Cadeirydd/Chair Chris Jones

Clerc/Clerk Haf Jones Clerc@betws-y-coed-communitycouncil.org

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Cyfarfod/Meeting 14/9/26

Neuadd Goffa/Memorial Hall 7yh/7pm

Cofnodion draft/Draft minutes

1. **Apologies –** Phil Roberts, Rachael Evans, Ffiona Jones, Cllr Liz Roberts

1a **Present –** Chris Jones, Pippa Crawford, Janet Charlton & the Clerk

2. **Declaration of interest/Code of Conduct –** no declarations of interest. The Chair reminded all of the Code of Conduct.

3. **Minutes of July Meeting –** found to be correct record of the meeting

Actions from the July Meeting

Vacant Councillor seats (2 seats) – no interest shown. **Resolved to renew posters in the Noticeboards.**

Playground Bench at Pentre Du installed and Red Phone box removed from Cae Llan thanks to GMC. Letter of thanks sent to GMC

Betws y Coed Railway Museum/Eryri National Park re the unkept appearance – awaiting update. Reminder sent to CCBC Building Control re the asbestos survey.

Update received from ENP Planning Compliance as follows - Following communication with Conwy Borough County Council it is still unclear as to the current situation relating to any asbestos.

It is the intention to write a report to seek the necessary authorisation to initiate formal action to improve the condition of the two carriages in situ, rather than seek their removal. Any schedule for improvements will also tackle the stickers placed on the carriage windows.

Email sent to the owner to advise them of our intended way forward.

Resolved to respond by thanking the Officer for continued efforts but that while improvement will be just that, it is not a solution. The wooden carriages attached to the two front are considered a fire hazard which could cause damage to surrounding properties including the railway bridge and main line train service.

The Museum is also reported as no longer being functional. It is apparent that no routine maintenance has been carried out this year which has further contributed to the dilapidated appearance of the site.

Swallow Falls – renewal of lease and request for a phased transition from 33% to 45%. The Estate have agreed and a new lease/deed of variation and is with their Solicitor.

Memorial Hall – Heads of Terms for the new lease of the hall and cottage currently with CCBC Legal Department.

NCompass have provided a Pride in Place Management Consultancy quote – to be discussed.

Police Reports – request for information of the outcome of incidents.

Response - Unfortunately, not able provide more detail regarding the outcome of investigations until they are made public knowledge, as it would risk breaching GDPR in doing so.

PSPO/CSAS – A meeting with the Police and Community ASB Officer on the 29th of July was arranged to better understand how both could help the current situation around Pont y Pair and effect on businesses of shoplifting. It became apparent that neither would help the situation. Discussion concentrated on the prevention of criminality, reporting of incidents and resolved to arrange a meeting with retailers and the Police.

3a Feedback from the meeting with the Police 29/7/26 – as per item 3

3b Finance meeting held 10/8/26 to approve schedule of payments and to approve acceptance of Pride in Place £100k Funding for works on the Memorial Hall and £1k from Cartrefi Conwy for the purposes of providing regular pensioner lunches/ Christmas lunch. Payment schedule and Bank reconciliation scrutinised and approved.

3d Extraordinary meeting 25/8/26 to discuss the village GP & dispensary service. Sight of an application received for Inclusion in a Pharmaceutical List at an unidentified address on Holyhead Road Betws y Coed from the Primary Care Services with invitation to submit observations. Meeting discussion focused on the potential threat a Pharmacy service would have on the village GP Services and dispensary. Resolved to object as follows

The Community Council objects on five clear grounds:

1. Regulation 17 (Reserved Location Status): The permanent resident population within a 1.6 km (1-mile) radius is well below the 2,750 legal threshold.

2. Regulations 15 & 16 (Prejudice Test): The application will strip vital dispensing income from Betws-y-Coed GP Surgery, threatening practice viability, risking staff redundancies and reducing weekday clinical capacity.

3. Controlled Locality & No Unmet Need: The area is a designated rural Controlled Locality where pharmaceutical needs are already being met by the GP dispensary and nearby facilities.

4. Welsh Language & Integrated Care (Mwy na Geiriau): Siphoning services away from the established, bilingual GP practice risks creating language barriers for vulnerable Welsh-speaking residents and dismantles vital rural medication deliveries.

5. A5 Main Road Hazards & Unspecified Premises: The proposal relies on an incomplete address (LL24 0AB), lacking proof of dedicated patient parking, disabled access, or safe delivery areas on a heavily congested trunk road.

The letter of objection can be found on the Community Council website/planning applications.

4. Finance matters – Payment schedule and Bank reconciliation sheet were scrutinised and found to be correct and approved.

IPRW – Councillors present completed and signed letters declining Councillor Allowance payments. Those not present will have the opportunity to decide at the next meeting on 12/10/26

NCompass provided a Pride in Place Management Consultancy quote the details and cost for which were discussed. **Resolved to accept the quote and appoint NCompass to provide Project Management Consultancy for the Betws-y-coed Pride in Place project.**

5 Swallow Falls - August visitor numbers – 34200

Almost daily card system failure throughout August, mostly during the evenings.

Clerk requested consideration of out of hours payment for the additional hours worked to deal with the issue. **Resolved to accept a record of additional hours worked for consideration and authorisation at the October meeting.**

Request made to Kashing for a non-collection of the 3% transaction fee for the month of August.

High numbers of evening visitors with picnics. Significant increase in recyclable waste, mostly water bottles and food containers which has meant a weekly bin collection is necessary.

Strobe (who are our IT technicians at Swallow) are keen to try a new card payment system provider during September or October when the number of visitors is less.

Resolved to also look to utilise a card payment system for groups while the kiosk is manned as % transaction charge is much less.

A lady visitor suffered a knee injury which required Paramedic and Ambulance service assistance. Strobe have provided a quote for a wireless access control device that uses mobile phone networks. Cost of £965 quoted. **Resolved to accept the quote and install the wireless control device**

Contact made with the Council insurers regarding sufficient and appropriate cover for the Falls given the high number of visitors. Additional information including photos of the site steps provided. Request for an update made but nothing received at the time of meeting.

6. Ceisiadau Cynllunio - Planning applications

NP4/11/421 -Variation of Condition 1 (Date for commencement of development) attached to Planning Permission NP4/11/160W dated 24/06/2022 .The Waterloo Hotel, Betws-y-Coed. LL24 0AR – no objection

NP4/11/76X - Retrospective application for erection of stretch tent for temporary 2 year period and timber clad sauna. Glan Aber Hotel, Betws y Coed. LL24 0AB – scrutiny of the application resulted in questions regarding the building for a Sauna.

Application is retrospective but the Sauna is not yet built and construction considered not in keeping with its surrounds. The stretch tent has been in place for 2+ years

7. Er Gwybodaeth/For information

ENPA Cae Llan car park consultation will take place at the Tourist Information centre, 3-7pm on Thursday 17th September.

Police report –

Local Report for the area of: BETWS-Y-COED

Person Providing Report: JACK GREENHALGH

Date of Report: 05/09/2026

	Burglary Residential	Theft / Shoplifting	ASB	Traffic
Incidents last 1/4	0	2	0	3

Incidents of Note		
Offence Type	Date	Brief Circumstances
Traffic	07/08/2026	Damage only collision on the A470 involving a HGV and a motorbike.
Theft	13/08/2026	Retailer reporting a incident of shoplifting
Traffic	15/08/2026	Collision on Pont-y-Pair bridge involving a car and a pedestrian.
Theft	21/08/2026	Garage reporting theft of services.
Traffic	23/08/2026	Tree blocking the B5106 and causing a dangerous obstruction.

Additional Information
Businesses in Betws-y-Coed have been advised to be aware of the use of fake bank notes. Various individuals have been paying for services using fake £50 notes in and around the village.

Completed Engagements	
Date	Details
14/08/2026	C4508 Jack Greenhalgh, C4522 Erin Edwards and C2908 David Jones attended the A.C.N.W. Classic Car Rally.
--/08/2026	C4508 Jack Greenhalgh and PC 4096 Rachael Peel have been conducting water safety education/enforcement work in cooperation local charities and NRW in the area around Betws-y-Coed.

Future Engagements	
Date	Details

--/09/2026	**C4508 Jack Greenhalgh and BTP PCSO 6195 Andrea Platt are making arrangements to conduct joint patrols in Betws-y-Coed and TFW services.**

8. Materion brys/Urgent matters

TRO – Old Church Road. In light of the bridge works nearing completion, and with it, the removal of parking restrictions on Old Church Road, the subject was re-visited.

- Eryri National Park are currently reviewing their initial overnight parking ban in their car parks which includes the Station Road Long Stay car park.

- Likelihood that the overnight parking ban will be authorised and reintroduced by the Park Authority

- Pont y Pair car park does not permit overnight parking of slept in vehicles (although this has been regularly ignored)

- Gwynedd Council have taken a hard-line approach and introduced a number of TRO's in and around Llanberis where the parking of slept in vehicles and their occupants cause disruption to residents.

Discussion with CCBC Neighbourhood Services have been positive with some guidance received as to what will need to be provided as evidence of need to introduce the TRO.

When proposing the TRO, the Council will need to provide a statement of reasons and evidence of detrimental impact of motorhome/overnight slept in vehicle parking at Old Church Road.

Resolved - The Council Members are mindful to request a TRO, that the Order covers the entire length of Old Church Road from the A5 to the end of the public highway (which is just past the railway museum car park gate and to request to restrict motorhome, slept in vehicles and tent boxes parking at any time.

9. Dyddiad y cyfarfod nesa'/Date of next meeting 12/10/26