

MILFORD HAVEN TOWN COUNCIL

Minutes of a Special Meeting of the Milford Haven Town Council
held at the Milford Haven Sea Cadets and Royal Marines Cadets Unit,
Milford Haven
on Monday 4th March 2024 @ 6:00 pm

PRESENT

The Mayor (Councillor Mrs C. Stevens)
The Deputy Mayor (Councillor W. D. Elliott BA QTS)

Councillors:	D. Abbott	K. Abbott
	Mrs N. Beavis-Morrissey	L. J. Bridges
	E. A. Davies DipSM FJOIFF	Miss K. F. Gray
	N. Harteveld	C. Jones
	C. A. Sharp	Mrs Y. G. Southwell
	Miss T. Stevens	M. Woodward

Pembrokeshire County Council Representatives:

County Councillor Jon Harvey, Cabinet Member for Planning and Housing
Delivery

Gaynor Toft, Head of Housing and Public Protection Services

Andrew Briggs, Construction Manager (Housing)

David Meyrick, Senior Housing Officer

Lauren Price, Customer Liaison Officer

Mrs B. J. Fitzgerald, Town Clerk/Financial Officer

As the Mayor of Milford Haven, Councillor Mrs C. Stevens, is continuing to recover from a period of ill health, the Special Meeting of the Milford Haven Town Council was chaired by the Deputy Mayor of Milford Haven, Councillor W. D. Elliott BA QTS.

324. APOLOGIES

Apologies for absence were received from Councillors Miss V. Brown (work commitments), D. R. Sinnett (had previously seen the presentation in his capacity as a County Councillor) and G. Woodham MBA (Open) LL.B. (Hons) (work commitment). Apologies for absence were not received from Councillor M. Jones.

325. DECLARATIONS OF INTEREST

No Declarations of Interest were received.

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326. TO RECEIVE REPRESENTATIVES FROM THE PEMBROKESHIRE COUNTY COUNCIL HOUSING DEVELOPMENT TEAM REGARDING DEVELOPMENTS IN CHARLES STREET AND HUBBERSTON AND HAKIN

The representatives from Pembrokeshire County Council introduced themselves.

Charles Street Development

An officer explained that the project for Charles Street, Milford Haven was at RIBSA stage 2, electrical and mechanical. At the completion stage consideration for dementia concerns will be addressed, i.e. paint finishes etc. Pembrokeshire County Council are moving into more modern design with the best lifespans possible.

The development at Charles Street was originally 15 flats with a roof terrace. A re-design has been carried out with 23 flats, a recycling storage space, car parking, bike and scooter storage being planned.

The development is for over 55s age group with mostly 1-bedroom flats and a few 2-bedroom flats incorporated. This will be a sheltered accommodation site; however, there will be no care provision on site.

Transport routes have been considered (bus and train routes). There will be a private garden with the ground floor having 6 1-bedroom flats. There will also be a large communal area where visitors can gather.

The 1st and 2nd floors are all accessible. The top floor will be mainly 1-bedroom flats with 1 2-bedroom flat. There is a roof terrace which will be covered in solar panels and not for residential use. The battery power will be for the communal areas only and not for use within the flats. The fabric of the building should be good enough to only require the battery use.

There will be a part-time sheltered warden with every flat having a sprinkler system. The building will have a lift service. There will be no mixing of age groups, i.e. there will be no young people living at the sheltered accommodation. Pembrokeshire County Council wish to be good landlords.

The delays have been caused by the original contractor going into administration. The delays have not been the fault of PCC. There will be no need to go back to the drawing board on designs.

Hakin Junior School Site

The current plan is for 45 flats and bungalows plus 2, 3 and 4-bedroom houses. The existing entrance to the site is compliant for use for the housing development. There will be a pumping station and the mature hedges and trees will be retained. The flats will be supported living. The bungalows will be 1 or 2 bed bungalows. The water will be dispersed naturally with soakaways into the sub soil. All houses will have off road parking. The 4-bedroom houses will be suitable for 5 or 7 people, the sizes will differ; ample storage will be available.

The assisted living area is not only for over 55s; young people could be housed too.

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A Councillor showed concern over parking and access by emergency vehicles. The representatives of Pembrokeshire County Council explained that in time consultations will be carried out with the Fire Authorities, Police and Ambulance Services. Parking concerns were addressed and explained.

Hubberston Junior School Site

This will have a similar topography to the Hakin site. There will be approximately 31 bungalows, flats and houses along with terraced properties. 9-person 5-bedroom houses will also be available.

Extra car park spaces are being made from the purchase of 118 Observatory Avenue.

Landscaping will be done with careful consideration for wildlife and habitat.

The existing pods which are currently on site will be moved to another suitable site.

The current housing register is due to be reviewed. Currently the register is 'open' where anyone from anywhere could apply for a home. Everyone on the current register will be contacted.

Conclusions

Charles Street

For Charles Street the plan is to go out to consultation which is a 12-week process. The Stage 3 design will go ahead. Planning approval is being hoped for the summertime. Construction is planned for January/February 2025 with completion in 2026.

Hakin and Hubberston

The proposal is for planning approval and design to continue. Completion is hoped for 2027/2028; however, this date could change.

The Deputy Mayor thanked the representatives of Pembrokeshire County Council for the presentation.