
Approved Minutes of Llangors Community Council Planning Application Decision meeting**Held at Llangors Community Hall Car Park on Saturday 16th December 2023 at 9.45am**

Members present: Cllr S Bailey, Cllr D Scully, Cllr Mr C Preece, Cllr G Beaven, Cllr Ven. A Jevons, Cllr Mr D Jones, **In attendance: none**

- 1. Welcome and participation rules for the meeting.**
- 2. Apologies for absence:** Cllr Mr M Scruby, Cllr Mrs C Owen, Cllr Helen Quarrell, Cllr Samantha Denne
- 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: -

Following a viewing of the sites the members present considered the applications.

BBNPA 23/22510/FUL 4 December 2023

Single storey extension, remove chimney, cladding to part of existing bungalow. Construction of garage. 29 Maesyfelin, Llangorse, Brecon LD3 7TS.

The proposed single storey extension will not be visible from the road and the proposed garage will be located in the same footprint as an earlier similar temporary structure. There were no concerns and it was agreed that the application would be supported. Cllr Beaven to respond to the consultation.

5. Consider any other planning applications received.

Powys 23/1651/RES 6 December 2023: Reserved matters for details of access, appearance, landscaping, layout and scale in connection with outline approval 21/0402/OUT for a dwelling Site Address: The Chalet, Cymru Deg , Llanwern, Brecon Powys

A site meeting was not considered to be needed as the Council had agreed to support the outline planning application to replace the lawful caravan on the site with a permanent dwelling in March 2021 which was granted. The current application sought to clear the reserved matters by providing details of the proposed dwelling.

Although the principle of replacing the existing caravan was acceptable the proposed house was more imposing than had been anticipated and a bungalow would be more appropriate for this rural location. Should the other properties in the area be bungalows there would be grounds for objecting to the proposed house but if the other properties are houses there would be no grounds for the Council to comment. Cllr Beaven to confirm what exists and respond to the consultation accordingly.

There being no other business the meeting closed at 10.00am.