

13.1

Materion Eraill

Other Matters

Rhif y Cais: **41LPA544D/CC** Application Number

Ymgeisydd Applicant

Head of Services (Property)
c/o Thomas Hughes
Estates Department - Smallholdings
IOACC
Llangefni
LL77 7TW

Cais i bennu os oes angen caniatad blaenorol ar gyfer codi sied amaethyddol ar gyfer storio gwellt a pheiriannau yn

Application to determine whether prior approval is required for the erection of an agricultural building for the storage of hay and machinery at

Tyddyn Isaf, Penymyndd



Planning Committee: 6th October, 2010

Report of Head of Planning Service (EH)

It was determined that the prior approval of the Local Planning Authority was not required for the above development and that is constituted permitted development.

The matter is therefore reported for information purposes only.

Rhif y Cais: 41LPA916A/CC Application Number

Ymgeisydd Applicant

Head of Service (Property)
c/o Mr Thomas Hughes
Smallholdings
Cyngor Sir Ynys Môn
Llangefni
Ynys Môn
LL77 7TW

Cais i bennu os oes angen caniatad blaenorol i godi adeilad amaethyddol ar gyfer cadw gwartheg a porthiant yn

Application to determine whether prior approval is required for the erection of an agricultural building to house cattle and storage of fodder at

Gwyndy, Penmynydd



Planning Committee: 6th October, 2010

Report of Head of Planning Service (EH)

It was determined that the prior approval of the Local Planning Authority was not required for the above development and that it constituted permitted development.

The matter is therefore reported for information purposes only.

Rhif y Cais: **46C263H/EIA** Application Number

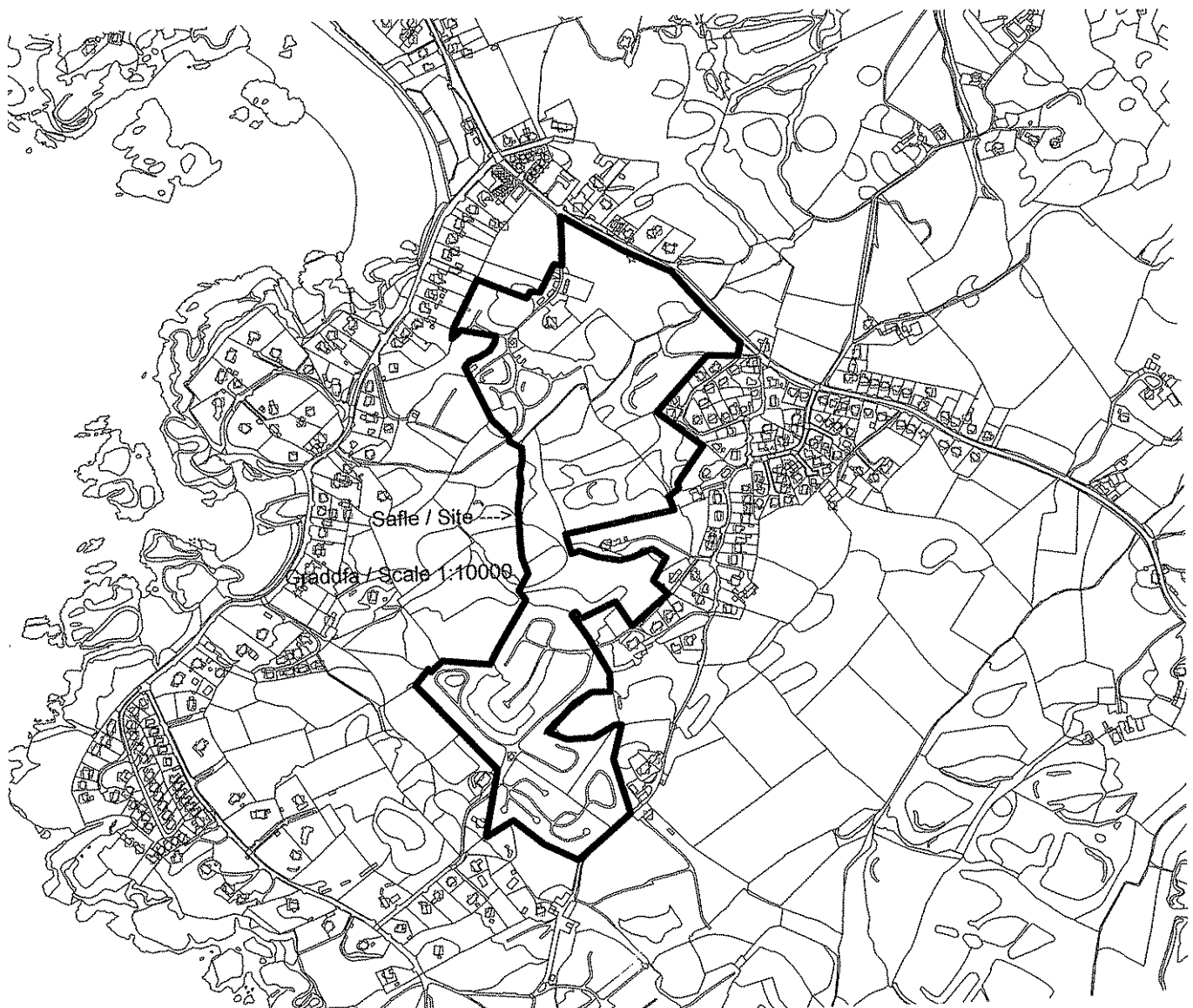
Ymgeisydd Applicant

**Bagnol & Tyn Towyn Caravan Park
c/o RGR Partnership
1st Floor NatWest Bank Building
Glanhwfa Road
Llangefni
LL77 7EN**

Cais llawn am ddatblygiad sy'n cynnwys 51 caban pren i'w hadeiladu yn raddol mewn 5 cyfnod ynghyd a chodi derbynfa, cau'r fynedfa bresennol i'r safle oddiar Ffordd Ravenspoint a chreu mynedfa i gerbydau ac i gerddwyr oddiar Lon Sant Ffraid ar dir ger

Full plans for a development consisting of 51 log cabins which are to be constructed in 5 phases together with erection of a reception, the closure of the existing site access from Ravenspoint Road and the construction of a new vehicular and pedestrian access from Lon St Ffraid on land adjacent to

Tyn Towyn Caravan Park, Trearddur Bay



Planning Committee: 6th October 2010

Report of Head of Planning Service (MTD)

This application has been represented to the planning committee following the committees resolution to permit the application subject to the signing of a S106 agreement requiring financial contributions to cover;

Pedestrian footway
Refurbishment of public toilets
Road widening and provision of bus lay-by
Habitat management
Play facilities (Members resolution of £60,000)

Following negotiations a letter has been received from the applicants agent outlining their contribution proposals. This letter has been circulated for members attention.

As this offer differs from that which the Committee requested, the proposal is represented for members consideration.

Recommendation:

Permit

Reason for Reporting to Committee:

The application is subject to the Environmental Impact Assessment Regulations and is accompanied by an Environmental Statement. At its meeting held on 7th April 2010 the Planning and Orders Committee resolved to undertake a site visit prior to determining the application. The site was visited on 21st April.

1. Proposal and Site

The site is located off the B4545 Lon St Ffraid and comprises currently undeveloped land located between the Ty'n Towyn and Bagnol Caravan Parks. Both sites have static caravan development. Bagnol also caters for touring caravans and campers. The application is for the erection of 51 log cabins, a new access road and reception building and landscape works. The existing access to the Bagnol Caravan Site off Ravenspoint Road is offered for closure as part of the scheme in order that traffic to both Ty'n Towyn and Bagnol, as well as the proposed chalet development, all utilise the new access off Lon St Ffraid. The scheme is intended as a 5 year phased development.

The application has been amended since its first submission in order to provide full access and visibility splay details and to amend the reception block building (originally proposed as a relocation of the existing reception block from Bagnol but now redesigned as a small chalet-style building), the reconfiguration of the proposed earth bunds and landscaping area parallel with the B4545 and the relocation of some chalets further into the site than originally proposed. The application is supported by an Environmental Statement.

2. Key Issue(s)

Effects on visual and residential amenity and highway safety.

3. Main Policies

Gwynedd Structure Plan

Policy B1: Employment Generating Developments
Policy CH1: Recreation and Tourist Development
Policy CH2: High Quality Holiday Accommodation
Policy D3: Landscape Conservation Areas
Policy D4: Location, Siting and Design
Policy D9: Environmentally Sensitive Areas

Policy D29: Standard of Design
Policy D31: Open Spaces
Policy D32: Landscaping
Policy FF12: Car Parking Standards

Ynys Mon Local Plan

Policy 1: General Policy
Policy 5: Design
Policy 8: Holiday Accommodation
Policy 26: Car Parking
Policy 31: Special Landscape Area
Policy 32: Landscape
Policy 34: Nature Conservation
Policy 35: Nature Conservation
Policy 42: Design

Stopped Unitary Development Plan

Policy GP1: General Policy
Policy GP2: Design
Policy TR10; Parking Standards
Policy TO1: New Attractions and Extensions to Existing Attractions
Policy TO2: Holiday Accommodation
Policy TO10: Recreational Routes
Policy EN1: Landscape Character
Policy EN4: Biodiversity
Policy SG4: Foul Sewage Disposal
Policy SG6: Surface Water Run-Off

Supplementary Planning Guidance

Design Guide
Holiday Accommodation

Relevant National or Local Policy

Planning Policy Wales (March 2002)
TAN 5: Nature Conservation
TAN 12: Design
TAN 13: Tourism
TAN 18: Transport

4. Response to Consultation and Publicity

Several rounds of consultation have been undertaken due to changes and amendments to the proposals. The replies listed represent the current views of the consultees. Previous consultation replies which have helped to shape the application as now being determined are on the planning file.

Local Member: Requests Committee determination

Community Council: Dangerous access onto Lon St Ffraid, infrastructure unable to cope with further development; problems with electricity supply and sewage disposal; proposed buildings are not sympathetic to the local built environment; disproportionate number of units; no provision for increase in schools places or play facilities, no significant additional jobs; located in an accident black-spot, outside the Ynys Mon LDP and of no positive advantage to the community but will adversely affect the environment.

Highways Section:

Drainage Section: Greater detail of intended surface water disposal requested.

Dwr Cymru-Welsh Water – standard conditions in relation to surface water drainage and sewer connections.

Confirmed that no problems envisaged with foul sewerage disposal. A water supply can be made available for the site. Part of the site is elevated where mains water cannot be guaranteed at all times. A booster pump can be installed, the cost of which would be borne by the developer.

Environment Agency – satisfied that flood risks are acceptable subject to condition in finished floor levels. Sustainable drainage methods proposed should be designed so as not to increase the risk of flooding. Great Crested Newts are present in the vicinity and there may be an opportunity to create habitat as part of the proposals.

Environmental Health Section: Pumping Station off Ravenspoint Road has been the subject of surface water flooding allegedly as a result of poorly maintained drainage ditches. It would be prudent to check that satisfactory provision is made for surface water drainage within the scheme.

In response to this query the applicant has submitted a letter confirming that drainage ditches are regularly inspected and maintained on the application site

Built Environment & Landscape – no objection to revised scheme

Countryside Council for Wales: No comments

Public Response to Consultation: 1 letter of support for the scheme has been received together with supporting letters from the agent. 2 letters cite support for the closure of the Ravenspoint Road access but object to the scheme in general. 115 letters of objection have been received in response to publicity on the amended scheme. 74 objection letters were received in response to the consultations undertaken on the originally submitted plans. Objections are based on:

An urban-like infill between two caravan sites;

Visual impacts;

Caravans are currently hidden from view;

Proposal will detract from the current attractiveness of the area;

No need for the development – saturation point already reached;

Effects on residential amenity,

Noise pollution,

Light pollution,

Increased litter, crime and anti-social behaviour;

Damaging effects on protected species and natural habitat;

Design not in keeping with the area;

Proportionality – the scheme is too big and unsympathetic to the local built environment;

Doesn't comply with relevant policies;

Welsh language impacts,

Flood risks,

Traffic increase;

Dangerous access in an accident blackspot;

Traffic will still need to use Ravenspoint Road to access other caravan parks;

Objections to closure of Ravenspoint Road access as should Ravenspoint Road itself become impassable eg through flooding, local residents can only access their properties by using the caravan site road;

Application is made for personal gain by the applicant.

Issues in relation to landscape impacts, habitat, residential and general amenity impacts, road traffic and highway safety concerns will be addressed further in the report. It should be noted that Planning Policy Wales advises that “the planning system does not exist to protect the private interests of one person against the activities of another”. Whether a development is proposed for personal profit or for some wider altruistic purpose is not material – each application must, in accordance with the Planning Acts and PPW advice be considered on its planning merits, taking into account material considerations. The concern expressed that Ravenspoint Road residents could become stranded should an incident take place which would block the highway and that the access to Bagnol should remain open in order that they could use a route through private land to gain the B4545 is afforded little weight in the assessment.

5. Relevant Planning History

46C224: Removal of the 50 static caravans and their replacement with 50 purpose built holiday chalets at

Ty'n Towyn Caravan Park, Trearddur Bay – refused 17/2/92 Appeal Allowed 13/8/92

46C263B Conversion of outbuildings into holiday accommodation at Ty'n Towyn Caravan Park, Trearddur Bay – approved 23/5/97

46C263C Conversion of outbuildings into holiday units and one residential unit at Ty'n Towyn Caravan Park, Trearddur Bay – approved 2/9/99

46C263D Full plans to allow 7 extra static caravans and the siting of 3 log cabins at Ty'n Towyn Caravan Park, Trearddur Bay – withdrawn 8/3/07

46C263E/ECON Full plans for a development consisting of 55 log cabins which are to be constructed in 5 phases together with the closure of the existing access from Ravenspoint Road and the construction of a new vehicular and pedestrian access onto Lon St Ffraid – withdrawn 8/2/08

46C263F/SCO Environmental scoping opinion for log cabin development at Ty'n Towyn, Trearddur Bay 7/11/06

6. Main Planning Considerations

Principle of the Development: Development Plan policies allow the creation of holiday accommodation and the enhancement of tourism facilities. Development Plan policies also seek protection of the landscape and local amenities. The proposal must be weighed against all relevant planning policies in order to consider whether it is acceptable. The vast majority of objections to the scheme cite landscape impacts, traffic and highway safety concerns and amenity impacts. Many cite the personal gain for the applicant which they consider is pursued at the expense of the wider community. Development plan policies however allow developments to take place. Other policies seek protection of natural assets. A balanced view must be struck in reaching a determination on the application.

The site is located on currently undeveloped land between housing development centred on Lon Cre Crist and the main village itself at Ravenspoint Road. Currently when viewed from the B4545 only glimpses of the roofs of some caravans are discernible on the site. The site is characterised by undulating topography made up of rocky outcrops. Site levels of the B4545 are slightly lower than the road.

A new access road is proposed opposite the dwelling known as Graig Eithin, the first dwelling on the right on entering the village from the south. Either side of this access landscaped earth bunds are proposed in order to screen development from the road. The log cabins are placed in groups within the site, taking advantage of site levels and topography to screen the development from public vistas and sedum roofs are proposed in order to help assimilate the development as well as assist with site drainage. A pond, picnic area and children's play area are proposed for the site itself near the entrance opposite the proposed reception block building. Initially it was proposed to relocate the existing reception building currently located off the Ravenspoint Road access at the Bagnol site but this building contains showers etc used by touring caravan users and is a large structure. It will remain at the Bagnol site and a small log cabin will be located on the B4545 entrance to act as a reception building. The site will be served by access roads. Low level lighting is proposed which will be controlled through condition. Exclusion zones and landscaped areas are proposed to create buffers on site boundaries particularly where dwellings currently exist. Some areas are excluded from development in order to safeguard existing habitat.

Policy Considerations and Landscape & Amenity Impact: Structure Plan policies do not support the creation of new static caravan sites and only support an increase in numbers on existing sites subject to criteria. The scheme as submitted is for log cabins which fall outside the definition of static caravan and are therefore assessed against policies which allow high quality holiday accommodation. Policy 8 of the Local Plan allows development of such units in particular where they form part of an integral scheme which adds to tourism and recreation facilities in the area.

This undeveloped area outside the settlement boundary is designated a Special Landscape Area in the Ynys Mon Local Plan, Policy 31 of which states that proposals for development in such areas are expected to have particular regard to the special character of their surroundings. In considering the landscape impact of the proposal, the Council will need to be satisfied that the development can be fitted into its surroundings without unacceptable harm to the general landscape character, before planning permission is granted.

Policy EN1 of the stopped UDP states that development will be required to fit into its surroundings without significant harm to the Landscape Character Areas. Both policies set a limit – they cite **unacceptable** harm or **significant** harm. A proposal is therefore not necessarily considered unacceptable under these policies if there is minimal harm or any harm can be adequately mitigated. Stopped UDP Landscape Character Area 1 refers to Holy Island where character is strongly defined by underlying geology. Trearddur Bay is described as reflecting the development of tourism with hotel and caravan parks. Key aims are to improve settlement edges and transport corridors and maintain and conserve habitat areas for example.

The application site is located on the main link into Trearddur Bay from Four Mile Bridge and Valley. It is a major transport link, particularly in the high season. The scheme provides for a new access point centrally located within a landscaped bund development designed to reflect natural topography in the area which will be set back from the roadside edge but which will run parallel with it. The bund is designed to screen the majority of the development from public view. TAN 13 Tourism advises in paragraph 13 that “the demand for sites has concentrated on the most popular holiday areas, particularly on the coast, although there is increasing demand inland. New and extended sites should be effectively screened, and planned so as not to be visually intrusive. Sites should not as a rule be allowed immediately by the sea, but should be set back a short distance inland where they are not visible from or along the coast”. The scheme, as stated, makes use of the existing topography to create pockets of development but some glimpses of the site will be seen as currently.

Concerns have been expressed by objectors about visual impacts but also in relation to proposed users of the site and noise and amenity effects including alleged anti-social behaviour and increased crime from the proposed users of the site, noise and disturbance from users and amenity affects from increased lighting together with lack of infrastructure capacity. Concerns are also expressed about the appropriateness of the design. It should be noted that planning policy and guidance allows the development of holiday chalets. The log cabins are for holiday occupation. They do not reflect traditional the designs found in residential properties within the village. They are sited within a static and touring caravan environment from which they take their design cue rather than immediately amongst dwellings and their occupation is to be controlled through condition as holiday units only. Given landscaping and topography, they will not be visually read with more traditional dwelling designs. An appeal in 1992 allowed the development of 50 holiday chalets on the site designed as terraces of bungalows with the Inspector confident that they would not become permanent residences if controlled through an appropriate occupancy condition. The log cabins proposed, although permanent buildings, are more akin to purpose built holiday accommodation than the terraced bungalows allowed on appeal on this same site.

Conditions proposed to control the development include phasing of the development, controls over occupation to ensure holiday use only, controls over lighting, fencing and hardstanding details, details of solar panels and controls over external colour application to the cabins, and the requirement for a management regime for the site to include landscape maintenance to ensure that the development can be adequately assimilated.

Habitat: The site has a number of breeding bird species, badgers and important vegetation habitat types (semi-improved grassland, marshy grassland, rocky outcrops, scrub, standing water) but no rare or nationally rare species are present. Scrub areas are of significance in the Biodiversity Action Plan.

In proposals for the site, scrub areas are avoided where possible and development does not impinge within 30m of badger setts with most development being located on areas of semi-improved grassland. The predicted impacts are loss of habitat and disturbance (both during construction and during use by visitors). The development would lead to loss of areas of semi-improved grassland which has fairly low conservation interest. Loss of some scrub areas will occur on the edges of main blocks but this will not result in the break up of blocks. Loss of grassland will lead to a reduction in badger foraging habitat. Longer term use by visitors will impact through disturbance. Some loss of bird breeding habitat will occur. None of these losses however are gauged to be significant in a local or regional context.

In mitigation, it is suggested that clearance works should only take place outside the bird-breeding season and in the presence of a qualified ecologist in order to identify and currently unknown impacts on badgers. Protected habitat is to be fenced and conditions are proposed eg in relation to site compounds and the storage of materials to avoid sensitive areas. The screen mounds proposed could provide additional habitat and the pond proposed is to be designed to be suitable for use by great crested newts although none were found to be present on the site and no suitable water features are present. Management of the remainder of

the site will retain areas of foraging eg for badgers and chough. In addition, as part of a S106 agreement, other land in the applicant's ownership which is not part of the existing caravan sites or part of the application site itself can be suitably managed in order to maintain their habitat value.

Traffic Impacts: The application is supported by a transport assessment prepared by highways consultants and incorporated into the Environmental Statement. The scheme will see the traffic that would ordinarily use Ravenspoint Road to access the Bagnol site being re-routed to the new Lon St Ffraid access which is to be constructed to appropriate technical standards, removing, for example, 89 Saturday peak hour vehicular movements off this road which is narrow, poorly aligned and without a pedestrian footway and which has sub-standard visibility at its junction with Lon St Ffraid. This traffic already exists and traffic entering the village from the direction of Four Mile Bridge / Valley already traverses this route. Traffic entering from Holyhead will travel slightly further along Lon St Ffraid to access the site rather than turning up Ravenspoint Road and traversing its entire length to reach the existing Bagnol site entrance. The level of entirely new traffic using the road network as a result of the proposed development is unlikely to have a significant impact (21 peak hour vehicles). The Highways Authority raises no objection to the scheme subject to the closure of the Ravenspoint Road access and subject to conditions in relation to the proposed new access on Lon St Ffraid.

Economic Impacts: The developer suggests that 1 full time and 5 part time posts will be created as a result of the development. Concerns are expressed by objectors that there are no economic benefits to the scheme in relation to job creation or to spending in the local economy, citing large supermarkets in Holyhead and the developer himself as being the only beneficiaries of the proposals. The scheme does not bring with it extensive employment opportunities. Nonetheless, additional tourists are likely to contribute to the immediate local economy. Concern is expressed that Trearddur has no appropriate facilities for tourists, in particular since the Sea Shanty cafe was demolished. However, planning policy supports the principle of the development of facilities within village settlements eg the Seacroft Hotel has recently been refurbished.

Wider Community Benefits: The Local Planning Authority has discussed wider community benefits with the applicant and agent. These include a contribution towards provision of a pedestrian footway where possible within the highway on Ravenspoint Road together with a pedestrian crossing to increase safety and improve general amenity for pedestrians notwithstanding that the application will see the removal of some vehicular traffic from this route through the closure of the access to the Bagnol site; a contribution towards refurbishment of the public toilets on Lon St Ffraid; a contribution towards the public play facilities on Lon Isallt; road widening and the provision of a bus lay-by on Lon St Ffraid near the site frontage to facilitate the free-flow of traffic and habitat management on the remainder of land in the applicant's ownership for the wider benefit of wildlife in the area over and above that offered within the application site. It is proposed to secure these benefits through a s106 agreement.

7. Conclusion

The proposal will have some impacts as outlined in the Environmental Statement submitted. These can be mitigated through conditions and a s106 agreement. Planning policy context allows this type of development subject to criteria. The scheme is considerably opposed by Trearddur Bay residents but the volume of public concern is not of itself sufficient to influence the determination of the application. Subject to conditions and a S106 agreement, the scheme is considered to be acceptable.

8. Recommendation

To **PERMIT** the development subject to a S106 agreement (to deliver wider community benefits including a contribution towards a footway on Ravenspoint Road, a pedestrian crossing on Ravenspoint Road, a contribution towards refurbishment of the public toilets on Lon St Ffraid; a contribution towards the public play facilities on Lon Isallt; road widening and the provision of a bus lay-by on Lon St Ffraid near the site frontage to facilitate the free-flow of traffic and habitat management on the remainder of land in the applicant's ownership for the wider benefit of wildlife in the area over and above that offered within the application site) and conditions :

(01) The development to which this permission relates shall be begun not later than the expiration of five years beginning with the date of this permission.

Reason: To comply with the requirements of the Town and Country Planning Act 1990.

(02) The development hereby approved shall take place as a phased development in accordance with Appleton Group Figure 1.2 Phasing Plan (with locations of log cabins as amended under drawing BM2033-A1-02C dated 17/12/09) except in as much as if the previous phase is not completed in full in accordance with the submitted details, the subsequent phase shall not commence unless otherwise agreed in writing by the local planning authority.

Reason: For the avoidance of doubt and in the interests of amenity

(03) No development shall commence until full details of internal access roads and their levels, surfacing materials and drainage have been submitted to and approved in writing by the local planning authority. The scheme shall thereafter proceed in accordance with the approved details unless the local planning authority gives its prior written consent to any variation. No new access roads or additional tracks shall be constructed without the express consent of the local planning authority.

Reason: To ensure an acceptable appearance of the development and to protect habitat.

(04) No development shall commence until details of hard standings and parking areas for each log cabin has been submitted to and approved in writing by the local planning authority. The scheme shall thereafter proceed in accordance with the approved details unless the local planning authority gives its prior written consent to any variation. No additional hardstandings, patios or parking areas shall be constructed without the express consent of the local planning authority.

Reason: To ensure an acceptable appearance of the development, in the interests of amenity and to protect habitat

(05) No development shall take place until full details of any fencing or walling proposed to define log cabin areas or otherwise proposed within the site has been submitted to and approved in writing by the local planning authority. Such walling / fencing shall be designed and located so as to allow unrestricted access to badgers at all times.

Reason: To ensure an acceptable appearance of the development, in the interests of amenity and to protect habitat.

(06) No development shall commence until full details of lighting for the site including any external lighting proposed for individual cabins has been submitted to and approved in writing by the local planning authority. The scheme shall be designed in accordance with the Institution of Lighting Engineers Guidance Notes for the Reduction of Obtrusive Light 2005 (or as may be amended or superseded). The scheme shall thereafter proceed in accordance with the approved details unless the local planning authority gives its prior written consent to any variation. No additional lighting shall be installed without the express consent of the local planning authority.

Reason: To ensure an acceptable appearance of the development, in the interests of amenity and to protect habitat.

(07) The access onto Lon St Ffraid shall be constructed strictly in accordance with the submitted plan (BM2033-A3-05b) submitted 10/3/10 and sections (BM2033-A2-06a) submitted 10/3/10. No other development permitted by this consent shall be commenced until the access is completed in accordance with the approved details and made available for use.

Reason: To provide adequate intervisibility between the access and the existing public highway for the safety and convenience of users of the highway and of the access.

(08) No development shall commence until details of the methods of permanent closure to vehicular traffic of all existing access points to and from the site, including both the Bagnol and Ty'n Towyn caravan parks and holiday units, onto Ravenspoint Road, Lon Crecrist and Lon St Ffraid have been submitted to and approved in writing by the local planning authority. The existing access points shall be permanently sealed to vehicular traffic in accordance with the approved details within 1 month of the completion or first use of the new Lon St Ffraid access hereby approved unless the local planning authority gives its prior written consent to any variation. No new access roads or

additional tracks shall be constructed without the express consent of the local planning authority.

Reason: To limit the number of access points along the site boundary for the safety and convenience of the highway user.

(09) No log cabin shall be erected on the site until samples or catalogues of external finishing materials specifying the final application of colour to the cabins has been submitted to and approved in writing by the local planning authority. No application of a different colour shall be applied to any log cabin without the prior written approval of the local planning authority.

Reason: To ensure the satisfactory appearance of the development.

(10) No solar panels shall be fitted to the log cabins hereby permitted until full details of such have been submitted to and approved in writing by the local planning authority. The scheme shall thereafter proceed in accordance with the approved details unless the local planning authority gives its prior written consent to any variation. No additional solar panels shall be installed without the express consent of the local planning authority.

Reason: To ensure a satisfactory appearance of the development.

(11) Occupation of the log cabins hereby approved shall be for holiday use only. A register of lettings demonstrating the permanent residential address of users of the site shall be maintained and shall be made available for inspection by the local planning authority at all times.

Reason: To ensure that inappropriate uses do not take place in this locality.

(12) No habitat clearance shall take place within the bird breeding season (1st March to 31st July inclusive). Any habitat or vegetation clearance outside these dates shall take place under the direct supervision of a qualified ecologist who shall submit and deliver appropriate mitigation in accordance with a scheme to be submitted to and approved in writing by the local planning authority should protected species be found to be present.

Reason: To safeguard any protected species which may be present on the site.

(13) No development shall commence until a management plan for the management of habitats and protected species during construction operations (to include protective fencing to exclude construction and other traffic from sensitive habitat areas, details and locations of site compounds and the storage of materials including maximum amounts stockpiled for each phase, mitigation where protected species are found to be present during clearance works and safeguarding of safe access to protected species to foraging areas, paths, latrines and setts during construction) and post-construction management and maintenance of existing and created habitats for each phase of the development including the long term management of the site post-construction.

Reason: To safeguard any protected species which may be present on the site and to secure the long term protection and enhancement of habitat and protected species on the site.

(14) Landscaping works shall take place in overall accordance with the landscape masterplan attached to drawing number BM2033-A1-02C (except in so far as amended by condition 13 above). No development shall commence on any phase of the scheme hereby approved until a detailed landscaping plan has been submitted to and approved in writing by the local planning authority for that phase. No occupation of any log cabin shall take place until the landscaping scheme for that phase has been completed in accordance with the approved details. The maintenance of the landscaping works shall thereafter take place in accordance with agreed details in the management plan required to be approved under condition 13 above.

Reason: To ensure that the development is suitably screened and assimilated into the wider landscape in the interests of amenity.

9. Other Relevant Policies

Biodiversity Action Plan

TAN 15 Development and Flood Risk

10. Other Non-Material Issues Raised

None

13.4

Presenoldeb Aelodau'r Pwyllgor Cynllunio mewn Digwyddiadau / Seminarau Hyfforddi

Y Prif Swyddog Cynllunio i adrodd yn dilyn cyd-adroddiad i'r Cyngor ar 5^{ed} o Orffennaf, 2010 gan Pennaeth Gwasanaeth (Cynllunio & Gwarchod y Cyhoedd) a'r Cyfarwyddwr Gwasanaethau Cyfreithiol/Swyddog Monitro fe benderfynwyd;

"Dylai'r aelodau'r Pwyllgor Cynllunio a Gorchmynion nodi cynnwys yr adroddiad hwn.

Rhaid i Aelodau'r Pwyllgor Cynllunio sylweddoli pa mor bwysig yw mynychu digwyddiadau hyfforddiant fel y byddant yn cael eu cynnig. Oni bai ei bod yn anymarferol, fe ddylent gymryd rhan yn yr holl ddigwyddiadau hyfforddi ac nid y nifer leiaf o seminarau fel sy'n ofynnol yn y Cyfansoddiad - Rheolau Gweithdrefn Materion Cynllunio. [Nodyn: Mae digwyddiadau hyfforddi / seminarau yn holl bwysig i Aelodau'r Pwyllgor Cynllunio fel eu bod yn cadw ar y blaen i'r newidiadau sy'n digwydd o hyd o fewn 'cynllunio' a hefyd er mwyn gweithredu ar y pryderon a nodwyd yn yr Adroddiad Archwilio Llywodraethu Corfforaethol (Gorffennaf 2009)].

Bydd yn parhau i fonitro presenoldeb yr Aelodau ac fe adroddir ar hynny i'r Cyngor Llawn. "

Er gwybodaeth, mae copi o'r adroddiad a gyflwynwyd i'r Cyngor yn amgagedig (Atodiad 1).

Attendance by Members of the Planning Committee at Training Events/Seminars

The Chief Planning Officer to report that following a joint report to Council on 5th July, 2010 by the Head of Service (Planning & Public Protection) and the Director of Legal Services/Monitoring Officer it was resolved that;

"That the members of the Planning and Orders Committee be requested to note the contents of the report.

That the members of the Planning and Orders Committee need to realise the importance of attending training events as they arise. Unless impractical, they should participate in all training events and not merely the minimum number of seminars as required within the Constitution – Planning Matters Procedure Rules. [Note: Training events/seminars are fundamentally important to Members of the Planning Committee in order to ensure that they keep abreast of ongoing changes in 'planning' as well as to address the concerns highlighted within the Corporate Governance Inspection Report (July, 2009)].

That attendance will continue to be monitored and reported to Full Council."

A copy of the report presented to Council is attached (Appendix 1) herewith for information.

ISLE OF ANGLESEY COUNTY COUNCIL	
COMMITTEE:	Full Council
DATE:	5 th July, 2010
TITLE OF THE REPORT:	Attendance by Members of the Planning Committee and Training Events / Seminars
REPORT BY:	Director of Legal Services / Head of Planning and Public Protection
PURPOSE:	To comply with the requirements of Section 4.6.18.2 of the Planning Matters Procedure Rules as contained within The Constitution – requirement to report attendance records to the Council
ACTION:	That Members note the content of the report and that all Members of the Committee should ensure that they should endeavour to attend all training events/seminars so as to keep abreast of evolving planning issues and in order to comply with the terms of The Constitution and the recommendations drawn out of the Corporate Governance Inspection Report (2009)

1.0 Introduction

1.1 The Planning Matters Procedures Rules which form part of the Constitution and which cover the issue of training for Members states that:

“4.6.18.2 Councillors shall ensure that they attend a minimum 3 training events over a two year period in order to keep abreast of planning matters and thus provide a positive input into the decision making process. Attendance records will be monitored and reported to the Council. Any member of the Planning and Orders Committee who fails to attend the stated minimum number of training sessions shall be removed or suspended from the Committee by vote of the full Council at such time as when the attendance records are reported”.

1.2 Members will recollect that part of the procedure rules were changed at the Council meeting held on 4th March, 2010 so as to ensure that:

"4.6.18.1 No member may sit on the Planning and Orders Committee unless and until they have attended Induction Training. The contents of the Induction Training shall from time to time be determined by the Head of Service (Planning and Public Protection). Updating training thereafter will be provided at least twice a year to include changes to legislation or procedure".

1.3 Following the Corporate Governance Inspection Report (July 2009) the Planning Service presented a report to the Planning Committee on 2nd September, 2009 detailing how it would respond to the element of the report which covered 'planning matters'. Part of the report included the need to:
"Continue with training for Members by way of seminars etc. in line with the terms of the Planning Matters Procedures Rules as contained within the Constitution".

2.0 Attendance by Members of the Planning Committee

2.1 Following the elections in May 2008 approximately half of the Members who sit on the Committee were new to the Authority and had received no previous training on relevant planning matters.

2.2 To date membership of the Committee has been relatively static with only a few changes over the past 2 years and in line with the requirements of The Constitution all new Members have received Induction Training prior to sitting on the Committee and making decisions.

2.3 In total 17 training sessions/seminars have been held with Members since May, 2008 of which 4 were for induction purposes. (1 was for Members who were not on the Planning Committee so that Full Council could deal with the application for the Tesco's development at Holyhead and the consultation on the Biomass application at Anglesey Aluminium, Holyhead).

2.4 Such a high level of training for Members has been necessary in order to reflect firstly, the influx of new Members onto the Planning Committee, secondly, in order to emphasise the importance of the planning decision-making process and, thirdly to ensure that decisions are made robustly and in an open and transparent manner.

2.5 It is not anticipated at this stage that Members of the Committee will require the same level of training as before as they should have built up sufficient expertise in planning matters. Nevertheless, training will be afforded in line with the requirements of the Constitution and as the situation necessitates and will no doubt exceed the number of seminars/training events advocated.

2.6 Attendance records (**Appendix 1**) indicate that whilst some Members have

been to many of the training events/seminars 2 Members have only attended the minimum number. The minimum requirements should not be viewed as the norm owing to the high profile of the Committee and its need to ensure that Members are kept up to date on planning matters.

2.7 Currently, there are two members who have only attended 2 training events. However as they only co-opted onto the Committee following induction training on 7.10.09 and 22.2.10 they will have ample opportunity to ensure that they attend the required number of events within the 2 year period.

3.0 Conclusion

3.1 Members should note the content of this report.

3.2 Members of the Planning Committee need to realise the importance of attending training events as they arise. Unless impractical, they should participate in all training events and not merely the minimum number of seminars as required within the Constitution – Planning Matters Procedure Rules. Training events/seminars are fundamentally important to Members of the Planning Committee in order to ensure that they keep abreast of ongoing changes in 'planning' as well as to address the concerns highlighted within the Corporate Governance Inspection Report (July 2009).

3.3 Attendance will continue to be monitored and reported to Full Council.

E.Gwyndaf Jones

**Chief Planning Officer on behalf of Head of Planning and Public Protection
and Director of Legal Services**

	1	2	3	4	5	6	7
AELODAU'R PWYLLGOR CYNLLUNIO A GORCHMYNION	HYFFORDDIANT ANWYTHO I AELODAU NEWYDD Y PWYLLGOR CYNLLUNIO A GORCHMYNION A'R AWDURDOD NEWYDD 14 MAI, 2008	2 ^{IL} SEMINAR CYNLLUNIO MEHEFIN, 2008	SEMINAR CYNLLUNIO 31 GORFFENNAF, 2008	SEMINAR AELODAU'R PWYLLGOR CYNLLUNIO 10 TACHWEDD, 2008	SEMINAR AELODAU'R PWYLLGOR CYNLLUNIO RHAGFYR, 2008	HYFFORDDIANT AR APEL CYNLLUNIO A MATERION CYNLLUNIO I AELODAU GAN TREVOR ROBERTS ASSOCIATES 25 CHWEFOR, 2009	SEMINAR I AELODAU'R PWYLLGOR CYNLLUNIO 17 MAWRTH, 2009
MEMBERS OF PLANNING AND ORDERS COMMITTEE	INDUCTION TRAINING FOR NEW MEMBERS OF THE PLANNING AND ORDERS COMMITTEE AND OF THE NEW AUTHORITY 14 TH MAY, 2008	PLANNING SEMINAR 2 ^{NO} JUNE, 2008	PLANNING SEMINAR 31 ST JULY, 2008	PLANNING COMMITTEE MEMBERS SEMINAR 10 TH NOVEMBER, 2008	PLANNING COMMITTEE MEMBERS SEMINAR 17 TH DECEMBER, 2008	TRAINING ON PLANNING APPEAL AND PLANNING MATTERS FOR MEMBERS BY TREVOR ROBERTS ASSOCIATES 25 TH FEBRUARY, 2009	SEMINAR FOR MEMBERS OF THE PLANNING COMMITTEE 17 TH MARCH, 2009
Cyng/Cllr. W.J.Chorlton	✓	✓	✓	✓	✓	✓	✓
Cyng/Cllr. Eurfryn Davies	✓	✓	✓	✓	✓	✓	✓
Cyng/Cllr. Lewis Davies	✓	✓	✓	✓	✓	✓	✓
Cyng/Cllr. John Penri Williams	✓	✓	✓	✓	✓	✓	✓
Cyng/Cllr. Hefin Thomas	✓	✓	✓	✓	✓	✓	✓
Cyng/Cllr. Barrie Durkin	✓	✓	✓	✓	✓	✓	✓
Cyng/Cllr. Jim Evans	✓	✓	✓	✓	✓	✓	✓
Cyng/Cllr. Ken Hughes	✓	✓	✓	✓	✓	✓	✓
Cyng/Cllr. O.Glyn Jones	✓	✓	✓	✓	✓	✓	✓
Cyng/Cllr. Thomas Jones	✓	✓	✓	✓	✓	✓	✓
Cyng/Cllr. Clive McGregor	✓	✓	✓	✓	✓	✓	✓
Cyng/Cllr. R.L.Owen	✓	✓	✓	✓	✓	✓	✓
Cyng/Cllr. Selwyn Williams	✓	✓	✓	✓	✓	✓	✓
Cyng/Cllr. J.Anwel Roberts	✓	✓	✓	✓	✓	✓	✓

AELODAU ERAILL HEB FOR ARY PWYLLGOR OTHER NON-COMMITTEE MEMBERS	HYFFORDDIANT I AELODAU NEWYDD Y PWYLLGOR CYNLLUNIO A GORCHMYNION A'R AWDURDOD NEWYDD 14 MAI 2008 TRAINING FOR NEW MEMBERS OF THE PLANNING AND ORDERS COMMITTEE AND OF THE NEW AUTHORITY 14 TH MAY, 2008	SEMINAR CYNLLUNIO 2 MEHEFIN, 2008 PLANNING SEMINAR 2 ND JUNE, 2008	SEMINAR CYNLLUNIO 31 MEHEFIN, 2008 PLANNING SEMINAR 31 ST JUNE, 2008	SEMINAR AELODAU'R PWYLLGOR CYNLLUNIO 10 TACHWEDD, 2008 PLANNING COMMITTEE MEMBERS SEMINAR 10 TH NOVEMBER, 2008	SEMINAR AELODAU'R PWYLLGOR CYNLLUNIO RHAGFYR, 2008 PLANNING COMMITTEE MEMBERS SEMINAR 17 TH DECEMBER, 2008	HYFFORDDIANT A'R APEL CYNLLUNIO A MATERION CYNLLUNIO I AELODAU GAN TREVOR ROBERTS ASSOCIATES 25 CHWEFOR, 2009 TRAINING ON PLANNING APPEAL AND PLANNING MATTERS FOR MEMBERS BY TREVOR ROBERTS ASSOCIATES 25 TH FEBRUARY, 2009	SEMINAR I AELODAU'R PWYLLGOR CYNLLUNIO 17 MAWRTH, 2009 SEMINAR FOR MEMBERS OF THE PLANNING COMMITTEE 17 TH MARCH, 2009
Cyng/Ciir. Keith Evans							
Cyng/Ciir. Phillip Fowle							
Cyng/Ciir. Clifford Li Everett							
Cyng/Ciir. Fflur Mai Hughes							
Cyng/Ciir. Derlwyn R Hughes							
Cyng/Ciir. Robert Li Hughes							
Cyng/Ciir. Trevor Lloyd Hughes							
Cyng/Ciir. William I Hughes							
Cyng/Ciir. Aled Morris Jones							
Cyng/Ciir. Eric Jones							
Cyng/Ciir. Gwilym O Jones							
Cyng/Ciir. Hywel Eifion Jones							
Cyng/Ciir. R.Dylan Jones							
Cyng/Ciir. B. Parry OBE							

	8	9	10	11	12	13	14	15	16
AELODAU'R PWYLLGOR CYNLLUNIO A GORCHMYNION MEMBERS OF PLANNING AND ORDERS COMMITTEE	SEMINAR AELODAU'R PWYLLGOR CYNLLUNIO 23 MEDI, 2009 PLANNING COMMITTEE MEMBERS SEMINAR 23 RD SEPTEMBER, 2009	SEMINAR I AELODAU'R PWYLLGOR CYNLLUNIO 18 TACHWEDD, 2009 SEMINAR FOR PLANNING COMMITTEE MEMBERS 18th NOVEMBER, 2009	SEMINAR I AELODAU'R PWYLLGOR CYNLLUNIO AR SIARAD CYHOEDDUS 2 RHAGFYR 2009 SEMINAR FOR PLANNING COMMITTEE MEMBERS ON PUBLIC SPEAKING 2 ND DECEMBER, 2009	HYFFORDDIANT ANWYTHO I AELODAU NEWYDD Y CYNG. W HUGHES 8 RHAGFYR A 22 RHAGFYR 2009 INDUCTION TRAINING FOR NEW MEMBERS CLLR. W. HUGHES 8 TH DECEMBER + 22 ND DECEMBER 2009	HYFFORDDIANT ANWYTHO AR FATERION CYNLLUNIO I RAI HEB FOD YN AELODAU O'R PWYLLGOR CYNLLUNIO 18 IONAWR 2010 INDUCTION TRAINING ON PLANNING MATTERS FOR NON MEMBERS OF PLANNING COMMITTEE 18 TH JANUARY 2010	APELIADAU CYNLLUNIO - CYFLWYNIAD GAN MR. JOHN DAVIES. CYFARWYDDWR AROLYGAETH GYNLLUNIO CYMRU 10 CHWFFROR 2010 PLANNING APPEALS - PRESENTATION BY MR. JOHN DAVIES DIRECTOR PLANNING INSPECTORATE WALES 10 TH FEBRUARY 2010	SEMINAR I AELODAU'R PWYLLGOR CYNLLUNIO AR SIARAD CYHOEDDUS A MATERION PERTHNASOL ERAILL 2 MAWRTH 2010 SEMINAR FOR PLANNING COMMITTEE MEMBERS ON PUBLIC SPEAKING AND OTHER RELATED MATTERS 2 ND MARCH 2010	HYFFORDDIANT ANWYTHO I AELODAU NEWYDD CYNG. ERIC ROBERTS 12 MAWRTH A 31 MAWRTH 2010 INDUCTION TRAINING FOR NEW MEMBERS CLLR. ERIC ROBERTS 12 TH MARCH + 31 ST MARCH 2010	SEMINAR I AELODAU'R PWYLLGOR CYNLLUNIO 29 MAWRTH, 2010 SEMINAR FOR PLANNING COMMITTEE MEMBERS 29 TH MARCH, 2010
Cyng/Cllr. W.J. Chorlton	✓	✓	✓			✓	✓		✓
Cyng/Cllr. Euirfryn Davies	✓	✓				✓	✓		✓
Cyng/Cllr. Lewis Davies	✓	✓	✓			✓	✓		✓
Cyng/Cllr. John Penri Williams	✓	✓	✓			✓	✓		✓
Cyng/Cllr. Hefin Thomas		A				✓	✓		✓
Cyng/Cllr. Barrie Durkin			✓						
Cyng/Cllr. Jim Evans	✓	✓	✓			✓	✓		✓
Cyng/Cllr. Ken Hughes	✓	✓	✓			✓	✓		✓
Cyng/Cllr. O.Glyn Jones	✓	A	✓			A	A		A
Cyng/Cllr. Thomas Jones	✓				✓	✓			✓
Cyng/Cllr. W. T. Hughes (07.10.09)				✓			✓		
Cyng/Cllr. R.L.Owen	✓						✓		✓
Cyng/Cllr. Seiwyn Williams	✓	✓	A			✓	A		A
Cyng/Cllr. J.Arwel	✓	✓	✓				A		A

Roberts Cyng/Cllr. Eric Roberts (22.02.10)											✓		✓
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Fe wnaeth y Cyng. Durkin ymddiswyddo ar 16 Chwefror, 2010. / Cllr. Durkin resigned on the 16th February, 2010

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AELODAU NAD YDYNT YN AELODAU O'R PWYLLGOR CYNLLUNIO OTHER NON-COMMITTEE MEMBERS	SEMINAR AELODAU'R PWYLLGOR CYNLLUNIO 23 MEDI, 2009 PLANNING COMMITTEE MEMBERS SEMINAR 23 RD SEPTEMBER, 2009	SEMINAR I AELODAU'R PWYLLGOR CYNLLUNIO 18 TACHWEDD, 2009 SEMINAR FOR PLANNING COMMITTEE MEMBERS 18th NOVEMBER, 2009	SEMINAR I AELODAU'R PWYLLGOR CYNLLUNIO AR SIARAD CYHOEDDUS 2 RHAGFYR 2009 SEMINAR FOR PLANNING COMMITTEE MEMBERS ON PUBLIC SPEAKING 2 ND DECEMBER, 2009	HYFFORDDIANT ANWYTHO I AELODAU NEWYDD Y CYNG. W HUGHES 8 RHAGFYR A 22 RHAGFYR 2009 INDUCTION TRAINING FOR NEW MEMBERS CLLR. W. HUGHES 8 TH DECEMBER + 22 ND DECEMBER 2009	HYFFORDDIANT ANWYTHO AR FATERION CYNLLUNIO I RAI HEB FOD YN AELODAU O'R PWYLLGOR CYNLLUNIO 18 IONAWR 2010 INDUCTION TRAINING ON PLANNING MATTERS FOR NON MEMBERS OF PLANNING COMMITTEE 18 TH JANUARY 2010	APELIADAU CYNLLUNIO - CYLWYNIAD GAN Mr. JOHN DAVIES. CYFARWYDDWR AROLYGAETH CYMRU 10 CHWFROR 2010 PLANNING APPEALS - PRESENTATION BY MR. JOHN DAVIES DIRECTOR PLANNING INSPECTORATE WALES 10 TH FEBRUARY 2010	SEMINAR I AELODAU'R PWYLLGOR CYNLLUNIO AR SIARAD CYHOEDDUS A MATERION PERTNASOL ERAILL 2 MAWRTH 2010 SEMINAR FOR PLANNING COMMITTEE MEMBERS ON PUBLIC SPEAKING AND OTHER RELATED MATTERS 2 ND MARCH 2010	HYFFORDDIA NT ANWYTHO I AELODAU NEWYDD CYNG. ERIC ROBERTS 12 MAWRTH A 31 MAWRTH 2010 INDUCTION TRAINING FOR NEW MEMBERS CLLR. ERIC ROBERTS 12 TH MARCH + 31 ST MARCH 2010	SEMINAR I AELODAU'R PWYLLGOR CYNLLUNIO 29 MAWRTH, 2010 SEMINAR FOR PLANNING COMMITTEE MEMBERS 29 TH MARCH 2010
Cyng/Cllr. Keith Evans									
Cyng/Cllr. Phillip Fowle									
Cyng/Cllr. Clifford Ll. Everett									
Cyng/Cllr. Fflur Mai Hughes				✓					
Cyng/Cllr. Derlwyn Hughes									
Cyng/Cllr. Robert Ll. Hughes									
Cyng/Cllr. T. Lloyd Hughes				✓	✓				
Cyng/Cllr. William I Hughes				✓	✓				
Cyng/Cllr. Aled Morris Jones				✓	✓	✓			A
Cyng/Cllr. Dylan Jones				✓	✓				
Cyng/Cllr. Eric Jones				✓	✓				

Cyng/Cllr. Raymond Jones							✓				
Cyng/Cllr. Gwilym O. Jones											
Cyng/Cllr. Hywel Eifion Jones											
Cyng/Cllr. R. Dylan Jones											
Cyng/Cllr. Clive McGregor			✓				✓				
Cyng/Cllr. Rhian Medi							✓				
Cyng/Cllr. Bryan Owen											
Cyng/Cllr. J. V. Owen											
Cyng/Cllr. B. Parry OBE	✓			✓			✓				
Cyng/Cllr. Goronwy Parry MBE							✓				

MEMBERS OF PLANNING AND ORDERS COMMITTEE	8 SEMINAR AELODAU'R PWYLLGOR CYNLLUNIO 23 MEDI. 2009 PLANNING COMMITTEE MEMBERS SEMINAR 23 RD SEPTEMBER, 2009	9 SEMINAR I AELODAU'R PWYLLGOR CYNLLUNIO 18 TACHWEDD, 2009 SEMINAR FOR PLANNING COMMITTEE MEMBERS 18th NOVEMBER, 2009	10 SEMINAR I AELODAU'R PWYLLGOR CYNLLUNIO AR SIARAD CYHOEDDUS 2 RHAGFYR 2009 SEMINAR FOR PLANNING COMMITTEE MEMBERS ON PUBLIC SPEAKING 2 ND DECEMBER, 2009	11 HYFFORDDIANT ANWYTHO I AELODAU NEWYDDY CYNG. W HUGHES & RHAGFYR A 22 RHAGFYR 2009 INDUCTION TRAINING FOR NEW MEMBERS CLLR. W. HUGHES 8 TH DECEMBER + 22 ND DECEMBER 2009	12 HYFFORDDIANT ANWYTHO AR FATERION CYNLLUNIO I RAI HEB FOD YN AELODAU O'R PWYLLGOR CYNLLUNIO 18 IONAWR 2010 INDUCTION TRAINING ON PLANNING MATTERS FOR NON MEMBERS OF PLANNING COMMITTEE 18 TH JANUARY 2010	13 APELIADAU CYNLLUNIO - CYFLWYNIAD GAN Mr. JOHN DAVIES, CYFARWYDDWR AROLYGAETH CYNLLUNIO CYMRU 10 CHWEFOR 2010 PLANNING APPEALS - PRESENTATION BY MR. JOHN DAVIES DIRECTOR PLANNING INSPECTORATE WALES 10 TH FEBRUARY 2010	14 SEMINAR I AELODAU'R PWYLLGOR CYNLLUNIO AR SIARAD CYHOEDDUS A MATERION PERTHNASOL ERAILL 2 MAWRTH 2010 SEMINAR FOR PLANNING COMMITTEE MEMBERS ON PUBLIC SPEAKING AND OTHER RELATED MATTERS 2 ND MARCH 2010	15 HYFFORDDIA NI ANWYTHO I AELODAU NEWYDD CYNG. ERIC ROBERTS 12 MAWRTH 31 MAWRTH 2010 INDUCTION TRAINING FOR NEW MEMBERS CLLR. ERIC ROBERTS 12 TH MARCH + 31 ST MARCH 2010	16 SEMINAR I AELODAU'R PWYLLGOR CYNLLUNIO 29 MAWRTH, 2010 SEMINAR FOR PLANNING COMMITTEE MEMBERS 29 TH MARCH, 2010
Cyng/Cllr. G. W. Roberts OBE									
Cyng/Cllr. Peter Rogers									
Cyng/Cllr. Elwyn Schofield									
Cyng/Cllr. Ieuan Williams									

AELODAU'R PWYLLGOR CYNLLUNIO A GORCHMYNION MEMBERS OF PLANNING AND ORDERS COMMITTEE	17 Ról a Gweithrediad Moesol y Pwyllgor Cynllunio 14 Mehefin, 2010 The Role and Ethical Operating of the Planning Committee 14 th June, 2010	CYFANSWM / TOTAL	
Cyng/Cllr. W.J. Chorlton	A	7	
Cyng/Cllr. Eurfryn Davies	A	9	
Cyng/Cllr. Lewis Davies	✓	11	
Cyng/Cllr. John Penri Williams	✓	12	
Cyng/Cllr. Hefin Thomas	✓	3	
Cyng/Cllr. Jim Evans	✓	13	
Cyng/Cllr. Ken Hughes	✓	13	
Cyng/Cllr. Thomas Jones		11	
Cyng/Cllr. W.T. Hughes (07.10.09)		2	
Cyng/Cllr. R.L. Owen	✓	12	
Cyng/Cllr. Selwyn Williams	✓	8	
Cyng/Cllr. J. Arwel Roberts	A	3	
Cyng/Cllr. Eric Roberts (22.02.10)		2	
Sedd Wag / Vacant Seat			

<p><u>AELODAU NAD YDYNT YN AELODAU O'R PWYLLGOR CYNLLUNIO OTHER NON-COMMITTEE MEMBERS</u></p>		
Cyng/Cllr. Keith Evans		
Cyng/Cllr. Phillip Fowle		
Cyng/Cllr. Clifford Li.Everett		
Cyng/Cllr. Fflur Mai Hughes		
Cyng/Cllr. Derlwyn Hughes		
Cyng/Cllr. Robert Li.Hughes		
Cyng/Cllr. T. Lloyd Hughes		
Cyng/Cllr. William I Hughes		
Cyng/Cllr. Aled Morris Jones		
Cyng/Cllr. Dylan Jones		
Cyng/Cllr. Eric Jones		
Cyng/Cllr. Raymond Jones		
Cyng/Cllr. Gwilym O. Jones		
Cyng/Cllr. Hywel Eifion Jones		
Cyng/Cllr. R.Dylan Jones		
Cyng/Cllr. Clive McGregor		
Cyng/Cllr. Rhian Medi		
Cyng/Cllr. Bryan Owen		
Cyng/Cllr. J. V. Owen		
Cyng/Cllr. B. Parry OBE		
Cyng/Cllr. Goronwy Parry MBE-		
Cyng/Cllr. G. W. Roberts OBE		
Cyng/Cllr. Peter Rogers		
Cyng/Cllr. Elwyn Schofield		
Cyng/Cllr. Ieuan Williams		