

LLANGAIN COMMUNITY COUNCIL

Minutes of the meeting held on Wednesday 17th September 2025.

1. Present: Cllrs D Roberts (Chair), T Griffiths, H Williams, J Starzewski, W James & County Cllr Carys Jones

2. Apologies: Cllrs C Atkins and J Jones

3. Minutes: Proposed as correct by Cllr J Starzewski and seconded by H Williams

At this point in the meeting Cllr Roberts welcomed three representatives from Ysgol Llangain PTA, namely Holly Barresi, Beth Thomas and Laura Lumsden, and invited them to participate in a discussion about the play equipment in Llangain Park.

2973 – (9a) – Holly Barresi reported that an application had been submitted to Carmarthenshire County Council for funding from the All Wales Play Opportunities Grant for a sum of £27,000, this being the largest of three quotes obtained by the PTA for replacement of the existing climbing tower/slide that is in such poor condition. Unfortunately, this initial application didn't meet all of the necessary criteria, but a second application has now been submitted which will be considered by the grants panel on Tuesday 23rd September. The Council warned that they have received some £201k in applications for a pot of just over £57k, so it is unlikely that any individual group will be awarded the full amount of their application. In this case, there are some alternative suppliers who may still be able to provide suitable equipment. To meet the grant conditions, work would need to commence by March 2026.

After much discussion, it was agreed that it would be safest to remove the existing tower as soon as possible. Mr Shane O'Neil, from Church House Farm Getaways, once again, offered to undertake the removal and disposal of the equipment, hopefully within a week. In the meantime Cllr James will tape off the tower to prevent its use. County Cllr Carys Jones will seek clarification from Carmarthenshire County Council as to whether removal of the existing equipment would impact the grant application. She also suggested that the PTA record the voluntary hours worked on cleaning and maintaining the play park as this can count as match funding in future grant applications. Cllr James extended formal thanks to Mr Shane O'Neil for his hard work in supplying and fitting the gate on the play park area.

To conclude the discussion, Cllr Roberts reported that the Clerk and Cllrs Roberts and Starzewski had either concluded or were in the process of undergoing identity checks with UTK Solicitors to allow them to act on our behalf in regards to the ownership of the park land. There are still a number of historic issues to be resolved but progress is being made. UTK have located the original title deeds, currently held by John Farr Davies & Co. They have suggested that a letter signed by Mrs Helen Scott, being the last known representative of the old Sports & Recreation Committee, should be sufficient to have them released.

At this point the PTA representatives were thanked for their work thus far and left the meeting.

4. Matters Arising (not covered in separate agenda items)

2947 – PCSO Sarah Thomas has emailed Carmarthen Roads Policing Unit with regards to the concerns about speeding in the village. The neighbourhood policing team will continue with patrols during our shifts and hopefully the residents of Llangain will also notify the Go Safe department as explained at our July meeting.

2967 – The “slippery road” sign under the vehicle activated speed sign by Capel Smyrna has not yet been turned back around. Clerk to contact Ian Thomas at Carmarthenshire County Council.

2968 – Cllr Atkins has agreed to undertake the cosmetic work on the thumb locks that were vandalised on the two noticeboards by inserting some round black rubber as replacements.

2971 – Correspondence from July meeting – Email from Mary Tapp-Jones regarding street lighting behind numbers 16-18 Maesyrwel – Cllrs Roberts and James have visited the site and agree that the lighting is insufficient. County Cllr Jones asked for all correspondence to be forwarded to her and she will follow up with the street lighting department at Carmarthenshire County Council.

2972 – Correspondence from July meeting – Proposed increase from 20mph to 30mph on B4312 through the village. The clerk responded to the consultation, as agreed at the last meeting, and County Cllr Jones distributed a map showing the proposed changes (Appendix 1).

Cllr Roberts will investigate the cost of a 'slow down' sign and/or white village gateways, as previously agreed. Gateway company previously contacted by Cllr Williams in 2023 is

www.jacsuk.com in Wiltshire.

5. Correspondence

- Society of Local Council Clerks – The Clerk Magazine
- Clerks & Councils Direct magazine
- Email from Wyn Gruffydd regarding informal meeting of Memorial Hall Committee with the Community Councillors
Councillors agreed to the idea of an informal meeting. The clerk will reply asking for a suggested date for such a meeting.
- Email from Geraldine Dunn regarding biodiversity
Cllr Starzewski agreed to act as Biodiversity Officer and will respond to Ms Dunn, suggesting a meeting to discuss a plan going forward.
- Other items of correspondence sent to Councillors since the last meeting, for information.

6. Planning Applications

2952 - **ENF/00950 CAS-04198-L8S2N9** – Enforcement notice and appeal regarding Church House Farm campsite, Church Road – Decision: Appeal dismissed

Cllr Roberts invited Mrs Bonnie Fisher and Mr Shane O'Neil, who attended as members of the public, if they wished to speak about this agenda item. Mrs Fisher explained that since the decision to dismiss their appeal she had asked for a representative from Carmarthenshire County Council to visit their site to look at the washroom facilities but that this had been refused. She is concerned that if they are forced to remove these facilities the whole site will have to close, even though they are lawfully operating as a Certified Location (which allows for the simultaneous use by five caravans and ten tents). They have also submitted a new application for a Certificate of Lawfulness. Cllr Roberts expressed his support for the campsite and congratulated the couple on the way that it is maintained. County Cllr Jones agreed to speak to Mrs Fisher and Mr O'Neil after the meeting.

7. Finance/Approval of Payments

2978 – Clerks salary – The National Joint Council for Local Government Services (NJC) has reached an agreement on rates of pay applicable from 1st April 2025 to 31st March 2026. The Council unanimously agreed to adopt the new rates and the increase to be backdated to 1st April 2025.

2974 – The following payments were approved:-

Susan Holmes	£ 1057.60	Clerk salary July/August plus back pay
Susan Holmes (UTK Solicitors)	£ 25.00	Identity check with UTK Solicitors re park

8. Finance/Budget Monitoring – nothing to report this meeting**9. Reports from Sub-committees****a) Llangain Park** – see minute 2973 above**b) Business/Finance Planning**

- **Draft Grants & Donations Policy for approval**
- **Draft Corporate Plan for approval**

Cllr Starzewski presented both plans and suggested that all Councillors take some time over the next month to carefully consider their contents and comment as appropriate. He will then produce final drafts for approval at the full council meeting in November. The clerk will resend the document listing the powers and duties of the Council, to be referred to when considering the Grants and Donations Policy.

Cllr James reported that an approach had been made to the Hall Committee regarding whole day hire for a community consultation drop-in session. The original date has come and gone but a new date of 14th October was suggested. The hire charge would be £15 per hour or £185 for the whole day, which is what is the same rate as is paid by the County Council for elections. Cllr Starzewski questioned whether this was reasonable, considering the donation made to the Hall at the beginning of the year by the Community Council. Cllr Roberts proposed that Cllr James go back to the Hall Committee and request a 50% reduction, in the spirit of collaboration.

10. Human Resources – 2975 – Cllr Roberts is concerned that the Community Council are not properly fulfilling their obligations as an employer. He proposed the formation of a Human Resources sub-committee, which was agreed by all present. The new sub-committee will comprise Cllrs Starzewski, Griffiths and Atkins (nominated in his absence).

11. County Councillor's Report

County Cllr Jones reported that the allocation process has now taken place for the social housing on the Parc Penyrcoed development. Prospective tenants are put into one of three bands;

Band A – for those who are homeless, at risk of homelessness or in urgent housing need

Band B – for those with a 'reasonable preference', such as people needing to move due to

Band C – Medical reasons, transferring from a larger home, or those in overcrowded or unsanitary conditions.

In this instance 60% of the allocation will go to those in band A and 40% to those in band B and C. In all cases, priority is given for location and key workers.

Following a question from Cllr Roberts, County Cllr Jones reported that Parc Penyrcoed was the name that had been agreed, by proper consultation in 2023 and had already been registered with Royal Mail etc. The name of Bryn Tirion was simply a temporary name, inexplicably used by the developers during construction and marketing of the estate and was not recognised by the County Council.

At a recent meeting with Dyfed Powys Police, she had brought up the vandalism in the village and reported that, in future, all incidents should be reported to the police using the 101 telephone number. This ensures that the incident is logged and can be referenced when policing the area.

She had attended the recent funeral of Merrill Parry, former proprietor of Pantyrathro Mansion House which was well attended and had been a suitable tribute to a much loved local host. She and

her late husband, John, had turned the local mansion into a hotel in the 1980's and it became a hugely popular and successful venue for registered weddings and receptions.

The WLGA (Welsh Local Government Association) was present at the 2025 Royal Welsh Show, launching their new [Rural Manifesto](#) focusing on rural community potential and resilience, and discussing challenges facing farming communities and social care. They called for greater investment and recognition for social care and emphasized the need for the revised [Sustainable Farming Scheme](#) to deliver meaningful support to farmers and rural areas.

After many years Mark Allen has recently retired from his role looking after highway maintenance in the local area. I have thanked him on behalf of the community. Having not been able to recruit into the role, this now leaves his partner to cover the area alone, which may cause some delays.

Finally, The John Vaughan Educational Trust, which exists to encourage, support and promote non-statutory educational attainment and lifelong learning for those residents in the parish of Llangynog has been finding it difficult to allocate funding due to the restricted geographical area in which it operates. It is hoped that an application to the Charity Commission may result in this boundary being extended to enable more young people to benefit. John Vaughan was the leader of religious and educational life in Carmarthenshire and founded Llangynog Primary School.

<https://communityfoundationwales.org.uk/grants/education-foundation-for-john-vaughan/>

12. Any Other Business

2976 – Cllr Williams reported that Warrant Officer Geoffrey Harwood of the Beeches (Chweched – Six Roads Cottage) who became a centenarian last year had died recently.

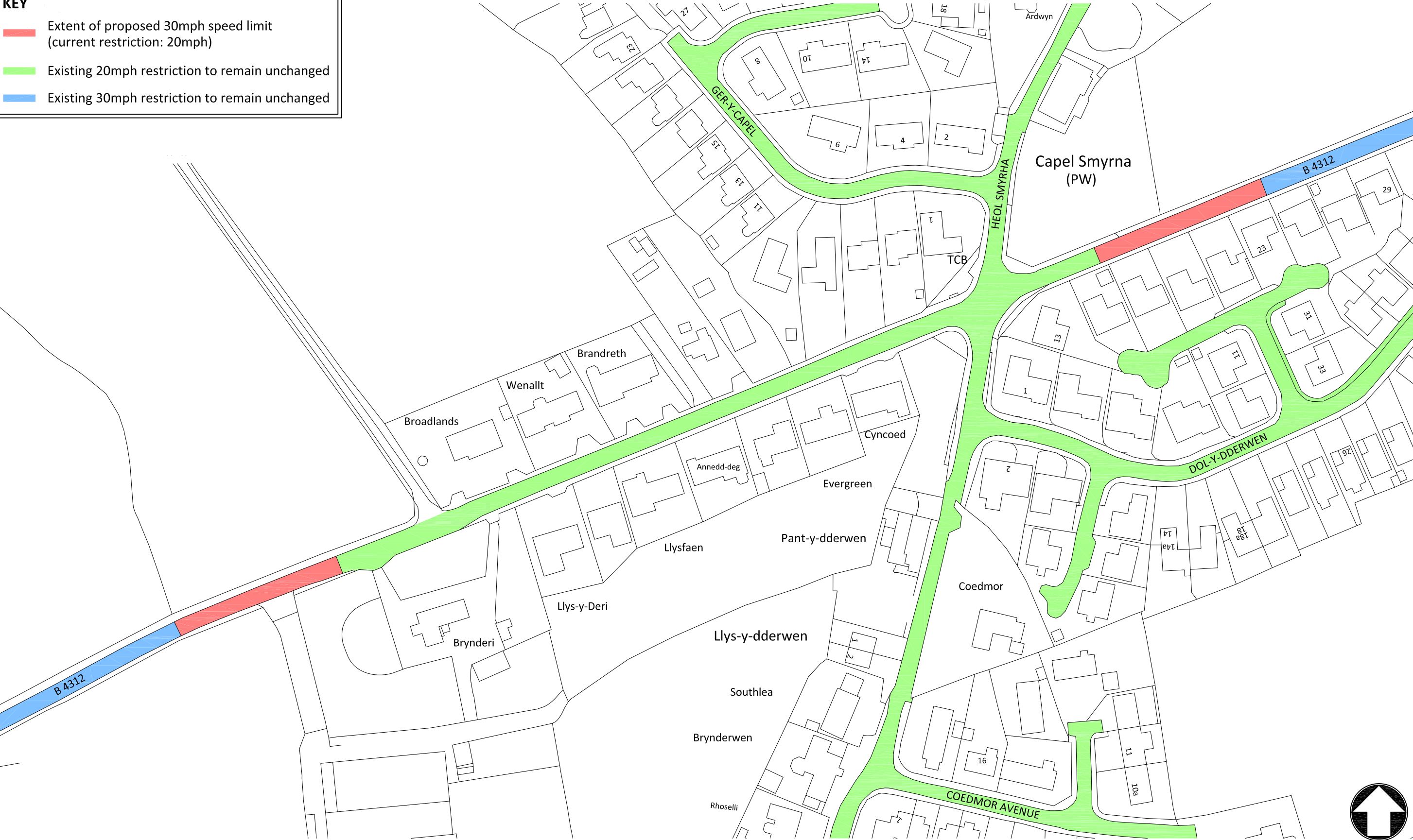
2977 – Cllr Williams referred to the Milestone heritage project which he is slowly but surely progressing with since the Pandemic. He referred to the match funding donation that has been allocated by the Milestone Society UK and the confirmation of an initial donation of £500 by the community council (February and March 2021 – Minute 2792).

Date of next meeting: Wednesday 19th November 2025 at 6pm

Appendix 1

KEY

- Extent of proposed 30mph speed limit (current restriction: 20mph)
- Existing 20mph restriction to remain unchanged
- Existing 30mph restriction to remain unchanged



Gwasanaethau Dylunio Peirianegol

Cyngor Sir Gâr
Carmarthenshire
County Council

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REV	DATE	REVISION DESCRIPTION	REV BY	CHECKED	DATE CHD
Status CONSULTATION					

Project

PROPOSED SPEED LIMIT CHANGES

Title

B4312 LLANGAIN

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Made By	Date	Checked	Date	Authorised	Date
JM	24.6.25	NG	30.6.25	VP	30.6.25
Scale			Project no.		
1:1,500			80/0041/365		
Drawing no.				Revision	
SL06/E				-	