

Penybont and District Community Council

You are summoned to attend a Council meeting of the Penybont and District Community Council to be held at 7.30pm, 8th September 2026 in Main Hall of Penybont Community Hall. Zoom Link

Geraint Evans
Clerk to Community
Council
2nd September 2026

1. Apologies for Absence

2. Declaration of interest:

Reminder to members. A personal Interest is also a Prejudicial Interest because under the objective, public perception test (Para 12(1) of the Members' Code of Conduct) where you have a personal interest in any business of your authority you also have a prejudicial interest in that business if the interest is one which a member of the public with knowledge of the relevant facts would reasonably regard as so significant that it is likely to prejudice your judgement of the public interest. Forms available from the Clerk

3. Minutes.

To authorise the Chairman to sign minutes of the previous meeting of the Council held on the: -
14th July 2026

4. Clerk's Update.

5. County Councillors Report

6. Planning

- P/26/0831/FUL
Erection of garage and store with games room/office above including extension of domestic curtilage and associated works
BRYN THOMAS, PENYBONT, LLANDRINDOD WELLS, LD1 5SP
- P/26/0888/FUL
Erection of agricultural buildings, improvements to existing access, engineering operations and associated works (part retrospective)
WAINDDU, CROSSGATES, LLANDRINDOD WELLS, LD1 5SW

7. Community Issues Raised or Ongoing

- Welsh Water
- Cattle Grids- see correspondence

8. One Voice Wales

Penybont and District Community Council

- None published from 1st July, next meeting 24th September 2026

9. Finance

(i) To Approve:

Scribe Accounts DD		£33.12
Clerks 1/2yr Salary		£1117.50* (HMRC)
Clerks Home Allowance		£156
Precept 2/3		£2072.00

- Bank Reconciliation.

10. Correspondence

- Letter received relating to complaint relating to cattle grids.
- Email complaint relating to Welsh Water/Old Market Meadows.

11. Public Discussion ¹

12. Date of Next Meeting and format

10th November 2026 at 7.30pm Hybrid available.

Public Attendance and Involvement at Community Council Meetings

1. Members of the public are entitled to attend Community Council Meetings except when the Council has something of a confidential nature to discuss.
2. Members of the public have no automatic right to speak at Community Council Meetings
3. Penybont and District CC have allocated a space at the end of meetings when members of the Public are invited to raise matters for the Community Council to consider as items to be put on the agenda for their next meeting.
4. Members of the public who bring other matters to the attention of the Community Council may be listened to at the discretion of the Chair.
5. Members of the public who are told that an item is not relevant to the work of the Council may be told to desist. Failure to desist could mean that the person is asked to leave. Failure to leave the Meeting could result in the Chair adjourning the Meeting and/or calling the Police.
6. The Chair may call upon members of the public who have specialist knowledge on an item being discussed to speak at any time during the Meeting.

¹ Standing Orders 2.15C

Minutes of Ordinary Meeting of the Council held on Tuesday 14th
July 2026

PRESENT: Cllrs Bufton; J. Lawrence: Cllr Duggan:

Cllr Watkins(Chair)

Apologies : Cllr Ingram (accepted)

Absent:

Others: County Councillor G.Morgan

Declarations of Interest:

*Reminder to members. A personal Interest is also a Prejudicial Interest because under the objective, public perception test (Para 12(1) of the Members' Code of Conduct) where you have a personal interest in any business of your authority you also have a prejudicial interest in that business if the interest is one which a member of the public with knowledge of the relevant facts would reasonably regard as so significant that it is likely to prejudice your judgement of the public interest. Forms available from the Clerk
(See minute number PD/0083 in respect of Cllr J.Lawrence)*

PD/0079/26 Minutes.

To authorise the Chairman to sign minutes of the previous meetings of the Council held on the: -12th May AGM:12th May

Proposed to accept Cllr Duggan Unanimous

PD/0080/26 Selection of two (2) Community Councillors.

- Following authority from Elections Office PCC and their guidance on voting selection, the following two applicants were selected.
 - Mr Andrew Davies
 - Mr Adam Shearman

PD/0081/26 Clerk's Update.

- The Clerk informed the council of his intention to retire this year; an appropriate date will be agreed with council.
- The council has now deposited with the archive department of Powys County Council, all manual minutes and agendas, which represents decades of their work within the community.

PD/0082/26 County Councillors Report

- The council extended their best wishes on CC Morgans position to Chair of the County Council.
- A resume of ongoing meetings was given.
- A purchase of 3 automated 'Pothole Pro' is proceeding. It was suggested that the council contact PCC with a view of housing one at Penybont.

PD/0083/26 Planning

- P/26/0143/FUL:Site Address
Tynllan Farm Hill, C/oTynllan Farm, Llandegley,
Llandrindod Wells, LD1 5UF: **Resolved** to make no formal comment.
Cllr J. Lawrance made a declaration of interest and left the room at 2010-2020
- P/26/0543/FUL, BRYNTHOMAS, Penybont, LD1 5SP, livestock building. Resolved to make no formal comment.

PD/0084/26 Community Issues Raised or Ongoing

- A response has finally been received from DWR Cymru regarding the sewage issues within Penybont. The council sort further advice from former Cllr Turner of historical matters. The Clerk will reply to the letter seeking clarification of some ambiguous matters.

PD/0085/26 One Voice Wales

- None posted

PD/0086/26 Finance

(i)To Approve:

- **Annual Bank Reconciliation. Supplied**

T.Price	Aduit	83.00
Paints\$Trade	Re paint telephone kiosk	687.98
Scribe DD	Accounts	33.12
VAT refund		326.98

Proposed to accept all Cllr Bufton Unanimous

- Internal Audit report presented and accepted. Signed by Chair and RFO.

PD/0087/26 Correspondence

- DWR Cymru

PD/0087/26 Public Discussions

Relating to Penybont Common and the exceptional weather and ‘wildfires’. The matter was raised and discussed on what prevention

measures the council were considering taking? The Clerk will revisit the documentation on its responsibilities from title documents.

Meeting concluded 2045hrs, next meeting 8th September 2026 @ 7.30pm

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Penybont & Llandegley Community Council

Prepared by: Geraint Evans
Name and Role (Clerk/RFO etc)

Date: 2nd Sept 2026

Approved by: _____
Name and Role (RFO/Chair of Finance etc)

Date: _____

A	Bank Reconciliation at 01/09/2026		
	Cash in Hand 01/04/2026		7,057.74
	ADD Receipts 01/04/2026 - 01/09/2026		4,472.98
	SUBTRACT Payments 01/04/2026 - 01/09/2026		11,530.72 261.79
	Cash in Hand 01/09/2026 (per Cash Book)		11,268.93
B	Cash in hand per Bank Statements		
	Petty Cash 01/09/2026	0.00	
	Unity Trust Bank 01/09/2026	11,268.93	
	Less unrepresented payments		11,268.93
	Plus unrepresented receipts		11,268.93
	Adjusted Bank Balance		11,268.93
	A = B Checks out OK		

Good morning,

For over three months we have been having trouble with sheep walking through the bars of the cattle grid (at the cattle grid by Baily mawr, Llandegley end of the common in particular) They are also walking through bars at both ends of Penybont. This is not the first time, this has been happening regularly since the 'new' grids were installed.

We have reported this in May, in person in the depot and via email to an inspector in early June. We have made 2 x phone call about cattle walking through the bars as well as one online report and three other reports about sheep as well as two more phone calls in the last two weeks.

By the way the out of hours number is never answered and cuts you off after 20 minutes.

We have called the out of hours phone number three times on Saturday 25th July and Delta wellbeing certainly are not there to help!

We have had to collect sheep and cattle more times than we can count, this puts us and any members of the public who help at risk each time. My parents in law in the 80's and late 70 have had to do this if we were not here. Not to mention the safety of road users negotiating the loose livestock on the A44.

The one reason is that the cattle grids are not cleaned on a regular basis. They are only cleaned out when we have reported it several times. It takes us becoming extremely frustrated and others helping on our behalf before anything gets done. This is a huge worry for us and takes an extreme amount of time out of our day. The stress of having this issue constantly is ridiculous.

There is no proactive maintenance of the councils asset. Everything is reactive.

The councils response was that they didn't want to put operatives in danger by cleaning out the grid. Never mind about our safety or that of any other road user.

There surely are trained traffic management operatives that can help when the asset is being cleaned out.

The cattle grids were cleaned out on Saturday and we are grateful to the team for doing this, please pass on our thanks. But since then we have still had three instances of sheep walking through the bars. It is too late. If they had of been cleaned out in May, when we raised the first issue, there would be less of a problem. But this does not negate from the fact that the cattle grids are not fit for purpose.

We are well aware that the livestock are ours and our neighbours. That doesn't really come into it. The issue is that the cattle grids - your assets, are not maintained on a regular basis and they are not fit for purpose.

The standard answer from Powys county council officers and much higher up in Powys is that they are to British standard. They are only just to British Standard, actually within approx. 1 cm.

Despite being in Powys county councils view - of to standard, that is not a legal justification, British standard is not legal compliance, but best practice. Best practice should be site specific and operation specific, evidence based and effective. If a British Standard is not fit

for purpose, it does not excuse anyone from their primary legal obligations to provide safe, functional goods and services.

Because standards are voluntary, blindly following a flawed standard will not shield those with responsibility from legal liability. The standard and these cattle grids are not fit for purpose and standards legally do not come into the justification we have been provided with in the past.

The problem is that once one animal crosses and learns how to do this, they keep doing it. Others follows - that's what sheep do. Not usually cattle, but they have in this instance, because they can.

We have removed these sheep and cattle from the common. We are in a time of drought and cannot keep bringing livestock into enclosed areas. But more livestock keep crossing the grids, time and time again. We have had two ewes killed the other side of the grid and last week a neighbour has had one killed.

We will be sending in a claim for these lost lives. We will also be claiming for feed as we cannot keep these animals on the common as well as our time having to get them back and place ourselves in danger to do this.

We called on several occasion to speak to the head of highways and officers - no one, not one has come back to us. This is unacceptable.

Please could we meet to discuss this as a matter of urgency? We will make ourselves available.

We look forward to hearing from you on this important health and safety matter within one week.

Kind regards

Rachel and Jimmy Hughes

Contact details redacted by Clerk

Email Received

Sewage treatment plant at Penybont

Good afternoon,

We are having some issues with the development on Old Market Meadows.

But we are also having many issues with Welsh Water as to sewage smells that we are reporting almost weekly. Welsh water are removing tanker loads of sewage for treatment else where each week.

Please could you tell us the details of plans for upgrades to the sewage treatment works as outlined in the planning permission for Old Market Meadows?

Information was discussed in the community council meeting that I attended. A lady who is a local resident, provided a document that a picture was taken of. The document detailed that as part of the planning permission upgrades to the sewage treatment works had to take place. The developers seem to be unaware of this.

Would it be possible for us to have a copy of this please? Or details of the lady who provided this information, as we would very much like to discuss this matter.

We would very mch appreciate your help.

Kind regards

Jimmy Hughes