

**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 26th MAY 2026**

PRESENT: Cllr John Clayton, Chair
Cllrs: C Brockley, T Davies, P Hughes, A Jones, T Lee and T Maclean (Deputy Mayor).

OFFICERS: Rachael Gill, Town Clerk
Roz Dudley, Assistant Clerk

ABSENT: Cllrs: C Bell, D Wilkins, J Higgins and K Roberts

Before the meeting started the Chair read out a statement about the meeting being recorded. This was for administration purposes only and the recording will be deleted as soon as the minutes are prepared.

13/26 Welcome and Apologies for Absence:

The Chair welcomed members to the meeting. Apologies for absence were received from Cllr R Owen and G Wynne (Mayor).

14/26 Declarations of Interest:

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

15/26 Minutes:

Resolved to approve and sign, as a correct record, the minutes of the last meeting, held on 5th May 2026.

16/26 Matters Arising from Previous Minutes

- a) **Min 516/25(b) - Beach Matting:** The Clerk reported that she had been in contact with Matt (Harbour Department) following a complaint about the beach mats and problems with sand covering it. One of them is fine but the other one will be monitored as a couple of incidents had been reported.
- b) **Min 516/25(c)(ii) – Damaged Bench in Queen’s Gardens:** There was no update following reporting the damage to ERF, Conwy CBC.
- c) **Min 517/25(a) – Bus Shelters:**
 - (i) Members noted the email regarding the bus shelter in Rhos on Sea and noted the Town Council would not be liable for the charges for the re-location as we had not paid for the installation.
 - (ii) Members noted the email in reply to the enquiry about the living-roof on the shelter at 5-ways roundabout and did say that the roof did now look better.
 - (iii) The Clerk reported that Policy & Finance had approved the changes to the budget which will now be ratified at Full Council.

17/26 Conwy CBC:

No correspondence from Conwy CBC had been submitted.

18/26 Play Wales:

- a) Members noted the latest E-Bulletin from Play Wales.
- b) Members noted details about the theme for 2026.

19/26 Awel y Mor: Members noted the latest Newsletter.

20/26 Old Colwyn Residents Association:

Members noted a copy of the minutes of the meeting held on 5th May 2026.

21/26 Licensing: No Licensing application were submitted.

22/26 Planning:

a) **Planning Decisions:**

Members received and noted the planning decisions received from Conwy CBC for the period 27/4/2026 – 10/05/2026.

b) **Appeal Bryn Rodyn, Dolwen Road, Old Colwyn):**

Members noted documentation regarding an Appeal for Bryn Rodyn, Dolwen Road, old Colwyn.

c) **Planning Aid Wales:** Members noted the latest list of training courses for 2026/27 and members were asked to let the office know if they wanted to be booked on any of the courses.

d) **Planning Applications:**

To receive and consider the planning applications received from Conwy CBC.

Resolved to submit observations on the planning applications, as detailed in Schedule 'A' attached.

The meeting closed at 18.51pm.

..... Chair

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

26/05/2026

Gwnaeth y pwyllgor y penderfyniad hwn ar sail y wybodaeth a oedd ar gael ar adeg y cyfarfod, ond mae'n cydnabod efallai nad yw'r dyddiad cau i bartion eraill â diddordeb ac eraill yr ymgynghorwyd a hwy i gyflwyno sylwadau wedi mynd heibio eto.

The committee made this decision based on the information available at the time of the meeting, but recognises that the deadline for other interested parties and consultees to submit comments may not yet have passed.

Cyfeirnod/ Reference	LEFEL / LEVEL	CAIS/APPLICATION
0/53286		<u>MAE Y CAIS UCHAF WEDI EI DYNNU YN OL / THIS APPLICATION HAS BEEN WITHDRAWN</u> Cais ôl-weithredol ar gyfer cadw balconi wedi'i ledu ar efel y llawr gwaelod. Cynyddu uchder y ffens ffin ac adeiladu strwythur pren uwch yn ardal decin yr ardd Safle: The Oaks, Fron Road, Old Colwyn, LL29 8AG Ymgeisydd: Mr Nathan Jones Nodwyd Retrospective application for the retention of widened balcony construction at ground floor level. Increased height of boundary fencing and construction of increased height timber retaining structure to existing garden decking area Location: The Oaks, Fron Road, Old Colwyn, LL29 8AG Applicant: Mr Nathan Jones Noted
0/53380	D	Cais i addasu'r atig gyda dormer to gwastad yn y cefn, dormerau to ar oleddf ar y tu blaen ac estyniad i bortsh Safle: 12, Peulwys Lane, Old Colwyn, LL29 8YD Ymgeisydd: Mr & Mrs Spencer-Turner Dim Gwrthwynebiad Proposed loft conversion with rear flat roof dormer, front pitched roof dormers and porch extension Location: 12. Peulwys Lane, Old Colwyn, LL29 8YD Applicant: Mr & Mrs Spencer-Turner No Objections
0/53398		Amrywio Amodau rhif 5 a 12 caniatâd cynllunio 0/47067 (Newid defnydd adeilad hen eglwys a neuadd gyfarfod yn 4 annedd annibynnol gyda mynediad newydd i gerbydau) er mwyn caniatâu i'r anheddau gael eu meddiannu cyn i drefniadau'r maes parcio parhaol gael eu cwblhau Safle: St Andrew's Church, 19, Lansdowne Road, Colwyn Bay, LL29 7YH Ymgeisydd: Mr Tony Pollitt Dim Gwrthwynebiad Variations of conditions no. 5 and 12 of Planning Approval 0/47067 (Change of use of church building and meeting hall to 4 self contained dwellings with

Cyfeirnod/ Reference	LEFEL / LEVEL	CAIS/APPLICATION
		new vehicular access) to allow occupation of the dwellings to be occupied prior to the completion of the permanent car parking arrangements Location: St Andrew's Church, 19, Lansdowne Road, Colwyn Bay, LL29 7YH Applicant: Mr Tony Pollitt No Objection
0/53401	D	Gwrthwynebiadau fel a ganlyn: T1 Cerddinen Wen x 1 – Tynnu – Dim angen tynnu, dim ond angen tacluso T2 Helygen x 1 – Tynnu – Mae hwn eisoes wedi'i dynnu T3 Coniffer x 1 – Tynnu - Dim angen tynnu, dim ond angen tacluso T4 Cedrwydd Libanus x 1 – Lleihau'r goron 3m a thynnu'r aelod isaf dros yr ardal wastraff a'r canghennau sydd wedi'u difrodi - Dim angen lleihau 3m, dim ond angen ei ddwyn i mewn a'i leihau ychydig T5 Pinwydd Weymouth x 1 – Tynnu – Dim angen tynnu, dim ond angen tynnu'r pwysau oddi ar y brig G1 Grŵp o foncyffion conifer marw – Tynnu – Sylwadau'r Warden Coed yw nad oedd y rhain wedi marw 12 mis yn ôl Location: Pembroke House Nursing Home, 18, Coed Pella Road, Colwyn Bay, LL29 7BB Applicant: Mr Hari Shan Objections as below: T1 Whitebeam x 1 – Remove – No need for removal just needs tidying up T2 Willow x 1 – Remove – This has already been removed T3 Connifer x 1 – Remove - No need for removal just needs tidying up T4 Cedar of Lebanon x 1 – Reduce crown by 3m and remove lower limb over waste area and damaged branches- No need for a reduction of 3m just needs bringing in and reducing a bit T5 Weymouth Pine x 1 – Remove – No need for removal just needs weight off the top G1 Group of dead conifer trunks – Remove – The Tree Warden commented that 12 months ago these were not dead
0/53402		Gosod sied goncrïd newydd yn lle'r hen sied bren bresennol Safle: Bowling Club, Bodelwyddan Avenue, Old Colwyn, LL29 9NP Ymgeisydd: Old Colwyn Bowling Club Dim Gwrthwynebiad To replace current old wooden shed with a new concrete shed Location: Bowling Club, Bodelwyddan Avenue, Old Colwyn, LL29 9NP Applicant: Old Colwyn Bowling Club No Objection
0/53407	D	Newydd defnydd arfaethedig o ddefnydd manwerthu/swydddefydd presennol ar y llawr gwaelod, llawr cyntaf a'r ail lawr i ddefnydd preswyl er mwyn darparu 8 o fflatiau hunangynhwysol Safle: 2A, Abergele Road, Colwyn Bay, LL29 7NN Ymgeisydd: Mr Mohammed Paruk Dim gwrthwynebiadau i'r newid defnydd arfaethedig ond mae'r pwyllgor yn cefnogi argymhellion Rheolwr Gwastraff CBS Conwy ynghylch nifer y

Cyfeirnod/ Reference	LEFEL / LEVEL	CAIS/APPLICATION
		biniau sydd eu hangen a mynediad ar gyfer casglu biniau i leihau problemau gwastraff a brofir yn y rhan hon o'r dref. Proposed change of use of existing retail/offices on ground, first and second floor to residential use to provide 8 no self contained flats Location: 2A, Abergele Road, Colwyn Bay, LL29 7NN Applicant: Mr Mohammed Paruk No objections to the proposed change of use but the committee supports the recommendations of the Waste Manager from Conwy CBC regarding the amount of bins needed and access for bin collection to reduce waste issues experienced in this part of the town.
0/53409		Cynnig i ddymchwael wal derfyn flaen yn wynebu Rhiw Road (Caniatad Ardal Gadwraeth) Safle: Horeb Methodist Church, Rhiw Road, Colwyn Bay, LL29 7TL Ymgeisydd: Mr Ian Steward Dim Gwrthwynebiad Proposed demolition of front boundary wall facing Rhiw Road (Conservation Area Consent) Location: Horeb Methodist Church, Rhiw Road, Colwyn Bay, LL29 7TL Applicant: Mr Ian Steward No Objection