



CANOLFAN COED CYRNOL · FFORDD MONA / MONA ROAD ·
PORTHAETHWY / MENAI BRIDGE · YNYS MÔN / ISLE OF ANGLESEY

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Hydref 29 October 2026

**CYFARFOD PWYLLGOR CYNLLUNIO HYBRID CYNGOR TREF PORTHAETHWY NOS IAU, 5 TACHWEDD 2026
AM 7.00YH YN SWYDDFA'R CYNGOR TREF, PORTHAETHWY / MENAI BRIDGE TOWN COUNCIL HYBRID
PLANNING COMMITTEE THURSDAY, 5 NOVEMBER 2026 AT 7.00PM COUNCIL OFFICE, MENAI BRIDGE**

Cysylltwch â'r Clerc erbyn hanner dydd ar ddiwrnod y cyfarfod os ydych angen y linc gael ei anfon atoch ar gyfer y cyfarfod / Please contact the Clerk by noon on the day of the meeting if you require the link for the meeting to be sent to you.

AGENDA

1. Croeso ac Ymddiheuriadau am Absenoldeb / Welcome and Apologies for Absence

2. Datganiadau o Ddiddordeb: Côd Ymddygiad / Declarations of Interest: Code of Conduct

Atgoffir yr aelodau bod yn rhaid iddynt ddatgan bodolaeth a natur unrhyw gysylltiadau personol a/neu sy'n rhagfarnu (gan ddefnyddio'r ffurflen a ddarparwyd i'r pwrpas hwn) / Members were reminded that they must declare the existence and nature of any personal and/or prejudicial interests (using the form provided for this purpose)

3. Public participation session / Sesiwn cyfranogiad y cyhoedd

Ugain munud i'w neilltuo i ganiatáu i drigolion cymuned Porthaethwy holi Cyngorwyr Tref mewn perthynas â materion o ddiddordeb, ar yr agenda. Nid yw bob amser yn bosibl rhoi ymateb llafar yn y cyfarfod a gall cwestiynau dderbyn ateb ysgrifenedig. Ni ellir gwneud unrhyw benderfyniad o dan yr eitem hon /

Twenty minutes to be allocated to allow residents of the community of Menai Bridge to question Town Councillors in relation to matters of interest, on the agenda. It is not always possible to give a verbal response at the meeting and questions may receive a written reply. No resolution can be made under this item.

4. Derbyn a chymeradwyo cofnodion cyfarfod y Pwyllgor Cynllunio a gynhaliwyd ar 1 Hydref 2026 ac ymdrin ag unrhyw faterion sy'n codi / To receive and approve the minutes of the Planning Committee meeting held on the 1 October 2026 and address any matters arising

5. Eitemau Brys (Cadeirydd/Clerc), er gwybodaeth neu ar gyfer gweithredu gan y Clerc / Urgent Items (Chairman/Clerc), for information or for action by the Clerk

6. I gysidro ceisiadau cynllunio / To consider planning applications

Ymgynghoriadau Cynllunio / Planning Consultations (anfonwyd at aelodau yn electronig / sent to members electronically)

Bydd ceisiadau cynllunio a dderbynnir rhwng cyhoeddi'r agenda a chyfarfod y pwyllgor cynllunio yn cael eu hychwanegu'n awtomatig i'w trafod / Planning applications received between publication of the agenda and the planning committee will automatically be added for discussion

FPL/2026/213

Cais llawn i newid defnydd y llawr gwaelod o swyddfeydd (dosbarth defnydd A2) a llawr cyntaf (defnydd preswyl C3), i ganolfan lles (Sui Generis), ynghyd a newid blaen y siop presennol a newidiadau allanol yn / Full application for the change of use of the ground floor from offices (Use Class A2) and the first floor residential unit (Use Class C3) to a wellbeing centre (Sui Generis) together with a new shop front and external alterations at 6 Y Sgar, Porthaethwy / 6 Uxbridge Square, Menai Bridge

7. I nodi'r penderfyniadau cynllunio canlynol (anfonwyd at aelodau yn electronig) / To note the following planning decisions (sent to members electronically)

FPL/2026/132

Cais llawn ar gyfer dymchwel, addasu ac ehangu yn / Full application for demolition, extensions and alterations at 5 Ffordd yr Coleg, Porthaethwy / 5 Askew Street, Menai Bridge - **CANIATÂWYD YN AMODOL / GRANTED CONDITIONALLY**

VAR/2026/31

Cais o dan Adran 73 i amrywio amod (02) o ganiatâd cynllunio rhif 39C131R/VAR (Gweithrediadau dosbarthu, llwytho a dadlwytho) er mwyn amrywio'r oriau dosbarthu caniatâol er mwyn caniatáu dosbarthiadau anghyfyngedig rhwng 1 Rhagfyr a 2 Ionawr bob blwyddyn yn / Application under S73 for the variation of condition (02) of planning permission reference 39C131R/VAR (Deliveries, loading and unloading operations) so as to vary the permitted delivery hours to allow unrestricted deliveries between 1st December and 2nd January each year at Waitrose, Ffordd Mona, Porthaethwy / Waitrose, Mona Road, Menai Bridge - **CANIATÂWYD YN AMODOL / GRANTED CONDITIONALLY**

DIS/2026/48

Cais i ryddhau amod (28) (Asesiad Swn) o ganiatâd cynllunio FPL/2024/228 (Cais llawn ar gyfer codi cyfleuster gofal ychwanegol a chartref gofal preswyl gyda chyfleusterau cymunedol) ar dir ger / Application to discharge condition (28) (Noise Assessment) of planning permission FPL/2024/228 (Full application for the erection of an extra care facility and residential care home with community facilities) on land near Tyddyn Mostyn, Porthaethwy / Tyddyn Mostyn, Menai Bridge

RHYBUDD PENDERFYNIAD - Ystyrir bod y manylion a gyflwynwyd dan gais cyfeirnod DIS/2026/48 yn dderbyniol ac yn cwrdd â gofynion amod (28) (Asesiad Swn).

NOTICE OF DECISION - The details submitted under application DIS/2026/48 is considered acceptable and meet the requirements of condition (28) (Noise Assessment).

LBC/2026/17

Caniatâd adeilad rhestredig ar gyfer newidiadau allanol a mewnol yn / Listed building consent for external and internal alterations at 1 Menai Ville Terrace, Porthaethwy / 1 Menai Ville Terrace, Menai Bridge - **CANIATÂWYD YN AMODOL / GRANTED CONDITIONALLY**

DIS/2026/44

Cais i ryddhau amodau (05) (Atodlen Ffenestri a Drysau) o ganiatâd adeilad rhestredig LBC/2025/29 (dymchwel rhan o'r annedd, ynghyd ag addasu mewnol ac allanol) yn / Application to discharge conditions (05) (Windows and Doors Schedule) of listed building consent LBC/2025/29 (demolition of part of the dwelling, together with internal and external alterations) at

Y Graigwen, Ffordd Cadnant, Porthaethwy / Y Graigwen, Cadnant Road, Menai Bridge -

RHYBUDD PENDERFYNIAD - Ystyrir bod y manylion a gyflwynwyd dan gais cyfeirnod DIS/2026/44 yn dderbyniol ac yn cwrdd â gofynion amod (05) (Atodlen Ffenestri a Drysau). O'r herwydd gellir ryddhau amod (05) o ganiatâd caniatâd adeilad rhestredig cyfeirnod LBC/2025/29.

NOTICE OF DECISION - The details submitted under application DIS/2026/44 is considered acceptable and meet the requirements of condition (05) (Windows and Doors Schedule). Condition (05) of listed building consent reference LBC/2025/29 is therefore hereby discharged.

8. I dderbyn hysbysiad o geisiadau cynllunio a dynnwyd yn ôl (anfonwyd at aelodau yn electronig) / To receive notification of planning applications withdrawn (sent to members electronically)

9. I dderbyn hysbysiad o apeliadau cynllunio (anfonwyd at aelodau yn electronig) / To receive notification of planning appeals (sent to members electronically)

10. Dyddiad cyfarfod nesaf – 3 Rhagfyr 2026 / Date of next meeting – 3 December 2026