

MINUTES OF THE MEETING OF TREARDUR COMMUNITY COUNCIL HELD AT THE VILLAGE HALL TREARDUR BAY AT 7pm ON TUESDAY 25 APRIL 2017.

MEMBERS PRESENT:

Councillor - Mrs. C.L. McDermott, Chairman

Councillors J. Abbott M.B.E., Alan Benson, Mrs S. Conrad-Smith, Ms A. D. McCann, G. D. McGinn, Eric Roberts, H.B. Rowlands and D. Rhys Thomas J. P.

Councillor Stephen Magee was present from 7.30pm.

County Councillors: Jeff Evans and Trefor Lloyd Hughes M.B.E

1. **APOLOGIES:** Councillor E. Gwynfor Williams.
2. **DECLARATION OF INTEREST:** Cllr. Stephen Magee item 12.1 (prejudicial interest) Cllr Bill Rowlands item 12.1– personal interest only.

IT was agreed to discuss Planning Application 12.1 46C137F - The Old Cricket Ground, Lon St Ffraid, Trearddur Bay at the beginning of the meeting and before the arrival of Cllr. Magee as he had declared a prejudicial interest in the application.

Outline application with some matters reserved for the erection of 18 dwellings together with the formation of a new vehicular access.

It was resolved to oppose the application on the following grounds:

1. Local Housing Needs - The development did not meet the housing needs of the community, there were no affordable houses and Trearddur Bay already has a large number of sites where planning permission is granted but they are yet to be built.
2. Over development of the site - a total of 34 3-storey dwellings was over development of the site.
3. The developer has raised the ground and as a result the whole development will stand substantially higher than the planning permission given for the original 17 dwellings. 34 3-storey dwellings on the elevated ground in a prominent position in the village would have a negative impact on the area and its residents.
4. Insufficient onsite parking
5. Increase of flood risk - The developer had raised the level of the site in order to ensure a flood-free environment for his residential development. As already demonstrated the work that has been done on the sea defences and the provision of a gully down the side of the site does not capture the volume of water flowing downhill towards Ravenspoint Road

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junction and raising the ground has had the effect of diverting the natural flow direction of the flood waters down Lon St Ffraid towards other properties.

6. The proposed new entrance was to be moved and substantially raised to ensure that any flood water is diverted away from the development further down Lon St Ffraid to more existing properties – this was not acceptable.
7. A densely developed site on this elevated ground would increase the volume of surface waters which will cause problems elsewhere in the vicinity.
8. Inadequate infrastructure - moving the estate entrance to an area already congested with cars and delivery lorries would compound the parking and traffic problem and increase the risk of serious injury to pedestrians using the post office, the convenience food store and the Sea Shanty Cafe. This development would therefore drastically adversely affect the quality of life of current residents.
9. The development will not benefit the economy and maintain or enhance the environment - it will also have a visual impact from the Inland Sea. Consideration should be given to the fact that the Inland Sea is a SSSI.
10. The properties are not affordable to local people and the development will not safeguard and strengthen the Welsh language and culture or promote its use as an essential part of community life.
11. To request that Council Members and Planning Officers visit the site and talk to local residents before coming to any decision on this application.

Cllr. Stephen Magee arrived after the end of the discussion.

3. MINUTES OF THE PREVIOUS MEETING:

Resolved: to approve the minutes.

4. MATTERS ARISING FROM THE MINUTES:

4.1 Trearddur Bay Car Park

Noted: That there were deep potholes particularly at the entrance to the car park that required urgent attention, the clerk would remind the County Council of this.

4.2 South Stack Light House

Noted: Cllr. Stephen Magee reported that the meeting with The Holyhead Heritage Group was to be arranged shortly.

5. CORRESPONDENCE:

5.1 Results of Uncontested Election:

It was noted that Cllr. E. Gwynfor Williams had decided to step down after serving 48 years as a Community Councillor, it was agreed to write to him to thank him for all his support and dedication.

The following were duly elected as Councillors for Trearddur Community Council without a contest.

Jack Thomas Abbott M.B.E., Alan Benson, Susan Gail Conrad-Smith, Stephen Bernard Magee, Anwen Denise McCann, Cyndy McDermott, Geoffrey David McGinn, Paula Margaret Parry, Eric Roberts, Keith Robert Roberts, Bill Rowlands and Dafydd Rhys Thomas.

5.2 Standards Committee Briefing Note on Personal and Prejudicial Interests.

Submitted and noted - The Briefing Note had been prepared by way of a guide on the Code of Conduct requirements for disclosing personal and prejudicial interests and was specific to Town and Community Councillors.

5.3 Standards Committee Briefing Note on the Declaration and Registration of Interests:

Submitted and noted - This Briefing Note and a copy of the amended code of conduct must be brought to the attention of all members following the elections in May.

5.4 Review by Standards Committee

Submitted: A report of the Standards Committee review of the register of members' interests in a sample of the Town and Community Councils. This process was an attempt to assist all Town and Community Councils by way of sharing good practice and identifying matters which commonly need to be addressed.

Resolved: to issue a copy to all Members following the Annual Meeting in May.

6. RECREATION AREA:

Reported: that the County Council would be attending a Court Hearing to try and resolve the matter of the lease on 19th May 2017.

7. DONATIONS:

Submitted: a request for a donation from Trearddur Bay Football Club.

Resolved: to wait until after the Court Hearing on 19 May 2017 before considering the application.

8. COUNCILLORS' REPORTS:

Councillor Bill Rowlands: reported that he had arranged for the litter bin from the Black Seal carpark to be replaced, agreed a bin emptying regime for the children's play area and got a re-cycling skip put into the main carpark. The work on the public toilets had been finished in time for the Easter holidays and the sand at the east end of the promenade had been cleared.

Councillor Susan Conrad Smith: reported that Maeshyfryd Cemetery had received some bad press recently but those issues had been quickly resolved.

9. FINANCE, ADMINISTRATION AND RISK MANAGEMENT:

9.1 Monthly Financial Report:

The clerk provided each Member with a copy of the final accounts for 2016/17 and a copy of the end of year bank reconciliation and final bank statements.

9.2 It was agreed to implement the NJC Salary award from 1 April 2017.

9.3 PAYMENTS: - Resolved: to confirm and pay the following:

1451	O. Sutton	Website	£254.00
1453	J. D. Roberts	Internal Auditor	£69.00
1454	One Voice Wales	Training	£70.00
1455	E. M. Owen (April)	Salary	£343.58
1456	H.M.R.C (April.)	PAYE	£85.90

10. ANY FURTHER URGENT MATTERS: none

11 PLANNING DECISIONS:

11.1 **46C573 Rhos y Gadar, Lôn Isallt, Trearddur Bay** – Granted

11.2 **46C582/AD Maes Parcio The Range Car Park** - (signage) - Granted.

12. PLANNING APPLICATIONS:

12.1 **46C137F The Old Cricket Ground, Lon St Ffraid, Trearddur Bay.**

Outline application with some matters reserved for the erection of 18 dwellings together with the formation of a new vehicular access. – the Community Council was opposed to this (see above).

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12.2 46C168C/FR Trearddur House, Lôn St. Ffraid, Trearddur Bay.

Full application for the erection of 4 dwellings which includes balconies – there was no clear demarcation of boundary with this application and there were concerns about the over development of the site.

12.3 46C127A 1 Bro Iarddur, Trearddur Bay.

Full application for alterations and extensions - no objection.

12.4 46C486E/ENF/LUC Tan y Graig, Trearddur Bay.

Application for a Lawful Development Certificate for the existing use of a stable block, kennels and hardstanding area - no objection.

12.5 46C288B 67 Trearddur Road, Trearddur Bay.

Full application for the erection of a new dwelling which include a garage - no objection.

12.6 46C288C/SCR Iroko 67 Trearddur Road, Trearddur Bay

Screening opinion for the erection of a new dwelling which include a garage - noted.

12.7 46C565A Bryn Awel, Lon Penrhyngarw, Trearddur Bay

Full application for the erection of a dwelling which include 2 balconies. - no objection.

13. NEXT MEETING:

It was agreed that the next meeting should be brought forward to 15.5. 2017 at 7pm.