

MINUTES OF A MEETING OF THE GENERAL PURPOSE AND PLANNING COMMITTEE OF THE BAY OF COLWYN TOWN COUNCIL, HELD ONLINE (VIA ZOOM) AT 6:30PM ON TUESDAY 6TH OCTOBER 2020.

PRESENT: Cllr C Brockley (Chair)
Cllrs: G Baker; Bob Barton; Mrs M Jones (Deputy Mayor); J Pearson;
M Tasker; M Worth

OFFICERS: Mrs T Earley, Clerk
Mrs R Dudley, Assistant Clerk

VISITORS: Cllr C Hughes, Town/County Councillor
Member of the Public

93/20 Welcome and Apologies for Absence:

The Chair welcomed members to the meeting. Apologies for absence were received from Cllrs G Campbell and C Matthews.

94/20 Declarations of Interest:

Members were reminded that they must declare the existence and nature of any personal and/or prejudicial interests. None were declared.

95/20 Cambrian Drive, Rhos on Sea (Public Participation):

The Chairman agreed to bring this item forward in the agenda, as part of the public participation session.

Clerk submitted an email from Mr Walton regarding concerns about traffic speed and 'rat run' on Cambrian Drive and tabled a response from the Traffic Officer, Conwy CBC, which had been received/mailed to members earlier in the day.

In accordance with Standing Orders, members of the public may be permitted to speak on any item on the agenda. The Chair welcomed Mr Walton to the meeting and invited him to make any additional comments to those already submitted to members. Mr Walton thanked the Committee for allowing him to speak and said he had not received the response directly from Conwy CBC and requested a copy of the response sent to the Town Council. Mr Walton informed the Committee that Cambrian Drive was an area where the population was mainly elderly/infirm and residents were concerned about their safety as some drivers were using the road as a 'racing track', particular in the morning and afternoon/evening on route to and from the college.

A discussion took place regarding the response from CCBC, which detailed the criteria that would need to be met for a 20mph zone to be considered. The evidence required includes accident statistics and information on the current speed of traffic. Reference was made to the use of speed guns by residents to help reduce traffic speeds in some rural villages in Denbighshire.

Mr Walton was informed that a CCBC Traffic Officer had been invited to attend the

next full Council meeting to discuss 20 mph speed zones and he would be welcome to attend.

Resolved to recommend that the Council requests CBC undertake a speed study to get a more accurate picture of the traffic speeds on Cambrian Drive.

The Chair thanked Mr Walton for attending and he then retired from the meeting.

96/20 Planning Application (Public Participation):

In accordance with Standing Orders, Cllr C Hughes used this Public Participation session to comment on Planning Application 0/47703 which was to be considered by the Committee at this meeting. Cllr Hughes thanked the Committee for allowing him to speak and started by saying this would be an excellent facility and he supported the development in principle, however, residents had grave concerns about the location, particularly as it's so close to Eirias Park/play area. Cllr Hughes had requested information from CCBC about the use of the short term assessment centre, but was yet to receive a response. He felt more information was needed. He had also asked Conwy CBC if any other locations had been considered, but again had not had a response. Cllr Hughes informed the members that no mention had been made of S23 Crime and Disorder Act within the application (regarding the potential for an increase in crime in the vicinity of the site, or the perception of an increase in crime). He also drew the Committee's attention to 3 large/mature trees that were to be demolished and felt that these should be protected by TPOs, due to the parkland setting. Cllr Hughes also stated that the site boundaries need to be checked, as parts of the site appear to encroach onto the neighbouring parkland, which is a designated recreational area. In answer to a question, Cllr Hughes confirmed that residents had submitted objection letters but these had not yet appeared on the planning explorer site.

The Chair thanked Cllr Hughes for his comments and he retired from the meeting.

97/20 Minutes:

- a) ***Resolved to approve and sign, as a correct record, the minutes of the last meeting, held on 15th September 2020.***
- b) ***Resolved to receive the minutes of a meeting of the Christmas Lights Sub-Committee held on 10th September 2020.***

98/20 Matters arising from the Minutes:

a) Min 75/20: BT Kiosk, Abergele Road:

The Clerk submitted:

- (i) An email response from Haf Jones, regarding the poor condition of the kiosk. She had asked BT if they would improve the condition of the kiosk before adoption but had not yet received a reply. Haf had also confirmed that the kiosk could be moved to another location, but warned that is a complex and costly process, especially if power is required (which it would be if used for a defibrillator).

- (ii) Due to the condition of the kiosk and existing damage, views had been requested from the local neighbourhood police team regarding whether it was a suitable location for a defibrillator. It was noted that the local PCSO does not support locating a defibrillator within the kiosk at this location, as it is a place where local youngsters gather and there is the potential for damage.
- (iii) The Clerk informed members that she had also received e-mails from the Secretary of OCRA, who has been in contact with OCRA members. He confirmed that OCRA do not support locating an additional defibrillator in the kiosk at its present location. They are supportive of the kiosk being used, but recognise that the cost could be prohibitive, and believe there would be more convenient/visible locations; such as a wall-mounted defibrillator outside the Co-op Garage or Sure Hope Church (Interchange).
- (iv) It was noted that there was no complete map data available to show all the current defibrillators in our area. NHS 111 Website seems to have the most information, but even some of that is missing. Cllr Barton said he had been working with Ysgol Hen Golwyn and Wales Ambulance Trust to map existing locations and to identify gaps/preferred locations.

Cllr Barton sought the support of members to keep the option of using the kiosk open, whilst further work takes place to map existing locations and identify the gap(s) for additional defibrillators in Old Colwyn.

It was resolved to proceed with the initial 'expression of interest' to adopt the kiosk, whilst the defibrillator mapping data/study is being undertaken, on the understanding that the application can be withdrawn if the study confirms that this location is not supported.

99/20 Conwy CBC:

a) Temporary Traffic Regulation:

- (i) The Clerk submitted, for information, a TTR from Jnct Greenfield Road to Jnct Nant y Glyn Road from 15/10 - 15/04/2022 for carriageway resurfacing.
- (ii) The Clerk submitted, for information, A TTR from Jnct Brooklands Road to property 24 from 19/10 - 19/04/2022 for carriageway resurfacing.

Resolved to note the TTRs.

b) Conwy CBC Carpark, Rhos on Sea:

The Clerk submitted an email from Le Sport and reported to the Committee that Cllr Paul Richards had attended a meeting of the Conwy Local Area Forum (County Councillors/Officers) about this issue and would be reporting back to the Town Council on 19/10/20. Members received and noted the correspondence.

100/20 Planning:

- a) The Clerk submitted, for consideration, the planning applications received from CCBC.

Resolved to submit observations on these applications, as detailed in Schedule

'A' attached.

b) Resolved to receive a copy of the Planning Decisions issued by CCBC for the period 07/09/2020 - 20/09/2020.

c) Planning Aid Wales Training Course:

Cllr Glenys Baker gave a verbal report on the course she attended which had covered the topics: planning process, material considerations and best practise. She felt the course had been worthwhile.

d) Planning Application no 0/46821 - Larkfield House:

Members noted the withdrawal notice and also that both properties have recently been sold.

e) CCBC Planning Committee Agenda (7 Oct) :

The Clerk tabled the agenda, which had been emailed to members. It was noted that the Planning Officer was recommending approval of two applications which the Town Council had objected to. Concern was expressed that the agenda had not been made available in time for members to request to attend/speak at the Planning Committee meeting.

The meeting closed at 7.45pm.

..... Chairman

CYNGOR TREF BAE COLWYN BAY TOWN COUNCIL
CEISIADAU CYNLLUNIO/PLANNING APPLICATIONS

06/10/2020

Cyfeirnod/ Reference	LEFEL/ LEVEL	CAIS/APPLICATION
0/47690	D	<p>Newid defnydd i A3. Safle: 1, Everard Road, Rhos on Sea, LL28 4EY. Ymgeisydd: Mr Phillip Ashe. Dim Gwrthwynebiad</p> <p>Change of use to A3. Location: 1, Everard Road, Rhos on Sea, LL28 4EY. Applicant: Mr Phillip Ashe. No Objection</p>
0/47693	D	<p>Adeiladu annedd breifat deualwr newydd. Safle: 71, Llanrwst Road, Upper Colwyn Bay, Colwyn Bay, Conwy, LL28 5YL. Ymgeisydd: Mr J Barnett. Dim Gwrthwynebiad</p> <p>To construct a new build 2 storey private dwelling. Location: 71, Llanrwst Road, Upper Colwyn Bay, Colwyn Bay, Conwy, LL28 5YL. Applicant: Mr J Barnett. No Objection</p>
0/47703	PC	<p>Codi 3 adeilad unllawr, ty asesu tim amlddisgyblaethol (lleoliadau wedi'u cynllunio), llety heb ei gynllunio tymor byr a gofod gwaith/cyfleuster asesu. Safle: Meadow Lodge, 247, Abergele Road, Old Colwyn, Colwyn Bay, LL29 9YF. Ymgeisydd: Sue Hibbert.</p> <p>Mae'r Cyngor yn cefnogi egwyddor y datblygiad ond mae yna bryderon am:</p> <ol style="list-style-type: none"> 1. Lleoliad y datblygiad mor agos i Barc Eirias / man chwarae. Gofynnir am fwy o wybodaeth am y defnydd o'r 'canolfan asesu tymor byr' am fod yna pryderon bydd hwn yn cael ei ddefnyddio fel math o gyfleuster 'mechnïaeth' dros dro (na fyddai'n addas yn y lleoliad hwn). Mae Cyngorydd Sir leol wedi holi am y defnydd a fwriedir ond ni dderbyniwyd ymateb. A chafodd lleoliadau eraill / safleoedd gwag eu hystyried? 2. Adran 23 Deddf Trosedd ag Anrhefn - mae'n briodol i ystyried hwn ar gyfer ceisiadau cynllunio ac fe ddylid ei ystyried mewn perthynas â'r cais hwn (ni chyfeiriwyd at hyn yn y cais) parthed: yr effaith posibl o gynnydd mewn achosion troseddol / ymddygiad gwrthgymdeithasol neu'r canfyddiad bydd cynnydd mewn troseddu yn debygol. 3. Fe fwriedir dymchwel tair coeden fawr / yn eu llawn twf - mae'r Cyngor yn gwrthwynebu'r golled o goed yn eu llawn twf o fewn parcdir a gofynnir i rain cael eu diogelu gyda Gorchymyn Cadw Coed (dylid ymgynghori a Swyddog Coed CBS Conwy) 4. Mae rhannau o'r safle yn ymddangos i fod yn gorgyffwrdd a'r parcdir cyfagos, sy'n dir a ddiogelwyd ar gyfer adloniant yn unig. Mae'r Cyngor Tref yn gofyn i ffin y safle cael ei wirio / cadarnhau. <p>Erection of 3 no. single storey buildings, a multi disciplinary team assessment house (planned placements), short term unplanned accommodation and an</p>

		<p>assessment facility/work space.</p> <p>Location: Meadow Lodge, 247, Abergele Road, Old Colwyn, Colwyn Bay, LL29 9YF.</p> <p>Applicant: Sue Hibbert.</p> <p>The Council supports the principle of the development but has concerns about:</p> <p>1. The location of the facility, due to its close proximity to Eirias Park/play space. More information is requested on what the ‘short term assessment centre’ is to be used for, with concern it may become a temporary ‘bail’ type facility (which would not be suitable at this location). Its intended use has been queried by a local County Councillor, but a response has not been received. Have other locations/vacant sites been considered?</p> <p>2. S23 Crime & Disorder Act – this applies to planning applications and should be considered in respect of this application (it has not been referenced within the application) re: potential impact with regards to both the likelihood of an increase in crime / anti-social behaviour or the perception of an increase likelihood of crime.</p> <p>3. Three large/mature trees are proposed for demolition – the Council objects to the loss of mature trees within a parkland setting and requests these be protected by TPOs (Conwy CBC Tree Officer to be consulted)</p> <p>4. Parts of the site appear to encroach onto the surrounding parkland, which is designated for recreational purposes only. The Town Council request that the site boundary be checked/confirmed.</p>
0/47704	D	<p>Estyniad Arfaethedig.</p> <p>Safle: 25, Allanson Road, Rhos on Sea, LL28 4HN.</p> <p>Ymgeisydd: Mr & Mrs S Neville.</p> <p>Dim Gwrthwynebiad</p> <p>Proposed Extension.</p> <p>Location: 25, Allanson Road, Rhos on Sea, LL28 4HN.</p> <p>Applicant: Mr & Mrs S Neville.</p> <p>No Objection</p>
0/47705	D	<p>Cael gwared ar 1 x sycamorwydden, 1 x cedrwydden goch, 1 x castanwydden a thocio 5 x coed llydanddail.</p> <p>Safle: Tudor Lodge, 33, Coed Pella Road, Colwyn Bay, LL29 7BB.</p> <p>Ymgeisydd: Mrs C Cassidy.</p> <p>Mae’r Warden Coed wedi cadarnhau y bu’r Goeden Cedrwydden yn achosi problemau ar y ffordd fynedfa oherwydd ei bod yn rhy agos at y tŷ. Mae’r Cyngor yn awgrymu y dylid ei thocio / lleihau ei maint, yn hytrach na chael gwared ohoni ac fe ystyrir hefyd byddai tocbrennu’r Castanwydden yn rhy galed ac fe ddylid ystyried ei thocio</p> <p>Remove 1 x sycamore, 1 x western red cedar, 1 x bay, pollard 1 x chestnut and prune 5 broad leaf trees.</p> <p>Location: Tudor Lodge, 33, Coed Pella Road, Colwyn Bay, LL29 7BB.</p> <p>Applicant: Mrs C Cassidy.</p> <p>The Tree Warden confirmed that the Cedar Tree was causing problems to the driveway, as its too close to the house. The Council suggests that it be pruned/reduced, rather than be removed and also considers pollarding the Chestnut to be too severe and pruning should be considered.</p>
0/47707	D	<p>Tocio 1 x coeden dderw.</p> <p>Safle: The Lodge, Honeysuckle Lane, Upper Colwyn Bay, Colwyn Bay, Conwy, LL28 5YR.</p>

		<p>Ymgeisydd: Mr Peter Carr. Dim Gwrthwynebiad</p> <p>Prune 1 no. Oak Tree. Location: The Lodge, Honeysuckle Lane, Upper Colwyn Bay, Colwyn Bay, Conwy, LL28 5YR. Applicant: Mr Peter Carr. No Objection</p>
0/47733	D	<p>Gosod lloriau mesanin arfaethedig (Caniatad Adeiald Rhestredig) Safle: Former Pump House, Off Cysgod y Bryn, Rhos on Sea, Colwyn Bay, LL28 4EW. Ymgeisydd: James Duncalf. Dim Gwrthwynebiad</p> <p>Proposed installation of mezzanine floors (Listed Building Consent) Location: Former Pump House, Off Cysgod y Bryn, Rhos on Sea, Colwyn Bay, LL28 4EW. Applicant: James Duncalf. No Objection</p>
0/47736	D	<p>Tocio 1 ffawydden. Safle: 10, Woodland Park West, Colwyn Bay, Conwy, LL29 7DR. Ymgeisydd: Mr H Grantham. Dim Gwrthwynebiad</p> <p>Prune 1 no. beech tree. Location: 10, Woodland Park West, Colwyn Bay, Conwy, LL29 7DR. Applicant: Mr H Grantham. No Objection</p>