Minutes of the **Planning and Amenities Committee** held via Zoom video conferencing on, **Monday 18 January 2021** at 6.30 p.m.

PRESENT: - His Worship The Mayor Councillor John Wyn Williams
The Deputy Mayor Councillor Owen Hurcum
Councillors : Gwynant Roberts (Chairman), Les Day, John Wynn Jones, Derek Hainge, Huw Wyn Jones, Colin King, John Martin, Enid Parry, George Turner, Ifan James, Kieran Jones, Elin Walker Jones, Medwyn Hughes, Gareth Roberts, Luke Tugwell, Mair Rowlands

Officers:- Iwan Willliams, City Director, Martin Hanks, Acting Town Clerk
Gwynfor Owen (Translator)

321/19 APOLOGIES

No apologies for absence were received.

322/19 DECLARATION OF FINANCIAL INTEREST OR PERSONAL CONNECTION
Councillor Derek Hainge declared an interest in Agenda Item 5 Planning Appeal. Councillors Elin Walker Jones, Mair Rowlands and John Wynn Jones declared an interest in Planning Application C20/1089/11/LL.

323/19 URGENT BUSINESS
The City Director informed the Council that the Wales Audit Office report on Nantporth Stadium will be discussed at the City Council meeting on Monday 25 January 2021. The City Director and Acting Town Clerk also advised the Council that instructions on activating new Council email addresses will be sent shortly.

Cllr Les Day proposed that the Council consider purchasing a Zoom upgrade to help with virtual meetings. The City Director will review options and report back to Council.

Cllr Les Day proposed a temporary promotion to one of the Council employees, to reflect his additional responsibilities over the past few weeks. This was supported by the Council, and subject for approval at the City Council meeting on Monday 25 January 2021.

Cllr John Wynn Jones acknowledged the excellent work carried out by Council staff over the Christmas period, particularly the Awyr Las Christmas lights on the Pier. Cllr Jones thanked the staff for their hard work. This was supported by the Council.

Cllr Gwynant Roberts asked members of the Nantporth sub-committee to convene a brief update meeting following the Planning Committee.

324/19 PLANNING APPLICATIONS

RESOLVED: that the Gwynedd Planning Authority be advised that the City Council have the following observations to make on the applications listed below: -

C20/1030/11/LL Erection of 66 dwellings (to include 13 affordable dwellings), new access and associated works. Tir Ar Ffordd Llandygai, Bangor. **Objection. The Council acknowledges that developing dwellings on the land has been noted in the local development plan and supports the development in principle but has significant concerns regarding the entrance/exit to/from the A5 main road and the road safety implications and that the traffic assessment was insufficient. The Council also felt that there were insufficient details regarding the arrangements and provisions within the site and that these were not enough to be able to provide sufficient observations. The Council also asked whether it had received any pre-application information and if not, why not?**

C20/1040/11/DT Extensions and alterations. 3 Heol Penrhos. **No objection**

C20/1089/11/LL Erection of 6 dwellings (including an affordable dwelling) together with alterations to the existing access. Tir ar Lon Pobty, Bangor. **No objection**

C20/0617/11/LL Replace existing dwelling with a new dwelling and associated works. Hen Glawdd Ffordd Treborth, Treborth, Bangor. **Objection. Previous objection by the Council (Planning Committee 17 August 2020): the design of the building is not in keeping with other properties in the area in its current form. More information on the**

size of the development would have been appreciated, as it is currently somewhat vague. The Council does not oppose the principle of the development and would support it if the issues raised were addressed.

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C21/0002/11/LL Conversion of a 6 bedroom house to 2no two bedroom self-contained flats with internal and external alterations. 64 Ffordd Penchwintan. **No objection. However, the Council expresses some concerns regarding the over-development of the building.**

C21/0006/11/TC Application for an existing lawful use of the property as a house in multiple occupation. Brighton House Y Cilgant, Bangor. **The Council does not object to the application for an existing lawful full use of the property as a house in multiple occupation (HMO), if there is evidence to show that it has been used as a HMO. The Council is eager to see this kind of property being returned to use as properties suitable for local families.**

C20/1091/11/LL Extension of existing garage and excavate rock face at rear of site so as to extend the existing car park. Bangor Tyre Service, Bangor Tyre Service Ffordd Caernarfon. **No objection**

Rhif Achos / Case No.: APP/Q6810/A/20/3264389 Lleoliad / Location: Land Of Pen Y Ffridd Road, Pen Y Ffridd Road, Penrhosgarnedd, Bangor, LL57 2DQ Manylion /Details: Datblygiad preswyl o 30 uned (i gynnwys 12 uned fforddiadwy) ynghyd a isadeiledd, llecynnau parcio, mynedfa, llwybrau a llecyn agored. / Residential Development of 30 Units (to include 12 affordable units) together with infrastructure, parking spaces, access, footpaths and amenity area. **No observations**

325/19 HIGHWAY MATTERS

Street Parking Places (Arfon Area 14) 2021 /Mannau Parcio ar y Stryd (Ardan Arfon 14) 2021
The Council noted that this is in Pentir ward, outside Bangor

326/19 LICENSING MATTERS
None.

327/19 INVOICES FOR PAYMENT

Invoices for payment - It was noted that invoices as detailed on the schedule totalling £8558-06 had been approved. Cllr Les Day noted that the 11 January Schedule list was re-named the 18 January Schedule list with four additional invoice items. **RESOLVED**: that the payments be noted.

The Meeting closed at 7.42 pm

Cofnodion Cyfarfod y **Pwyllgor Cynllunio a Mwynderau** a gynhaliwyd trwy Zoom, **Nos Lun 18 Ionawr 2021** am 6.30 y.h.

PRESENNOL :- Ei Deilyngdod y Maer, y Cynghorydd John Wyn Williams
Y Dirprwy Faer, y Cynghorydd Owen Hurcum
Cynghorwyr : Gwynant Roberts (Cadeirydd), Les Day, John Wynn Jones, Derek Hainge, Huw Wyn Jones, Colin King, John Martin, Enid Parry, George Turner, Ifan James, Kieran Jones, Elin Walker Jones, Medwyn Hughes, Gareth Roberts, Luke Tugwell, Mair Rowlands

Swyddogion:- Iwan Williams, Cyfarwyddwr Dinesig, Martin Hanks, Clerc y Dref dros dro
Gwynfor Owen (Cyfieithydd)

321/19 YMDDIHEURIADAU

Nid dderbyniwyd unrhyw ymddiheuriadau.

322/19 DATGANIAD O DDIDDORDEB ARIANNOL NEU GYSYLLTIAD PERSONOL
Datganwyd diddordeb gan y Cynghorydd Derek Hainge yn Eitem Rhif 5 ar yr Agenda, Apêl Cynllunio. Datganwyd diddordeb gan y Cynghorwyr Elin Walker Jones, Mair Rowlands a John Wynn Jones yng Nghais Cynllunio C20/1089/11/LL.

323/19 MATERION BRYS
Hysbyswyd y Cyngor gan Gyfarwyddwr y Ddinas y bydd adroddiad Swyddfa Archwilio Cymru ar Stadiwm Nantporth yn cael ei drafod yng nghyfarfod Cyngor y Ddinas, nos Lun 25 Ionawr 2021. Dywedodd Cyfarwyddwr y Ddinas a Chlerc y Dref hefyd y bydd cyfarwyddiadau ar weithredu cyfeiriadau e-bost newydd y Cyngor yn cael eu hanfon gyda hyn.

Cynigiodd y Cyng Les Day fod y Cyngor yn ystyried prynu uwchraddiad Zoom i helpu gyda chyfarfodydd rhithiol. Bydd Cyfarwyddwr y Ddinas yn adolygu'r opsiynau ac yn adrodd yn ôl i'r Cyngor.

Cynigiodd y Cyng Les Day ddyrchafiad dros dro i un o weithwyr y Cyngor, i adlewyrchu ei gyfrifoldebau dros yr wythnosau diwethaf. Cefnogwyd hyn gan y Cyngor, yn amodol ar ei gymeradwyo yng nghyfarfod Cyngor y Ddinas nos Lun 25 Ionawr 2021.

Dywedodd y Cyng John Wynn Jones ei fod am gydnabod y gwaith ardderchog a wnaed gan staff y Cyngor dros gyfnod y Nadolig, yn arbennig goleuadau Nadolig Awyr Las ar y Pier. Diolchodd y Cyng Jones i'r staff am eu gwaith caled. Ategwyd hyn gan y Cyngor.

Gofynnodd y Cyng Gwynant Roberts i aelodau is-bwyllgor Nantporth ddod ynghyd i gael diweddariad byr yn dilyn y Pwyllgor Cynllunio.

324/19 CEISIADAU CYNLLUNIO

PENDERFYNWYD : Hysbysu Awdurdod Cynllunio Gwynedd mai'r canlynol yw sylwadau Cyngor y Ddinas ar y ceisiadau a restrir isod :-

C20/1030/11/LL Adeiladu 66 o dai (i gynnwys 13 tŷ fforddiadwy), mynedfa newydd ynghyd â gwaith cysylltiedig. Tir ar Ffordd Llandygai, Bangor. **Gwrthwynebiad. Mae'r Cyngor yn cydnabod fod datblygu anheddau ar y tir wedi cael eu nodi yn y cynllun datblygu lleol ac mae'n cefnogi'r datblygiad mewn egwyddor ond mae ganddo bryderon sylweddol am y mynediad/allanfa i brif ffordd yr A5 a goblygiadau diogelwch y ffordd. Roedd yr asesiad traffig yn annigonol. Roedd y Cyngor yn teimlo hefyd nad oedd digon o fanylion ynglŷn â'r trefniadau a'r darpariaethau o fewn y safle ac felly nid oedd yn gallu gwneud sylwadau digonol. Holodd y Cyngor hefyd a oedd wedi derbyn unrhyw wybodaeth cyn ymgeisio ac os nad oedd, pam felly?**

C20/1040/11/DT Estyniadau a newidiadau. 3 Heol Penrhos. **Dim gwrthwynebiad**

C20/1089/11/LL Codi 6 tŷ (gan gynnwys tŷ fforddiadwy) ynghyd â newidiadau i'r fynedfa bresennol. Tir ar Lôn Pobty, Bangor. **Dim gwrthwynebiad**

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C20/0617/11/LL Newid y tŷ presennol yn dŷ newydd gyda gwaith cysylltiedig. Hen Glawdd Ffordd Treborth, Treborth, Bangor. **Gwrthwynebiad. Gwrthwynebiad blaenorol gan y Cyngor (Pwyllgor Cynllunio 17 Awst 2020): nid yw dyluniad yr adeilad yn gydnaws â'r adeiladau eraill yn ei ffurf bresennol. Byddai mwy o wybodaeth am faint y datblygiad wedi bod yn ddefnyddiol, gan ei fod yn eithaf niwlog ar hyn o bryd. Nid yw'r Cyngor yn gwrthwynebu'r datblygiad mewn egwyddor a byddai'n ei gefnogi pe bai'r materion a godwyd yn cael sylw.**

C21/0002/11/LL Addasu tŷ 6 llofft i 2 fflat dwy lofft hunangynhaliol ynghyd â newidiadau mewnol ac allanol. 64 Ffordd Penchwintan. **Dim gwrthwynebiad. Fodd bynnag, mae gan y Cyngor rai pryderon ynglŷn â gor-ddatblygu'r adeilad.**

C21/0006/11/TC Cais tystysgrif cyfreithloni defnydd presennol yr eiddo fel tŷ amlfeddiannaeth. Brighton House Y Cilgant, Bangor. **Nid yw'r Cyngor yn gwrthwynebu'r cais ar gyfer defnydd llawn cyfreithiol o'r eiddo fel tŷ amlfeddiannaeth (HMO) sy'n bodoli eisoes, os oes yna dystiolaeth i ddangos mae wedi ei ddefnyddio fel HMO. Mae'r Cyngor yn awyddus i weld y math yma o eiddo yn dychwelyd i ddefnydd fel eiddo yn addas ar gyfer teuluoedd lleol.**

C20/1091/11/LL Estyniad i'r modurdy presennol ynghyd â chloddio'r greigen yng nghefn y safle i ymestyn y maes parcio presennol. Bangor Tyre Service, Ffordd Caernarfon. **Dim gwrthwynebiad**

Rhif Achos APP/Q6810/A/20/3264389 Lleoliad Tir oddi ar Ffordd Pen y Ffridd, Penrhosgarnedd, Bangor, LL57 2DQ Manylion: Datblygiad preswyl o 30 uned (i gynnwys 12 uned fforddiadwy) ynghyd ag isadeiledd, llecynnau parcio, mynedfa, llwybrau a llecyn agored. **Dim sylwadau.**

318/19 MATERION PRIFFYRDD
Mannau Parcio ar y Stryd (Ardal Arfon 14) 2021
Nododd y Cyngor mai yn ward Pentir y mae hwn, y tu allan i Fangor

325/19 MATERION TRWYDDEDU
Dim.

326/19 ANFONEBAU I'W TALU

Anfonebau i'w talu – Nodwyd fod anfonebau fel y manylwyd arnynt ar y rhestr yn dod i gyfanswm o £8558-06 wedi eu cymeradwyo. Nododd y Cyng Les Day fod Rhestr 11 Ionawr wedi ei hail-enwi yn Rhestr 18 Ionawr gyda phedair eitem o anfonebau ychwanegol. **PENDERFYNWYD**: nodi'r taliadau.

Daeth y Cyfarfod i ben am 7.42 pm