

Rhestr Wirio Sylwadau Cynllun Adnau

Cyfeirnod Person: 1169

Cyfeirnod y Sylw: 647.

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: 14/4/15.

Swyddog: AL

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: 24/4/15.

Dyddiad dderbyn y cyfieithiad:

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

.....

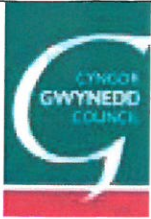
3) Cadarnhau'r Sylw

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

Nodyn:

REP NO: 647

ID: 1169

	 CYNGOR SIR YNYS MÔN ISLE OF ANGLESEY COUNTY COUNCIL	<i>For office use only:</i> Representor No. Date received: 30/3/15 Date acknowledged:
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 19 Housing Provision and Allocation
Policy number <i>(please specify)</i>	PS13, PS15
Paragraph number <i>(please specify)</i>	
Proposals/ Inset Map <i>(please specify ref no.)</i>	
Constraints Map	
Appendices <i>(please specify)</i>	

2b. Are you objecting or supporting the Deposit Plan?			
Objecting	☐	Supporting	☐ SUPPORT

19. Housing Provision and Allocation

19.1 PS13 Housing Provision. PS13 proposes to provide for land for 7902 new housing units over the period 2011-2026 in Ynys Môn and Gwynedd combined (of which **4084** are in Gwynedd and 3817 in Ynys Môn). Of these 468 have already been completed, another 1476 already have planning permission, leaving a net additional need of **2140 in Gwynedd**. This represents 3.5% (7% gross) of the existing (2011 census) Gwynedd housing stock. The number compares with 4178 units (3187 net of consented sites) provided for in the GUDP for the period 2001-2016. We support the JLDP housing provision proposal and see no reason to dispute it. We also support 15-20% of housing being allocated to an 'affordable' category.

19.2 PS15: Housing Allocation. A broad '**balanced**' housing allocation policy, as consulted on last year, is proposed, comprising: up to 55% in Bangor and the main towns (including Caernarfon, Pwllheli, Porthmadog), at least 20% in Local Service Centres (including Abersoch, Criccieth, Nefyn), and up to 25% in smaller centres. We support this approach.

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

We support the proposed level of housing provision, allocations to an affordable category, and the broad balanced housing allocation policy.

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

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	☐

	 CYNGOR SIR YNYS MÔN ISLE OF ANGLESEY COUNTY COUNCIL	For office use only: Representor No. 1169/813 Date received: 30/3/15 Date acknowledged:
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**Anglesey and Gwynedd Deposit Joint Local Development Plan 2011-2026
Representation Form**

1169/813 PS13
1169/814 PS15

PART 1: Contact details

	Your details/ Your client's details	Agent's details (if relevant)
Name	Noel Davey	
Address	CPRW/Campaign for Protection of Rural Wales, Caernarfonshire Branch c/o	
Postcode		
Telephone Number		
Email address		

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 19 Housing Provision and Allocation
Policy number <i>(please specify)</i>	PS13, PS15
Paragraph number <i>(please specify)</i>	
Proposals/ Inset Map <i>(please specify ref no.)</i>	
Constraints Map	
Appendices <i>(please specify)</i>	

2b. Are you objecting or supporting the Deposit Plan?			
Objecting	☐	Supporting	☒ SUPPORT

19. Housing Provision and Allocation

19.1 PS13 Housing Provision. PS13 proposes to provide for land for 7902 new housing units over the period 2011-2026 in Ynys Môn and Gwynedd combined (of which **4084** are in Gwynedd and 3817 in Ynys Môn). Of these 468 have already been completed, another 1476 already have planning permission, leaving a net additional need of **2140 in Gwynedd**. This represents 3.5% (7% gross) of the existing (2011 census) Gwynedd housing stock. The number compares with 4178 units (3187 net of consented sites) provided for in the GUDP for the period 2001-2016. We support the JLDP housing provision proposal and see no reason to dispute it. We also support 15-20% of housing being allocated to an 'affordable' category.

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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). <i>More details are provided at the back of this form.</i>																		
Procedural				Consistency								Coherence & Effectiveness						
P1	☐	P2	☐	C1	☐	C2	☐	C3	☐	C4	☐	CE 1	☐	CE 2	☐	CE 3	☐	CE 4

	 CYNGOR SIR YNYS MÔN ISLE OF ANGLESEY COUNTY COUNCIL	Defnydd swyddfa yn unig: Rhif Cynrychiolydd: 1235/817 Dyddiad derbyn: 17/3/15 (ebort) Dyddiad cydnabod: 18/3/15
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**Cynllun Datblygu Lleol ar y Cyd Adnau Ynys Môn a Gwynedd 2011-2026
Ffurflen Sylwadau**

Diogelu Data - Y modd y bydd eich sylwadau a'r wybodaeth a roddwch i ni yn cael eu defnyddio. Bydd yr holl wybodaeth a gyflwynir yn cael ei gweld yn llawn gan staff yr Uned Polisi Cynllunio ar y Cyd sy'n ymdrin â'r Cynllun Datblygu Lleol ar y Cyd (CDLI ar y Cyd). Bydd eich enw a'ch sylwadau fel y maent wedi'u nodi yn eich ffurflen sylwadau yn cael eu cyhoeddi, ynghyd ag ymateb y Cyngor. Bydd hyn yn gymorth i ddangos fod yr ymgynghoriad wedi'i wneud yn iawn. Nodwch hefyd y gall y ffurflen hon gael ei rhoi i unrhyw Ymchwiliad Cyhoeddus ar y CDLI ar y Cyd.

Byddai'n well gennym pe baech yn cyflwyno'ch sylwadau'n uniongyrchol ar-lein. Fel arall, gellir llenwi fersiwn electronig o'r ffurflen hon ar-lein yn www.gwynedd.gov.uk/cdll neu www.ynysmon.gov.uk/cdll. Dylech lenwi ffurflenni ar wahân ar gyfer pob sylw yr hoffech ei wneud. Cewch ffurflenni sylwadau ychwanegol gan yr Uned Polisi Cynllunio ar y Cyd drwy ffonio 01286 685003 neu gellir eu llawr lwytho o wefan y Cyngor yn: www.gwynedd.gov.uk/cdll neu www.ynysmon.gov.uk/cdll neu gallwch lungopio'r ffurflen hon. Wrth wneud sylwadau, defnyddiwch dudalennau ychwanegol os oes angen, gan nodi rhif y dudalen yn glir.

RHAN 1: Manylion cyswllt

	Eich manylion/ Manylion eich cleient	Manylion yr Asiant (os yw hynny'n berthnasol)
Enw	CYNGOR TREF WLLYFEL	Y CLEBO.
Cyfeiriad	SIAMBR Y CYNGOR	
Cod Post		
Rhif Ffôn		
Cyfeiriad e-bost		

RHAN 2: Eich Sylwadau a Newidiadau a Awgrymir. (Defnyddiwch un adran Rhan 2 ar gyfer pob sylw yr hoffech ei wneud)

2a. Ar ba ran o'r Cynllun Adnau yr ydych chi'n gwneud sylwadau?

Polisi rhif (nodwch)	14/13 Polisi PS 13
Paragraff rhif (nodwch)	DARPARIAETH 1A1
Cynigion/ Map Mewnysod (nodwch y rhif cyfeirnod)	—
Map Cyfyngiadau	—
Atodiadau (nodwch)	—

2b. A ydych yn gwrthwynebu neu gefnogi?

Gwrthwynebu	☒	Cefnogi	☐
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2c. Rhwng fanylion eich sylwadau ar y Cynllun Adnau.

CYNIGOR YN GWRTHWYNEBU'R NIFEROEDD Y DARPARIAETH 1A1.
MAENT YN RHUL UCHEL A' AM GAKL EFFAITH NIWEIDOR
IATH. CYMRAEG.

Defnyddiwch dudalennau ychwanegol os bydd angen.
Nodwch faint o dudalennau ychwanegol rydych wedi'u defnyddio.....

2ch. Os yw eich sylw yn 2c yn fwy na 100 o eiriau, darparwch grynodeb os gwelwch yn dda (dim mwy na 100 o eiriau).

2d Rhwch fanylion y newidiadau yr hoffech eu gweld i'r Cynllun Adnau

LEIHAW NIFEROEDD DARPARWCH TAI, ADEWYRCH
TŴF YN Y BOBLOCHWYTH LEOL

2dd. Ydi'r Cynllun yn gadarn?

Ydi



Nac ydi



2e. Os ydych chi'n meddwl nad yw'r Cynllun Adnau yn gadarn, pa brawf cadernid ydych chi'n meddwl y mae'n ei fethu? (Ticiwch isod os gwelwch yn dda) Rhoddir mwy o fanylion am y profion cadernid ar gefn y ffurflen hon

Gweithdrefnol				Cysondeb								Cyflyniad ac Effeithiolrwydd							
P1		P2		C1		C2		C3		C4		CE 1		CE 2		CE 3		CE 4	
	☐		☐		☐		☐		☐	☒	☐		☐		☐		☐		☐

Rhan 3: Beth sy'n digwydd nesaf?

Ar y cam hwn o broses y CDLI ar y Cyd, dim ond sylwadau ar bapur y gallwch eu gwneud (a elwir yn 'sylwadau ysgrifenedig'). Fodd bynnag, gall yr Arolygwr alw ar y rheini sydd am newid y Cynllun i ymddangos a siarad â'r Arolygwr mewn 'sesiwn gwrandawriad' yn ystod yr Ymchwiliad Cyhoeddus. Dylech gofio y bydd yr Arolygwr yn rhoi'r un pwys i'ch sylwadau ysgrifenedig ag i'r rheini a wnewch ar lafar yn y sesiwn gwrandawriad.

3a. A ydych am i'ch sylwadau gael eu hystyried fel 'sylwadau ysgrifenedig' neu a hoffech siarad mewn sesiwn gwrandawriad yn yr Ymchwiliad Cyhoeddus? (Ticiwch un o'r isod)

Nid wyf am siarad mewn sesiwn gwrandawriad ac rwy'n fodlon i'm sylwadau ysgrifenedig gael eu hystyried gan yr Arolygwr.

Hoffwn siarad mewn sesiwn gwrandawriad.



3b. Os hoffech siarad, cadarnhewch pam rydych yn ystyried ei bod hi'n angenrheidiol i chi siarad yn y Gwrandawriad.

3c. A fydddech yn hoffi cael gwybod am y canlynol! (Ticiwch y blychau perthnasol)

Cyflwyno'r dogfennau a'r dystiolaeth i'r archwiliad

Cyhoeddi adroddiad yr Arolygydd

Mabwysiadu'r Cynllun



Os ydych wedi darparu dogfennau ychwanegol i gefnogi'ch sylwadau, rhestrwch hwy isod:

Llofnod

Dyddiedig:

17/3/2015

DIOLCH AM EICH SYLWADAU AR Y CYNLLUN ADNAU

Cofiwch gynnwys unrhyw ddogfennau perthnasol (e.e. Arfarniad Cynaliadwyedd) gyda'r ffurflen hon.

Dylech ddychwelyd ffurflenni sylwadau wedi'u llenwi i'r Uned Polisi Cynllunio ar y Cyd:

AR-LEIN – drwy lenwi'r ffurflen electronig yn www.gwynedd.gov.uk/cdli neu www.ynysmon.gov.uk/cdli

DRWY E-BOST - polisicynllunio@gwynedd.gov.uk

DRWY'R POST - ei hanfon i: Uned Polisi Cynllunio ar y Cyd, Llawr Cyntaf, Swyddfeydd Cyngor Dinas Bangor, Ffordd Gwynedd, Bangor, Gwynedd LL57 1DT

DYLECH DDYCHWELYD Y FFURFLENNI SYLWADAU DDIM HWYRACH NA 5.00yh ar 31 Mawrth 2015
NI FYDD SYLWADAU A DDERBYNNIR WEDI'R AMSER A'R DYDDIAD YMA YN CAEL EU HYSTYRIED

CYNGOR CYMUNED TUDWEILIOG
Tudweiliog Community Council

Derbyn - 18/3/15
(wedi scanio)

12 36 / 816

Glenys Ll. Peters,
Clerc/clerk

13/3/2015

Uned Polisi Cynllunio ar y Cyd,
Llawr Cyntaf Swyddfeydd Cyngor Dinas Bangor,
Ffordd Gwynedd,
Bangor.
Gwynedd
LL57 1DT.

Annwyl Syr/Madam,

Parthed: Ymgynghori am y Cynllun Adnau.

'Rwyf ar ran Cyngor Cymuned Tudweiliog yn ymateb i'r uchod fel a ganlyn:-

- 81 063
1. Dylid codi tai yn ol yr angen.
 2. Dylai'r pentrefi sydd ddim ar y rhestr gael eu hystyried yn ol y galw lleol.
 3. Mae pryder mawr am or-ddatblygiad yn Botwnnog a Pwllheli yn mynd i gael effaith mawr ar yr Iaith Gymraeg.
 4. Argymhell na ddylid caniatáu Tyrbin Gwynt sydd uwch na 15 metr a dim mewn Ardal o Harddwch Naturiol. Mae Cyngor Cymuned Tudweiliog yn gwrthwynebu bob Tyrbin Gwynt o fewn AHNE Llyn a phob cais am dyrbin uwch na 11 metr o fewn ffin a golygfeydd yr AHNE.

Gyda diolch,

Yn gywir,

REP NO:

ID:

Cynry Cymuned Llandderfel (31/3/15 ebon)

RHAN 2: Eich Sylwadau a Newidiadau a Awgrymir. (Defnyddiwch un adran Rhan 2 ar gyfer pob sylw yr hoffech ei wneud)

NEED TO SCAN

2a. Ar ba ran o'r Cynllun Adnau yr ydych chi'n gwneud sylwadau?

1257/1276/1277/1278/1279-Tail

Polisi rhif (nodwch)	① 7.4 Polisi Strategol + Manwl - Cyflenwadi ac
Paragraff rhif (nodwch)	② Polisi Manwl TAI 18 - Tai manwl Ansawddol Tai
Cynigion/ Map Mewnosod (nodwch y rhif cyfeirnod)	③ 189 + 191 Maprau Clustur Cystyrau
Map Cyfyngiadau	④ Llandderfel + Llanfawr
Atodiadau (nodwch)	

2b. A ydych yn gwrthwynebu neu gefnogi?

Gwrthwynebu	☒	Cefnogi	☐
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2c. Rhowch fanylion eich sylwadau ar y Cynllun Adnau. 7.4.125

Rydym yn gwrthwynebu'r bwrdd i gyfyngu'r uchafsum o ddwy uned fesul clustur am gyfnod y Cynllun. Gwell byddai caniatáu felly galw a caniatáu'r nifer y bo angen o dai fforddriadwy i bobl lleol.

Dylid hefyd cael y gallu i ehangu'r ffin felly galw i sicrhau bod safleoedd i fobl lleol ar eu tir eu hunan.

Defnyddiwch dudalennau ychwanegol os bydd angen.
Nodwch faint o dudalennau ychwanegol rydych wedi'u defnyddio.....

1c. Os yw eich sylw yn 2c yn fwy na 100 o eiriau, darparwch grynodeb os gwelwch yn dda (dim mwy na 100 o eiriau).

2d Rhowch fanylion y newidiadau yr hoffech eu gweld i'r Cynllun Adnau

Caniatáu codi tai fel y ma'r galw a nid ei gyfyngu i dduw uned am gyfnod y Cynllun.
Ymestyn y ffin pan fydd gofyn i sicrhau bod y bobl lleol yn gallu codi aneddau er eu tŷ eu hunain.

2dd. Ydi'r Cynllun yn gadarn?

Ydi	☐	Nac ydi	☐
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2e. Os ydych chi'n meddwl nad yw'r Cynllun Adnau yn gadarn, pa brawf cadernid ydych chi'n meddwl y mae'n ei fethu? (Ticiwch isod os gwelwch yn dda) Rhoddir mwy o fanylion am y profion cadernid ar gefn y ffurflen hon

Gweithdrefnol				Cysondeb								Cydlyniad ac Effeithiolrwydd							
P1	☐	P2	☐	C1	☐	C2	☐	C3	☐	C4	☐	CE 1	☐	CE 2	☐	CE 3	☐	CE 4	☐

Rhan 3: Beth sy'n digwydd nesaf?

Ar y cam hwn o broses y CDLI ar y Cyd, dim ond sylwadau ar bapur y gallwch eu gwneud (a elwir yn 'sylwadau ysgrifenedig'). Fodd bynnag, gall yr Arolygwr alw ar y rheini sydd am newid y Cynllun i ymddangos a siarad â'r Arolygwr mewn 'sesiwn gwrandawriad' yn ystod yr Ymchwiliad Cyhoeddus. Dylech gofio y bydd yr Arolygwr yn rhoi'r un pwys i'ch sylwadau ysgrifenedig ag i'r rheini a wnewch ar lafar yn y sesiwn gwrandawriad.

3a. A ydych am i'ch sylwadau gael eu hystyried fel 'sylwadau ysgrifenedig' neu a hoffech siarad mewn sesiwn gwrandawriad yn yr Ymchwiliad Cyhoeddus? (Ticiwch un o'r isod)

Nid wyf am siarad mewn sesiwn gwrandawriad ac rwy'n fodlon i'm sylwadau ysgrifenedig gael eu hystyried gan yr Arolygwr.



Hoffwn siarad mewn sesiwn gwrandawriad.



3b. Os hoffech siarad, cadarnhewch pam rydych yn ystyried ei bod hi'n angenrheidiol i chi siarad yn y Gwrandawriad.

3c. A fydddech yn hoffi cael gwybod am y canlynol (Ticiwch y blychau perthnasol)

Cyflwyno'r dogfennau a'r dystiolaeth i'r archwiliad



Cyhoeddi adroddiad yr Arolygydd

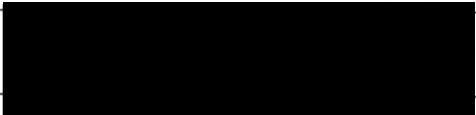


Mabwysiadu'r Cynllun



Os ydych wedi darparu dogfennau ychwanegol i gefnogi'ch sylwadau, rhestrwch hwy isod:

Llofnod:



Dyddiedig:

31/3/15

DIOLCH AM EICH SYLWADAU AR Y CYNLLUN ADNAU

Cofiwch gynnwys unrhyw ddogfennau perthnasol (e.e. Arfarniad Cynaliadwyedd) gyda'r ffurflen hon.

Dylech ddychwelyd ffurflenni sylwadau wedi'u llenwi i'r Uned Polisi Cynllunio ar y Cyd:

AR-LEIN – drwy lenwi'r ffurflen electronig yn www.gwynedd.gov.uk/cdli neu www.ynysmon.gov.uk/cdli

DRWY E-BOST - polisicynllunio@gwynedd.gov.uk

DRWY'R POST - ei hanfon i: Uned Polisi Cynllunio ar y Cyd, Llawr Cyntaf, Swyddfeydd Cyngor Dinas Bangor, Ffordd Gwynedd, Bangor, Gwynedd LL57 1DT

DYLECH DDYCHWELYD Y FFURFLENNI SYLWADAU DDIM HWYRACH NA 5.00yh ar 31 Mawrth 2015
NI FYDD SYLWADAU A DDERBYNNIR WEDI'R AMSER A'R DYDDIAD YMA YN CAEL EU HYSTYRIED

Sylwadau Dros y We / Representations via the Internet

Rhif Sylw / Rep Id: **130**

Enw / Name: **Home Builders Federation Ltd (Mr Mark Harris) [1470]**

Rhan: **POLISI STRATEGOL PS13**

Section: **STRATEGIC POLICY PS13**

Math / Type: **Gwrthwynebu / Object**

Crynodeb o'r Sylw:

Gwrthwynebu'r gostyngiad o 7,665 yn y ddarpariaeth dai fel y nodir yn y Strategaeth a Ffefrir. Nid oes eglurhad yn y ddogfen pam fod hyn wedi digwydd. Ddim yn deall pam fod nifer yr unedau wedi'u rhannu'n gyfnodau o ddwy flynedd gan nad oes polisi fesul cam i gefnogi'r rhaniad hwn (er yr awgrymir hyn yn D26 y cynllun monitro). Nid oes modd i'r cynllun ei hun gynnal cyflenwad tir pum mlynedd fel y nodir yn y drydedd frawddeg - caiff hyn ei reoli gan rymoedd y farchnad. Angen esbonio pam bod y ffigwr wedi gostwng. Fel isafswm angen cynyddu'r ffigwr i 7471 ac adnabod cyfleon hyd at 8189. Tynnu allan y rhaniad tai rhwng y cyfnod o ddwy flynedd, mae'r polisi yn cyfeirio tuag ato fel targed eto mae'r rhan monitro yn themau 4 D26 yn awgrymu ei fod yn gyfyngiad cam wrth gam. Angen ail eirio'r drydedd frawddeg.

Representation Summary:

Object to the reduction in the housing provision from 7,665 as identified in the Preferred Strategy. The document contains no explanation of why this has happened. Do not understand why the number of units have been split into two year periods as there is no phasing policy to support this split(although it is suggested in D26 of the monitoring plan). The plan its self can not maintain a 5 year land supply as stated in the third sentence this is controlled by market forces. Explain why figure has been reduced. As a minimum increase the Housing provision figure to 7471 and identified opportunities to 8189. Remove the split of housing between the two year periods,the policy refers to it as a target yet the monitoring section at theme 4 D26 seems to indicate it is a phasing constraint. The third sentence should be reworded.

Sylw Llawn / Full Representation:

Object to the reduction in the housing provision from 7,665 as identified in the Preferred Strategy. The document contains no explanation of why this has happened. Do not understand why the number of units have been split into two year periods as there is no phasing policy to support this split(although it is suggested in D26 of the monitoring plan). The plan its self can not maintain a 5 year land supply as stated in the third sentence this is controlled by market forces.

Newid(iadau) i'r Cynllun

Explain why figure has been reduced. As a minimum increase the Housing provision figure to 7471 and iden

Change(s) to the Plan

Explain why figure has been reduced. As a minimum increase the Housing provision figure to 7471 and identified opportunities to 8189. Remove the split of housing between the two year periods,the policy refers to it as a target yet the monitoring section at theme 4 D26 seems to indicate it is a phasing constraint. The third sentence should be reworded.

Profion Cadernid / Soundness Tests: None

II. Darpariaeth tai

Rheoli datblygiadau tai mewn pentrefi

Ymddengys fod cyfanswm y safleoedd a ddynodwyd a'r safleoedd ar hap yn llai na'r ffigur sy'n cael ei nodi yn nhabl 17 y cynllun (1,502 - tudalen 151). Mae angen i'r awdurdod sicrhau fod cyfanswm y safleoedd a ddynodwyd a'r safleoedd ar hap mewn pentrefi yn cyfateb i'r ffigur yn y cynllun. Hefyd rhaid sicrhau bod y ffigur hwn yn cael ei gyflawni, ac nad oes modd datblygu nifer fawr o dai mewn pentref unigol neu lond dwrn o bentrefi bach, yn unol â'r strategaeth dai yn y cynllun.

Cyflenwad 5 Mlynedd o Dir

Mae angen eglurhad pellach i ddangos sut y bydd targedau penodol yn cael eu defnyddio i gynnal cyflenwad 5 mlynedd o dir ar gyfer tai. Dylai'r Awdurdodau Cynllunio Lleol ddangos bod modd iddynt ddarparu cyflenwad 5 mlynedd o dir ar gyfer tai wrth fabwysiadu'r cynllun, yn unol â Pholisi Cynllunio Cymru, paragraff 9.2.3.

Darparu tai

Nid yw'n eglur sut y pennwyd y datblygiad graddol o dai sy'n cael ei gynnig, a sut y bydd yn cael ei gyflawni dros gyfnod y cynllun. Rydym yn nodi bod y cynllun wedi cysylltu'r camau datblygu gyda datblygiad Wylfa B. Fodd bynnag mae angen eglurhad pellach mewn perthynas â safleoedd penodol a'r gallu i gyflawni ar y safleoedd hynny. Bydd angen i awdurdodau reoli a monitro'r ddarpariaeth o dai er mwyn sicrhau eu bod yn llwyddo i gyflawni'r cyfraddau adeiladu a'r gofynion tai cyffredinol sy'n cael eu cynnig (gweler hefyd y fframwaith monitro)

III. Fframwaith Monitro

Rhaid i'r fframwaith monitro fod yn briodol, gan fesur cynnydd y broses o roi'r Cynllun ar waith, rhybuddio'n gynnar os oes perygl o fethu cyflawni, a darparu sail ar gyfer ystyried adolygiad. Nid yw'n glir pam fod yr awdurdod wedi penderfynu cael dwy fframwaith monitro ar wahân (paragraff 8.5).

Dylid rhoi ystyriaeth bellach i'r meysydd canlynol o'r fframwaith:

- Datblygu safleoedd yn raddol, eu cyflawni, unrhyw sbardun perthnasol a chamau gweithredu cysylltiedig. Byddai hyn yn berthnasol er enghraifft i feysydd tai, swyddi, Sipsiwn a Theithwyr, ynni adnewyddadwy, tai fforddiadwy.
- Dylid cynnwys targedau a sbardunau er mwyn sicrhau bod y prif elfennau'n cael eu cyflawni, ee rhwymedigaethau cynllunio; bydd hyn yn tynnu sylw'r awdurdodau at unrhyw ddiffyg.
- Mae'r siart wedi'i threfnu yn y fath fodd fel nad yw dangosyddion allbwn craidd Llywodraeth Cymru bob tro yn gysylltiedig â'r dangosydd allbwn lleol, ac o ganlyniad y targedau/sbardunau/polisiâu sydd yn yr un rhes. Byddai hefyd yn well, lle'n briodol, diwygio dangosyddion craidd i adlewyrchu'r amgylchiadau lleol.
- <http://wales.gov.uk/topics/planning/policy/dear-cpo-letters/strategic-monitoring-framework/?lang=en> Yng nghyd-destun canllawiau'r llawlyfr ar Gynlluniau Datblygu Lleol (adran 9.5), dylid ystyried goblygiadau'r Dangosyddion Datblygu Cynaliadwy a gyhoeddwyd yn ddiweddar i'w casglu o fis Ebrill 2013 ymlaen a'r gwaith parhaus ar fireinio'r broses o lunio Cynlluniau Datblygu Lleol; gweler y dolenni canlynol: dangosyddion Datblygu

1516

implications of infrastructure delivery on the housing provision and employment allocations in terms of phasing should be clarified.

II. Housing provision

Control of housing developments in villages

The total of allocations and windfalls appear to fall short of the figure included in the plan at table 17 (1,502 – page 153). The authority needs to ensure the total of allocation and windfall in villages tally to the figure in the plan and ensure this is delivered and that a large number of housing will not be able to be developed in one or a few small villages, as set out in the plan's housing strategy.

5 year-land supply

1062 Further clarity is required to illustrate how the identified targets will be used to maintain a 5 year land supply of housing land. The LPAs should demonstrate that they can provide a 5 year housing supply from the plans adoption, in accordance with Planning Policy Wales, paragraph 9.2.3.

Delivery of housing

It is unclear how the proposed phasing of housing development has been derived and how it will be delivered over the plan period. It is noted that the plan has linked its phasing to the development of Wylfa B, however further clarification in relation to specific sites, and deliverability of those sites is required. The authorities will need to control and monitor the housing provision to ensure they achieve the proposed build rates and overall housing requirements (see also monitoring framework)

III. Monitoring Framework

The monitoring framework (MF) needs to be appropriate in enabling progress of the Plan's implementation to be measured, early alert to avoid non-delivery and providing the basis for consideration of review. It is unclear why the authority has decided to have two separate monitoring frameworks (para 8.5).

Further consideration should be given to the following areas of the framework:

- The phasing of the development sites, their delivery, relevant triggers and associated action points. This would apply for example to housing, employment, Gypsy and Travellers, renewable energy, affordable housing.
- Targets and triggers should be included to ensure that key factors are delivered e.g. planning obligations; this will identify the shortfalls for the authorities.
- The arrangement of the chart is such that the WG core output indicators don't always relate to the local output indicator and therefore the related targets/trigger/policies contained in the same row. It would also be preferable, where appropriate, to amend core indicators to reflect local circumstances.

II. Darpariaeth tai

Rheoli datblygiadau tai mewn pentrefi

Ymddengys fod cyfanswm y safleoedd a ddynodwyd a'r safleoedd ar hap yn llai na'r ffigur sy'n cael ei nodi yn nhabl 17 y cynllun (1,502 - tudalen 151). Mae angen i'r awdurdod sicrhau fod cyfanswm y safleoedd a ddynodwyd a'r safleoedd ar hap mewn pentrefi yn cyfateb i'r ffigur yn y cynllun. Hefyd rhaid sicrhau bod y ffigur hwn yn cael ei gyflawni, ac nad oes modd datblygu nifer fawr o dai mewn pentref unigol neu lond dwrn o bentrefi bach, yn unol â'r strategaeth dai yn y cynllun.

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Darparu tai

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- Mae'r siart wedi'i threfnu yn y fath fodd fel nad yw dangosyddion allbwn craidd Llywodraeth Cymru bob tro yn gysylltiedig â'r dangosydd allbwn lleol, ac o ganlyniad y targedau/sbardunau/polisiâu sydd yn yr un rhes. Byddai hefyd yn well, lle'n briodol, diwygio dangosyddion craidd i adlewyrchu'r amgylchiadau lleol.
- <http://wales.gov.uk/topics/planning/policy/dear-cpo-letters/strategic-monitoring-framework/?lang=en> Yng nghyd-destun canllawiau'r llawlyfr ar Gynlluniau Datblygu Lleol (adran 9.5), dylid ystyried goblygiadau'r Dangosyddion Datblygu Cynaliadwy a gyhoeddwyd yn ddiweddar i'w casglu o fis Ebrill 2013 ymlaen a'r gwaith parhaus ar fireinio'r broses o lunio Cynlluniau Datblygu Lleol; gweler y dolenni canlynol: dangosyddion Datblygu

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III. Monitoring Framework

The monitoring framework (MF) needs to be appropriate in enabling progress of the Plan's implementation to be measured, early alert to avoid non-delivery and providing the basis for consideration of review. It is unclear why the authority has decided to have two separate monitoring frameworks (para 8.5).

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- The phasing of the development sites, their delivery, relevant triggers and associated action points. This would apply for example to housing, employment, Gypsy and Travellers, renewable energy, affordable housing.
- Targets and triggers should be included to ensure that key factors are delivered e.g. planning obligations; this will identify the shortfalls for the authorities.
- The arrangement of the chart is such that the WG core output indicators don't always relate to the local output indicator and therefore the related targets/trigger/policies contained in the same row. It would also be preferable, where appropriate, to amend core indicators to reflect local circumstances.

	 CYNGOR SIR YNYS MÔN ISLE OF ANGLESEY COUNTY COUNCIL	For office use only: Representor No. 1645/903 Date received: 31/3/15 Date acknowledged:
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**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		Mark Roberts
Address		Barton Willmore
Postcode		[Redacted]
Telephone Number		
Email address		

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)	Strategic Policy PS13 Housing Provision
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	☒	Supporting	☐
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2c. Please provide details of your representation on the Deposit Plan.

Strategic Policy PS13 housing provision

The policy proposes the delivery of 7,184 homes between 2011 and 2026.

We note however that whilst the plan seeks to maximise the effects of Wylfa Newydd on the local economy etc, it is not clear what consideration has been made on the impact that Wylfa Newydd through the extended construction period would have on the needs for housing in the Plan area.

We however object to the splitting of the housing requirement to 2,604 homes in the period 2011 to 2018 and 5,298 in the period 2018 to 2026.

The resulting annual requirements translate to 372 homes per year in the 2011 to 2018 period and a doubling to 662 homes per year in the 2018 to 2026 period. It is not possible to simply turn on and instantly jump from 372 homes per year to 662 homes per year from one period in the plan to the next. The Plan should simply provide for an annualised requirement of 478 homes over the plan period. This prevents the back loading of the housing requirement. It will also allow the necessary time for applications to be prepared and submitted and permission obtained in order to increase build rates.

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.

*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

☐

No

x

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	x	C3	☐	C4	☐	CE 1	☐	CE 2	x	CE 3	☐	CE 4	☐
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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: B Stephenson

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.

Davies Nia Haf (Rh-CTGC)

From: Jones Gerallt (Rh-CTGC) on behalf of Polisi Cynllunio
Sent: 31 March 2015 11:58
To: Davies Nia Haf (Rh-CTGC)
Subject: FW: Ymgynghoriad Cyhoeddus Cynllun Adnau / Cynllun Datblygu Lleol ar y cyd – Gwynedd a Môn

2370/1755

From: [REDACTED] **On Behalf Of** [REDACTED]
Sent: 31 March 2015 11:38
To: Polisi Cynllunio
Subject: Ymgynghoriad Cyhoeddus Cynllun Adnau / Cynllun Datblygu Lleol ar y cyd – Gwynedd a Môn

I Sylw Cyngor Gwynedd a Chyngor Sir Ynys Môn -

Rwyf yn bryderus iawn o'r hyn sydd yn cael ei gynnig yng Nghynllun Datblygu Lleol siroedd Gwynedd ac Ynys Môn, ac oblygiadau hynny i ddyfodol cymunedau Cymraeg y ddwy sir.

Mae'r cynllun am weld tir yn cael ei rhyddhau er mwyn adeiladu ychydig yn llai na 8000 o unedau tai. Rwyf yn grediniol fy marn bod y ffigwr hwn yn anghywir, a bod angen selio'r Cynllun Datblygu ar anghenion tai'r boblogaeth leol. Yn fy nhyb i, nid oes digon o waith wedi ei gwblhau er mwyn mesur beth yn union yw anghenion tai'r trigolion lleol yn y ddwy sir.

Rwyf hefyd yn grediniol fy marn, nad oes digon o waith ymchwil wedi ei gwblhau er mwyn deall beth yn union fyddai oblygiadau gweithredu'r Cynllun Datblygu ar ddyfodol ein cymunedau Cymraeg bregus.

Mae dyletswydd foesol ar Gynghorau Sir Gwynedd ac Ynys Môn i wneud popeth yn eu gallu i osod y Gymraeg a dyfodol cymunedau Cymraeg yn ganolog yn y Cynllun Datblygu, rwyf yn grediniol fy marn nad yw hyn wedi digwydd yn y broses o lunio'r Cynllun.

Mae angen i'r ddau Gyngor wrando ar lais democrataidd y bobol yn y broses ymgynghorol a gweithredu ar hynny.

Edrychaf ymlaen at dderbyn eich ymateb i fy mhryderon.

Yn gywir,

Dylan Morgan
[REDACTED]

From: [REDACTED] on behalf of [REDACTED]
Sent: 18 February 2015 16:29
To: Polisi Cynllunio
Subject: Ymgynghoriad Cyhoeddus Cynllun Adnau / Cynllun Datblygu Lleol ar y cyd – Gwynedd a Môn

I Sylw Cyngor Gwynedd a Chyngor Sir Ynys Môn -

Rwyf yn bryderus iawn o'r hyn sydd yn cael ei gynnig yng Nghynllun Datblygu Lleol siroedd Gwynedd ac Ynys Môn, ac oblygiadau hynny i ddyfodol cymunedau Cymraeg y ddwy sir.

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Edrychaf ymlaen at dderbyn eich ymateb i fy mhryderon.

Yn gywir,

Joanna Thomas

[REDACTED]

Sylwadau Dros y We / Representations via the Internet

Rhif Sylw / Rep Id: **86**

Enw / Name: **Y Mg. Carl Iwan Clowes [2728]**

Rhan: **POLISI STRATEGOL PS13**

Section: **STRATEGIC POLICY PS13**

Math / Type: **Gwrthwynebu / Object**

Crynodeb o'r Sylw:

Rwy'n gwrthwynebu'r bwriad i gynnwys y cae y mae tai Lôn Uchaf a Ty'n y Bryn am y ffin ag o y tu mewn i ffin pentref Brynsiencyn. Rwy'n gwrthwynebu oherwydd bod hwn yn dir amaethyddol ardderchog sy'n cael ei ddefnyddio ar hyn o bryd ar gyfer pori a dofednod rhydd. Mae safleoedd eraill ar gael ar gyfer y posibilrwydd o godi tai nad ydynt yn cael eu defnyddio na'u cynnal ar hyn o bryd. Rwyf hefyd yn gwrthwynebu oherwydd y cynnydd mewn traffig, nid oes digon o gapasiti yn y system garthffosiaeth, effaith andwyol ar fywyd gwyllt a dim cyfleusterau yn y pentref i gefnogi'r boblogaeth gyfredol, heb sôn am pe ceid cynnydd.hoffwn weld dau opsiwn i) os yw Wylfa B yn mynd ymlaen ii) os yw'r plan yn cael cymeradwyaeth ac nad yw Wylfa B yn mynd ymlaen, beth sy'n digwydd nesaf - tai gwag a gaiff ei lenwi gan pwy?

Representation Summary:

The number of homes that the Councils consider necessary to meet the needs of the Plan area, over the Plan period 2011 - 2026. What is the evidence that population projections (natural growth) over the period justifies this amount of housing? The influx which will occur in light of this suggestion is too much for our communities; much less housing is needed, as well as organic vegetation to coincide with the economy's gradual growth.

I would like to see two options. i) should Wylfa B proceed ii) if the plan is approved and Wylfa B does not proceed, what happens next - empty housing that will be filled by whom??

Sylw Llawn / Full Representation:

Y nifer o gartrefi y mae'r Cynghorau'n ei ystyried sydd eu hangen i gwrdd ag anghenion ardal y Cynllun, dros gyfnod y Cynllun 2011 - 2026.

Beth yw'r dystiolaeth bod amcanestyniada boblogaeth (twf naturiol)dros y gyfnod yn cyfiawnhau y nifer hwn o dai. Mae'r mewnlfriad a ddaw yn sgil yr awgrym yn ormod ar gyfer ein cymunedau; mae angen llawer iawn llai a thyfiant organig i gydfynd a thwf graddol yn yr economi.

Newid(iadau) i'r Cynllun

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Change(s) to the Plan

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Profion Cadernid / Soundness Tests: i, x, ii, iii, vi, viii, i

From: [REDACTED] on behalf of [REDACTED]
Sent: 17 February 2015 23:58
To: Polisi Cynllunio
Subject: Ymgynghoriad Cyhoeddus Cynllun Adnau / Cynllun Datblygu Lleol ar y cyd – Gwynedd a Môn

PJ13

I Sylw Cyngor Gwynedd a Chyngor Sir Ynys Môn -

Rwyf yn bryderus iawn o'r hyn sydd yn cael ei gynnig yng Nghynllun Datblygu Lleol siroedd Gwynedd ac Ynys Môn, ac oblygiadau hynny i ddyfodol cymunedau Cymraeg y ddwy sir.

Mae'r cynllun am weld tir yn cael ei rhyddhau er mwyn adeiladu ychydig yn llai na 8000 o unedau tai. Rwyf yn grediniol fy marn bod y ffigwr hwn yn anghywir, a bod angen selio'r Cynllun Datblygu ar anghenion tai'r boblogaeth leol. Yn fy nhyb i, nid oes digon o waith wedi ei gwblhau er mwyn mesur beth yn union yw anghenion tai'r trigolion lleol yn y ddwy sir.

Rwyf hefyd yn grediniol fy marn, nad oes digon o waith ymchwil wedi ei gwblhau er mwyn deall beth yn union fyddai oblygiadau gweithredu'r Cynllun Datblygu ar ddyfodol ein cymunedau Cymraeg bregus.

Mae dyletswydd foesol ar Gynghorau Sir Gwynedd ac Ynys Môn i wneud popeth yn eu gallu i osod y Gymraeg a dyfodol cymunedau Cymraeg yn ganolog yn y Cynllun Datblygu, rwyf yn grediniol fy marn nad yw hyn wedi digwydd yn y broses o lunio'r Cynllun.

Mae angen i'r ddau Gyngor wrando ar lais democrataidd y bobol yn y broses ymgynghorol a gweithredu ar hynny.

Edrychaf ymlaen at dderbyn eich ymateb i fy mhryderon.

Yn gywir,

Meinir Jones

[REDACTED]

3244 /
1802

Davies Nia Haf (Rh-CTGC)

From: [REDACTED] on behalf of [REDACTED]
Sent: 17 February 2015 23:13
To: Polisi Cynllunio
Subject: Ymgynghoriad Cyhoeddus Cynllun Adnau / Cynllun Datblygu Lleol ar y cyd – Gwynedd a Môn

I Sylw Cyngor Gwynedd a Chyngor Sir Ynys Môn -

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Edrychaf ymlaen at dderbyn eich ymateb i fy mhryderon.

Yn gywir,

tudur roberts

[REDACTED]