business the meeting closed at 7.20pm.