

LLANFAIR YN NEUBWLL COMMUNITY COUNCIL

Minutes of the Council's Meeting - 7.00 pm, Tuesday, 18 November 2025

Present: Councillor Einir Thomas – Chairman

Councillors: Gwilym O. Jones, Siân Enfys Jones, Sharon Parry and Gareth Thomas

Also Present: Mai Owen – Clerk / RFO.

1. **Apologies:** Cllrs. Gordon Owen, William Victor Owen, Evan Wyn Robertson, Dyfed Williams and County Councillor Ken Taylor. .

2. **Declaration of Interest** – declarations of personal interest:
Cllrs. Gwilym O. Jones in item 4.2 Village Hall.

3. **Minutes of the previous meeting**
The minutes of 21 October 2025 were accepted as being correct (prop. Cllr. Sharon Parry, sec. Cllr. G.O. Jones).

4. **Matters arising from the minutes.**

4.1 Playing Field: Agreed to refurbish the benches as soon as the weather improved.

4.2 Village Hall: The window in the boiler room had been replaced. The clerk had met with the Distribution Inspector, (Welsh Water) and confirmation received that all was in order for the final mains water connection.

4.3 Any other matters arising from the minutes - none.

5. **Planning**

5.1 FPL/2025/247 Ty Newydd, Llanfair yn Neubwll.
Full application for demolition and replacement of the existing dwelling together with creation of 10 glamping units (all year round use), communal game room, along with associated works - Members expressed serious concerns about the access road to this development and would ask that planning and highway officers conduct a site visit before a decision is made on the application.

6. **Financial Matters**

The RFO submitted the financial report for the period from 1.9.2025 to 30.9.2025 together with bank reconciliations, statements and copies of the accounts.

6.1 Payments since last meeting: noted / agreed.

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|--------------------------|---------|----------------|---------|
| Salary (Oct.) | £364.19 | Scottish Power | £314.97 |
| British Gas | £11.42 | Medwyn Owen. | £54.80 |
| G&R Building & Landscape | £490 | | |

It was also agreed that the Clerk / RFO would pay any invoices received in respect of

previously agreed expenditure.

7. Correspondence – the following were submitted and noted.

- 7.1 Traffic Regulation Order – (disabled persons parking 15 Rhen Ysgol)
- 7.2 Town and community council forum - minutes and date of next meeting.
- 7.3 Statutory notice: Ysgol Uwchradd Caergybi
- 7.4 Practice Development Note 21 Annual Meetings
- 7.5 Consultation: Changes to local government elections rules in Wales | GOV.WALES
- 7.6 Workshop - Local Resolution Protocol
- 7.7 30mph Speed Limit Order 2025

8. Section 6 Biodiversity Report – agreed to accept the report as produced by the clerk.

9 Member Reports

- 9.1 Cllr. Sian Jones:
Expressed concerns that there may be more vehicles parking on Minffordd Road now that the new estate was being built between Dol Eithin and Dafarn Cwch. It was noted that these houses had designated parking spaces,- agreed to request double yellow lines to ensure that parking would be restricted to one side of Minffordd Road.

10. Next Meeting - 20 Januaray 2025

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