

**NOTICE of the Decisions of the Planning and Orders Committee held at the Council Chamber, Council Offices, Llangefni on Wednesday, 4 January 2017.**

*[This document is for information purposes only and full minutes of the meeting will be before the next Planning and Orders Committee for approval.]*

*Documents for the above meeting are available on the Council website, together with a webcast of the proceedings].*

**Present** Councillor Ann Griffith (Chairman)  
Councillor Richard Owain Jones (Vice-Chair)

Councillors Lewis Davies, John Griffith, K P Hughes, Vaughan Hughes, Victor Hughes, Jeffrey M.Evans and Nicola Roberts

**Apologies** Councillor W T Hughes

**Also Present:** Local Members: Councillors Dylan Rees (application 7.2) R.G. Parry, OBE, FRAgS (applications 7.2 & 12.1)  
Councillor Richard Dew (Portfolio Member for Planning)  
Councillor Trefor Lloyd Hughes, MBE

1:00 p.m. to 3:10 p.m.

ITEM NUMBER AND SUBJECT MATTER	<b>3 MINUTES OF THE 7TH DECEMBER, 2016 MEETING</b>
DECISION	<p><b>The minutes of the previous meeting of the Planning and Orders Committee held on 7<sup>th</sup> December, 2016 were presented and confirmed as correct subject to the following amendments with regard to application 7.2 –</b></p> <ul style="list-style-type: none"> <li><b>• That Councillor Ann Griffith had stood down as Chair for the consideration and determination of the application and had addressed the meeting on this matter as a Local Member only.</b></li> <li><b>• That in respect of the comments she had made as a Local Member, what she had said was that while the surrounding land was under water and was like a sea, neither the farmhouse, the road to the farm nor that particular field had flooded.</b></li> </ul>
ITEM NUMBER AND SUBJECT MATTER	<b>4 SITE VISITS 21ST DECEMBER, 2016</b>

DECISION	The minutes of the site visit held on 21 <sup>st</sup> December, 2016 were presented and confirmed as correct.
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ITEM NUMBER AND SUBJECT MATTER	<b>6 APPLICATIONS THAT WILL BE DEFERRED</b>
DECISION	<p><b>6.1 20C310B/EIA/RE – Full application for the construction of a 49.99MW solar array farm together with associated equipment, infrastructure and ancillary works on land adjacent to Rhyd y Groes, Rhosgoch</b></p> <p><b>DEFERRED</b></p> <p><b>6.2 23C280F – Retrospective application for an agricultural shed and milking parlour together with the construction of a slurry pit and associated development at Plas Llanfihangel, Capel Coch</b></p> <p><b>DEFERRED</b></p> <p><b>6.3 25C242 – Retention of pond together with drainage works at Tyn Cae, Coedana, Llanerchymedd</b></p> <p><b>DEFERRED</b></p> <p><b>6.4 34C304K/1/EIA/ECON – Hybrid application applying for full planning permission for the creation of a new engineering centre, car parking, children’s play area and associated works and applying for outline planning permission with some matters reserved for a residential development of 157 dwellings, a hotel and food and beverage facility along with associated car parking and works on land at Coleg Menai, Ffordd y Coleg, Llangefni</b></p> <p><b>SITE VISIT</b></p> <p><b>6.5 45C468 - Full application for the conversion of outbuilding into a dwelling, the construction of a vehicular access, the installation of a package treatment plant together with the erection of an ecology mitigation structure at Bodrida Bach, Brynsiencyn</b></p> <p><b>DEFERRED</b></p>

ITEM NUMBER AND SUBJECT MATTER	<b>7 APPLICATIONS ARISING</b>
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DECISION	<p><b>7.1 15C30H/FR – Full application for change of use of agricultural land to extend the existing caravan park to site a further 14 touring caravans together with the installation of a septic tank on land at Pen y Bont Farm Touring &amp; Camping, Malltraeth</b></p> <p><b>DEFERRED</b></p> <p><b>7.2 34C681 – Outline application for the erection of 8 dwellings and 2 affordable dwellings with all matters reserved together with the construction of a new Vehicular access and associated works on land to the rear of Tyn Coed Estate, Llangefni</b></p> <p><b>REFUSED</b> contrary to the Officer’s recommendation.</p> <p><i>(In accordance with the requirements of the Council’s Constitution, the application was automatically deferred to the next meeting to allow Officers the opportunity to prepare a report in respect of the reasons given for refusing the application)</i></p> <p><b>7.3 36C338A – Full application for the erection of a dwelling and detached garage on land opposite Ysgol Henblas, Llangristiolus</b></p> <p><b>APPROVED</b> with conditions</p>
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ITEM NUMBER AND SUBJECT MATTER	<b>8 ECONOMIC APPLICATIONS</b>
DECISION	<b>None were considered by this meeting of the Planning and Orders Committee.</b>

ITEM NUMBER AND SUBJECT MATTER	<b>9 AFFORDABLE HOUSING APPLICATIONS</b>
DECISION	<b>None were considered by this meeting of the Planning and Orders Committee.</b>

ITEM NUMBER AND SUBJECT MATTER	<b>10 DEPARTURE APPLICATIONS</b>
DECISION	<p><b>10.1 34C700 – Full application for the erection of an affordable dwelling together with the installation of a package treatment plant on land adjacent to 1 Tyn Pwll, Rhostrehwfa</b></p> <p><b>APPROVED</b> with conditions and the signing of a Section 106 agreement requiring the dwelling to</p>

	<p>be affordable.</p> <p><b>10.2 35C262C – Full application for the erection of a dwelling and detached garage on land adjacent to Tyn Pwll, Llangoed</b></p> <p><b>APPROVED with conditions</b></p>
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ITEM NUMBER AND SUBJECT MATTER	<b>11 DEVELOPMENT PROPOSALS SUBMITTED BY COUNCILLORS AND OFFICERS</b>
DECISION	<b>None were considered by this meeting of the Planning and Orders Committee</b>

ITEM NUMBER AND SUBJECT MATTER	<b>12 REMAINDER OF APPLICATIONS</b>
DECISION	<p><b>12.1 14C171J/ENF – Retrospective application for the retention and completion of a new build holiday accommodation together with change of use of land to associated equestrianism at Stryttwn Farm, Tynlon</b></p> <p><b>SITE VISIT</b></p> <p><b>12.2 21LPA727A/CC – Full application for alterations and extensions to create additional facilities including a classroom; creation of a new car parking area and new vehicular access together with the reconfiguration of existing car parking arrangements to include a lay by at Ysgol Parc y Bont, Llanddaniel</b></p> <p><b>APPROVED with conditions</b></p> <p><b>12.3 34LPA1013B/DA/CC – application for reserved matters for full details of design, lighting, section, siting and landscaping of Section 3 of the link road between Industrial Estate Road and Bryn Cefn Distributor Road, Llangefni</b></p> <p><b>APPROVED with conditions</b></p> <p><b>12.4 39LPA589P/CC – Full application for the construction of an extension containing a platform lift to the southern elevation of “B” block at Ysgol Uwchradd David Hughes, Menai Bridge</b></p> <p><b>APPROVED with conditions</b></p> <p><b>12.5 42C243 - Full application for change of use of part of the land into a children’s park at Ysgol Gynradd Pentraeth, Pentraeth</b></p>

	<b>APPROVED with conditions</b>
<b>ITEM NUMBER AND SUBJECT MATTER</b>	<b>13 OTHER MATTERS</b>
<b>DECISION</b>	<b>13.1 39C295B/LB – Listed Building Consent for repairs to the Pier Booking Office, St George’s Road, Menai Bridge</b>  <b>INFORMATION NOTED</b>