

Cyngor Tref Caereinion Llanfair Llanfair Caereinion Town Council

UPDATES – AUGUST 2025

1.Introduction

This is a general update on the Council's activities, a report from the Town Clerk on activities and progress on projects. Weekly inspections of all the council's sites are completed and logged on the website under documents and inspections.

2.Financial

2.1 Management accounts

The management accounts up to 31st July 2025 have been prepared. The bank balances are being reported to council at each meeting.

Any councillor wishes to see the accounts and paperwork should contact the Town Clerk who will make them available.

2.2.Audit

The 2025 audit (3-year full audit) papers are with the Welsh Audit Office.

2.3 Grants

The grant aid in the current year is as follows:

- i) £3,000 remaining in the Youth Club grant for year ending 31st March 2026.
(£9,980 originally)

Applications

Grant aid money is currently being researched for:

- i) Deri Woods TWIG grant
- ii) Town Trail
- iii) Youth Club (when the Children in Need programme is open)
- iv) Feasibility Study for Morgan's Yard
- v) Hybrid meeting equipment

3. Governance

3.1 Training

The training plan (as required by law) has been completed. Councillors are informed of training courses from time to time as offered by One Voice Wales.

Cyngor Tref Caereinion Llanfair

Llanfair Caereinion Town Council

3.2 Administration

All records and filing are pretty much up to date and in files clearly marked. Private and confidential files are kept in the top drawer of one of the filing cabinets which is locked. A list of codes for computers, emails, accounts etc is kept.

3.3 Inspections

All property of the council is inspected every week and recorded under 'inspections' on the website.

3.4 Bylaws

The new bylaws have been sent to Powys for approval, no news to date. Being chased up as this is holding up any signage changes at Mount Field.

3.5 Health Check

Guidance has been issued encouraging town and community councils to complete the extensive health check. The idea is to seek any weaknesses so that they can be addressed. A Health Check for Llanfair Caereinion Town Council has been completed and issued to councillors. The only item outstanding is the hybrid meetings section.

3.6 Elections

Following the election process completed on 31st July Cllr Jonathan Badger has been returned unopposed.

4. Youth

4.1 General

The youth club is going well with a good regular attendance in the younger group and a growing group in the older section. More volunteers needed and work on this is taking place. Youth Club is not meeting in August.

4.2 Staffing

At present we employ a youth worker (part time) and he is supported by three volunteers (two of which are relatives). Contact has been made to PAVO to seek more volunteers.

All volunteers and staff have been DBS checked where required.

4.3 Financial

The current arrangement is covered by grant aid for another 7 months. All has been allowed for in the budget set by Council in November 2024 (year to 31st March 2026)

4.4 Governance

The Youth Club is now within the Youth and Community organisation with the council operating as corporate trustee. The arrangements are similar to that of the Deri Woods and Mount Field charities.

4.5 Tuck shop

The youth club has a self-funding tuck shop selling canned or bottled drinks, prepacked sweets etc. All dates are checked regularly.

4.6 Youth club risk assessment

The youth club risk assessment is posted on the council website.

4.7 Youth Council

The Youth Council (following a recent council decision) is now operating within the youth club. The youth area consulted when subjects that affect them come forward.

5. Mount Field (Trust)

5.1 Posts and high fence

The works to replace two posts at the far end of the site are yet to be arranged. One is more urgent than the other.

5.2 Car park

The car park has several potholes which are enlarging.
Some ballast is being arranged for delivery to help with this.

5.3 Signage

New signage to be considered once the bylaws have been finalised.

5.4 CCTV

The council has resolved to pay a grant towards new CCTV following the most recent vandalism.

5.5 Litter bins

The council has agreed to provide a new litter bin for the main stand to be maintained by the football club. A new key for the main green wheelie bin is to be provided for disposal of refuse. The use of the green bin is to be monitored.

5.6 Grazing field

Due to misuse of the land for dog walking, NO DOGS signs are to be put in place.

6. Erw Ddwr

Cyngor Tref Caereinion Llanfair

Llanfair Caereinion Town Council

6.1 Tree works at Erw Ddwr

A tree report has been received and various minor works to trees will need to take place at some point.

6.2 Burial records

All burial records are up to date.

6.3 Site rubbish

New green wheelie-bin ordered to provide a refuse for rubbish from the site.

6.4 New sign

A new sign has been erected in the cemetery.

7. Section 137 works

7.1 Land by Fish and Chip shop

The broken paving slab in this area has been replaced.

8. Chapel of Rest

8.1 Double doors to the side

The double doors to the side of the chapel of rest have been repaired.

8.2 Gate to front of Chapel of Rest

The gate to the road needs to be replaced. This is on the maintenance list for action by Rob Issac.

8.3 Electric supply

The electricity bills have been high. To monitor this the cooling unit has been turned off. The last bill was half the more recent amounts. Still being monitored.

9. St Mary's Churchyard

9.1 Path

Still awaiting Powys County Council actions – not on their urgent list.

9.2 Lychgate

The cross for the top of the Lychgate is with the Chair. A bracket is to be made so that the cross can be placed on the beam on the lychgate.

9.3 Graveyard bench and sign

The refurbishment of the sign to St Mary's Well is to be refurbished and relocated. Consent from the church awaited.

9.4 Memorial garden scheme

A grant is not forthcoming so progress to complete the project will now progress. £2,000 has been allocated. Scheme being actioned by Cllr Sam Webster and the Clerk.

9.5 Boundary wall – adjacent to the chapel

The retaining wall by the chapel has been inspected and measured. The movement of the wall is not extensive but is being monitored.

10. Deri Woods/Goat Field

10.1 General maintenance

The Town Clerk does visit site every two months to meet the FODW volunteers to offer support for the work that they do.

The general maintenance is progressing with the Friends of Deri Woods. They are working to an agreed plan with the Council.

10.2 Grant aid

Grant Aid is being sought for works to drainage, tree management, paths, signage, digital work and improvements to the entrance to The Goat Field.

10.3 Car park

The car park has several potholes which are increasing. Council has agreed to purchase some loads of ballast which is to be arranged.

11. Public Toilets

11.21 Toilet rolls

New toilet roll holders are fitted and working.

12. Playgrounds

12.1 Glenafton Playground

No issues with the playground at present.

Bear bins are working, much less litter around the bins and play areas.

The slide needs new timber edging – work to be placed soon.

Cyngor Tref Caereinion Llanfair

Llanfair Caereinion Town Council

13. Tennis Courts

13.1 Works planned

Painting of the posts holding the nets to be done to prevent rust.

Some works to remove trees and growth due to weather conditions is being undertaken by Cllrs Paul Wixey and Melvin Jones.

14. Street scene

14.1 Seating and bin (A483 & Bridge Street)

Instructions to the contractor to complete works have been issued.

14.2 Street cleaning

The council has allowed for some street cleaning starting in the current financial year. Powys County Council is interested in helping us get up and running. Information on what it involves still awaited from PCC.

15. Projects

15.1 Tourism display boards

All tourism display boards are in place. A booklet is to be considered.

16. Planning and development

16.1 Lorry traffic through town

Discussions continue. A meeting with Bute Energy was held to gain information, the council has considered what it would like to see with regards to lorries and the town centre. A response to Bute Energy is being sent.

16.2 Transmission line Cefn Coch to Frankton (Shrewsbury)

The statutory consultation has been completed. We now await the next stage which will be a planning application.

16.3 Planning applications

All planning applications which are within or affect the town council area are reported to Council. When planning decisions are published these are also reported to Council.

17. Plans and monitoring

17.1 Place Making Plan

A Place Making Plan committee is now meeting to take things forward.

The council has resolved to advance parts of the plan and funding for feasibility studies is now to be sought.

17.2 The annual Town Plan and other plans reporting

An annual review of the action plan takes place at the annual meeting. The Planning and Policy Plan is in place alongside the Place Making Plan which sets out council policy.

18. Publicity

18.1 Website

The website is updated every few days and meets government guidelines.

18.2 Chronicle

The next issue of the Chronicle is mid-August and has gone to print.

Quotes are being gained from other providers for comparison.

19. Powys County Council

19.2 Leisure Centre

There is a potential meeting with PCC regarding the future of the centre. More news when we know it.

19.3 Yellow Line Review

Powys County Council has confirmed the likelihood of anything happening is low.

19.4 Sustainable Powys

Meeting involving Town and Community Council Clerks and the Chief Executive was held in February 2024. We were told that from 2026 the County Council was moving towards only doing what it has a duty to do. Other services would have to be provided differently and by others or they would be lost.

A meeting was held in October (Welshpool) and January (Newtown) which both Cllr Stephen Purser and the Clerk attended.

Apart from a presentation on the council finances and stating again what the Chief Executive alluded to there was little to take out of the meeting. Powys is looking to pass over services but is not wishing to identify anything at this time. The other county councils in Wales are a little more advanced.

Cyngor Tref Caereinion Llanfair

Llanfair Caereinion Town Council

The council will soon have to consider what it wishes to do alongside PCC. There is another meeting planned in the 'late summer' when we will know more.

19.5 Town and Community Council review

The North and Mid Wales Association of Local Councils has been involved in the review and has attended Welsh Government Evidence Committees on the subject. They are preparing for presentation to Welsh Government how the number of Town and Community Councils could be substantially reduced. Currently the boundary commission is considering how to proceed. More details when we have them.

20. Town defibrillators

The town defibrillators are checked every week and recorded on the national database.

21. Llanfair Partnership

The next meeting of the partnership is planned for the early autumn.

22. Events

22.1 Christmas Lights

The Christmas Lights plan for 2025 is now in place. Orders for children's entertainment are to be put in place.

23. Buses

New bus timetables were put out for final consultation and are planned to come into effect in September. This will include an earlier and later bus between Llanfair and Welshpool.

24. Countryside footpaths and bridleways

An approach by PCC has been made to seek council involvement in looking after volunteers for maintenance of the above. No action is being taken until we have a response to the request to be part of the Welshpool area. Currently we are in with Kerry, Caersws, Carno etc.

25. Speeding in town

The council has resolved to purchase a speed camera for checks by volunteers. We are still awaiting the Police to move things forward.

Robert Robinson
Town Clerk
August 2025

COUNCIL PLAN FOR 2024-2025

APPENDIX A

Proposed activity programme 2024-2025	Status
Place Making Plan for Llanfair to be completed (grant aid funded)	In production
Complete and start street cleaning project	Not commenced
Replacement of part of top rail on Mount Field side of Mount Field	Completed

Cyngor Tref Caereinion Llanfair

Llanfair Caereinion Town Council

At far end of field post required as leaning and broken off at base	Leaning a little more, needs to be replaced.
New signage at Mount Field	New bylaws with PCC, once approved signage can be completed.
Repair to car park surface at Deri Woods and Mount Field	Ongoing.
Works of repair at Deri Woods and Goat Field to paths, steps and railings to continue	Ongoing
Replace cross on top of Lychgate	Awaiting bracket to allow fixing.
Minor tree works to Erw Ddwr	Tree report gained ready for decision.
Complete town street furniture painting project	Planned for January 2025
Fitness Trail installation	Completed
Progress to seek grant aid to help with tennis court resurfacing	Ongoing.
Complete Book start Day for reception class at Llanfair	Council to consider if they wish to host a book start day
Completion of installation of Tourism Maps	Completed
Continue with progress proposals to take lorries out of the town.	Ongoing
Complete Christmas Lights plan and implement for December 2024	Completed
Banwy Estate Land asset transfer	Further information requested from PCC solicitors, awaited.

Other items completed to date in the current financial year include:

Activity	Status
----------	--------

WI & RBL projects in St Mary's churchyard	Ongoing
Deri Woods works (storm damage)	Ongoing
New benches for Deri Woods	Both new benches delivered to site
St Mary's Church	Cross to be re-instated. Works checked. Cross with Rob to make a bracket for it.
Complete Council Health Check for Audit	Completed
Hybrid meeting VDU equipment	Ongoing
Council health check	Completed

APPENDIX B

CONSULTATION

NORTH & MID WALES ASSOCIATION OF LOCAL COUNCILS

SUMMARY PAPER

TOWN AND COMMUNITY COUNCIL REVIEW

Cyngor Tref Caereinion Llanfair

Llanfair Caereinion Town Council

1. Introduction

The changes to town and community councils have been on the 'cards' for some years. The momentum to progress more quickly is beginning to build.

There are now 5 regions (CCJ's) in place over Wales and the county councils all appear to be in financial crisis.

This paper looks at what might be a way forward to achieving this.

2. Town and Community Council review

The programme for completion by the Association of the paper for Welsh Government is:

January 2025	Identify the views and issues from the members. (issues and ideas) – Completed on 24 th January
February 2025	Consult member councils
March 2025	To complete the document with consultation. (Preparation of a paper). (Discussion by email and meetings).
April 2025	To agree at the main meeting the document For presentation to Welsh Government. (Final document).

3. The issues

The issues with regard to the reduction of Town and Community Councils from around 737 down to around 150 have been identified as follows (I am sure there are more):

Basis

It was recognised that one size does not fit all with towns (urban) being very different from villages (rural). Any plan for the future needs to reflect this.

Size of council

At present town and community councils vary from Barry (pop 50,000) to small rural councils (pop 500).

Precept under £10k	209	Total very small councils 351 (48%)
Precept 10-20k	142	
Precept 20-50k	155	Total mid-size councils 236 (32%)
Precept 50-100k	81	

Precept 100-200k	67	
Precept over 200k	83	Total larger councils 150 (20%)

Wales has a population of 3.2m and has 737 local councils, average population 4,300. If there were 150 town and community councils the average rises to approx. 20,000 population.

Identity

Towns and communities being joined raises the concern of loss of identity. Smaller councils may feel overrun by larger councils and feeling they may lose control of their communities.

Representation

Representation within communities was considered important and should be protected.

Legislation

It was felt that the only way combining councils or clustering councils would work was via legislation – it was recognised that many would not take part if not.

Culture

Many communities have diverse cultures to others and this becomes an issue if councils were combined as opposed to clustered.

Service delivery

The service delivery of more (handed down from County Councils) will give rise to issues of what each community wants. All vastly different in their views.

Service delivery of the level envisaged will require larger unit to enable it to happen.

The county councils have already intimated that they are looking to only do those things which they have a duty to.

This will leave many services on the ground to be delivered by others (Town or Community Councils and the community).

Financial

Each council has various levels of reserves and some may not be happy to combine with a council with less funds.

Council tax will rise whatever the outcome as they will even up over the cluster or group.

VAT

Cyngor Tref Caereinion Llanfair

Llanfair Caereinion Town Council

The VAT status of councils would change with partial exemption not being an option once the council budget rise to the level expected.

Seats

If councils were to be combined the allocation of seats (of which there are likely to be less) will be an issue depending upon how they are calculated.

Councillors and payments

With larger councils and with the workload it is expected that councillors would need to be paid when a new system arrives. This has a cost implication.

Services and council tax

Councils may have two parts to their council tax. One part for their own area and part for joint services. Some may not wish to pay for a service on a collective basis if they do not receive it.

Town Clerk and staff

The cost of making staff redundant (less Town Clerk's required) – where is it met from?

We are sure you may have more to add.

4. Suggested basis for the next stage

The Executive suggests that we consider three types of local council

a) Larger councils could remain much as they are now
(budgets of over £200k)

b) Medium councils to combine in urban areas
where there is a common interest
(budgets of over £100k)

c) Smaller councils to cluster in more rural areas
with a system to deliver services jointly. (budgets under £100k)

Consultation of members

The Association is asking its member councils for its views on this subject. Any responses need to be with the Association secretary no later than 28th February 2025.

The basic questions for you are:

Question	YES	NO	Don't know
Do you think the suggested way forward is a basis for further work?			
Do you think the issues identified are right?			
Do you think a reduction to 150 councils is the right way forward?			
If not, how many do you think would be right?			

Please do give us your written views so we can fully understand and make sure they are included in the paper going forward.

All views will be included in the consultation document with any report.

FURTHER INFORMATION

You can find more detail within the following (which are made available to you):

- i) Association Executive Meeting minutes January 2025
- ii) Association Quarterly Meeting minutes January 2025
- iii) Copy of the slides used in the presentation to the Association in January 2205

See www.northwalesassociation.org.uk

A copy of the audit Wales report is attached below.

Cyngor Tref Caereinion Llanfair

Llanfair Caereinion Town Council

Exhibit 2: Qualified audit opinions 2022-23

Income/expenditure	Number of councils	Audits completed	Qualified Opinions	Qualified opinions % of completed audits	Full audits completed	Qualified Opinions Full audits	Qualified Opinions % of full audits
Less than £10,000	209	191	104	54%	62	37	60%
£10,001 - £20,000	142	125	72	58%	37	23	62%
£20,001 - £50,000	155	146	58	40%	48	21	44%
£50,001 - £100,000	81	77	35	45%	26	16	62%
£100,001 - £200,000	67	63	36	57%	19	15	79%
More than £200,000	83	79	32	41%	24	13	54%
Total	737	681	337	49%	216	125	58%

Source: Audit Wales analysis of 2022-23 audit outcomes. These include councils where the audit work has been completed but are to be reviewed prior to certification. The proposed draft opinions are subject to review before issue to councils.