

**Cyngor Tref Caereinion Llanfair  
Llanfair Caereinion Town Council**

**LLANFAIR CAEREINION  
INTO THE FUTURE  
2021 - 2027**



**TOWN PLAN – DEPOSIT DRAFT**

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Town Clerk

June 2021

**Cyngor Tref Caereinion Llanfair**  
**Llanfair Caereinion Town Council**

**THE FUTURE PLAN FOR LLANFAIR CAEREINION**

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**SECTION 1 – Why produce a Town Plan?**

# **Cyngor Tref Caereinion Llanfair**

## **Llanfair Caereinion Town Council**

1.1 'If you do not know where you are going, how will you know when you have got there?'

1.2 The production of a Town Plan is to enable the Town Council to communicate its stance on various subjects and also to set out its plan for improving the Town for its residents.

1.3 The plan policies are to guide decision making. However the policies in this plan could be altered or overridden in exceptional circumstances considered at the time. There is also a project plan showing what is planned and in what envisaged programme & timing.

1.4 Communities everywhere are constantly changing. The government wants local communities to take more control of their own lives, to say what they want doing in their own neighbourhoods and to engage with other organisations to get it done.

1.5 Powys County Council have made clear statements that they wish to become closer to the communities they serve and to this end the Town Council will be seeking **to work closely with the County Council where there is a common interest.**

1.6 You cannot prevent change, but what you can do is influence it. The Town Plan can help our community to make change happen in a positive way.

1.7 The Town has seen a decline in recent years with the loss of both banks and a general store. The Town looks tired and is in need of rejuvenation.

1.8 The plan sets out how community action can meet local needs, and will help to prioritise resources, which in turn will provide important information to help influence the policies, decisions and actions of others.

1.9 By way of its budget allocations and particularly through its grant regime, the Town Council has been able to provide financial support to a vast array of community initiatives. It is hoped that this support will continue.

1.10 As a community we can show that we are taking our future seriously, the Town Council plan might increase our chances of getting local authority support to enhance our community's economic, social and environmental well-being.

1.11 It will give us the evidence to help inform policymaking by a range of organisations, from the local planning authority to police and health services.

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1.12 It will also help us to develop and maintain effective working relationships with all those outside bodies that provide services to our community, now and in the future.

1.13 The benefits of producing this plan are many.

It will: —

- Give all local people the chance to develop a vision for their community, identifying positive and negative issues — Influence and inform others including Community Strategies and Local Development Frameworks
- Provide clear evidence of community needs and priorities for the Town Council to plan our resources and efforts.
- Strengthen the Town Councils relationship with all sections of the community.
- Help the community enhance its status — Develop increased local voluntary action
- Create a real sense of community spirit, getting people involved and talking to each other.
- Reinvigorate local democracy by stimulating interest in community affairs
- Gain funding for local initiatives by demonstrating we have been through a needs assessment with full community participation.
- Highlight projects which need involvement from other agencies
- Encourage partnership working.

1.14 Over a number of years various bodies have developed plans and strategies for addressing the needs of the local area. Often these plans relate to the remit of delivery obligations of the commissioning organisations that may extend far beyond the towns boundaries or relate to specific areas of the town or specific services.

1.15 Powys County Council has prepared a Local Development Plan setting out their strategy for the whole of the County. The Town Plan is looking to focus on the Town Councils area.

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1.16 The Town plan will create initiatives for the area we serve and these could provide benefit for wider areas.

1.17 The Town Boundaries are set out at appendix A, the Local Development Plan maps with key at appendix B,C and D.

### **SECTION 2 – About Llanfair Caereinion**

2.1 The small country market town of Llanfair Caereinion, is in the heart of the ancient county of Montgomeryshire, developed at an important crossing point on the River Banwy.

2.2 Victorian Llanfair had long been a centre for the farming community with its livestock sales and market hall. The town survived a great fire in the 18th century and there was much rebuilding.

2.3 It also lies at the crossroads of important routes from the coast to Shrewsbury with smaller roads connecting the communities of the Montgomeryshire countryside.

2.4 Today the Town has changed a lot and has less shops and commerce but still has some wonderful facilities ranging from the Leisure Centre to the Steam Railway and from Deri Woods to Mount Field.

2.5 The Town Census (2011) is set out at appendix E setting out the town's demographics. When the 2021 census is released the Council will consider any changes required to the plan as part of the annual review process.

2.6 The headlines of the Census for Llanfair Caereinion are:

i)	Population (estimated to be falling)	1,810
ii)	Home ownership	73%
iii)	Car ownership	90%
iv)	Seniors living alone	12%
v)	Residents with long term disabilities	18%
vi)	Seniors over 60	19%
vii)	Young people under 18	26%
viii)	Working for National or Local Government	25%
ix)	Working in private industry	30%
x)	Welsh speakers	29%

(percentages are of the population which is shown as 1,810 in 2011).

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2.7 The economic base of the Town is from sheep and cattle farming, tourism and other local industries.

2.8 There is a need to continue good relationships between the Towns major employers including Wynnstays, the Steam Railway, the Caravan Parks and others to mutual benefit of all.

### **SECTION 3 – About the Town Council**

3.1 A Town Council (or Community Council as they are also known) is the level of government closest to the people. These Councils are based on specific geographical areas and Llanfair Caereinion Town Council seeks to serve and represent the needs of the community of Llanfair Caereinion and its surrounding area.

3.2 Each community is divided into smaller geographical areas called wards. However in Llanfair Caereinion the Town Council operates as a single ward.

3.3 Elections are held normally every four or five years (the most recent election being in May 2017), whereby the residents of the Town are asked to elect 12 Councillors to represent the particular interests of the Town and the general interests of everyone living there.

3.4 Details of the Councillors representing the area can be found on the Council website at <http://www.llanfairtowncouncil.co.uk/>

3.5 The Town Council annually elects one of its Councillors to the position of Chair who then represents the Town Council at various events throughout the year. There is also an elected Vice Chair. Each is elected for a term of 12 months but it is custom that they serve a second term if they wish to.

3.6 Town Councillors are volunteers who stand for election because they care about the community and wish to see a difference made - there is no remuneration for this role.

3.7 Llanfair Caereinion Town Councillors meet at least once a month to discuss a variety of topics relevant to the running and development of the Town. The Town Council also has Committees which meet in addition to the Full Council.

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3.8 The Town Council prides itself on conducting its business in an open and transparent manner. It makes its agendas and minutes available at the public library and on the Council Web Site and at every Full Council meeting held on the fourth Monday of each month (except August); Llanfair and District residents have the opportunity to ask questions of the Council and to put ideas to them.

3.9 Llanfair Caereinion Town Council is one of over 100 Town and Community Councils within Powys – it is of medium size in terms of population, financial and service delivery activity within the County.

3.10 The Town's boundaries stretch from just short of Llanerfyl in the West to Cyfronydd in the East. Southwards the Town extends to part way towards New Mills and to the north approx. ½ mile from the centre.

3.11 The Town Council has few duties by law but it does have the extensive powers to carry out what it wishes to achieve.

3.12 The County Council is responsible for delivering most of the essential day to day services within the Town including education, social services, highways etc.

3.13 The Town Council's principal role is to represent the views of its residents, businesses and other organisations in the Town and it does this by regularly debating issues at its meetings and through local forums for business, residents and the youth. The Town Council also delivers a range of local services to the Town.

3.14 The Town Council considers matters referred to it by the Welsh Assembly Government, Powys County Council, other public agencies, local organisations and members of the public.

3.15 Sometimes these are issues on which it must express a view e.g. planning matters. At other times it is consulted as an interested party, for example regarding the Active Travel Plan.

3.16 At other times it has to seek out information on which it feels it should have been consulted or where it can influence decision making on behalf of the Town e.g. policing resources to tackle crime and disorder. The Town Council works closely with the local neighbourhood Policing Team through the PCSO.

3.17 The Council occasionally invites a speaker to address the Council on matters of general interest or local significance.



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### **Llanfair Caereinion Town Council**

3.18 The Town Council challenges where necessary to get the best outcome for our town. To facilitate this process the Council employs a Town Clerk to manage the Council's legal, financial and administrative affairs and additionally they conduct the research necessary to keep the Council as fully informed as possible about the issues affecting the Town.

3.19 The Council also manages two Trusts (Mount Field and Deri Woods) which comprise property for the benefit and enjoyment of the residents of Llanfair Caereinion.

3.20 In carrying out their duties Councillors have undertaken to be bound by the Llanfair Caereinion Town Council Code of Conduct.

3.21 The Code requires Members to act in accordance with six general principles:

1. Promotion of Equality and Respect for Others.
2. Accountability and Openness.
3. Duty to Uphold the Law.
4. Selflessness and Stewardship.
5. Objectivity and Propriety.
6. Integrity.

3.22 In addition, in all their dealings the Code requires Councillors to consider whether they have a personal interest in any matters being considered by the Council and whether the Code of Conduct requires Councillors to disclose that interest. Failure to observe the Code can lead to a Councillor being suspended or removed from office.

3.23 Copies of the Code of Conduct can be inspected on the web site or making arrangements via the Town Clerk.

3.24 Published and Audited Accounts All Town and Community Councils in Wales are subject to an annual external Audit. During this process the accounts are available for public inspection. Additionally, the Council engages an independent internal auditor which also ensures accountability to the public.

3.25 The Town Council actively campaigns to maintain or increase standards, and develop community cohesion.



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3.26 The Town Council administers or is involved in the following:

Financially:

- \* Mount Field Recreation Grounds (as Trustee)
- \* Deri Woods (as Trustee)
- \* Public Toilets
- \* Playground
- \* Tennis Courts
- \* Chapel of Rest and Erw Ddwr Cemetery
- \* War Memorial
- \* Street scene (benches, notice boards, signs etc.)
- \* St Mary's Churchyard
- \* Civic Leadership
- \* Council Office
- \* Partnership with the Community Library
- \* Some street scene cleaning and repairs including provision of some seats
- \* Grants to voluntary organisations.
- \* Also gives support for sports such as Football, Tennis and Bowling.
- \* Events
- \* Community Awards for those nominated by the Community for exceptional works or achievements within the Town.

Non-Financially:

- \* Community Leadership
- \* Consultations with residents, business and the youth.
- \* Representation on outside bodies for example School Governors
- \* Expressing opinions on Planning applications and Planning matters
- \* Responding to consultations on behalf of the town
- \* In addition to the above Town Councillors are involved in all aspects of community life and assist many organisations through voluntary work.

### **SECTION 4 – The Local Development Plan**

4.1 The Town plan should be read alongside the Powys County Council Local Development Plan. Where the Town Council Policies are in conflict with those in the Local Development Plan the town Council will pursue those within its own plan whilst respecting the Status of those set by Powys County Council.

4.2 The Town Boundary along with allocated Land Uses is shown attached at appendix B and C. The Ward Boundary of Llanfair Caereinion is shown at appendix A.

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4.3 Conservation areas and listed buildings - A lot of the main Town Centre is covered by a conservation area. Within that area there are some listed buildings. The extent of the conservation area is shown on the plan at appendix C.

4.4 Recreation space (6 acre rule) - The aim for recreation space is to provide 6 acres for every 1,000 population. Llanfair Caereinion has a population of just under 2,000 so to meet these requirements there should be 12 acres of public open space. Taking into account Deri Woods, Mount Field and the playground the Town meets these criteria. The Council will, where appropriate, allocate open spaces and register with Fields in Trust to protect them by statute for the future.

4.5 Strategic planning policies and design criteria are contained in the Powys Local Development Plan.

### **SECTION 5 – Vision and Mission Statement**

5.1 VISION STATEMENT: Llanfair Caereinion Town Council will strive to improve the Quality of Town Life and make Llanfair Caereinion a great place to live.

5.2 MISSION STATEMENT: Llanfair Caereinion Town Council will work towards ensuring a thriving community and town which will be a healthy, vibrant, clean and attractive place to live, work and visit.

5.3 COUNCIL OBJECTIVES 2021 - 2027: Llanfair Caereinion Town Council will strive to give:

STRONG LOCAL LEADERSHIP  
COMMUNITY CONSULTATION, ENGAGEMENT & COMMUNICATION  
SUPPORT LOCAL INDUSTRY AND TOURISM  
INVEST IN THE COMMUNITY PROVIDING BETTER FACILITIES  
SUPPORT LIFELONG LEARNING  
SUPPORTING PEOPLE WITHIN OUR COMMUNITIES  
PROMOTE THE WELLBEING OF THE TOWN  
LOOK TO ACHIEVE OBJECTIVES IN THE FUTURE GENERATIONS AND  
WELLBEING PLAN  
SUPPORT TO A TOWN COUNCIL CLIMATE CHANGE POLICY

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### **SECTION 6 - Consultation method**

6.1 A consultation was completed seeking resident's views on what they would like to see in the Town in 2018. The plan has taken into account the views of the community in preparing this plan.

6.2 On completion of the draft plan a consultation is to be held giving the community a chance to make any final suggestions or comments prior to its approval.

6.3 The consultation included

- a) The local residents.
- b) The Farming Community.
- c) Various groups.
- d) The County Council.
- e) Local Business.
- f) The Youth.
- g) The High School.
- h) The WLLR.
- i) Powys County Council

6.4 The methods of consultation included:

- a) Website
- b) Social Media
- c) Booklets for residents delivered through each homes door
- d) Various meetings with residents
- e) Press releases
- f) Drop in times for residents to meet the Town Clerk or Councillors
- g) Copy of plan deposited at the Library and in the Council Office

6.5 The results of the consultation held in 2018 are set out in a separate document to be read alongside this plan.

6.6 The main concerns and comments from residents were:

- a) Lorry traffic along Bridge Street/Broad Street/Watergate Street/New Road.
- b) Speed of vehicles.
- c) Lack of parking
- d) Need to review parking restrictions.
- e) More parking for disabled.

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Continued

- f) Morgan's Yard and its derelict state.
- g) Doctors Surgery parking and traffic movement issues.
- h) Deri Woods and dog fouling.
- i) Pot holes and road surfaces.
- j) Untidy looking town.
- k) Businesses closing down.
- l) More communication as to what the Council is doing.
- m) More for the youth of the town.
- n) More events.
- o) Occasional street market.
- p) Promoting Welsh.
- q) Playground at Maes Derwyn needing attention.
- r) Willingness to pay a bit more on Town Council Tax to retain and improve services.

### SECTION 7 – Objectives of the Plan

**7.1** The Council aims to use resources effectively and provide high performing, value for money services and facilities that focus on customer needs.

**7.1.1 Objective :** Being clear about the organisations purpose and its intended outcomes for citizens and service users:

<b>Actions:</b>	<b>How it will be achieved:</b>
The Council to set a 5 year plan setting out its priorities with a monitoring review every 12 months.	This document, and its successor documents, outlines the objectives of the Council. There will be an annual monitoring report contained within the Annual Report.
The Councils priorities will be set annually to support the overall objectives.	Councillors will consider the monitoring report annually and set the next years objectives.
Review the management structure of the Council and its roles and responsibilities annually.	The Annual Meeting shall approve the management of the Council and agree roles and responsibilities.
A Committee to carry an annual review of any staff to ensure compliance with good practice and employment law.	An annual review of the Town Clerks performance will take place in September of each year.

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<b>Actions:</b>	<b>How it will be achieved:</b>
Continue to develop methods to communicate performance to the public including the website, Facebook, booklets and the annual report as well as giving the opportunity for the community to attend Council meetings.	The Town Council maintains a website (information available in Welsh on request) and has a notice board provision. The Council also has a Facebook page and is proposing to implement a 3-4 times a year booklet for each residence.
Council risks regarding its finances and activities.	The Council has completed a Council Risk Assessment and has a full range of documents for good governance and H&S practice. All documents are posted on the Councils website.
Review annually the Council appointments to outside bodies.	This is to be completed at the Annual Meeting.

**7.1.2 Objective :** To put in place a range of financial management measures to ensure the effective use and management of resources:

<b>Actions:</b>	<b>How it will be achieved:</b>
Prepare a 5 year rolling budget showing both income and expenditure along with any capital plans.	The annual budget shall include a forward projection for 5 years on a rolling basis.
Put in place procedures to ensure finances are protected and managed effectively.	The Council has financial regulations, financial risk assessments, cash handling procedure and investment policies in place.
All finances to be monitored on a monthly basis with a comparison between budget and spending along with bank balances and bank reconciliation.	The Council receives monthly reports with bank balances and the bank reconciliation. The monthly report includes actual income and expenditure against budget.

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**7.1.3 Objective:** To attract investment in both public and private sectors to ensure the economic well-being of the residents of Llanfair Caereinion and District.

Action:	How it will be achieved:
Support the Welshpool and Llanfair Light Railway which is the largest tourism attraction in the Town and second only to Powis Castle in the wider area.	To support the development of the railways base in Llanfair Caereinion. To work with the railway in achieving its objectives to be sustainable into the future.
To support the Local Caravan Parks in providing local accommodation.	To work with the Caravan Parks to ensure that they are able to develop their business to support tourism in the area.
To support local business within the Town Council Area.	To work with local business to ensure sustainability into the future.
Promote new projects in the Town for both local residents and visitors.	The Council will seek grant aid and work with partners to bring forward projects identified in the Project and Action Plan part of this plan.
To support events which give life and enjoyment to the Towns residents and visitors.	The Council will support local events and to run such events where required. This includes the Christmas Lights and the Carnival.
Explore partnership working with other organisations to promote and benefit the Town.	The Council is working with Montgomeryshire Wildlife Trust with Deri Woods and will work with other partners as the opportunity arises.

**7.1.4 Objective:** Maintain the highest standards of corporate governance in the administration, performance and conduct of the Town Council.

Action:	How it will be achieved:
Engage the services of a suitable internal auditor for the Annual Return.	An internal auditor is appointed each year as part of the Annual Return and presented to the External Auditor. Any issues are brought to the attention of the Council.
Undertake annual Council risk assessment reviews.	The Council Risk Assessment will be reviewed annually in February.
Ensure equality, complaints procedures, harassment policies and other relevant policies are in place and are published.	All policies are in place and will be published on the Councils website.
Publish a Welsh Language Policy.	The Council has a Welsh Language Policy that will be published.
Create a schedule of document reviews on a rolling 3 year basis.	A schedule has been prepared and will be used when carrying out document reviews in February each year.

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### 7.1.5 Objective: Work to meet all 'Quality Town Council' status criteria

Action:	How will it be achieved:
<p>To meet the Quality Council status requirements as soon as possible. This includes:</p> <ul style="list-style-type: none"> <li>i) At least two-thirds of the total number of members of the council have been declared to be elected</li> <li>ii) The Council to have a qualified Town Clerk.</li> <li>iii) The last two years of unqualified auditor's opinions from the Auditor General for Wales.</li> <li>iv) A compliant website.</li> <li>v) An annual report issued.</li> </ul>	<p>The Council is working towards 80% of its members appointed by election' The Council employs a Qualified Town Clerk. (FRICS and FSLCC) The Council has audited accounts and is getting its annual returns up to date and submitted in regulation order. The Council do all it can to ensure audits are unqualified into the future. The Council has a compliant website and is to issue an annual report from 2021. The Council will produce an annual report in September of each year.</p>
To manage Trusts in accordance with Charity Law and guidance.	A separate Trust Committee is to be set up to manage the Trusts of which the Council is a Trustee.

### 7.1.6 Objective: Grants and donations to local organisations.

Actions:	How it will be achieved:
To publish the Council grants and donations policy,	The Council has a grants and donations policy which will be published on the Council website.
To set aside an appropriate budget for such grants and donations.	The budget for 2021-2022 has allocated sums for grant aid to specific organisations. From 2022-2023 an amount of money will be allocated more generally in line with the policy. In all cases allocation of funds can be adjusted to meet local needs.
Provide support for the Community Library through a partnership between the County Council, Community Library and Town Council.	A five year agreement of support has been put in place with the new arrangement starting on 1 <sup>st</sup> May 2021.



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**7.1.7 Objective:** Ensure roles and functions of Members, Officers and Committees are clearly defined.

<b>Actions:</b>	<b>How it will be achieved:</b>
Establish a Delegated Authority document for the Town Clerk and Council.	A delegated authority document has been approved and will be published on the Council website.
Ensure any Committees have clear terms of reference.	At the annual meeting any committees will have full details on the agenda for agreement including their remits.
Ensure approvals of monies to projects are covered by recorded decisions.	For each project there will be a project manager and an approved budget to allow spending up to and including the budget limit. This is to be monitored monthly.

**7.1.8 Objective:** To work to the highest standards of conduct and behaviour.

<b>Action:</b>	<b>How will it be achieved:</b>
Ensure each Member has a copy of the Code of Conduct.	Each Councillor is issued with a Councillor Manual including the Code of Conduct.
Review employment policies on a regular basis in line with the review schedule.	All staff documentation will be reviewed in line with the review schedule.
Ensure the Town Clerk and any other employees have contracts of employment.	A contract of employment for the Town Clerk is in place.
Ensure that a staff manual is prepared and published.	The staff manual has been prepared and will be published on the Council website.

**7.1.9 Objective:** The Council aims to ensure that members and officers of the Council have the skills, knowledge and capacity they need to discharge their responsibilities and recognises the value of well trained and competent people in effective service delivery.

<b>Actions:</b>	<b>How it will be achieved:</b>
To ensure the Town Clerk is qualified and completes the CPD training as required.	The Town Clerk is qualified being a Fellow of the Society of Local Council Clerks and as a Fellow of the Royal Institution of Chartered Surveyors.
To ensure training for Councillors is available as required.	Training as required will be made available.
To ensure all newly elected Councillors have an induction and are issued with the Councillors manual.	All new Councillors and all Councillors following a general election shall receive introductory training and be issued with the Councillor manual.

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**7.1.10 Objective:** Ensure the processes for maintaining and reviewing the effectiveness of the governance framework are in place and active.

<b>Actions:</b>	<b>How it will be achieved:</b>
Ensure there are regular reports on Council activities for members to consider.	The Town Clerk issues a monthly report to all Councillors covering all areas of activity.
The external auditors report shall be presented to the first Full Council meeting following its issue.	The External Audit report will be presented to the Full Council in September of each year.

**7.1.11 Objective:** Manage the Council's financial, operational and reputational risk.

<b>Actions:</b>	<b>How will it be achieved:</b>
Maintain risk assessments and publish them on the website.	All activities will be the subject of risk assessments and these will be published on the website.
Ensure all risk assessments are reviewed in line with the documents review schedule.	All risk assessments will be reviewed in line with the review schedule and when any material changes to the activity take place.
Ensure all building certificates and documents are up to date.	All buildings have necessary risk assessments including any legal requirements. A fire risk assessment and asbestos report for both the toilets and the Chapel of Rest are in place.
Ensure all volunteers, Councillors and staff has appropriate certification for any works or activities carried out by them.	Any work carried out by volunteers, staff or Councillors will be subject to audit before works start that require such certification.
Ensure the Council carries all risks insurances for all its activities.	An all risks insurance policy is put in place with up to date rebuilding and replacement valuations completed in June of each year.

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**7.1.12 Objective:** To promote the Council through Civic and other activities

<b>Actions:</b>	<b>How it will be achieved:</b>
To insure the Chairs chain to its full value.	The Chairs chain is to be insured within the all risks policy.
To ensure that the names of the Chairs are engraved on the Chairs chain.	The engraving will be completed as soon as possible.
To promote the Council by attendance at events via the Chair, Vice Chair or Town Clerk.	The Town Clerk will make it known to the Community that the Council is open to invites to events and meetings to promote the Town and the Council.
To invite the public to nominate persons for a Community Award annually and for the Councillors to consider such nomination and decide upon such awards by a set protocol.	The Council is to introduce annual Community Awards.

**7.1.13 Objective:** To represent the views and wishes of the residents of Llanfair Caereinion.

<b>Action:</b>	<b>How it will be achieved:</b>
Develop and introduce a Community Engagement Strategy.	Such document and policy to be put in place during 2021-2022 year.
Actively promote Llanfair Caereinion Town Council as the first tier of government.	This will be done via the website, social media, booklets, press releases and displays at events.
Promote the opportunity (when it arises) for members of Llanfair Caereinion's electorate to become Town Councillors.	When a vacancy arises or a general election takes place the Town Clerk will ensure such information as is required is publicised widely in the community.

**7.1.14 Objective:** Work to make Llanfair Caereinion Town Council meet best practice on inclusion and accessibility

<b>Action:</b>	<b>How it will be achieved:</b>
Review Council buildings to ensure they meet 'access for all' regulations.	All buildings have been reviewed for disabled access.
To move towards being a Dementia Friendly Town.	To assess all the Council facilities to ensure they are dementia friendly and to progress towards the Town gaining such status.

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**continued**

<b>Action:</b>	<b>How it will be achieved:</b>
Engage with residents through all media channels to ensure all are able to access information.	The Council will use its website, social media, press releases and booklets to promote its activities and engage with the public.
Use surveys to gain feedback on activities and projects of the Council.	The Council will consult residents, business and the youth through forums and surveys as often as is required.
To ensure that sports facilities are available on land controlled by the Council on an equal basis.	To complete a review of sport facilities for the Town and implement its findings.  To support the retention and development of sports facilities at the High School.

**7.1.15 Objective:** To work with all appropriate bodies to ensure that the quality and scope of provision for youth of all ages is appropriate and reflects the changing needs of the community.

<b>Action:</b>	<b>How it will be achieved:</b>
To host a Youth Town Council with the local High School.	A youth council is to be set up with the High School on a quarterly basis.
To host a consultation platform for both the Junior and Infant Schools with the Head Teachers.	A suitable consultation arrangement to be put in place in agreement with the Schools.
To consult the youth of the Town on projects and any future plans.	The Council will consult with the youth as well as the residents and businesses on all projects.
Consult with infant and junior schools from time to time with regard to facilities such as playground provision.	The Council will consult the infant and junior schools on play provision and other matters that affect them directly.

**7.1.16 Objective:** To bring back to life the Town Centre of Llanfair Caereinion.

<b>Action:</b>	<b>How it will be achieved:</b>
To work with local business to do all that can be done to revive the Town Centre.	The Council will host a local business forum aiding working with local business to achieve a sustainable town centre area.
To help local business to thrive and aid a sustainable centre.	The Town Council will advise when required and ensure local business receives all relevant information.

# Cyngor Tref Caereinion Llanfair

## Llanfair Caereinion Town Council

**7.1.17 Objective:** To improve the well-being of the residents of Llanfair Caereinion.

Action:	How it will be achieved:
Prepare a well-being assessment against the Powys County Council assessment to ensure the Town Council is doing all it can to help.	The Town Council has prepared an assessment as required to identify what the Council is doing.
Review annually the well-being assessment and report to the Full Council alongside the Annual Report.	The well-being assessment will be reviewed and monitored for progress annually along with the Annual Report in September of each year.

**7.1.18 Objective:** To deliver a Town Plan to improve and take forward into the future the Town and outlying areas of Llanfair Caereinion with many projects identified.

Action:	How it will be achieved:
To deliver the plan through a monitoring and action projects which will be prioritised and delivered during the life of the plan?	Produce a prioritised list of projects and activities and deliver them in line with a defined programme.
To enable partners, Councillors, local residents and organisations to work together to deliver the plan.	Work with all agencies and organisations to deliver the co-ordinated objectives. See appendix H for list.

### SECTION 8 - The Town Plan Policy elements

8.1 The plan is divided into three parts as follows:

- i) Policies which guide decisions – see appendix F
- ii) Existing services delivered by the Council – see appendix G
- iii) Specific projects for the Town – see separate pack with this plan.

8.3 The Town Council will seek to complete a memorandum of understanding with the County Council to aid taking forward this plan. This should be in place under the Local Government Wales Measure 2011.

8.4 The Council delivers a number of local services with plans being put in place to retain and improve such services over the life of the plan.

# **Cyngor Tref Caereinion Llanfair**

## **Llanfair Caereinion Town Council**

8.5 Preparation of a separate plan for each service delivery is to be completed with a working programme within 12 months of the adoption of this plan and these individual plans will form part of the plan pack.

These reports will be completed for the following:

Deri Woods	Chapel of Rest
Ewr Ddwr	Public Toilets
Council Office	Playground
Tennis Courts	Sports facilities (including equality of support)
Street Scene	St Mary's Churchyard
Publicity and communication	

### **SECTION 9: Well-being & Climate Change Plan**

9.1 The Town Council will adopt as soon as possible a Well-being Plan and assessment.

9.2 The Town Council will adopt as soon as possible a Climate Change Plan to aid the Council becoming 'greener'.

9.3 The Council will when assessing projects and carrying out activities consult the well-Being assessment to see such projects or activities can improve the Town Councils part of the assessment.

9.4 The Town Council will seek to support actions taken by the County Council or other agencies to promote the Power of Well-being.

### **SECTION 10: Project & Action Plan**

**10.1** The Town Council will set priorities for the delivery of an action plan taking into account the residents' comments and suggestions received during the 2018 consultation.

**10.2** The programme for completing each activity is to be reviewed annually in September when the monitoring and annual report is delivered.

# **Cyngor Tref Caereinion Llanfair**

## **Llanfair Caereinion Town Council**

**10.3** The action plan and projects schedule is to be reviewed and monitored annually. The action plan is a separate document but to be considered as part of this plan..

### **SECTION 11: Policy and guidance notes for the Town Council.**

**11.1** The Town Council has prepared a list of policies which will guide its decision making when taking forward any activity affecting the Town and outlying areas.

**11.2** The policies are set out in full at appendix F.

**11.3** Where the policies differ from those of other authorities the Council will promote the Town Policies whilst respecting the status of the other authority's plans and policies.

### **SECTION 12: Relevant documents and plans**

The documents and plans that form the oval Policy Documents for the Town Council shall be:

- i) Powys County Council Local Development Plan
- ii) Powys County Council design criteria
- iii) The Llanfair Caereinion Town Plan
- iv) The Llanfair Caereinion 2018 consultation
- v) Town Council individual Service Delivery Plans
- vi) Llanfair Caereinion Town Council Well-being assessment
- vii) Llanfair Caereinion Town Council Climate Change Plan
- viii) Annual Monitoring Reports

### **SECTION 13: Monitoring and Review**

**12.1** This plan is to be the subject of a report and review annually to be presented within the Annual Report of the Council issued in September.

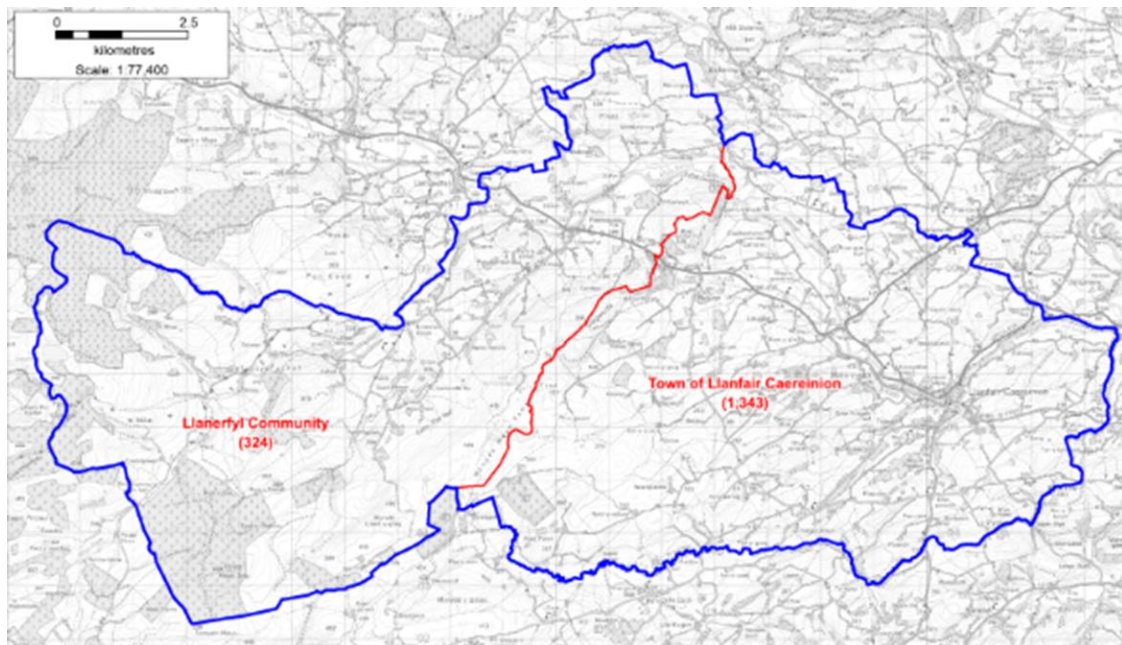
### **SECTION 14: Signatures and adoption**

- i) Cllr W Williams (Chair)
- ii)
- iii) Cllr I Davies (Vice Chair)
- iv)
- v) R A Robinson (Town Clerk)
- vi)

Dated 8<sup>th</sup> November 2021

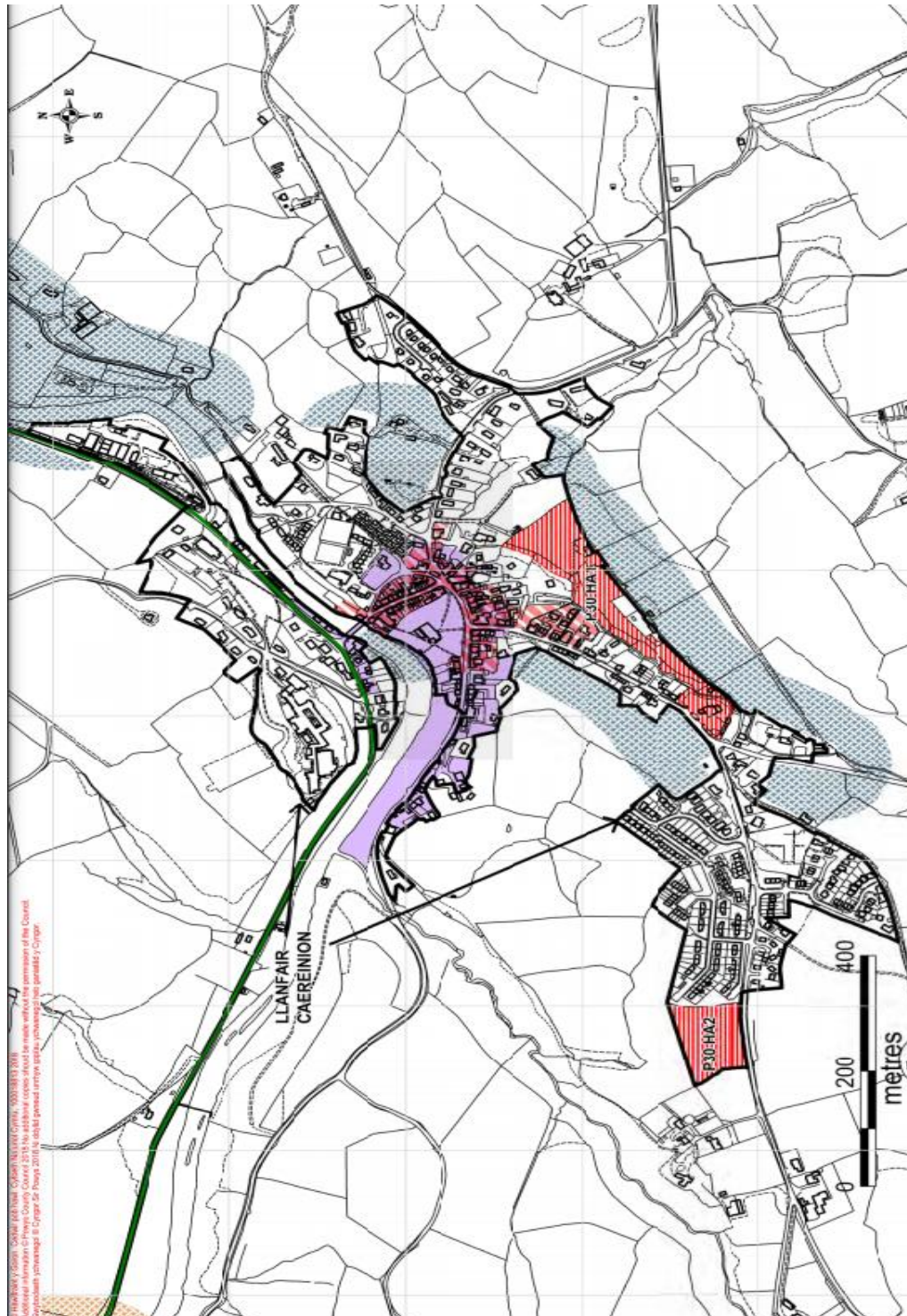


## APPENDIX A



**Cyngor Tref Caereinion Llanfair**  
**Llanfair Caereinion Town Council**

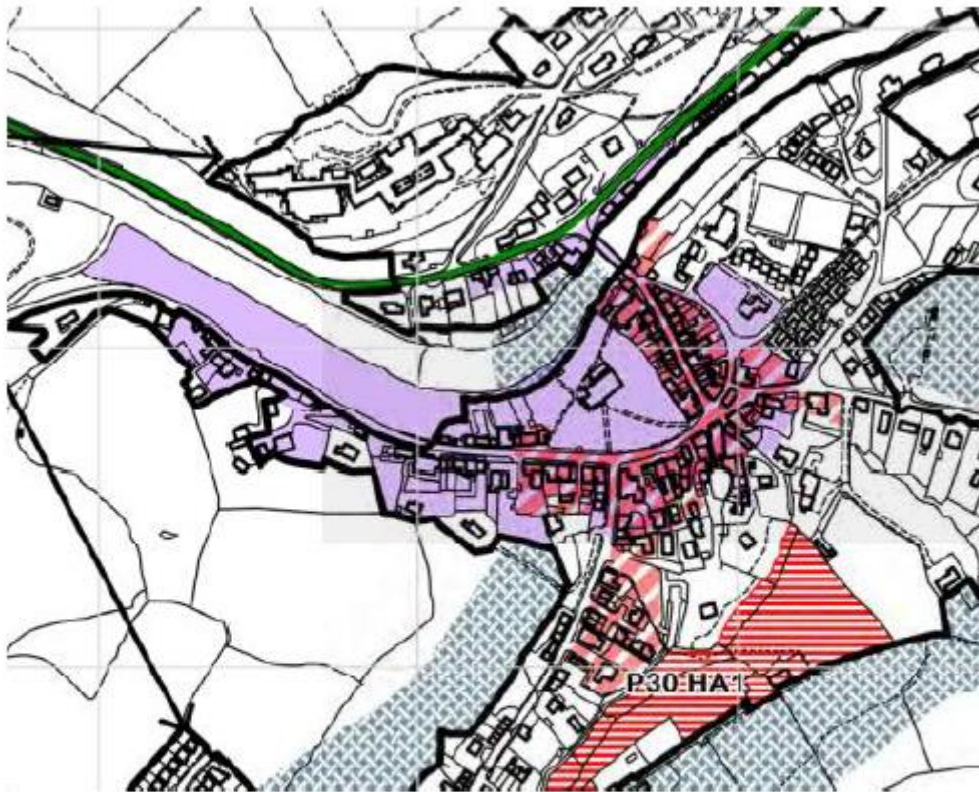
## APPENDIX B





# **Cyngor Tref Caereinion Llanfair Llanfair Caereinion Town Council**

## **APPENDIX C**



The Purple area is the conservation area

The striped pink is the Town Centre Zone
























Red hatching is a site allocated for residential development

The blue quilted colouring are areas rich in minerals

# Cyngor Tref Caereinion Llanfair

## Llanfair Caereinion Town Council

### APPENDIX D

 Powys LDP Boundary	 Conservation Area (SP7, DM13)	 Sennybridge (Ministry of Defence) Training Area (SP7, MD1)
 Development Boundary (SP5, SP6, H1)	 Historic Park and Garden Park Boundary (SP7)	 Petroleum Exploration & Development Licence (148) (M1)
 Housing Allocation (SP1, SP6, H1, H2, H11)	 Historic Park and Garden Kitchen Garden (SP7)	 Minerals: Permitted Working Area (M1)
 Residential Commitment / Housing Land Bank Site (with Planning Permission 01/04/2015) (SP1, SP6, H1, H2, H11)	 Historic Park and Garden Essential Setting (SP7)	 Minerals: Permitted Working Area Buffer Zone (M1, DM9)
 Employment Allocation (SP2, SP6, DM16, E1)	 Scheduled Ancient Monument (SP7)	 Sand and Gravel Category 1 Resource Safeguarding Area (SP7, DM8)
 Employment Safeguarding Area (DM16, E4)	 Registered Historic Landscape (SP7, DM4)	 Carboniferous Limestone Category 1 (High Specification Aggregate) Resource Safeguarding Area (SP7, DM8)
 Mixed Use Allocation (E3, H2, R2)	 Regionally Important Geodiversity Sites (DM2)	 Sandstone and Igneous Category 1 (High Specification Aggregate) Resource Safeguarding Area (SP7, DM8)
 Town Centre Area (R1, R3)	 Local Nature Reserve (DM2)	 Sand and Gravel Category 2 Resource Safeguarding Area (SP7, DM8)
 Primary Shopping Frontage (R3)	 National Nature Reserve (SP7, DM2)	 Slate Category 2 Resource Safeguarding Area (SP7, DM8)
 Secondary Shopping Frontage (R3)	 Special Area Conservation / Special Protection Area (SP7, DM2)	 Sandstone Category 2 Resource Safeguarding Area (SP7, DM8)
 Small Villages (SP5, SP6, H1)	 Site of Special Scientific Interest (SP7, DM2)	 Limestone Category 2 Resource Safeguarding Area (SP7, DM8)
 Bronllys Health Park (E5)	 Trunk Road (T1)	 Igneous Category 2 Resource Safeguarding Area (SP7, DM8)
 Montgomery Canal (TD3)	 Glyndwr's Way National Trail (SP7)	 Coal Resource Safeguarding Area (SP7, DM8)
 Newtown Bypass (T3)	 Offa's Dyke Path National Trail (SP7)	
	 Local Search Area - Solar (RE1)	

# Cyngor Tref Caereinion Llanfair

## Llanfair Caereinion Town Council

### APPENDIX E

#### 2011 Census Key Statistics Llanfair Caereinion 2011 Census Ward

POPULATION	No.	% of A
total residents	1810	
age 0 to 14	344	19.01
age 15 to 19	127	7.02
age 20 to 29	163	9.01
age 30 to 44	290	16.02
age 45 to 59	418	23.09
age 60 to 64	133	7.35
age 65 to 74	208	11.49
age 75+	127	7.02
median age	44	
SEX	No.	% of A
male	891	49.23
female	919	50.77
ILLNESS & CARERS	No.	% of A
long-term health problem or disability	322	17.79
persons who provide unpaid care	204	11.27
ORIGINS	No.	% of A
ethnic group: non-white	16	0.88
born in Europe outside UK	20	1.10
born outside Europe	16	0.88
arrived in UK since 2001	17	0.94
KNOWLEDGE OF WELSH (AGE 3+)	No.	% of B
residents aged 3+	1757	-
understand spoken Welsh only	148	8.42
only speaks Welsh	74	4.21
only speaks and reads Welsh	40	2.28
speaks, reads and writes Welsh	512	29.14
other combination of skills	73	4.15
no knowledge of Welsh	910	51.79

EMPLOYMENT STATUS (AGE 16-74)	No.	% of C
residents age 16 - 74	1312	
economically active	943	71.88
self-employed	295	22.48
full-time employees	428	32.62
part-time employees	175	13.34
unemployed	22	1.68
full time student	23	1.75
economically inactive: retired	187	14.25
economically inactive: other	182	13.87
SEC BY OCCUPATION (AGE 16-74)	No.	% of C
(of last job held)		
large employers & higher managerial	31	2.36
higher professional	88	6.71
lower managerial & professional	262	19.97
intermediate	114	8.69
small employers & own acct. workers	329	25.08
lower supervisory & technical	87	6.63
semi-routine	171	13.03
routine	114	8.69
never worked	17	1.30
long-term unemployed	14	1.07
full-time students	85	6.48
INDUSTRY OF EMPLOYMENT	No.	% of D
persons in employment (16-74)	916	
agriculture, forestry, fishing	108	11.79
electricity, gas & water supply	2	0.22
mining & quarrying	8	0.87
manufacturing	77	8.41
construction	104	11.35
wholesale & retail trade	127	13.86
hotels & catering	41	4.48
transport, storage & communication	60	6.55
banking & finance	22	2.40
public administration and defence	43	4.69
education	101	11.03
health and social work	104	11.35
other	119	12.99

HOUSEHOLDS (HH)	No.	% of A
households	728	-
residents in households	1807	99.83
average household size	2.48	-
HOUSEHOLD TYPES	No.	% of E
pensioners living alone	88	12.09
lone parent with dep. children	46	6.32
no central heating	36	4.95
workless HH with dep. children	21	2.88
households with adult non-native speaker(s) *	6	0.82
HOUSEHOLD TENURE	No.	% of E
owner/part owner occupied	535	73.49
privately rented accom.	96	13.19
Housing Assoc./reg. landlord	18	2.47
Local Authority rented	58	7.97
other rented	11	1.51
living rent free	10	1.37
CAR AVAILABILITY	No.	% of E
households with no car/van	73	10.03
households with 1 car/van	272	37.36
households with 2+ cars/vans	383	52.61
SOURCE AND NOTES		
2011 Census Key Statistics and Quick Statistics		
ONS © Crown Copyright 2012		
SEC = Socio-Economic Classification		
* Non-native speaker = person who does not have English or Welsh as main language		
Further information about the census estimates are available on the ONS website at <a href="http://www.ons.gov.uk/census">http://www.ons.gov.uk/census</a>		
PUBLISHED FEBRUARY 2012		
by Powys County Council,		
Statistical Research & Information Unit		
Contact statistics@powys.gov.uk		
01597 826442		

# **Cyngor Tref Caereinion Llanfair**

## **Llanfair Caereinion Town Council**

### **APPENDIX F**

#### **TOWN COUNCIL POLICY SCHEDULE**

Set out below are the policies which will guide the Town Council in its decision making.

##### **A. Town Centre**

###### **A1. The Town Centre**

The Town Council will complete a review each year of the 'state of the Town' to be contained within the annual review of the plan.

###### **A2. Shop uses**

The Town Council will support where appropriate A1 or A2 uses in the Town Centre (as defined on the plan at appendix A) and will consider other alternative uses if it is felt this is desirable at the time.

###### **A3. Restaurant and takeaway food premises**

The Town Council will where appropriate take into account the effect of any application for changes of use to restaurant, café or takeaway uses upon existing outlets when considering such applications.

###### **A4. Hotels and Public Houses**

The Town Council will where appropriate support the provision the retention of all Public Houses with or without accommodation within the Town Centre.

###### **A5. Retail centre**

The Town Council will where appropriate object and resist any retail development which is not located within the shopping zone set out in the plan at Appendix A.

###### **A6. Market**

The Town Council will support occasional market events in the Town particularly in the holiday season and at Christmas.

###### **A7. Business Rates**

The Town Council will support a review and replacement of business rates to help shops and employment in the area.

##### **B. Residential**

B1. The Town Council will support development of those residential sites allocated on the overall plan attached at appendix A.

B2. The Town Council will seek to support the provision of affordable housing but only to a level which makes any development scheme viable and able to be taken forward.

# **Cyngor Tref Caereinion Llanfair**

## **Llanfair Caereinion Town Council**

B3. The Town Council will review its residential policies annually taking into account pressure on housing and market conditions.

B4. The Town Council will where appropriate support single plot infill development subject to meeting design criteria and the street scene.

B5. The Town Council will where appropriate seek to ensure all new and refurbished properties have adequate parking provision where ever possible.

B6. Windfall Sites - The Town Council will consider those sites with no designation in the Local Development Plan and Llanfair Town Plan Area on a case by case basis

B7. Although the policies in this section set out guidance to the Town Council sites maybe considered on a different basis where there are exceptional circumstances.

### **C. Industrial and Commercial Policy**

C1. The Town Council will where appropriate support employment uses to support the economy of the Town and surrounding area.

C2. The Town Council will resist any loss of industrial or commercial land or buildings unless there are exception circumstances.

### **D. Transport**

#### **D1. Welshpool Main Line Improved Service**

The Town Council is in full support of improved main line rail services on the main Cambrian Line from Shrewsbury to Aberystwyth with through trains to Birmingham International.

#### **D2. Welshpool Main Line hourly train service**

The Town Council supports the provision of a full hourly train service from Welshpool through to Birmingham International.

#### **D3. Welshpool Main Line Station**

The Town Council supports proposals to improve facilities at the Main Line Station including parking and access.

#### **D4. Local Bus Services**

The Town Council will support the retention of the local bus services, in particular the service from Llanfair Caereinion to Welshpool.

#### **D5. Bus stops**

The Town Council will seek to have improved bus stop signage so that new people to the area and tourists can see where the bus stops.

#### **D6 Bus timetables**

The Town Council will seek to have timetables at each bus stop.



# **Cyngor Tref Caereinion Llanfair**

## **Llanfair Caereinion Town Council**

### **D7. Senior Citizen Bus Passes**

The Town Council will support the retention of free Senior Citizen Bus Passes.

### **D8. Community Transport**

The Town Council will support both the current Community Transport (using a system of funding tokens to those people who meet the criteria is used) and . the retention of the dial-a-ride provision.

## **E. Highways**

### **E1. Road surfaces**

The Town Council will seek to agree a road re-surfacing programme for the worst areas in Llanfair Caereinion and outlying areas.

### **E2. Parking restrictions**

The Town Council will seek to agree revised parking restrictions within the Town Centre.

### **E3. Car Park Watergate Street**

The Town Council will seek to retain the car park including free parking.

### **E4. Banwy Industrial Estate Road**

The Town Council will seek to take over the Banwy Industrial Estate Road and Land but not the river footbridge.

### **E5. River Bridge by the station**

To seek refurbishment of this important bridge by Powys County Council.

## **F. Street Scene**

### **F1. Street cleaning**

The Town Council will use all reasonable endeavours to ensure that the town and its streets are kept clean and tidy including verges and open spaces

### **F2. Volunteer Keep Llanfair Tidy Day**

The Town Council will seek to host an annual Keep Llanfair Tidy day.

### **F2. Litter Bins**

The Town Council will monitor and seek to retain and improve the litter bin provision.

### **F3. Recycling and rubbish disposal**

The Council supports the provision of recycling facilities along with domestic rubbish disposal in both Newtown and Welshpool.

### **F4. Public Toilets**

The Town Council will seek to retain public toilets within the Town.

It is noted that there toilets at the Steam Railway Station.

# **Cyngor Tref Caereinion Llanfair**

## **Llanfair Caereinion Town Council**

### **G. Tourism**

#### **G1. Visitor Information**

The Town Council will ensure that visitor information is available around the Town including a Town Trail Booklet, a Local Town Booklet, social media and their Web Site.

#### **G2. Welshpool & Llanfair Light Railway**

The Town Council supports the Welshpool & Llanfair Light Railway.

#### **G3. Caravan Parks**

The Town Council supports the provision of accommodation through the caravan sites, camping and glamping sites and bed & breakfast/hotel provision within the Town Council area.

#### **G4. Walking**

The Town Council will support the County Council in the maintenance of footpaths for walkers including improved signage. To provide a leaflet on where people can walk.

#### **G5. Telephone Box opposite the Goat Hotel**

To rebrand the disused telephone box and use it for leaflets for Tourism and a book exchange.

### **H. River Banwy**

#### **H1. Bridge by Railway Station**

The Town Council will seek to gain renovation of the bridge in the ownership of Powys County Council.

#### **H2. The River**

The Town Council will support initiatives to improve the river through the various agencies that hold this responsibility.

### **I. Other policies**

#### **I.1 106 agreements**

The Town Council will seek that any section 106 or planning agreements are proportionate and which not only gain public benefit but also encourage development.

#### **I.2 Policing**

The Town Council will work with the Local Police in neighbourhood policing.

#### **I.3 Flood plains**

# **Cyngor Tref Caereinion Llanfair**

## **Llanfair Caereinion Town Council**

Town Council will where appropriate oppose all development of buildings which are proposed in a flood plain area as noted on the Powys County Council Flood Plains Plan.

### **I.4 Renewable Energy Policy**

The Town Council will support renewable energy schemes in the local area whilst seeking to minimising the effect on the environment including the provision of a 400kv power line. Large scale windfarms or solar panel farms will be resisted except in special circumstances.

### **I.5 Cycle Routes**

The Town Council will support the provision of further safe cycle routes throughout the Town through the Active Travel Plans by Powys County Council.

### **I.6 Playgrounds**

The Town Council will continue to support play provision in the Town ensuring that the playgrounds and open play spaces are well maintained.

### **I.7 B6. Morgan's Yard Bridge Street**

The Town Council will seek to gain either completion of the development which has a planning consent or to support bringing forward other uses such as car parking.

### **I.8 Youth Council**

The Town Council will continue to consult the youth of the Town via Youth Council's which at Llanfair Caereinion High School and the Junior/Infant schools.

### **I.9 Events in Llanfair Caereinion**

The Town Council will where appropriate support a range of events in the Town as agreed by the Council in November of each year for the following year.

### **I.10 Protection of services**

The Town Council will seek to protect all public services in the Town. This will be on a case by case basis and subject to financial viability including value for money.

### **I.11 Sports and recreation**

The Town Council will seek to support the sports and recreational clubs and organisations within the Town.

### **I.12 Health Provision**

When the opportunity arises and funding is available the Town Council will seek to support the provision of all levels of care locally and to liaise with the Welsh Government over the recommendations in the Mid Wales Health Study (in particular the Shrewsbury, Telford and Gobowen Hospital provisions).

## **APPENDIX G**

# Cyngor Tref Caereinion Llanfair

## Llanfair Caereinion Town Council

### TOWN SERVICES

The Town Council provides the following services for the Town:

Ref	Heading	Activity
1	Mount Field	Recreation grounds
2	Deri Woods	Recreational woodland
3	Chapel of Rest	Place for the deceased to await burial
4	Ewr Ddwr Cemetery	A cemetery and garden of remembrance
5	Public Toilets	Male, female & disabled toilets
6	Tennis Courts	Sport
7	Playground	Play area with equipment for young people
8	Bowling Green	Leased to Llanfair Bowling Club
9	Street Scene	Benches, maps, telephone boxes and signage.
10	Town Trail	A Town trail from the Steam Railway Station to the Town with town maps.
11	Partnership working	Working with other agencies to gain the best for the town. i.e. working with the Montgomeryshire Wildlife Trust regarding Deri Woods with volunteers.
12	Website	Full Council Website with information
13	Social Media	Facebook and Twitter.
14	Newsletter	3 times a year newsletter for all residents
15	Council Office	A council office for administration including an afternoon a week (Fridays) when you can call and meet the Council.
16	Business Forum	Hosting a business forum for working together
17	Youth Council	Hosting a Youth Council to gain their views and ideas
18	Representation	Consultations on many subjects affecting the Town including planning applications
19	Trust management	Managing of local Trusts for the benefit of the community
20	Events	Supporting events in the Town
21	Statutory duties	Full documentation, financial controls and procedures in line with Statute.