



Democratic Service
Swyddfa'r Cyngor
CAERNARFON
Gwynedd
LL55 1SH

Meeting

PLANNING COMMITTEE

Date and Time

1.00 pm, MONDAY, 19TH MAY, 2025

NOTE

This meeting will be webcast

https://gwynedd.public-i.tv/core//en_GB/portal/home

Location

**Hybrid - Siambr Hywel Dda, Council Offices, Caernarfon LL55 1SH
and Virtually via Zoom**

Contact Point

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(DISTRIBUTED 09/05/25)

PLANNING COMMITTEE

MEMBERSHIP (15)

Plaid Cymru (9)

Councillors

Elwyn Edwards
Elin Hywel
Olaf Cai Larsen
Gareth A Roberts
John Pughe

Delyth Lloyd Griffiths
Gareth Tudor Jones
Edgar Wyn Owen
Huw Rowlands
Berwyn Parry Jones

Independent (5)

Councillors

Louise Hughes
John Pughe Roberts

Anne Lloyd-Jones
Gruffydd Williams

Lib/Lab (1)

Councillor Gareth Coj Parry

PROCEDURE FOR SPEAKING ON PLANNING APPLICATIONS IN THE PLANNING COMMITTEE

The Council has decided that third parties have the right to speak on planning applications at the Planning Committee. This leaflet outlines the normal operational arrangements for speaking at the committee.

1.	Report of the Planning Service on the planning application including a recommendation.	
2.	If an application has been received from a 3 rd party to speak the Chairman will invite the speaker to come forwards.	
3.	Objector or a representative of the objectors to address the committee.	3 minutes
4.	Applicant or a representative of the applicant(s) to address the committee.	3 minutes
5.	Local Member(s) to address the committee	10 minutes
6.	Committee Chairman to ask for a proposer and seconder for the planning application.	
7.	The committee to discuss the planning application	

AGENDA

1. ELECT CHAIR 2025 - 2026

To elect Chair for 2025 - 2026

2. ELECT VICE CHAIR 2025 - 2026

To elect Vice Chair for 2025 - 2026

3. APOLOGIES

To accept any apologies for absence.

4. DECLARATION OF PERSONAL INTEREST AND PROTOCOL MATTERS

To receive any declaration of personal interest and to note protocol matters.

5. URGENT ITEMS

To note any items that are a matter of urgency in the view of the Chairman for consideration.

6. MINUTES

7 - 20

The Chairman shall propose that the minutes of the previous meeting of this committee, held 28th April 2025, be signed as a true record.

7. AN APPLICATION TO REGISTER A PUBLIC FOOTPATH ON THE DEFINITIVE MAP AND STATEMENT IN THE COMMUNITY OF PENTIR, GWYNEDD

21 - 645

To consider whether the Authority should make a Definitive Map Modification Order

LOCAL MEMBER: Councillor Menna Baines

Note: Appendices 1 – 19 included in pack

Appendix 20 – Treborth Use Timeline (available on request)

8. PLANNING APPLICATIONS

To submit the report of the Head of Environment Department.

5.1. APPLICATION NO C18/0767/16/LL LAND AT COED WERN, GLASINFRYN, BANGOR, LL57 4BE

646 - 698

Holiday accommodation (amended scheme) involving :-

- Installation of bases for lodges with associated decking.
- Installation of bases for glamping pods.
- Associated infrastructure to include internal roads, parking areas, sustainable and foul drainage systems
- Soft and hard landscaping to include the felling of some trees, retention of and undertake improvements to the existing woodland.
- Erection of reception/sales building and re-cladding of existing building for use as a cycle and e-bike hub with electric charging points.

LOCAL MEMBER: Councillor Beca Roberts

[Link to relevant background documents](#)

**5.2 APPLICATION NO C24/0072/02/LL LAND NEXT TO PANDY, 699 - 741
CORRIS, SY20 9RJ**

Farm diversification project for the siting of 5 holiday accommodation units on the land

LOCAL MEMBER: Councillor John Pughe Roberts

[Link to relevant background documents](#)

**5.3 APPLICATION NO C24/1119/42/LL LAND BY HELYG, TAI LÔN, 742 - 778
NEFYN, PWLLHELI, LL53 6LG**

Full application for the proposed erection of up to 14. No. Affordable Dwellings (C3 class use) with associated development including creation of a new vehicular access and estate road, amenity space, landscaping and biodiversity improvements.

LOCAL MEMBER: Councillor Gruffydd Williams

[Link to relevant background documents](#)

**5.4 APPLICATION NO C20/1079/12/AC HAFOD Y WERN, 779 - 791
WAUNFAWR, CAERNARFON, GWYNEDD, LL54 7AQ**

Application Under Section 73 of the Town and Country Planning Act to Vary Condition 2 on Planning Permission C04A/0771/12/MW (Removal of Material from a Mineral Working Deposit) to Allow a 2-Year Extension for the Completion of Minerals Operations up until 31/12/2022, With Final Restoration Completed by 31/12/2023

LOCAL MEMBER: Councillor Edgar Owen

[Link to relevant background documents](#)

**5.5 APPLICATION NO C25/0245/14/LL CAERNARFON TOWN 792 - 805
FOOTBALL PITCH, THE OVAL STRYD MARCWS, CAERNARFON,**

GWYNEDD, LL55 2HT

Upgrade and re-build of an existing stadium pitch

LOCAL MEMBER: Councillor Gareth Coj Parry

[Link to relevant background documents](#)