

Minutes of the **Planning & Amenities Committee** Meeting held at the Penrhyn Hall, Ffordd Gwynedd, Bangor on **Monday 30th January 2017** at 6.30 pm.

PRESENT :- His Worship the Mayor, Councillor Dewi Williams
The Deputy Mayor, Councillor D Hainge
Councillors :- G O Roberts (Vice-Chairman) John Wynn Jones R K Marshall
Mrs S Ashworth Colin King J M Martin
Mrs D Bulled D Llewelyn N Pickavance
Mrs L Day Mrs J Marshall Mair Rowlands
Mrs J Forsyth

Officer : Mr Ian Jones, Town Clerk/Finance Officer

154/16 APOLOGIES

Apologies for absence were received from Councillors Mrs E Butler, D Madge and E H Williams.

155/16 DECLARATION OF FINANCIAL INTEREST OR PERSONAL CONNECTION

Councillor Mair Rowlands declared a personal but not prejudicial interest in Planning Application, Ref: C16/1623/11/LL.

156/16 URGENT BUSINESS

None.

157/16 PLANNING APPLICATIONS

C16/1623/11/LL Retrospective application for the retention of a temporary storage container. Rear of Memorial Building and Charles Evans Building, University of Wales, Deiniol Road, Bangor. **No objection.**

C16/1656/11/LL Amended application for the erection of a new building to provide 48 living units for students, Plot 1 Euston Road. **Objection. Over-development of the site. Unsuitable position for such a large development in terms of highways and facilities.**

C17/0007/11/AM Outline application for a new dwelling 33 Tan y Graig, off Caernarfon Road. **No objection but would ask Gwynedd Council to ensure no impact on the School which is next to the development.**

C17/0021/11/HY Conversion of vacant offices into 4 bedrooomed student accommodation along with alterations to the front of the building. 42A Glanrafon. **Objection. This row has listed building status and a development of this kind would seriously affect the appearance of the area.**

C17/0038/11/LL Conversion of existing dwelling house (use Class 3) into small house of multiple occupancy (use Class 4) 40 Garth Road. **Objection. This is over-development of a very small house, unsuitable with attic bedroom and no fire escape.**

C17/0042/11/HY Erection of 4 new signs including 2 name signs (with internally illuminated lettering), 1 free standing double sided LCD screen display, 1 free standing double sided n on-illuminated sign. Pontio Building, Prifysgol Bangor University, Ffordd Deiniol. **No objection but concern about the number of signs expressed.**

C17/0070/11/LL Change of use of the vacant floors above the existing shops to provide two houses of multiple occupation with six bedrooms in each unit. 259 -263 High Street. **As there were no plans with this application it was deferred until the next Planning Meeting.**

Councillor Mrs J Marshall, as a Member of the Gwynedd Council Planning Committee, took no part in the discussions on the above planning applications or voted on them apart from the applications within her own Ward.

158/16 HIGHWAY MATTERS

Proposed Speed Restrictions 20, 30 and 40mph – Bangor – **No objections.**

159/16 LICENSING MATTERS

Licensing Act 2003 - Premises Licence - The Skerries, 374 Stryd Fawr, Bangor – **No objections.**

Cofnodion Cyfarfod y **Pwyllgor Cynllunio a Mwynderau** a gynhaliwyd yn Neuadd y Penrhyn, Ffordd Gwynedd, Bangor, **Nos Lun 30 o Ionawr 2017** am 6.30 y.h.

PRESENNOL:- Ei Deilyngdod y Maer, y Cynghorydd Dewi Williams
Y Dirprwy Faer, y Cynghorydd D Hainge

Cynghorwyr :-	G O Roberts (Cadeirydd)	John Wynn Jones	R K Marshall
	Mrs S Ashworth	Colin King	J M Martin
	Mrs D Bulled	D Llewelyn	N Pickavance
	Mrs L Day	Mrs J Marshall	Mair Rowlands
	Mrs J Forsyth		

Swyddog : Mr Ian Jones, Clerc y Dref/Swyddog Cyllid

154/16 YMDDIHEURIADAU

Derbyniwyd ymddiheuriadau gan y Cynghorwyr Mrs E Butler, D Madge, ac E H Williams.

155/16 DATGANIAD O DDIDDORDEB ARIANNOL NEU GYSYLLTIAD PERSONOL

Datganodd y Cynghorydd Mair Rowlands ddiddordeb personol ond heb fod yn rhagfarnus yng Nghais Cynllunio, Cyf: 16/1623/11/LL.

156/16 MATERION BRYD

Dim.

157/16 CEISIADAU CYNLLUNIO

C16/1623/11/LL Cais ôl-weithredol i gadw cynhwysydd storio dros dro. Cefn yr Adeilad Coffa ac Adeilad Charles Evans, Prifysgol Cymru, Ffordd Deiniol, Bangor. **Dim gwrthwynebiad.**

C16/1656/11/LL Cais diwygiedig i godi adeilad newydd er mwyn darparu 48 uned byw ar gyfer myfyrwyr. Plot 1 Euston Road. **Gwrthwynebiad. Gor-ddatblygiad o'r safle. Lleoliad anaddas i ddatblygiad mor fawr o ran priffyrdd a chyfleusterau.**

C17/0007/11/AM Cais amlinellol i godi tŷ newydd. 33 Tan y Graig, oddi ar Ffordd Caernarfon. **Dim gwrthwynebiad. ond yn gofyn i Gyngor Gwynedd sicrhau na fyddai'n cael effaith ar yr Ysgol sydd nesaf at y datblygiad.**

C17/0021/11/HY Trosi swyddfeydd gwag yn llety 4 llofft ar gyfer myfyrwyr, ynghyd â newidiadau i flaen yr adeilad. 42A Glanrafon. **Gwrthwynebiad. Mae statws adeilad rhestredig gan y rhes hon a byddai datblygiad o'r math hwn yn cael effaith ddifrifol ar sut mae'r ardal yn edrych.**

C17/0038/11/LL Trosi tŷ annedd presennol (defnydd Dosbarth 3) yn dŷ amlfeddiannaeth bychan (defnydd Dosbarth C4) 40 Ffordd Garth. **Gwrthwynebiad – mae hyn yn or-ddatblygiad o dŷ bach iawn, anddas gyda llofft atig a dim dihangfa dân.**

C17/0042/11/HY Codi 4 arwydd newydd gan gynnwys 2 arwydd enw (gyda llythrennau wedi eu goleuo y tu mewn), 1 arwydd ar wahân gyda dangosydd sgrin LCD ar y ddwy ochr, 1 arwydd ddwy ochr ar wahân heb eu goleuo. Adeilad Pontio, Prifysgol Bangor, Ffordd Deiniol. **Dim gwrthwynebiad.**

C17/0070/11/LL Newid defnydd o'r lloiau gwag uwchben y siopau presennol i greu dwy uned aml-feddiannaeth gyda chwech ystafell wely ym mhob uned. 259 -263 Stryd Fawr. **Gan nad oedd cynlluniau gyda'r cais hwn, fe'i gohiriwyd tan y Cyfarfod Cynllunio nesaf.**

Ni chymrodd y Cynghorydd Mrs J Marshall, sydd yn eistedd ar Bwyllgor Cynllunio Cyngor Gwynedd, ran yn y drafodaeth ar y ceisiadau uchod na phleidleisio arnynt heblaw y ceisiadau sydd wedi eu lleoli yn ei Ward ei hun.

158/16 MATERION PRIFFYRDD

Cyfyngiad Cyflymder Arfaethedig 20, 30 a 40 mya– Bangor – **Dim gwrthwynebiad.**

159/16 MATERION TRWYDDEDU

Deddf Trwyddedu 2013 - Trwydded Eiddo – The Skerries, 374 Stryd Fawr, Bangor – **Dim gwrthwynebiad.**