

Minutes of the remote meeting of the Planning Committee, which took place via ZOOM video conferencing on **Monday 14 September 2020** at 6.30 p.m.

PRESENT: - Present: John Wyn Williams, John Martin, Medwyn Hughes, Les Day, John Wyn Jones, Dylan Fernley, Mair Rowlands, Kieran Jones, Enid Parry, Gwynant Roberts, George Turner, Luke Tugwell

Officer Mr Martin Hanks, Acting Town Clerk

272/19 APOLOGIES

Apologies for absence were received from Councillor Gareth Roberts, Colin King and Nigel Pickavance.

273/19 DECLARATION OF FINANCIAL INTEREST OR PERSONAL CONNECTION

None.

274/19 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: -

C20/0603/11/DT Single storey rear extension. 9 Lôn Y Brodyr. **No Objection**

C20/0604/11/LL Conversion of existing dwelling into 2 dwellings. 33 Stryd William. **No Objection**

C20/0610/11/LL Change of use from residential care home for the elderly and flat into a dwelling and an additional flat (3 residential units) together with alterations to parking spaces. Elm Bank, Ffordd Siliwen. **No Objection**

C20/0636/11/DT Application to erect a two storey side extension and a single storey extension to the rear of the dwelling. 26 Llys Adda. **No Objection**

C20/0642/11/DT Householder application for single storey flat roofed extension. 124 Cilgant Pennant. **No Objection**

C20/0669/11/LL Application to demolish existing buildings and erect a 4 storey building to create 36 residential units, associated vehicular parking spaces, amendments to the existing vehicular access and creation of new vehicular access. Blenheim House Ffordd Caergybi, Bangor.

The City Council oppose this application on a number of grounds: a) The design is not in keeping with area; b) the development is excessive in scale and height for the size of the plot. Which will result on an overdevelopment; c) this is a heavily pedestrianised area, used extensively by school children and students (both Coleg Menai and Bangor University); d) the establishment of an entrance to the proposed car park, will remove part of pavement on Convent lane and Holyhead road, which will be detrimental to pedestrian safety. It will also create a junction adjacent a busy bus stop increasing the dangers of road traffic collisions, as drivers views are obstructed by the buses; e) the development will dominate listed nearby buildings and will overlook and overshadow the City's railway station; f) the proposal does not comply with the bio-diversity elements of PPW 10 as there is limited space for greenery for size of plot.

C20/0685/11/DT Single storey extension at rear of property. 19 Ffordd Belmont. **No Objection**

275/19 HIGHWAY MATTERS

None.

276/19 LICENSING MATTERS

None

The Meeting closed at 7.30 p.m.

TUDALEN 55

Cofnodion cyfarfod-o-bell y Pwyllgor Cynllunio, a gynhaliwyd trwy fideo-gynadledda ZOOM nos Lun 14 Medi 2020 am 7.30 p.m.

YN BRESENNOL: John Wyn Williams, John Martin, Medwyn Hughes, Les Day, John Wyn Jones, Dylan Fernley, Mair Rowlands, Kieran Jones, Enid Parry, Gwynant Roberts, George Turner, Luke Tugwell

Swyddog: Mr Martin Hanks, Clerc y Dref Dros Dro

272/19 YMDDIHEURIADAU

Derbyniwyd ymddiheuriadau oddi wrth y Cynghorwyr Gareth Roberts, Colin King a Nigel Pickavance.

273/19 DATGANIAD O DDIDDORDEB ARIANNOL NEU GYSYLLTIAD PERSONOL

Dim.

274/19 CEISIADAU CYNLLUNIO

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

C20/0603/11/DT Estyniad un llawr yn y cefn. 9 Lôn Y Brodyr. **Dim Gwrthwynebiad**

C20/0604/11/LL Addasu tŷ presennol i fod yn 2 dŷ. 33 Stryd William. **Dim Gwrthwynebiad**

C20/0610/11/LL Newid defnydd o gartref gofal yr henoed a fflat i annedd a fflat ychwanegol (3 uned breswyl) ynghyd â newidiadau i'r llefydd parcio. Elm Bank, Ffordd Siliwen. **Dim Gwrthwynebiad**

C20/0636/11/DT Cais ar gyfer codi estyniad ochr deulawr a chodi estyniad unllawr i gefn yr eiddo. 26 Llys Adda. **Dim Gwrthwynebiad**

C20/0642/11/DT Cais deiliad tŷ ar gyfer codi estyniad ochr unllawr to fflat. 124 Cilgant Pennant. **Dim Gwrthwynebiad**

C20/0669/11/LL Cais i ddymchwel yr adeiladau presennol a chodi adeilad 4 llawr i greu 36 uned breswyl, creu llefydd parcio cysylltiedig i gerbydau, diwygiadau i'r fynedfa gerbydol bresennol ynghyd â chreu mynedfa gerbydol newydd. Blenheim House Ffordd Caergybi, Bangor.

Mae Cyngor y Ddinas yn gwrthwynebu'r cais hwn am nifer o resymau: a) Nid yw'r dyluniad yn gydnaws â'r ardal; b) mae'r datblygiad yn ormodol o ran graddfa ac uchder i faint y plot. Bydd hyn yn arwain at or-ddatbygu; c) mae hon yn ardal sy'n cael ei defnyddio'n helaeth gan gerddwyr yn arbennig plant ysgol a myfyrwyr (Coleg Menai a Phrifysgol Bangor); d) bydd creu mynedfa i'r maes parcio arfaethedig, yn cael gwared â rhan o'r palmant ar Lôn Cwfaint a Ffordd Caergybi a fydd yn andwyol i ddiogelwch cerddwyr. Bydd hefyd yn creu cyffordd nesaf at safle bws prysur a fydd yn cynyddu peryglon gwrthdrawiad traffig gan y bydd y bysiau'n rhwystro'r gyrwyr rhag gweld yn iawn; e) bydd y datblygiad yn tremio dros yr adeiladau rhestredig gerllaw ac yn edrych dros ac yn bwrw gorsaf reilffordd y Ddinas i'r cysgod; f) nid yw'r cynnig yn cydymffurfio ag elfennau bioamrywiaeth PPW10 gan nad oes llawer o le i lesni oherwydd maint y plot.

C20/0685/11/DT Estyniad un llawr yng nghefn yr eiddo. 19 Ffordd Belmont. **Dim Gwrthwynebiad**

275/20 MATERION PRIFFYRDD -

Dim.

276/20 MATERION TRWYDDEDU

Dim

Daeth y Cyfarfod i ben am 7.30 p.m.