

Rhestr Wirio Sylwadau Cynllun Adnau

Cyfeirnod Person: 1169

Cyfeirnod y Sylw: 664

Dyddiad Derbyn: 30/3/15.

1) Mewnbynnu

A yw'r sylw ac atodiadau (sy'n cynnwys copi o'r ffurflen wreiddiol) wedi'i fewnbynnu i'r system JDi? Y N

Dyddiad: 15/4/15 Swyddog: AL

Oes angen crynhoad? Y N

Ydy'r crynhoad yn gywir? Y N (angen sicio fod y newid maent ei angen yn y crynhoad)

Dyddiad llythyr crynhoad sylwadau wedi'i yrru:.....

Dyddiad dderbyn ateb

Dyddiad addasu'r crynhoad mewn ymateb i sylwadau'r gwrthwynebydd

2) Cyfieithu

Dyddiad gyrru i'r Uned Cyfieithu: 24/4/15

Dyddiad dderbyn y cyfieithiad:

A yw'r cyfieithiad wedi'i fewnbynnu i'r system JDi? Y N Dyddiad:

3) Cadarnhau'r Sylw

A yw'r sylw wedi ei gadarnhau ar y System JDi? Y N Dyddiad:

Nodyn:

REP NO: 664

ID: 1169

	 <p>CYNGOR SIR YNYS MÔN ISLE OF ANGLESEY COUNTY COUNCIL</p>	<p>For office use only:</p> <p>Representor No.</p> <p>Date received: 30/3/15 <i>eb</i></p> <p>Date acknowledged:</p>
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NEED TO SCAN

Anglesey and Gwynedd Deposit Joint Local Development Plan 2011-2026
Representation Form

PART 1: Contact details

	Your details/ Your client's details	Agent's details (if relevant)
Name	[REDACTED]	
Address	CPRW/Campaign for Protection of Rural Wales, [REDACTED]	
Postcode	[REDACTED]	
Telephone Number	[REDACTED]	
Email address	[REDACTED]	

PART 2: Your Comments and Suggested Changes. (Please use one Part 2 section for each comment that you wish to make)

2a. Which part of the Deposit Plan are you commenting on? CPRW 4 Footpaths + ROW	
Policy number (please specify)	PS4 and TRA4
Paragraph number (please specify)	
Proposals/ Inset Map (please specify ref no.)	
Constraints Map	
Appendices (please specify)	

2b. Are you objecting or supporting the Deposit Plan?			
Objecting	<input type="checkbox"/> Objecting	Supporting	<input type="checkbox"/>

2c. Please provide details of your representation on the Deposit Plan.

4. Footpaths and Rights of Way

4.1. PS4. We support the 'transport hierarchy' in PS4 and para 7.1.28 which gives priority to access by walking and cycling, so as to minimise the need to travel by private car.

4.2 PS4 #3 aims to: *'Improve and enhance the public footpath and cycleway network to improve safety, accessibility (including [for] disabled people) by these modes of travel'*. We would add **'and to increase health, leisure, well-being and tourism benefits for both local residents and visitors'**. The strategy appears to have mainly access for new development projects in mind, but should also address wider RoW network issues.

4.3 TRA4 Managing Transport Impacts states *'Where necessary, safe and convenient provision will be sought in conjunction with proposals for 1. Pedestrians, ..3. Cyclists,.. 9. Horse-riders. Proposals that would cause harm to the safe and efficient operation of... movement networks including pedestrian and cycle routes, public rights of way and bridle routes will be refused'*. Para 7.1.51 states *'Measures appropriate .. may include providing for and/or improving.. (iv) Walking links to existing pedestrian routes and networks, Service Centres and Villages, open space and other community facilities, for access and recreational purposes – and designed for use by everyone; (v) The strategic recreational routes; (vi) Cycling links to existing cycle routes and networks, District and Local Centres, and community centres designed for use by everyone.'* Again this refers mainly to new proposals.

2ch. If your response to 2c above exceeds 100 words, please provide a summary (no more than 100 words).

4.6 Summary Footpaths and Rights of Way: the treatment of footpaths, cycleways and RoW in the draft JLDP is weak and cursory. An explicit policy is required to demonstrate a commitment to safeguarding and promoting these vital assets, including in particular the Coastal Path.

2d. Please detail the changes you wish to see made to the Deposit Plan.

4.7 PS4 #3 Add ‘..to improve safety, accessibility...’and to increase health, leisure, wellbeing and tourism benefits for both local residents and visitors’.

Include a specific new policy to safeguard and support the cycle, footpath and Row network, including the Coastal Path. This should have comparable wording to GUDP CH22 including a statement to the effect that ‘ All parts of the cycling network, paths and public rights of way (including footpaths, bridle paths and byways) will be safeguarded and promoted.’

2dd. Is the Deposit Plan sound?

Yes No

2e. If you think that the Deposit Plan is unsound which test of soundness do you think that it fails? (Please tick below). More details are provided at the back of this form.

Procedural				Consistency								Coherence & Effectiveness							
P1	<input type="checkbox"/>	P2	<input type="checkbox"/>	C1	<input type="checkbox"/>	C2	<input type="checkbox"/>	C3	<input type="checkbox"/>	C4	<input type="checkbox"/>	CE 1	<input type="checkbox"/>	CE 2	<input type="checkbox"/>	CE 3	<input type="checkbox"/>	CE 4	
												1		2		3		4	



CYNGOR SIR
YNYS MÔN
ISLE OF ANGLESEY
COUNTY COUNCIL

For office use only:

Representor No.

Date received:

Date acknowledged:

**Anglesey and Gwynedd Deposit Joint Local Development Plan 2011-2026
Representation Form**

Data Protection

How your representation and the information that you give us will be used. All information submitted will be seen in full by the Joint Planning Policy Unit staff dealing with the Joint Local Development Plan (Joint LDP). Your name and comments as set out in your representation form will be published together with the Councils' response. This helps to show that the consultation was carried out properly. Please note that this form may also be made available to any Public Examination on the Joint LDP.

We would prefer that you submit your representations directly online. Alternatively, an electronic version of this form can be completed online at www.gwynedd.gov.uk/ldp or www.anglesey.gov.uk/ldp Separate forms should be completed for each comment that you wish to make.

Additional representation forms can be obtained from the Joint Planning Policy Unit on 01286 685003 or may be downloaded from the Council's web site at: www.gwynedd.gov.uk/ldp or www.anglesey.gov.uk/ldp or you may photocopy this form. When making comments please use additional sheets as required clearly numbering each consecutive sheet.

PART 1: Contact details

	Your details/ Your client's details	Agent's details (if relevant)
Name		[REDACTED]
Address		[REDACTED]
Postcode		[REDACTED]
Telephone Number		[REDACTED]
Email address		[REDACTED]

Guidance Note.

Please set out your comments in Part 2 of this form. Use additional sheets of paper where necessary. **Separate forms should be completed for each comment** that you wish to make.

Question 2dd and 2e seeks your views on the soundness of the Joint Deposit Plan. The tests of soundness and additional information on how they are applied are detailed on the last page of this form.

If you want changes made to the Deposit Plan, please be as specific as you can. For example, if you want new text added, please set out the new text and explain where you would like it to go in the Deposit Plan and why. Similarly, if you want to add a new or amend a policy or a paragraph, please set out clearly the new text and explain where you think it should go in the Deposit Plan and why.

If you wish to delete a site that is allocated in the Deposit Plan or suggest amendments to it or you wish to propose a new site, please attach a 1:1250 or 1:2500 scale plan that clearly identifies the site boundaries. If you are proposing a new site (one that is not included within the Deposit Plan) the comment form must be accompanied by a detailed site assessment in accordance with the Council's Candidate Site assessment methodology and the Sustainability Appraisal framework. The Candidate Site assessment methodology and the Sustainability Appraisal framework can be found on the Council's website at: www.gwynedd.gov.uk/ldp or www.anglesey.gov.uk/ldp

Further information about this matter can be obtained from the Joint Planning Policy Unit on **01286 685003** or on the Council's web site at: www.gwynedd.gov.uk/ldp or www.anglesey.gov.uk/ldp in the leaflet 'Guidance about alternative sites'.

Where proposed changes to a development plan have significant sustainability effects, you will need to provide the relevant Sustainability Appraisal information. This information must be consistent with the scope and level of detail of the Sustainability Appraisal conducted by the Authority. It should also refer to the same baseline information in identifying the likely significant effects of the revised policy or new site.

You should include all your comments on the Deposit Plan and set out your full case on the official form, using accompanying documents where necessary. If you seek more than one change and consider that the Deposit Plan fails to meet more than one test of soundness **separate forms should be completed for each representation**. Similarly, if your representation is in support of the Deposit Plan or individual elements of the Deposit Plan it would be helpful if separate representations were made. Please indicate if you are submitting other material to support your comments.

You will only be able to submit further information to the Examination if the Inspector invites you to address matters that he or she may raise. Please note that the Inspector will not have access to comments you have made in response to previous consultations. If you do not consider the Deposit Plan to be sound and that it should be changed, please explain clearly why you think the changes are needed. If you think a change is needed for the Deposit Plan to meet one or more of the tests of soundness, please tell us which one(s).

Where a group shares a common view on how it wishes the Deposit Plan to be changed, the Councils will accept a signed petition. In submitting a representation form on behalf of a group, the representation form should include the contact details of a lead individual at Section 1 and the comments should be clearly set out on the representation form. The signed petition should state clearly how many people are being represented and how the representation has been authorised. Signing a petition does not prevent the submission of individual forms.

PART 2: Your Comments and Suggested Changes. (Please use one Part 2 section for each comment that you wish to make)

2a. Which part of the Deposit Plan are you commenting on?	
Policy number (please specify)	Policy PS4 Sustainable Transport, development
Paragraph number (please specify)	
Proposals/ Inset Map (please specify ref no.)	
Constraints Map	
Appendices (please specify)	

2b. Are you objecting or supporting the Deposit Plan?			
Objecting	<input checked="" type="checkbox"/>	Supporting	<input type="checkbox"/>

2c. Please provide details of your representation on the Deposit Plan.
<p>Strategic Policy PS4 Sustainable transport, development and accessibility</p> <p>Whilst we support the overall aims and objectives of this policy, the phraseology does not reflect the policy approach of PPW.</p> <p>The statement that “development will be located so as to minimise the need to travel” does not reflect PPW. PPW only refers to “minimising the need to travel, and increasing accessibility by modes other than the private car (paragraph 4.9.4) and not minimising the need to travel in isolation. The policy is therefore overly rigid, not positively prepared and does not recognise the ability of bus, cycle and pedestrian links to offer sustainable, convenient access to employment, leisure retail and general day to day services.</p> <p>Paragraph 7.1.31 to 7.1.32 provides extensive commentary on the need and requirements for Transport Assessments, but duplicates PPW. This is unnecessary.</p> <p>The Policy therefore does not comply with Test of Soundness C2 as it does not comply with Planning Policy Wales & CE2 as it is not realistic having regard to other alternatives.</p>

*Please use additional sheet if necessary.
Please state how many additional sheets have been used.....*

2ch. If your response to 2c above exceeds 100 words, please provide a summary (no more than 100 words).

2d. Please detail the changes you wish to see made to the Deposit Plan.

2dd. Is the Deposit Plan sound?

Yes	<input type="checkbox"/>	No	<input checked="" type="checkbox"/>
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2e. If you think that the Deposit Plan is unsound which test of soundness do you think that it fails?
 (Please tick below). *More details are provided at the back of this form.*

Procedural				Consistency								Coherence & Effectiveness							
P1	<input type="checkbox"/>	P2	<input type="checkbox"/>	C1	<input type="checkbox"/>	C2	<input checked="" type="checkbox"/>	C3	<input type="checkbox"/>	C4	<input type="checkbox"/>	CE 1	<input type="checkbox"/>	CE 2	<input checked="" type="checkbox"/>	CE 3	<input type="checkbox"/>	CE 4	<input type="checkbox"/>

Part 3: What Happens Next?

At this stage of the Joint LDP process, you can only make comments in writing (these are called 'written representations'). However, the Inspector may call on those who want to change the Plan to appear and speak to the Inspector at a 'hearing session' during the Public Examination. You should bear in mind that your written comments on this form will be given the same weight by the Inspector as those made verbally at a hearing session.

3a. Do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of the Public Examination? (Please tick one of the following)

I do not want to speak at a hearing session and am happy for my written comments to be considered by the Inspector.

I want to speak at a hearing session.

3b. If you wish to speak, please confirm which part of your representation you wish to speak to the Inspector about and why you consider it to be necessary to speak at the Hearing.

3c. Would you like to be informed about the following (Please tick the relevant boxes)

Submission of documents and evidence to the examination

Publish Inspector's report

Plan's adoption

If additional documents have been provided to support your representations, please list below:

Signed: 

Dated: 31/03/2015

THANK YOU FOR YOUR COMMENTS ON THE DEPOSIT PLAN

Please do not forget to enclose any relevant documentation (e.g. a Sustainability Appraisal) with this form.

Completed representation forms should be returned to the Joint Planning Policy Unit at:

ONLINE – By completing the electronic form at www.gwynedd.gov.uk/ldp or www.anglesey.gov.uk/ldp

BY EMAIL – planningpolicy@gwynedd.gov.uk

BY POST – By sending to: Joint Planning Policy Unit, 1st Floor, Bangor City Council Offices, Ffordd Gwynedd, Bangor, Gwynedd LL57 1DT

**REPRESENTATION FORMS SHOULD BE RETURNED BY NO LATER THAN 5.00pm on the 31st March 2015
REPRESENTATIONS RECEIVED AFTER THIS TIME WILL NOT BE CONSIDERED**

Test of Soundness

Test	Procedural Tests
P1	It has not been prepared in accordance with the Delivery Agreement including the Community Involvement Scheme.
P2	The plan and its policies have not been subjected to Sustainability Appraisal including Strategic Environmental Assessment.
	Consistency Tests
C1	It is a land use plan which does not have regard to other relevant plans, policies and strategies relating to the area or to adjoining areas.
C2	It does not have regard to national policy.
C3	It does not have regard to the Wales Spatial Plan.
C4	It does not have regard to the relevant community strategy.
	Coherence and Effectiveness Tests
CE1	The plan does not set out a coherent strategy from which its policies and allocations logically flow and/or, where cross boundary issues are relevant, it is not compatible with the development plans prepared by neighbouring authorities.
CE2	The strategy, policies and allocations are not realistic and appropriate having considered the relevant alternatives and/or are not founded on a robust and credible evidence base.
CE3	There are no clear mechanisms for implementation and monitoring.
CE4	It is not reasonably flexible to enable it to deal with changing circumstances.

The Planning and Compulsory Purchase Act 2004 states that the purpose of the examination of a Local Development Plan (the Plan) is to consider whether it is “sound”. This means that anyone who wants to comment on or object to the Deposit Plan should seek to say how it is unsound and what is needed to make it sound. Sound may be considered in this context within its ordinary meaning of “*showing good judgement*” and “*able to be trusted*”. To assess the Deposit Plan we use 10 tests as set out above. The Deposit Plan will be examined by an independent Inspector appointed by the Welsh Government and it will be the Inspector’s job to consider whether the Plan is sound.

Where you propose a change to the Deposit Plan you should therefore make clear which test(s) of soundness you believe the Deposit Plan fails. The tests are in 3 groups - ‘Procedural’ (2 tests); ‘Conformity’ (4 tests); and ‘Coherence and Effectiveness’ (4 tests). If you wish to comment on the way in which the Councils have prepared the Deposit Plan, it is likely that your comments or objections would fall under one of the procedural tests. If you wish to comment on or object to the content of the Deposit Plan, it may help to look at the ‘consistency’ and the ‘coherence and effectiveness’ tests.

Sylwadau Dros y We / Representations via the Internet

Rhif Sylw / Rep Id: **148**

Enw / Name: **Ellesmere Sand & Gravel Company Limited [2686]**

Rhan: **POLISI STRATEGOL PS4**

Section: **STRATEGIC POLICY PS4**

Math / Type: **Gwrthwynebu / Object**

Crynodeb o'r Sylw:

Wedi nodi Bodychain, Llanllyfni fel ardal chwilio a ffefrir am dywod a gro dan Bolisi MWYN3, gellid defnyddio'r safle peiriannau presennol yng Nghefn Graianog pe bai'r ardal hon yn profi'n fasnachol hyfyw ac y ceid caniatâd cynllunio, ond byddai angen cysylltiad dan y llwybr troed/beicio presennol. Fel y cyfryw, efallai y byddai rhai yn ystyried na fyddai hyn yn gwella'r llwybr troed/beicio. Yn pwynt 3 dechrau efo "Ble yn bosib diwygio a gwella...."

Representation Summary:

With a preferred area of search for sand and gravel identified at Bodychain, Llanllyfni under Policy MWYN3, should this area prove commercially viable and planning permission be granted the existing plant site could be utilised at Cefn Graianog with a connection under the existing footpath/cyclepath being required. As such some might consider this would not enhance the footpath/cyclepath.

At point 3 start with "Where possible improve and enhance ..."

Sylw Llawn / Full Representation:

With a preferred area of search for sand and gravel identified at Bodychain, Llanllyfni under Policy MWYN3, should this area prove commercially viable and planning permission be granted the existing plant site could be utilised at Cefn Graianog with a connection under the existing footpath/cyclepath being required. As such some might consider this would not enhance the footpath/cyclepath.

Newid(iadau) i'r Cynllun

At point 3 start with "Where possible improve and enhance ..."

Change(s) to the Plan

At point 3 start with "Where possible improve and enhance ..."

Profion Cadernid / Soundness Tests: None

Strategic Policy PS4: Sustainable Transport, Development and Accessibility

██████████ commented as part of the Preferred Strategy consultation that emerging transport policies should recognise that due to the location of many tourist facilities and attractions, there is often no other feasible option available other than the private car to reach certain tourist developments.

██████████ is disappointed that PS4 fails to recognise that some tourism sites are located in rural areas where no public transport exists. ██████████ considers that PS4 as currently drafted is unsound as it is not in accordance with national policy. TAN18: Transport (March 2007) specifically acknowledges that some tourist developments rely on car-based travel and advises:

“...in rural areas a lack of public transport access needs to be balanced against the contribution tourism makes to the rural economy in the specific area...” (paragraph 3.15)

██████████ considers that the following sentence should be added to PS4:

“in rural areas, the Council acknowledges that there is little alternative but to travel by private car.”

Sylwadau Dros y We / Representations via the Internet

Rhif Sylw / Rep Id: **448**

Enw / Name: **Bourne Leisure Ltd [2768]**

Rhan: **POLISI STRATEGOL PS4**

Section: **STRATEGIC POLICY PS4**

Math / Type: **Gwrthwynebu / Object**

Crynodeb o'r Sylw:

Ystyrir dylid ychwanegu'r frawddeg canlynol i PS4:mewn ardaloedd gwledig, mae'r Cyngor yn cydnabod nad oes dewis amgen i deithio efo car preifat."

Representation Summary:

Bourne Leisure considers that the following sentence should be added to PS4:

"in rural areas, the Council acknowledges that there is little alternative but to travel by private car."

Sylw Llawn / Full Representation:

Bourne Leisure commented as part of the Preferred Strategy consultation that emerging transport policies should recognise that due to the location of many tourist facilities and attractions, there is often no other feasible option available other than the private car to reach certain tourist developments.

Bourne Leisure is disappointed that PS4 fails to recognise that some tourism sites are located in rural areas where no public transport exists. Bourne Leisure considers that PS4 as currently drafted is unsound as it is not in accordance with national policy. TAN18: Transport (March 2007) specifically acknowledges that some tourist developments rely on car-based travel and advises:

"...in rural areas a lack of public transport access needs to be balanced against the contribution tourism makes to the rural economy in the specific area..." (paragraph 3.15)

Bourne Leisure considers that the following sentence should be added to PS4:

"in rural areas, the Council acknowledges that there is little alternative but to travel by private car."

Newid(iadau) i'r Cynllun

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Change(s) to the Plan

Bourne Leisure considers that the following sentence should be added to PS4:

"in rural areas, the Council acknowledges that there is little alternative but to travel by private car."

Rhestr Wirio Sylwadau Cynllun Adnau

Cyfeirnod Person: 2919

Cyfeirnod y Sylw: 1131

Dyddiad Derbyn: 31/3/15

1) Mewnbynnu

A yw'r sylw ac atodiadau (sy'n cynnwys copi o'r ffurflen wreiddiol) wedi'i fewnbynnu i'r system JDi? Y N

Dyddiad: 14/5/15 Swyddog: _____

Oes angen grynhoad? Y N

Ydy'r crynhoad yn gywir? Y N (angen sicio fod y newid maent ei angen yn y crynhoad)

Dyddiad llythyr crynhoad sylwadau wedi'i yrru:.....

Dyddiad dderbyn ateb:.....

Dyddiad addasu'r crynhoad mewn ymateb i sylwadau'r gwrthwynebydd

2) Cyfieithu

Dyddiad gyrru i'r Uned Cyfieithu: 14/5/15

Dyddiad dderbyn y cyfieithiad:

A yw'r cyfieithiad wedi'i fewnbynnu i'r system JDi? Y N Dyddiad:

3/7/15

3) Cadarnhau'r Sylw

A yw'r sylw wedi ei gadarnhau ar y System JDi? Y N Dyddiad:

Nodyn:

	JLDP Policy	Para ref	Consultation responses	Specific amendments sought
			reason Horizon is not proposing specific exclusion of its associated development (i.e. simulator building) from these policies.	
17.	Chapter 7 Managing growth and Development – Safe, healthy, Distinctive and vibrant communities	Policy ISA5	<p>Horizon notes that these criteria in this policy are not appropriate for its temporary construction worker accommodation. For example it would be an inappropriate standard for typical occupiers e.g. construction workers, students in temporary single person accommodation, to require children's play space.</p> <p>Rather than seek for specific amendments to policy ISA5 which seek to exclude application of this policy from the worker accommodation, Horizon proposes to rely on the Wylfa Newydd specific policies proposed below which would be the relevant policies against which to determine associated development applications. For this reason Horizon is not proposing specific exclusion of its associated development from these policies.</p>	
18.	Chapter 7 Managing	Policy PS4	Horizon welcomes the policy requirement that development will be	<u>Amend the policy to read:</u> STRATEGIC POLICY PS4: SUSTAINABLE TRANSPORT,

1131

	JLDP Policy	Para ref	Consultation responses	Specific amendments sought
	<p>growth and Development – Safe, healthy, Distinctive and vibrant communities</p>		<p>located so as to minimise the need to travel. This supports Horizon's stage one pre-application consultation which has based site selection for accommodation on (among other factors) its proximity to the Wylfa site.</p> <p>Provision of on-site facilities and services further supports this approach, with connection to other existing settlements forming a secondary consideration.</p> <p>Horizon's amendment seeks to remove linking rail upgrades with its project to the policy specifically on rail infrastructure.</p> <p>Horizon has clarified that infrastructure improvements required must be required in accordance with the CIL Regulations.</p>	<p>DEVELOPMENT AND ACCESSIBILITY</p> <p>Development will be located so as to minimise the need to travel. The Councils will support transport improvements that maximize accessibility for all modes of transport, but particularly by foot, cycle and public transport. This will be achieved by securing convenient access via footways, cycle infrastructure and public transport where appropriate, thereby encouraging the use of these modes of travel for local journeys and reducing the need to travel by private car.</p> <p>The Council will endeavour to improve accessibility and seek to change travel behaviour. This will be achieved by working with our partners to:</p> <ol style="list-style-type: none"> 1. Maintain an appropriate public transport service, recognising alternative ways of maintaining travel opportunities; 2. Maintain and improve stations, infrastructure and services on the main Railway Lines including access to disabled people <u>and other rail-related improvement</u>; 3. Improve and enhance the public footpath and cycleway network to improve safety, accessibility (including disabled people) by these modes of travel; 4. Support schemes that will improve transport including park and ride/ share facilities for areas of employment and new development; <u>and freight transfer facilities and other rail-related improvements</u>; 5. Allocating or safeguarding land where appropriate to facilitate the key strategic transport schemes set out in policy TRA1. <p>The Councils will also require <u>key appropriate</u> transport infrastructure elements to be delivered as part of major infrastructure development schemes <u>either in kind or through section 106 obligations and where such provision meets the tests established in regulation 122 of the Community</u></p>

	JLDP Policy	Para ref	Consultation responses	Specific amendments sought																						
				<p><u>infrastructure levy regulations 2010:</u></p> <p>Planning obligations or other appropriate mechanisms for development on all major development sites will be sought to mitigate their impact on the Plan area's transportation system in accordance with Strategic Policy PS2 in addition to promoting an integrated transport system.</p>																						
19.	Chapter 7 Managing growth and Development – Safe, healthy, Distinctive and vibrant communities	Policy TRA1	<p>Horizon has a number of comments on TRA4 as follows:</p> <ul style="list-style-type: none"> • There is a typographical error in 2. (ii) and (iii) where in each case "facilitates" should be amended to read "facilities". (Not shown in the specific amendments sought.) • Amends to 3(i) have been proposed for clarity including bring the table into the policy so it is clear what development is affected. • New 3(ii) then arises from the second limb of the existing text (after the table). • Amends are sought to 4(iii) to ensure there is no suggestion that the Plan is pre-empting the environmental impact assessments which Horizon is undertaking and from which the need for transport infrastructure upgrades should derive from. 	<p><u>Amend the policy to read:</u></p> <p>3. Transport Assessments</p> <p>(i) <u>The following types of development must be accompanied by a Transport Assessment in line with Policy PCYFF1.</u></p> <table border="1"> <thead> <tr> <th colspan="2"><u>Use Threshold</u></th> </tr> </thead> <tbody> <tr> <td><u>Food retail</u></td> <td><u>>1,000m2 gross floor area</u></td> </tr> <tr> <td><u>Non-food retail</u></td> <td><u>>1,000m2 gross floor area</u></td> </tr> <tr> <td><u>Cinemas and conference facilities</u></td> <td><u>>1,000m2 gross floor area</u></td> </tr> <tr> <td><u>Leisure facilities</u></td> <td><u>>1,000m2 gross floor area</u></td> </tr> <tr> <td><u>Business</u></td> <td><u>>2,500m2 gross floor area</u></td> </tr> <tr> <td><u>Industry</u></td> <td><u>>5,000m2 gross floor area</u></td> </tr> <tr> <td><u>Distribution and warehousing</u></td> <td><u>>10,000m2 gross floor area</u></td> </tr> <tr> <td><u>Hospitals</u></td> <td><u>>2,500m2 gross floor area</u></td> </tr> <tr> <td><u>Higher and further education</u></td> <td><u>>2,500m2 gross floor area</u></td> </tr> <tr> <td><u>Schools</u></td> <td><u>All new schools</u></td> </tr> </tbody> </table>	<u>Use Threshold</u>		<u>Food retail</u>	<u>>1,000m2 gross floor area</u>	<u>Non-food retail</u>	<u>>1,000m2 gross floor area</u>	<u>Cinemas and conference facilities</u>	<u>>1,000m2 gross floor area</u>	<u>Leisure facilities</u>	<u>>1,000m2 gross floor area</u>	<u>Business</u>	<u>>2,500m2 gross floor area</u>	<u>Industry</u>	<u>>5,000m2 gross floor area</u>	<u>Distribution and warehousing</u>	<u>>10,000m2 gross floor area</u>	<u>Hospitals</u>	<u>>2,500m2 gross floor area</u>	<u>Higher and further education</u>	<u>>2,500m2 gross floor area</u>	<u>Schools</u>	<u>All new schools</u>
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<u>Food retail</u>	<u>>1,000m2 gross floor area</u>																									
<u>Non-food retail</u>	<u>>1,000m2 gross floor area</u>																									
<u>Cinemas and conference facilities</u>	<u>>1,000m2 gross floor area</u>																									
<u>Leisure facilities</u>	<u>>1,000m2 gross floor area</u>																									
<u>Business</u>	<u>>2,500m2 gross floor area</u>																									
<u>Industry</u>	<u>>5,000m2 gross floor area</u>																									
<u>Distribution and warehousing</u>	<u>>10,000m2 gross floor area</u>																									
<u>Hospitals</u>	<u>>2,500m2 gross floor area</u>																									
<u>Higher and further education</u>	<u>>2,500m2 gross floor area</u>																									
<u>Schools</u>	<u>All new schools</u>																									

Rhestr Wirio Sylwadau Cynllun Adnau

Cyfeirnod Person: 2988.

Cyfeirnod y Sylw: 527.

Dyddiad Derbyn: 31/3/15.

1) Mewnbynnu

A yw'r sylw ac atodiadau (sy'n cynnwys copi o'r ffurflen wreiddiol) wedi'i fewnbynnu i'r system JDi? Y/N

Dyddiad: 25/4/15 Swyddog: M

Oes angen grynhoad? Y/N

Ydy'r crynhoad yn gywir? Y/N (angen sicio fod y newid maent ei angen yn y crynhoad)

Dyddiad llythyr crynhoad sylwadau wedi'i yrru:.....

Dyddiad dderbyn ateb

Dyddiad addasu'r crynhoad mewn ymateb i sylwadau'r gwrthwynebydd

2) Cyfieithu

Dyddiad gyrru i'r Uned Cyfieithu:

Dyddiad dderbyn y cyfieithiad:

A yw'r cyfieithiad wedi'i fewnbynnu i'r system JDi? Y/N Dyddiad:

3) Cadarnhau'r Sylw

A yw'r sylw wedi ei gadarnhau ar y System JDi? Y/N Dyddiad:

Nodyn:

		<p>CYNGOR SIR YNYS MÔN ISLE OF ANGLESEY COUNTY COUNCIL</p>	<p>For office use only:</p>
			<p>Representor No.</p>
			<p>Date received:</p>
			<p>Date acknowledged:</p>



**Anglesey and Gwynedd Deposit Joint Local Development Plan 2011-2026
Representation Form**

Data Protection
How your representation and the information that you give us will be used. All information submitted will be seen in full by the Joint Planning Policy Unit staff dealing with the Joint Local Development Plan (Joint LDP). Your name and comments as set out in your representation form will be published together with the Councils' response. This helps to show that the consultation was carried out properly. Please note that this form may also be made available to any Public Examination on the Joint LDP.

We would prefer that you submit your representations directly online. Alternatively, an electronic version of this form can be completed online at www.gwynedd.gov.uk/ldp or www.anglesey.gov.uk/ldp Separate forms should be completed for each comment that you wish to make.
Additional representation forms can be obtained from the Joint Planning Policy Unit on 01286 685003 or may be downloaded from the Council's web site at: www.gwynedd.gov.uk/ldp or www.anglesey.gov.uk/ldp or you may photocopy this form. When making comments please use additional sheets as required clearly numbering each consecutive sheet.

PART 1: Contact details

	Your details/ Your client's details	Agent's details (if relevant)
Name	BANGOR CIVIC SOCIETY	
Address	[REDACTED]	
Postcode	[REDACTED]	
Telephone Number	[REDACTED]	
Email address	[REDACTED]	

PART 2: Your Comments and Suggested Changes. (Please use one Part 2 section for each comment that you wish to make)

2a. Which part of the Deposit Plan are you commenting on?

Policy number (please specify)	- AS BELOW
Paragraph number (please specify)	- AS BELOW
Proposals/ Inset Map (please specify ref no.)	
Constraints Map	
Appendices (please specify)	

2b. Are you objecting or supporting the Deposit Plan?

Objecting	<input checked="" type="checkbox"/> PARTLY	Supporting	<input checked="" type="checkbox"/> MOSTLY!
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2c. Please provide details of your representation on the Deposit Plan.

WE WISH IN PARTICULAR TO SUPPORT:

- PS1: WELSH LANGUAGE + CULTURE
- ISA1: INFRASTRUCTURE PROVISION
- PS4: SUSTAINABLE TRANSPORT
- PS6: CLIMATE CHANGE
- ARNA1: COASTAL CHANGE MANAGEMENT
- PS11: VISITOR ECONOMY
- PS12: RETAIL (NOTING SUB-REGIONAL IMPORTANCE OF BANGOR)
- MAN7: HOT FOOD TAKEAWAYS (NOTING CLUSTERS + NUISANCE)
- TA12: HMOS. WE WELCOME FIRST ATTEMPT TO PUT A CAP ON NON-SHARED ACCOMMODATION + USE A 'PREFERRED SEARCH ZONE'
- PS16: NATURAL ENVIRONMENT
- PS17: HERITAGE ASSETS (NOTING VERY POSITIVE SUPPORT FOR SLATE INDUSTRY WORLD HERITAGE SITE BID)

END

Please use additional sheet if necessary.
Please state how many additional sheets have been used.....

2ch. If your response to 2c above exceeds 100 words, please provide a summary (no more than 100 words).

2d. Please detail the changes you wish to see made to the Deposit Plan.

ISA 4: OPEN SPACE, TO PROPOSALS MAP ADD 'PEN-Y-BRYN GARDENS' + 'PENRYN ARMS OPEN SPACE'

TRA1: TRANSPORT NETWORKS 4) 'TRANSPORT SCHEMES'
- THERE IS A COMPLETE ABSENCE OF ANY RAIL PROPOSALS

7.1-37: TERN E22 - CLARIFICATION IS NEEDED OF WHETHER BRITANNIA BRIDGE + PARTS OF NORTH WALES ARE STILL ON E22.

TRA4: TRANSPORT IMPACTS. DELETE 'WHERE NECESSARY'. SAFE PROVISION SHOULD ALWAYS BE PROVIDED FOR GROUPS LISTED.

PS9: WYLFA NEWYDD. A 'PLAN B' IS NEEDED, IN CASE THIS PROJECT - WHICH IS YEARS AWAY FROM FINAL APPROVAL - DOES NOT GO AHEAD

2dd. Is the Deposit Plan sound?

Yes No

2e. If you think that the Deposit Plan is unsound which test of soundness do you think that it fails? (Please tick below). More details are provided at the back of this form.

Procedural		Consistency				Coherence & Effectiveness			
P1	P2	C1	C2	C3	C4	CE 1	CE 2	CE 3	CE 4
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Part 3: What Happens Next?

At this stage of the Joint LDP process, you can only make comments in writing (these are called 'written representations'). However, the Inspector may call on those who want to change the Plan to appear and speak to the Inspector at a 'hearing session' during the Public Examination. You should bear in mind that your written comments on this form will be given the same weight by the Inspector as those made verbally at a hearing session.

3a. Do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of the Public Examination? (Please tick one of the following)

I do not want to speak at a hearing session and am happy for my written comments to be considered by the Inspector.



I want to speak at a hearing session.



3b. If you wish to speak, please confirm which part of your representation you wish to speak to the Inspector about and why you consider it to be necessary to speak at the Hearing.

3c. Would you like to be informed about the following (Please tick the relevant boxes)

Submission of documents and evidence to the examination



Publish Inspector's report



Plan's adoption



If additional documents have been provided to support your representations, please list below:

Signed:

[Redacted Signature]

Dated: 31 MARCH 2015

THANK YOU FOR YOUR COMMENTS ON THE DEPOSIT PLAN

Please do not forget to enclose any relevant documentation (e.g. a Sustainability Appraisal) with this form.

Completed representation forms should be returned to the Joint Planning Policy Unit at:

ONLINE – By completing the electronic form at www.gwynedd.gov.uk/ldp or www.anglesey.gov.uk/ldp

BY EMAIL – planningpolicy@gwynedd.gov.uk

BY POST – By sending to: Joint Planning Policy Unit, 1st Floor, Bangor City Council Offices, Ffordd Gwynedd, Bangor, Gwynedd LL57 1DT

**REPRESENTATION FORMS SHOULD BE RETURNED BY NO LATER THAN 5.00pm on the 31st March 2015
REPRESENTATIONS RECEIVED AFTER THIS TIME WILL NOT BE CONSIDERED**