



**Democratic Service**  
Swyddfa'r Cyngor  
CAERNARFON  
Gwynedd  
LL55 1SH

Meeting

**PLANNING COMMITTEE**

Date and Time

**10.30 am, MONDAY, 26TH FEBRUARY, 2018**

**(It is intended to break for lunch between 12.00 and 1.00 p.m)**

Location

**Siambur y Cyngor, Council Offices, Cae Penarlâg, Dolgellau, LL40 2YB**

Contact Point

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(DISTRIBUTED: 16/02/18)

## **PLANNING COMMITTEE**

### **MEMBERSHIP (15)**

#### **Plaid Cymru (8)**

Councillors

Elwyn Edwards  
Sian Wyn Hughes  
Huw Gruffydd Wyn Jones  
Catrin Elen Wager  
Dafydd Owen

Simon Glyn  
Berwyn Parry Jones  
Edgar Wyn Owen  
Gruffydd Williams

#### **Independent (4)**

Councillors

Eric M. Jones  
I. Dilwyn Lloyd

Anne Lloyd Jones  
Eirwyn Williams

#### **Llais Gwynedd (1)**

Councillor  
Owain Williams

#### **Lib / Lab (1)**

Councillor  
Stephen W. Churchman

#### **Gwynedd United Independents (1)**

Councillor  
Louise Hughes

## PROCEDURE FOR SPEAKING ON PLANNING APPLICATIONS IN THE PLANNING COMMITTEE

The Council has decided that third parties have the right to speak on planning applications at the Planning Committee. This leaflet outlines the normal operational arrangements for speaking at the committee.

1.	Report of the Planning Service on the planning application including a recommendation.	
2.	If an application has been received from a 3 <sup>rd</sup> party to speak the Chairman will invite the speaker to come forwards.	
3.	Objector or a representative of the objectors to address the committee.	3 minutes
4.	Applicant or a representative of the applicant(s) to address the committee.	3 minutes
5.	Local Member(s) to address the committee	10 minutes
6.	Committee Chairman to ask for a proposer and seconder for the planning application.	
7.	The committee to discuss the planning application	

## AGENDA

### 1. APOLOGIES

To accept any apologies for absence.

### 2. DECLARATION OF PERSONAL INTEREST AND PROTOCOL MATTERS

To receive any declaration of personal interest and to note protocol matters.

### 3. URGENT ITEMS

To note any items that are a matter of urgency in the view of the Chair for consideration.

### 4. MINUTES

9 - 16

The Chair shall propose that the minutes of the previous meeting of this committee, held on, 5 February 2018, be signed as a true record.

### 5. PLANNING APPLICATIONS

To submit the report of the Head of Environment Department.

#### 5.1. APPLICATION NO. C16/0564/35/LL - VACANT LAND OF WAEN HELYG, LAND OFF WAUN HELYG, CRICCIETH 17 - 35

Application for the erection of 10 affordable units.

**LOCAL MEMBER: Councillor Eirwyn Williams**

[Link to relevant background documents](#)

#### 5.2. APPLICATION NO. C17/1118/11/LL - 4-5 TREM ELIDIR, BANGOR 36 - 52

Demolition of the existing building and erection of a new two storey building to provide 8 flats and provision of parking spaces.

**LOCAL MEMBER: Councillor Elin Walker Jones**

[Link to relevant background documents](#)

#### 5.3. APPLICATION NO. C17/1269/25/LL - LAND AT TAI'R EFAIL, PENRHOS ROAD, BANGOR 53 - 73

Demolition of the existing buildings and erection of 8 affordable dwellings together with the creation of an access and parking spaces.

**LOCAL MEMBER: Councillor Menna Baines**

[Link to relevant background documents](#)

**5.4. APPLICATION NO. C17/1101/13/LL - BETHESDA RUGBY CLUB, 74 - 93  
DOL DAFYDD, STATION ROAD, BETHESDA**

A full planning application for the erection of 5 social rented bungalows and 12 social rented houses and the adaption of the current access and internal access road.

**LOCAL MEMBER: Councillor Rheinallt Puw**

[Link to relevant background documents](#)

**5.5. APPLICATION NO. C17/0846/18/LL - LAND AT BRO RHIWEN, 94 - 108  
RHIWLAS**

Residential development to include 5 affordable dwellings to meet a local need together with associated accesses and parking

**LOCAL MEMBER: Councillor Elwyn Jones**

[Link to relevant background documents](#)

**5.6. APPLICATION NO. C16/0942/42/AM - LAND ADJACENT TO MAES 109 - 121  
TWNTI, MORFA NEFYN, PWLLHELI**

Residential development of 9 affordable houses.

**LOCAL MEMBER: Councillor Sian Wyn Hughes**

[Link to relevant background documents](#)

**5.7. APPLICATION NO. C17/0930/08/LL - THE OLD BAKERY, 122 - 133  
PENRHYNDEUDRAETH**

Full application to demolish an existing garage and erect a new two storey residential dwelling with a new vehicular access.

**LOCAL MEMBER: Councillor Gareth Thomas**

[Link to relevant background documents](#)

**5.8. APPLICATION NO. C17/1022/23/LL - PLAS TIRION FARM, 134 - 145  
LLANRUG, CAERNARFON**

Erection of a poultry unit for the production of free range eggs, track, turning area, landscaping, muck store and 2 silos.

**LOCAL MEMBER: Councillor Berwyn Parry Jones**

[Link to relevant background documents](#)

**5.9. APPLICATION NO. C17/1056/39/LL - FRONDEG, LLANENGAN, 146 - 158  
PWLLHELI**

Application to site 10 touring caravans and a static caravan for site manager, shower and toilet block, acoustic fence, earth bank, new access drive and parking spaces for nearby chapel.

**LOCAL MEMBER: Councillor John Brynmor Hughes**

[Link to relevant background documents](#)

**5.10. APPLICATION NO. C17/1094/36/LL - THE CROSS FOXES, 159 - 171  
GARNDOLBENMAEN**

Change of use from pub to dwelling.

**LOCAL MEMBER: Councillor Stephen Churchman**

[Link to relevant background documents](#)

**5.11. APPLICATION NO. C17/1161/39/LL - LAND BY TY ADDA, 172 - 183  
ABERSOCH, PWLLHELI**

Vary Condition 4 on planning permission C15/0901/39/LL to revise the design of the proposed house.

**LOCAL MEMBER: Councillor Dewi Wyn Roberts**

[Link to relevant background documents](#)

**5.12. APPLICATION NO. C17/1175/42/LL - MOWNT, EDERN, PWLLHELI 184 - 193**

Extension to touring caravan site to locate 12 additional touring units (increase in numbers from 20 to 32)

**LOCAL MEMBER: Councillor Sian Wyn Hughes**

[Link to relevant background documents](#)

**5.13. APPLICATION NO. C17/1193/08/LL - CAR PARK, PORTMEIRION, 194 - 217  
PENRHYNDEUDRAETH**

Application for the creation of a camping site for 28 vehicles and the erection of a building for reception, shop and washing facilities.

**LOCAL MEMBER: Councillor Gareth Thomas**

[Link to relevant background documents](#)

**5.14. APPLICATION NO. C17/1211/18/LL - ST. HELEN, TAI NEWYDDION, PENISARWAUN, CAERNARFON** 218 - 230

Demolition of existing detached church hall and erection of new church hall attached to existing church of St. Helen, Penisarwaun, together with creation of on-site parking for seven vehicles including two spaces for the disabled (revised plans to those considered under C17/0093/18/LL)

**LOCAL MEMBER: Councillor Elwyn Jones**

[Link to relevant background documents](#)

**5.15. APPLICATION NO. C17/1218/44/LL - LAND NEAR ENTRANCE TO GARREG GOCH CARAVAN PARK, MORFA BYCHAN ROAD, MORFA BYCHAN, PORTHMADOG** 231 - 244

Creation of a new static caravan site for 11 caravans, construction of a reception / lounge building, creation of a new vehicular access and access road, parking area and play area.

**LOCAL MEMBER: Councillor E. Selwyn Griffiths**

[Link to relevant background documents](#)

**5.16. APPLICATION NO. C17/1225/39/LL - PANT GWYN COTTAGE CARAVAN PARK, SARN BACH, PWLLHELI** 245 - 254

Locate 2 additional static caravans to the existing site along with improvements to site and locate 1 static caravan as office / reception.

**LOCAL MEMBER: Councillor John Brynmor Hughes**

[Link to relevant background documents](#)

**5.17. APPLICATION NO. C17/1266/16/LL - LAND AT BRYN CUL, 2 TAL GAE, TREGARTH, BANGOR** 255 - 267

Install one 17.5 metre high telecommunications mast including 3 antenna and 2 transmission dishes along with 2 equipment cabinets and 1 meter cabinet and ancillary work.

**LOCAL MEMBER: Councillor Dafydd Owen**

[Link to relevant background documents](#)