

# NOTICE OF MEETING



*Eryri National Park Authority*

*Iwan Jones  
Interim Chief Executive  
Eryri National Park Authority  
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**Meeting:** Eryri National Park Authority  
**Date:** Wednesday 13<sup>th</sup> November 2024  
**Time:** 10.00 a.m.  
**Location:** Eryri National Park Authority Office,  
Penrhyndeudraeth and Via Zoom

*Members are asked to join the meeting 15 minutes before the designated start time*

***Members appointed by Gwynedd Council***

*Councillors: Elwyn Edwards, Annwen Hughes, Louise Hughes,  
June Jones, Edgar Wyn Owen, Elfed Powell Roberts,  
John Pughe Roberts, Meryl Roberts, Einir Wyn Williams;*

***Members appointed by Conwy County Borough Council***

*Councillors: Ifor Glyn Lloyd, Jo Nuttall, Nia Owen;*

***Members appointed by The Welsh Government***

*Brian Angell, Tim Jones,  
Naomi Luhde-Thompson, Delyth Lloyd.*

*\*This Agenda is also available in Welsh*



# AGENDA

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1. **Apologies for absence and Chair's Announcements**
2. **Corporate Update**  
To receive an oral update from the Interim Chief Executive.
3. **Public Question Time**  
The Authority has allocated up to 20 minutes at the start of its meeting to allow members of the public the opportunity to ask specific questions that relate to the work of the Authority (apart from planning applications) that is relevant to the Park's duties and purposes.  
Questions must be submitted in writing (by post or e-mail) to the Director of Corporate Services at least 7 days prior to the meeting.
4. **Declaration of Interest**  
To receive any disclosure of interest by members or officers in respect of any item of business.
5. **Minutes** 3 - 14  
The Chair shall propose that the minutes of the meeting of this Authority held on the 11<sup>th</sup> of September 2024 and on the 2<sup>nd</sup> of October be signed as a true record. (Copy herewith)
6. **Matters for Information arising from the minutes**
7. **Action Log** 15  
To submit the Action Log, for information and decision. (Copy herewith)
8. **Authority Risk Profile Report** 16 - 30  
To submit a report by the Director of Corporate Services. (Copy herewith)
9. **National Parks Wales Executive Meeting** 31 - 36  
To submit a report on the National Parks Wales Executive Meeting held on 3<sup>rd</sup> June 2024
10. **The Standards Committee** 37 - 38  
To submit a report by the Interim Chief Executive. (Copy herewith)
11. **Draft Annual Report of the Independent Remuneration Panel For Wales** 39 - 64  
To submit a report by the Director of Corporate Services. (Copy herewith)

12.	<b>Open Day Feedback</b> To submit a report by the Head of Communications. (Copy herewith)	65 - 144
13.	<b>Review of using <i>Eryri</i> and <i>Yr Wyddfa</i> only in the Authority's communications</b> To submit a report by the Head of Communications. (Copy herewith)	145 - 158
14.	<b>Modifying the Authority Logo</b> To submit a report by the Head of Communications. (Copy herewith)	159 - 161
15.	<b>Place Names Projects Annual Report</b> To submit a report by the Head of Cultural Heritage. (Copy herewith)	162 - 164
16.	<b>2024/25 Budget Update</b> To submit a report by the Head of Finance. (Copy herewith)	165 - 174
17.	<b>2025/26 Budget</b> To submit a report by the Chief Officer of Finance. (Copy herewith)	175 - 179
18.	<b>Members' Working Group Report</b> To submit the report of the Members' Working Group meetings held on the 4 <sup>th</sup> September and the 16 <sup>th</sup> October 2024. (Copies herewith)	180 - 186
19.	<b>Performance &amp; Resources Committee minutes</b> To submit the Minutes of the Performance and Resources Committee held on 11 <sup>th</sup> September 2024 for information. (Copy herewith)	187 - 188
20.	<b>Meetings of Other Organisations</b> To receive oral reports from Members on any recent meetings which they have attended as representatives of the Authority.	
21.	<b>Discussions on the Future of Plas Tan y Bwlch Schedule 12A Local Government Act 1972: Exemption from disclosure of documents</b> To submit a report by the Interim Chief Executive (Copy herewith)	189
22.	<b>Management Team Structure Schedule 12A Local Government Act 1972: Exemption from disclosure of documents</b> To submit a report by the Chief Executive Designate (Copy herewith)	190

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## **PART 2**

23.	<b>Discussions on the Future of Plas Tan y Bwlch</b> To submit a report by the Interim Chief Executive (Copy herewith)	191 - 302
24.	<b>Management Team Structure</b> To submit a report by the Chief Executive Designate (Copy herewith)	303 - 307



**MINUTES**  
**SNOWDONIA NATIONAL PARK AUTHORITY**  
WEDNESDAY 11th SEPTEMBER 2024  
Plas Tan y Bwlch

***PRESENT:***

**Members appointed by Gwynedd Council**

Councillors Edgar Wyn Owen (Chair), Elwyn Edwards, Annwen Hughes, Elfed Powell Roberts, John Pughe Roberts, Meryl Roberts, Einir Wyn Williams;

**Members appointed by Conwy County Borough Council**

Councillors Ifor Glyn Lloyd, Jo Nuttall;

**Members appointed by the Welsh Government**

Brian Angell, Tim Jones, Naomi Luhde-Thompson, Delyth Lloyd;

**Officers**

G. Iwan Jones, Jonathan Cawley, Dewi Aeron Morgan, Sian Owen, Edward Jones, Adam Daniel, Eifion Jones.

The Director of Corporate Services announced that the meeting would be broadcast on the web and would also be available online later.

**1. Apologies for the absence and Chair's Statements**

Apologies were received from Councillors Louise Hughes, June Jones, Dilwyn Owain Roberts.

The Chairman offered condolences to former chairman Wyn Jones on the loss of his mother and asked that a condolence card be sent to him.

He explained that the Authority had recently lost two Members, Sarah Hattle and Dr Lowri Cunningham Wynn. Sarah Hattle had resigned because she had accepted a new job. Lowri Cunningham Wynn had withdrawn from membership because she too had recently accepted a position, and the two roles conflicted. He thanked Sarah Hattle for her contribution and asked that a letter thanking her for her contribution be sent to her.

He mentioned that he had been at the Meirionnydd Agricultural Show in August and that it was a good show.

**2. Corporate Update**

A verbal update was received from the interim Chief Executive:

- He mentioned that Julie James MP had resigned from Cabinet and Park had been moved to the portfolio of Huw Irranca-Davies, Deputy First Minister and Cabinet Secretary for Climate Change and Rural Affairs. Because the Prime

Minister has just been appointed the situation could change again in the coming weeks.

- In terms of how busy it had been over the summer, he noted that this was most apparent at Llyn Tegid, Ogwen and Nant Gwynant. He said the relevant officers had been in constant discussions throughout the summer to try to resolve the issues and further meetings had been arranged. He thanked the Wardens and the relevant Officers for managing the situations and for their hard work and efforts over the summer.
- He noted that the Authority had won the "Best Show Stand" at the Meirionnydd Agricultural Show and congratulated and thanked everyone involved.
- The Chief Executive and Director of Planning and Land Management met with Alwen Williams, Chief Executive, North Wales Corporate Joint Committee, and Portfolio Director, North Wales Ambition to receive an update on the transfer of the North Wales Ambition to the Northern Corporate Joint Committee. This will take place from the 1st of November. He explained that the Authority still claimed a vote on planning matters only, but there were discussions to see if the Authority could be invited as a member without a vote on the Transport Sub-Committee. This would add a bit to how the Authority could contribute to the process.
- He noted that the Authority had applied to the Nature Networks Fund under the Heritage Lottery Fund. The fund aims to improve the condition and resilience of Wales' network of protected land and marine sites. The Authority submitted an expression of interest for the grant in August and a full application will have to be submitted by November. The value of the project is £967,000 if successful.
- In relation to the fiscal situation, he noted that Welsh Government Officials had been in touch asking about the financial pressures of wage inflation and, although it was early days to predict any outcome, the consistent message was that things are not positive across the UK either or in Wales and that he was not optimistic about a more positive settlement than the pattern that had manifested itself in recent years.
- He mentioned that a recruitment panel had met the previous week to appoint a new Chief Executive and that a special meeting of the Performance and Resources Committee would follow the current meeting to discuss the applications and decide on the shortlist. A special meeting of the Authority would be held on the 2nd of October to interview and confirm the appointment.
- He mentioned the COPA1 Conference, which will be held on the 24th September, where 55 youth from different North Wales secondary schools will attend the world's first environmental summit to present their response to the "Big Idea" on how to solve the one-off pollution crisis on Yr Wyddfa.

### 3. **Public Question Time**

The Chair advised that a member of the public had given notice that they wanted to speak at the meeting.

Ms Llinos Alun submitted the following question:

Question:

*Why is the Authority not willing to transfer the Plas altogether to a community group, or sell the woodland to Coed Cadw / Woodland Trust and use that money to improve the Plas and run it in partnership?*

The Chair thanked Ms Alun for her question and invited the Chief Executive to respond:

Officer Response:

*The Authority remains in discussions with one company and is open to any proposal.*

*Since the property was put on the market several enquiries have been received and the Authority wanted to consider the main developments at the end of this meeting. He confirmed that one of the issues that would be discussed is whether Carter Jonas' advice needed to be revisited.*

*He explained that if the Authority sold the woodland and lands separately, it would be money once and for all and would not be sufficient to improve the Plas and run it in partnership.*

*He also reiterated that 3 million pounds needed to be spent on the building itself over the next ten years and that Plas Tan y Bwlch costs around £250,000 a year to run.*

The Chair thanked everyone who had attended the meeting and confirmed that, as Chair, he had discretion to allow the individual to ask the Chief Executive an additional question if he wished.

Question:

*Why couldn't local groups be given time to find grants instead of hastily selling it in this manner? And since the Authority survives on grants why weren't grants sought for the preservation of the Plas rather than letting it go?*

Officer Response:

*The Acting Chief Executive explained that the ability to obtain grants for the Plas at Authority level is limited which is why the Authority has been in discussions with a community company, and further discussions would follow following the meeting.*

4. **Declaration of Interest**

No declarations of interest were received by members or officers in relation to any business item.

5. **Minutes**

The minutes of the Authority's meeting held on 12<sup>th</sup> June 2024 were received and signed by the Chair as an accurate record.

6. **Matters arising for information from the minutes**

There were no matters arising.

7. **Action Sheet**

The Action Sheet was submitted, and the Chief Executive noted that the actions set out under the second item on the Sheet, namely "Plas Tan y Bwlch" had been completed and that item should therefore be removed from the Action Sheet.

**Recommended:** remove Item on Plas Tan y Bwlch from the Action Sheet

**Resolved:** to accept the Recommendation.

## 8. **Annual Report 2023/24**

The Director of Corporate Services presented the Annual Report 2023/24. He explained that the purpose of the Annual Report was to formally report on the progress made by the Authority in delivering its Wellbeing Objectives. He noted that most of the work set out in the Annual Report would be a familiar area as the Performance and Resources Committee has been monitoring progress on this on a quarterly basis. However, this Report sought to provide an overview of the situation at the end of 2023-24 to better understand the progress made to date as well as the remaining challenges.

He noted that much of the report was green which signified a good solution for the year.

(At this point, a member of the public asked whether there was a right to leave the meeting and whether Members were going to discuss the Plas issue further at the meeting.

The Chief Executive explained that there was a right to leave the meeting, and that there would be further discussion on the matter at the end of the meeting, but that there was a report to shut out the press and public of that discussion before then.

He also made it clear that it would not be normal to have such a discussion or questions but to ensure fairness and a better understanding he would be willing to open the meeting to further questions and comments but not until the end of the present item.)

**Recommended:** – that the Authority adopt the Annual Report and approve its publication.

**Resolved:** to accept the Recommendation.

The Chief Executive invited members of the public present to ask any question they had.

- One member replied saying that it was understood that there would be a public discussion on the matter relating to the sale of Plas Tan y Bwlch during this meeting.  
The Chief Executive explained that it would be unusual to discuss confidential matters relating to a third party in an open discussion.
- A member of the public asked if it would be possible to arrange a public meeting to discuss the Plas issue openly.  
The Chief Executive replied that it would be possible to arrange such a meeting, but it would not be a meeting of the Authority.
- Another member of the public asked if the Authority would engage with the Community before going ahead with the decision.  
The Chair confirmed that it would.
- Another member of the public expressed her concern that the public would not have the opportunity to speak out. The Chair again assured her that there would be.
- Another member of the public said that, as a resident of the Plas Chalets, she was concerned about a lack of common courtesy relating to public assets.  
The Chief Executive replied that the Authority noted the comments made.

## 9. **Medium Term Financial Plan (MTFP)**

A report was submitted by the Chief Finance Officer detailing the Authority's Medium Term Financial Plan providing an overview outlining the main financial issues that would affect the Authority over the next few years.

- In response to the report one Member thanked the Chief Officer for his work, in a difficult situation. He noted that funding is at the same level as it was in 2006. He stressed the importance of the reserves and that they should be used to fund the

Park's strategic purposes. He also noted that looking at new ways of raising funds was imperative and suggested considering working more with the private sector while at the same time ensuring the funds are used properly. He also suggested working in partnerships with other public bodies, such as Natural Resources Wales. The Chief Executive replied by drawing members' attention to a Table given in the Chief Finance Officer's report (on page 80 of the Agenda) which showed that if the Authority did nothing it would be a crisis by 2027/28. The Authority therefore had a small window to meet the challenge it was facing.

- Another Member noted that the Table on page 80 showed that the reserve money only "buys time", and that the money must be used wisely to meet the main challenges, namely climate and biodiversity challenges, and tourism challenges. He reiterated that he had raised an issue of phrasing in the report at the Members' Working Group meeting held on the 4th of September and expressed his wish that his comments at that meeting be recorded in the minutes of this meeting. In particular, he had highlighted two items in the report and suggested that the sentences should be worded in a way that more accurately reflected the statutory language:
  - Item 3.1 (p. 73) – instead of, "Protect and enhance the natural beauty, wildlife and cultural heritage of the area" that this wording should be used, "Protect and *foster*..."
  - Item 5.4 (pg. 81) – instead of, "Ensure that the Authority achieves its statutory implications." should be used, "Ensure that the Authority achieves its statutory *purposes*."
  
- A Member spoke of his disappointment that money raised via the Car Parks had been used towards maintaining Yr Ysgwrn, and said that a Business Plan needed to be created for Yr Ysgwrn. He also said more of the natural resources available around Llyn Tegid must be used. It should be run more like a business.
  
- Another Member asked two further questions relating to the Table on page 80:
  - In what way was the sale of Plas Tan y Bwlch reflected in the figure for 24/25 when it was not at all certain that the Plas would be sold before then, and would therefore remain a cost to the Authority?
  - Because the figures at the end of 24/25 are quite healthy, had consideration been given to postponing the sale of Plas Tan y Bwlch in light of the discussions about Plas becoming a community asset.

The Chief Finance Officer replied saying that they had deducted the running costs of the Plas from the Permanent Budget and funded it from the reserves. Should the running costs continue beyond March 25, those costs will have to be funded from the reserves.

The Chief Executive reiterated that the Member's second question would be one of the things that would be discussed in the Plas discussion later in the meeting.
  
- The Director of Planning and Land Management agreed that Yr Ysgwrn needed a Business Plan and that there are plans to have one. The intention was to have a 5 year plan. He said the Yr Ysgwrn Board would discuss this at their next meeting in November. He doubted the Ysgwrn would come to a point where it would make a profit, but keeping within budget would be the goal. In response to a question from another Member the Director of Planning and Land Management confirmed that the Business Plan would be presented to the full Authority for ratification.

- One Member noted that the Park receives Welsh Government funding after Christmas every now and then. How was this considered in the Table on page 80? The Chief Finance Officer replied that it should not be taken for granted that that money would be forthcoming. The Chief Executive added that the former Chief Executive had reported that the way the UK Treasury operated had changed and that this had made it harder for the Welsh Government to work according to the same pattern as they had in previous years. This meant that there was great uncertainty about this money.

**Recommended:** – that the Authority identify and respond to the issues identified in the MFTP, and that it adopts the MTFP as a Working Document.

**Resolved:** to accept the Recommendation.

10. **Draft Accounts 2022/23**

The Chief Finance Officer submitted a report presenting the complete set of statements of accounts, in accordance with statutory requirements. He thanked Sian Owen, Head of Finance, and her team for preparing the accounts. He explained that the 22/23 figures were in question because the receipt of the previous accounts had been delayed due to asset valuation, which had affected the ability to prepare the existing figures. He noted that the Authority had discussed the current accounts at the Performance Meeting in July 2023, that several decisions had been made at that time, and that those decisions had been fed into the current report. He said the external Auditor had already received these reports and the audit was not expected to take as long as it did last year.

The Chairman thanked the Chief Finance Officer and staff for all their work.

One Member asked for confirmation that Craig yr Aderyn was the Park's property, as stated under Heritage Assets of the report (p. 127). The Head of Property confirmed that Craig yr Aderyn had been owned by the Park for decades.

**Recommended:** – to note the contents of the Statement of Accounts 2022/23

**Resolved:** to accept the Recommendation.

11. **Budget Update 2024/25**

A report was submitted by the Head of Finance summarising the revised revenue and capital budgets for 2024/25 with changes reflecting the period from the start of the financial year to the 31<sup>st</sup> of July 2024.

The Chief Executive added that Car Parks' fee income was less up to July this year than last year due to the poor weather experienced throughout the summer. He had, however, expected that the target would still be met.

A Member thanked the Officers for preparing the reports in such a readable format.

**Recommended:** – to receive the report and state the latest financial position 2024/25

**Resolved:** to accept the Recommendation.

12. **Youth Manifesto**

The Head of Wardening and Access presented the Youth Manifesto.

He explained that this is the final version of the Manifesto. A draft version was submitted to the Members Working Group on 22<sup>nd</sup> May 2024; That version had received very good feedback, and that feedback was incorporated into the current version.

Members thanked the Head of Wardening and Access for the Youth Manifesto. The youth were identified as the future of the Park. It was also noted that it was good that this development came from Europarc and that the Park was doing something that showcases that we are part of the National Parks family across Europe.

**Recommended:** – to approve and adopt the manifesto and the work highlighted therein and propose that the manifesto and work be reviewed every two years.

**Resolved:** to accept the Recommendation.

13. **Yr Ysgwrn Annual Report 2023/24**

In the absence of the Head of Cultural Heritage the Yr Ysgwrn Annual Report was submitted by the Director of Planning and Land Management.

He noted that two successful projects were undertaken during the year, namely:

- Vanishing Words, and
- Fama community heritage project

In addition to these over 20 further activities were held attracting over 500 attendees during the year.

Despite the financial challenges, the year was within budget.

One Member highlighted the intention to establish a development trust for Yr Ysgwrn and asked what the main objective of this intention was.

The Director of Planning and Land Management replied that the intention was to be able to attract more grant money than they would be able to as an Authority.

It was discussed whether there was a need for more advertising of Yr Ysgwrn, particularly on social media and in Conwy schools, and the Ysgwrn should have its own Facebook site rather than just under the Authority.

The Director of Planning and Land Management replied that there was advertising on social media and that Conwy schools were attending Yr Ysgwrn, but noted the comment and would take back the feedback.

**Recommended:** – to receive the report for information.

**Resolved:** to accept the Recommendation.

14. **Europarc Conference 2024**

Information on the Europarc Conference was presented by the acting Chief Executive. He explained that it was an E-forum this time, and that it conflicted with the Wales Members Seminar 2024.

Mr Tim Jones volunteered to attend the E-forum as he was unable to attend the Seminar in Pembroke.

He further suggested that it would be good if a Park Officer attended as well.

**Recommended:** – to nominate Mr Tim Jones to attend the Europarc Conference 2024 on behalf of the Park, and to appoint a member of Staff to attend as well.

**Resolved:** to accept the Recommendation.

15. **Wales Members Seminar 2024**

Information on the Wales Members Seminar was presented by the interim Chief Executive who encouraged all Members to attend. He asked Members who wished

to attend the Seminar for a show of hands so that the Democratic Services Officer could note the numbers and there would also be an opportunity to give further information to the Officer later.

**Noted:** – Members attendance noted by the Democratic Services Officer.

16. **Reports of the Members Working Group**

The reports of the Members Working Group held on 22nd May 2024 and 26th June 2024 were submitted.

**Resolved:** – to note the reports.

17. **Meetings of Other Organisations**

Members had not attended external meetings as representatives of the Authority.

18. **Discussions on the Future of Plas Tan y Bwlch**

The Interim Chief Executive submitted a recommendation to ask the Authority to approve the exclusion of the report, "Discussion on the Future of Plas Tan y Bwlch" under Schedule 12A of the Local Government Act 1972.

He explained that the relevant exceptions to the report were that it contained information that was:

- Relevant to a specific individual
- Likely to reveal identity
- Involved the financial or business affairs of a particular person

He also noted that openness and transparency were factors in favour of disclosure.

One Member offered to accept the recommendation but that the Authority arrange a public meeting to discuss the sale of the Plas and lands.

Councillor Elfed Powell Roberts proposed that he would be willing to bridge with the local community and chair such a public meeting.

One Member noted that the information and discussions about the future of Plas Tan y Bwlch had been published for months and that the suggestion that the decision was one of surprise was misleading.

Another Member who had been Chairman of the Board of Plas Tan y Bwlch said the Authority could have done better than it had in terms of communication in relation to this matter.

**Recommended:** – that the Authority exclude the report, "Discussion on the future of Plas Tan y Bwlch", and that a public meeting be arranged to discuss the matter Councillor Elfed Powell Roberts to bridge with the local community and chair such a meeting.

**Noted:** – that the Recommendation was amended.

**Resolved:** to accept the Recommendation.

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## PART 2

### **PRESENT:**

#### **Members appointed by Gwynedd Council**

Councillors Edgar Wyn Owen (Chair), Elwyn Edwards, Annwen Hughes, Elfed Powell Roberts, John Pughe Roberts, Meryl Roberts, Einir Wyn Williams;

## **Members appointed by Conwy County Borough Council**

Councillors Ifor Glyn Lloyd;

## **Members appointed by the Welsh Government**

Brian Angell, Tim Jones, Delyth Lloyd;

## **Officers**

G. Iwan Jones, Jonathan Cawley, Dewi Aeron Morgan, Sian Owen, Edward Jones, Eifion Jones.

## **19. DISCUSSIONS ON THE FUTURE OF PLAS TAN Y BWLCH**

The Interim Chief Executive reported on a Discussions Update on the Future of the Plas Tan y Bwlch Property.

He noted that the situation changes from day to day if not from hour to hour.

Reported:

- that one definite offer had been received.
- further enquiries have been received about the entire site, but no offer had been made.
- some interest had been shown in the woodland and Llyn Mair, but not in the building. Again, no firm proposals made.
- he had asked the Head of Property to look at the feasibility of dividing the woodlands from the Plas, and the impact that would have on those who had shown interest so far.
- he had asked Gwynedd Council about making the paths around Llyn Mair public footpaths. The answer was that the process would take at least 6 months and possibly much longer. Another option was to designate the area as an Open Access Land Area (*Open Access*) as the Authority had done with other areas of its property.
- he has been in touch with the community company, and they were going ahead with commissioning a report.
- he has been receiving constant emails from the Welsh Government recently asking for an update and stressing that the future of Plas Tan y Bwlch must be considered in any decision. He said he replied saying that this was very much the intention.
- that the profile of the matter had risen significantly recently even though the story has been in the press since February this year. He said it was a good idea to engage with the public locally and that a suggestion had been made that the Authority prepare an all-day "Drop-In Session" to let the public discuss the issue with Park Officers in the hope that this would generate better feedback from the public.
- one of the main issues was the concern that the public would lose access to the woodland and to Llyn Mair (more so than to the Plas itself).
- the Heritage Lottery Fund had communicated with him.
- he had, as a result of all this, and because a number of people had shown an interest in the property and the offers needed to be aired, suggested that the Authority could not accept the offer today, and that rejecting the offer or postponing the decision were the only options.

The Chief Executive invited the Head of Property to report on the latest developments with the Sales Agent, *Carter Jonas*.

The Head of Property reported:

- that he'd had a number of conversations with the Agent, *Carter Jonas*
- regarding the one offer that was on the table, the Proposer was pushing to have an early decision so that business decisions could be made.
- he had raised the issue of the division of the property (e.g. the sale of the woodland and Llyn Mair separately from the building) with the Agent and it was the Agent's view that this would not be of interest and that the site as a whole should be looked at aimed at the wellbeing, leisure, nature market etc. The Agent saw no problem in formalizing the permissions and public access around Llyn Mair. However, they found it difficult to draw a limit higher than the entrance road as the owner would be concerned about the condition of the trees above the road falling.
- a high number of the enquiries received had been "dreamy"; the price was attractive, but asking about their experience and knowledge of listed buildings and the costs associated with the building weeded out 95% of enquirers.
- he believed there were three potential parties – along with the community company – and any further discussions would be held with these. He also said that the Agent had suggested that if it was the Authority's decision to postpone the decision in order to gain more time for further discussion with the parties and the community company, the property should be removed from the open market at this time.

The Chief Executive explained that the price may look low, but it reflected the fact that a lot of investment was needed, and that the interest received and the fact that there had only been one offer so far suggested that the price level was pretty accurate.

Following a lengthy discussion the following recommendation was made.

**Recommended:** – that the Authority accept the above proposal: that the Authority would postpone the decision relating to the offer until the Authority's meeting in November in order to enable discussions to continue with the other parties who had so far declared an interest and with Cymunedoli Ltd, that access to Llyn Mair and the woods must be protected under *the Countryside and Rights of Way Act 2000 (CROW) legislation*, and that the property remains on the market until then.

**Resolved:** to accept the Recommendation.

The Chief Executive thanked Members for discussing the difficult issues in a mature manner.

**The meeting ended at 13.15**



**MINUTES**  
**SNOWDONIA NATIONAL PARK AUTHORITY**  
**SPECIAL MEETING**  
WEDNESDAY 2nd OCTOBER 2024  
Plas Tan y Bwlch

***PRESENT:***

**Members appointed by Gwynedd Council**

Councillors Edgar Wyn Owen (Chair), Elwyn Edwards, Annwen Hughes, Louise Hughes, June Jones, Elfed Powell Roberts, John Pughe Roberts, Meryl Roberts, Einir Wyn Williams;

**Members appointed by Conwy County Borough Council**

Councillors Ifor Glyn Lloyd, Jo Nuttall, Dilwyn Owain Roberts;

**Members appointed by the Welsh Government**

Brian Angell, Tim Jones, Naomi Luhde-Thompson;

**Officers**

G. Iwan Jones, Nia Murray, Eifion Jones;

**Also Present**

Rhian Jardine, *Natural Resources Wales*.

The Director of Corporate Services announced that the meeting would not be recorded or broadcast on the internet due to the confidential nature of the meeting.

**1. Apologies for absence and Chair's Statements**

- Apology submitted by Ms Delyth Lloyd.
- The Chairman welcomed everyone to the meeting.
- He especially welcomed Rhian Jardine, *Natural Resources Wales*, who was there as a non-voting observer.

**2. Declaration of Interest**

No declaration of interest was made in relation to any item.

**3. Appointment of Chief Executive (National Park Officer) ENPA – Shortlist Package**

**Appendix 12A of the Local Government Act 1972: Exemption from disclosure of documents.**

The interim Chief Executive explained that the relevant exceptions to the report were that it contained information that:

- Was relevant to a specific individual
- Was likely to reveal their identity
- Involved the financial or business affairs of a particular person

He noted that there were no factors in favour of disclosure.

**Resolved** – that the Authority exempt the report, "Appoint APCE Chief Executive – Shortlist Package".

The Democratic Services Officer left the room.

## **PART 2**

### **4. To Appoint Chief Executive (National Park Officer) ENPA**

- Three candidates were interviewed.
- The Members discussed the three candidates.

The Democratic Services Officer returned.

- A secret ballot on the three candidates was held.
- Jonathan Cawley was found to have secured enough votes after one round, and it was announced that he had been appointed by Members to be Chief Executive of Snowdonia National Park Authority (provided he would accept the post).

The interim Chief executive left the room.

- It was confirmed in a phone call that Jonathan Cawley accepted the job.
- He proposed that he officially become Chief Executive in about a month (the exact date to be agreed following internal deliberations); he would meanwhile consider the structure of the Authority and present a paper to the Authority at the next meeting of the Authority on the 13th of November stating his plans on the way forward.
- The Head of Human Resources proposed that he inform staff of the appointment that afternoon and send out a press release the following morning. He said the new Chief Executive would be interviewed by BBC Wales at 17:45 that evening.

**Resolved** – that the Authority accept the proposed timetable.

The interim Chief Executive returned to the room.

- It was agreed to contact the unsuccessful candidates and congratulate them on the standard of the interviews, and offer some reasons why they were not successful, and to thank them for their interest in the Authority.
- Iwan Jones was thanked for his work as interim Chief Executive.
- This would be the last occasion the Authority held a meeting – and lunch – at Plas Tan y Bwlch, and all kitchen staff were thanked for their service over the years.
- Councillor Dilwyn Owain Roberts was congratulated on his appointment to the Conwy County Borough Council Cabinet. He said this would mean that he would cease to be a Member of the Authority from the following day onwards. He thanked everyone and said he had enjoyed his time as an Authority Member.

**The meeting ended at 15.30**



# TAFLEN WEITHREDU – ACTION SHEET

## AUTHORITY MEETING – 08.02.2023

ITEM NO. AND TITLE	DECISIONS / OBSERVATIONS	ACTIONS	RESPONSIBLE OFFICER	UPDATE or COMPLETION DATE	REMOVE FROM ACTION LOG
16. Terms and Conditions of Service – SNPA Senior Management Team: Directors	- <b>that the Panel, together with the Head of Human Resources and the new Section 151 Officer, are tasked and authorised to address potential matters resulting from turnover of personnel in the Senior Management Team.</b>	Need to arrange a meeting to consider the issues, date is yet to be agreed	NM	Noted and issue is being monitored.	<b>NO</b>

**ITEM NO. 8**

<b>MEETING</b>	Snowdonia National Park Authority
<b>DATE</b>	13 November 2024
<b>TITLE</b>	<b>THE AUTHORITY'S RISK PROFILE</b>
<b>REPORT BY</b>	Director of Corporate Services
<b>PURPOSE</b>	To update on the Authority's Risk Profile and provide an Annual Summary

**BACKGROUND**

- 1.1 The Authority has a Risk Profile where risks facing the Authority are placed into three categories, namely High Priorities, Medium Priorities and Low Priorities.
- 1.2 It is a requirement that the Risk Profile is presented to the full National Park Authority at least once a year to review changes to the Profile over the last 12 months and to seek approval for any risks which require permanent removal from the Register.
- 1.3 This report provides an annual summary as well as an update in relation to the said Risk Profile previously presented to the Performance and Resources Committee on the 10<sup>th</sup> of July 2024.
- 1.4 Risks are primarily identified through the relevant Heads of Service and the Management Team. The Risk Register is reviewed as a quarterly standing item on the Management Team meetings in co-ordination with the relevant officers. Identified risks as noted in the Risk Register are allocated to the responsible officers, and target dates are set for mitigation.
- 1.5 Currently, there are 19 identified risks on the Profile. Of these 2 are classed as High risks, 16 are classed as Medium risks and 1 is classed as Low risk.

- 1.6 During the last 12 months, 3 new risk was identified for inclusion on the Authority’s Risk Register. The first risk is the Resilience of the Management Team (risk 17). This risk was included on the Risk Register in July 2024 to cover the transition period following the retirement of the Chief Executive.
- 1.7 The Proposed Introduction of an Article 4 Direction: Risk of Judicial Review (risk 18) and the Proposed Introduction of an Article 4 Direction: Insufficient capacity to address the increase in workload (risk 19) are the other two risks which have just been added to the Risk Register.
- 1.8 Following the review of the Risk Register by Members in the March 2024, the previous 2 separate risks for Plas Tan y Bwlch were amalgamated into one combined risk (risk 2), to both better reflect the current situation and to have all identified risks dealt with under one heading.
- 1.9 The risk of non-compliance with the General Data Protection Regulation 2018 (GDPR) (risk 8) has now been increased following a couple of minor data breaches by staff during the year. Although the risk score has been increased the risk still currently remains with the ‘medium’ threshold.
- 1.10 No risks were removed from the Authority’s Risk Register in the last 12 months.
- 1.11 Here is a summary of the risks:

<b>Risk No.</b>	<b>High Risk</b>	<b>Change</b>
1	Insufficient Core Budget Funding	None
2	Plas Tan y Bwlch – short term financial pressures on the Authority and securing its long-term future	None

<b>Risk No.</b>	<b>Medium Risk</b>	<b>Change</b>
4	Reputational risk re. the Authority’s management of Yr Ysgwrn.	None
5	Risk (publicity) as a result of the Traffic Scheme / Snowdonia Green Key Policy	None
6	Failure to fulfil the “Future Generations Well-Being” Bill requirements.	None
7	Risks to the HLF Landscape Partnership project on the Carneddau through not securing the "unsecured" funding (either capital or "in kind" contributions) during the project lifetime.	None
8	Non-compliance with the General Data Protection Regulation 2018.	Increased

9	Aspects of financial risk associated with LIFE Celtic Rainforest project including non-compliance with procurement rules or spending on ineligible costs resulting in the grant not being awarded, or fluctuation in the Euro / pound exchange rate.	None
10	Reputational risk to Authority associated with the unsatisfactory delivery of LIFE Celtic Rainforest project.	None
11	Poor and ineffectual management of projects by the Authority.	None
12	Diminished staff resilience (due to increasing demands) as a result of austerity.	None
13	Yr Ysgwrn fails to generate sufficient income to meet the budget.	None
14	Income Generating Target (Information Centres).	None
15	Income Generation (Planning).	None
16	Risk of Cyber attack	None
17	Resilience of the Management Team	None
18	The proposed introduction of an Article 4 Direction: Risk of Judicial review.	New
19	The proposed introduction of an Article 4 Direction: Insufficient capacity to address the increase in workload	New

<b>Risk No.</b>	<b>Low Risk</b>	<b>Change</b>
3	Income Generation Target (Car Parks).	None

### **RESOURCE IMPLICATIONS**

None arising from this Report.

### **RECOMMENDATION**

To note the contents of this report.

### **BACKGROUND PAPERS**

Risk Register: Updated November 2024.

# SNOWDONIA NATIONAL PARK AUTHORITY RISK REGISTER

November 2024

Ref	Risk Description	Result	Inherent Risk			Measures / Actions to Manage	Remaining Risk			Risk direction	Proxim-ity (N, I, F)	Owner
			Effect	Likely	Result		Effect	Likely	Result			
1	Insufficient core budget funding.	Cut in Services.	5	5	<b>25</b> <b>Red</b> 	<p>The Budget for 2024/25 was approved by the Authority in its meeting on 7 February 2024, and was established on the basis of no change to the Welsh Government Grant for 2024/25. This continued zero increases in the level of Welsh Government funding for the National Park Grant, despite the Authority experiencing levels of inflation not seen since the 1980s.</p> <p>At the time of setting the budget it was anticipated that the 2024/25 budget will include a net contribution of £1,061,760 from the Authority's reserves, comprising of £731,330 of Revenue funding and £330,430 of Capital. This is an unprecedented level of reserve use, and whilst some of this is directly related to the use of grants received in previous years, the use of other funds is not sustainable in the long term.</p> <p>In previous years, SNPA has been able to retain reserve flexibility and has kept a prudent level of funds to be able to balance the budget without implementing emergency cuts. However, savings have been considered for 2024/25 and this will have to continue in future years, with a detrimental effect on services, unless the Government increases the grant.</p> <p>Following an Audit Wales report, a number of recommendations have been presented to Welsh Government to identify options for raising income – and explaining the related risks – but this work has been put this work on hold until guidance has been received from WG.</p> <p>The Chancellor of the Exchequer's Budget on the 30<sup>th</sup> of October 2024 and the Welsh Government's Budget in December will give an indication of the 2025/26 financial situation, before setting the Authority's budget in February.</p>	4	4	<b>16</b> <b>Red</b> 		N Reviewed 10.07.24	Chief Finance Officer

Ref	Risk Description	Result	Inherent Risk			Measures / Actions to Manage	Remaining Risk			Risk direction	Proxim-ity (N, I, F)	Owner
			Effect	Likely	Result		Effect	Likely	Result			
2	Plas Tan y Bwlch – short term financial pressures on the Authority and securing its long-term future.	Failure to keep within the Authority's budget. Significant reputational damage to the Authority. Adverse impact on the local economy. Loss of livelihood for staff employed at Plas Tan y Bwlch. Failure to maintain a Grade II* listed building.	4	5	20 <b>Red</b> 	<p>At the Authority meeting on 7<sup>th</sup> February 2024 the Authority resolved:</p> <ol style="list-style-type: none"> <li>To continue with the current business model, while this is practical and safe, for a period until the Authority can formally consider its options on future management of Plas Tan y Bwlch.</li> <li>To invite interest from potential partners for the operational management/development of Plas Tan y Bwlch.</li> <li>At the same time, to offer Plas Tan y Bwlch on the open market to prospective buyers.</li> <li>To actively promote Plas Tan y Bwlch as a going concern to any prospective partner/buyer.</li> <li>To allow a period of up to 6 months to seek a partner or open market disposal.</li> </ol> <p>The current business model continues to operate at the time of writing, but Plas is not able to open full time and has to close at quieter times to protect the welfare of the remaining staff. This has led to some cancellations and loss of business.</p> <p>Carter Jonas have been appointed as agents and have received one firm offer for the property.</p> <p>At its Authority meeting in September the Authority decided to defer a decision on the offer until the Authority's next meeting in November so as to enable discussions to continue with other parties who have expressed an interest, that public access to Llyn Mair and the surrounding woodlands should be protected by designating the same using the Countryside and Rights of Way Act 2000 (CROW), and that the property should in the meantime remain on the market.</p> <p>Negotiations continue with a community company.</p>	4	5	20 <b>Red</b> 		N  Reviewed 10.07.24	Dir. of Corporate Services
3	Income Generating Target (Car Parks).	Failure to keep within the Authority's budget.	4	5	20 <b>Red</b> 	<p>As reported to the last Authority, the income was significantly lower than the same period last year for a period, this was due to the weather and the effect of the early Easter period, half of the normal income in the previous financial year. The gap has now reduced, and we are now £30K less than the period from April to the end of September this year compared to last year. The income target will be realised, but once again a surplus needs to be generated to pay for security at Pen y Pass for the pre-book system, rubbish collection and toilet cleaning costs which have increased significantly following the re-tendering of the service.</p>	4	1	4 <b>Green</b> 		N  Reviewed 10.07.24	Head of Property

Ref	Risk Description	Result	Inherent Risk			Measures / Actions to Manage	Inherent Risk			Risk direction	Proxim-ity (N, I, F)	Owner
			Effect	Likely	Result		Effect	Likely	Result			
4	Reputational risk re the Authority's management of the Ysgwrn.	Mismanagement leading to lack of credibility in the Authority's ability to fulfil its duties.	5	3	15 <b>Red</b> 	<p>Yr Ysgwrn has gained a very good reputation as an accredited museum and cultural centre with a programme of excellent quality cultural heritage activities. The accreditation status demonstrates that there is sound and effective governance structures in place.</p> <p>Yr Ysgwrn shows a successful pattern of applying for external funding to finance activities and projects, and officers work proactively on these applications, looking for sponsorship opportunities regularly.</p> <p>A new 'Yr Ysgwrn yn Ysbrydoli' was installed in September 2024 and new educational resources are available to accompany the exhibition. Officers are completing the Hedd Wyn film educational resource with Bangor University and the resource will be launched in 2025, slightly later than planned.</p>	3	3	9 <b>Amber</b> 		N Reviewed 10.07.24	Dir. of Planning and Land Mgt. / Head of Cultural Heritage
5	Risk (publicity) as a result of the Traffic Scheme / Snowdonia Green Key Policy.	Mismanagement leading to lack of credibility in the Authority and its partners.	4	3	12 <b>Amber</b> 	<p>Development of Cynllun Yr Wyddfa (Snowdon Plan) has established a better relationship between the individual elements relating to management on Yr Wyddfa (Snowdon), including the Sherpa service.</p> <p>A sub-group to Cynllun Yr Wyddfa has been formed to review the Sherpa service and transport / parking issues in the area. During 2023 an enhanced Sherpa bus service was provided, and highway traffic management (double yellow lines) were introduced at specific locations.</p> <p>The Eryri Transport Group has been agreed and is meeting frequently. The contract for the Sherpa Service for the next 5 years has been agreed. Corporate Joint Committees which have specific responsibility for transport may provide further opportunities. The Eryri Transport group did not meet during 2023, but the group has been reconvened and met in January 2024, and a schedule of meetings has been established.</p>	3	3	9 <b>Amber</b> 		N Reviewed 10.07.24	Interim Chief Executive / Partnerships Manager

Ref	Risk Description	Result	Inherent Risk			Measures / Actions to Manage	Inherent Risk			Risk direction	Proxim-ity (N, I, F)	Owner
			Effect	Likely	Result		Effect	Likely	Result			
6	Failure to fulfil the "Future Generations Well-Being" Act requirements.	Critical audit report / negative publicity.	3	3	9 <b>Amber</b> 	<p>The Authority continues to work together with Audit Wales to implement the requirements of the Well-Being Act.</p> <p>The Audit Wales study for 2022/23 (commercial income and income diversification) has been published with supplementary 3 National Park Authority report produced.</p> <p>Performance audit for 2023/24 will consider "Equality &amp; Diversity". Written evidence was submitted in October 2023 with further updates given last July. Following this, Officer interviews and a Focus Group with stakeholders and service users have been undertaken by Audit Wales. The draft report is expected by the end of this year.</p> <p>Welsh Government also provided training for Authority members during 2024.</p>	3	3	9 <b>Amber</b> 		I Reviewed 10.07.24	Interim Chief Executive

Ref	Risk Description	Result	Inherent Risk			Measures / Actions to Manage	Inherent Risk			Risk direction	Proxim-ity (N, I, F)	Owner
			Effect	Likely	Result		Effect	Likely	Result			
7	Risks to the Carneddau Landscape Partnership Project by failing to fulfil the project. This could be by failing to meet National Lottery Heritage Fund approved purposes, delayed appointment of staff team and commencement of the scheme, delayed settlement of Heritage Fund grant claims, the collapse of the partnership, or not securing the "unsecured" funding anticipated through further grant applications and "in kind" contributions during the project lifetime.	The results will vary widely depending on the scale of the failings. It could be that certain elements of the project may fail, right through to significant risks to the entire project, which obviously comes with adverse publicity and reputational damage.	3	4	12 <b>Amber</b> 	<p><b>Timetable:</b> Formal approval of a no-cost extension to practical completion date from 30/09/2024 to 31/12/2025. Extension also includes an allowance for 3 months project closure activity (e.g. legacy activity, final payment request and evaluation report) by the Scheme Manager and Scheme Support Officer until 31/03/2026.</p> <p><b>Approved Purposes:</b> Well over half of the budget expenditure has been completed and the budget has been revised and updated, with a clear plan now in place up to project completion. The Plan has presented a successful program of events, activities, practical work and grants since its launch in October 2020. Access, conservation and heritage working groups established, a Core Group meeting quarterly, and a public monthly e-bulletin established. The website is about to be launched externally. The evaluation of the plan takes place through regular contact between the appointed evaluator, the core team, partners and participants to identify the successes/challenges while responding appropriately.</p> <p>Officers are now completing work on legacy planning and an update will be provided to Members in 2025.</p>	3	2	6 <b>Amber</b> 		N Reviewed 10.07.24	Project Manager

Ref	Risk Description	Result	Inherent Risk			Measures / Actions to Manage	Inherent Risk			Risk direction	Proxim-ity (N, I, F)	Owner
			Effect	Likely	Result		Effect	Likely	Result			
8	Non-compliance with "General Data Protection Regulation 2018" (GDPR).	Lack of data management and publishing data that we shouldn't.	4	3	12 <b>Amber</b> 	<p><u>Training</u> New mandatory courses have been added on to ELMS in the past 6 months. Everyone will be expected to sit these in a timely manner or access to the network and / or email will be removed.</p> <p>Majority of staff are now completing both one off and annual courses consistently without any issues, however uptake by Members remains low. The situation is continually monitored.</p> <p><u>GDPR</u> In the past year we have had more minor data release incidents than in the past. There is therefore an increased likelihood and corresponding risk effect than in the past, which has meant the risk score has increased. However, the risk currently remains at amber.</p> <p>New staff and Members need to ensure that the training modules are completed as a priority. It is suggested that the staff which have been involved in the minor incidents re-sit the training or participate in further training in order to reduce the risk.</p>	4	3	12 <b>Amber</b> 		N  Reviewed 10.07.24	Head of IT / Dir. of Corporate Services

Ref	Risk Description	Result	Inherent Risk			Measures / Actions to Manage	Inherent Risk			Risk direction	Proxim-ity (N, I, F)	Owner
			Effect	Likely	Result		Effect	Likely	Result			
9	Aspects of financial risk associated with LIFE Celtic Rainforest project including non-compliance with procurement rules or spending on ineligible costs resulting in the grant not being awarded, or fluctuation in the Euro / pound exchange rate.	SNPA and other partners required to self-finance aspects of project expenditure to date.	5	4	<b>20</b> <b>Red</b> 	<p>Second mid-term report to EC (and associated grant claim) received and approved, leading to the draw down of the 3<sup>rd</sup> LIFE payment from the EC in December 2022. A request for a 2-year project extension has been officially approved by the European Commission, giving a new project end date of 31<sup>st</sup> of July 2027. The overall cost of the project will not be affected.</p> <p>Official feedback from the Commission, including the recent Monitoring Mission (November 2022) and 2<sup>nd</sup> Mid-term Report (Autumn 2022), thus far positive, with only minor concerns and amendments which need addressing. Latest Progress Report submitted September 2023. No further reporting due until March 2025.</p> <p>All other co-financier payments up-to-date, including the £2m contribution from Welsh Government. Surplus monies in the project so far (circa £301k) due to favorable exchange rate, which will need 40% match from partners (approximately £200k - £300k if total funding to be drawn down from the EU).</p>	4	3	<b>12</b> <b>Amber</b> 		N Reviewed 10.07.24	Project Manager

Ref	Risk Description	Result	Inherent Risk			Measures / Actions to Manage	Inherent Risk			Risk direction	Proximity (N, I, F)	Owner
			Effect	Likely	Result		Effect	Likely	Result			
10	Reputational risk to Authority associated with the unsatisfactory delivery of LIFE Celtic Rainforests project.	That the Authority suffers adverse reputational damage amongst those organisations which are named partners in the project, other project partners including private landowners, contractors and other organisations, and the wider public.	4	3	12 <b>Amber</b> 	Staffing issues remain a massive problem for the project, with further staff losses experienced - Cai Roberts, (ENPA) left in April 2024, with Adam Thorogood (WT) due to leave in June 2024. Also medium to long term absences experienced in latter half of 2023 / first half of 2024 amongst 3 members of staff - Project Officer David Jones (October 2023 – May 2024, now on phased return to work), Engagement Officer Lucy Evans (various absences, latest April 2024 – present) and Assistant Project Officer Gwion ap Dafydd (April 2024 – May 2024). Result of the staffing issues is increased workload and stress on existing staff and a reduction in output. Increased staff costs (inflation, need to employ additional staff) resulted in the need to move monies around within the project to cover the costs. Increasing risk of further staff losses as contracts near their end.  The disruption caused by the staff turnover (loss of momentum, not operating at full capacity for significant periods), side by side with the effects of the Covid-19 pandemic, was the main driver behind requesting a 2 year extension.	4	3	12 <b>Amber</b> 		I Reviewed 10.07.24	Project Manager / Dir. of Planning and Land Mgt.
11	Poor and ineffectual management of projects by the Authority.	Risk of not accomplishing projects and Authority objectives. Risk to the Authority's reputation. Financial opportunities being missed.	3	3	9 <b>Amber</b> 	Officers follow standard guidelines which have been adopted for project management - including creating a "Project Initiation Document" and obtaining management team approval for this document. This creates a basis for managing and communication (internal and external) on projects consistently throughout the Authority.  Consideration has been given to preparing more central support for projects to ensure that consistency and compliance are being managed. Welsh Government has confirmed a multi-year approach to projects/programs. The Performance and Resource Committee in March 2022 considered and approved the protocols on developing and accepting grant offers. Discussion on developing a capital programme for the period 2025 to 2028 progressing with Welsh Government Officials.	2	4	8 <b>Amber</b> 		N Reviewed 10.07.24	Management Team

Ref	Risk Description	Result	Inherent Risk			Measures / Actions to Manage	Inherent Risk			Risk direction	Proxim-ity (N, I, F)	Owner
			Effect	Likely	Result		Effect	Likely	Result			
12	Diminished staff resilience (due to increasing demands) as a result of flat budgets and inflation.	Impact on staff retention, wellbeing of staff in the workplace and performance capability.	3	3	<b>9</b> <b>Amber</b> 	A suite of measures to address resilience which include: 1. Annual individual staff appraisals, 2. Development of a staff workplace wellbeing plan, 3. Establishment of a staff resilience reserve, 4. Staff retention and sickness rates.  Since the review of staff terms and conditions the Authority will need to monitor the impact of inflation and the cost of living on staff resilience and ability to retain and recruit. A salary review was approved in 2022. The Authority is currently implementing hybrid working models across the Authority for mostly office-based staff.	3	3	<b>9</b> <b>Amber</b> 		N Reviewed 10.07.24	Management Team
13	Yr Ysgwrn fails to generate sufficient income to meet the budget.	Yr Ysgwrn relies on a higher subsidy from the Authority and/or uses financial reserves which have been saved following previous prosperous years. In the end, this will mean Yr Ysgwrn will not be sustainable.	4	4	<b>16</b> <b>Red</b> 	Maintaining Yr Ysgwrn within the budget is an ongoing challenge in light of the cost of living crisis which is disrupting visitor spending and increasing running costs.  Costs are reviewed regularly. Most costs, such as heat, telephone and electricity are fixed and necessary for accreditation standards.  Yr Ysgwrn is regularly successful in securing funding for activity and interpretation costs. Officers are working on capital project ideas for 2025/26 to upgrade facilities.	3	3	<b>9</b> <b>Amber</b> 		N Reviewed 10.07.24	Dir. Of Planning and Land Mgt. / Head of Cultural Heritage
14	Income Generating Target (Information Centres).	The Information Centres fails to generate sufficient income to meet the budget.  The Information Centers fail to reach income generating goals due to staffing shortages leading to closures.	4	4	<b>16</b> <b>Red</b> 	Fully staffed for the 2024/25 Season. However, absences due to external issues are proving problematic in the short term.  The early Easter Bank Holiday falling partially in the previous financial year makes Q1 results difficult to extrapolate. However, all three centers had a successful half term with Aberdyfi and Beddgelert in particular, having strong income results for May.  The strong Income results seen in Q1 have continued through the summer season. Income generated through the 3 centers is up 8% on 2023 despite visitor numbers overall falling slightly.	4	2	<b>8</b> <b>Amber</b> 		N Reviewed 10.07.24	Information Centres Manager

Ref	Risk Description	Result	Inherent Risk			Measures / Actions to Manage	Inherent Risk			Risk direction	Proxim-ity (N, I, F)	Owner
			Effect	Likely	Result		Effect	Likely	Result			
15	Income Generation (Planning).	The main risk would be insufficient income for the effective running of the planning service.	3	3	9 <b>Amber</b> 	For 2023-24 the planning fee income (planning and pre-application fees) were broadly in line with set budget. This normally covers about 25% of the costs of the Development Management service.  It is understood that there will be a consultation by the Welsh Government in the Autumn, with a view to working towards a full cost recovery fee system. This would be very positive news if implemented.	3	3	9 <b>Amber</b> 		N Reviewed 10.07.24	Dir. of Planning and Land Mgt.
16	The risk of a Cyber attack	Loose data and access to the network	4	3	12 <b>Amber</b> 	A new network monitoring system is being installed in October / November 2024 which will aid the reporting of any suspect activity. Additionally, the WiFi system at HQ and Yr Ysgwrn will be reviewed and more secure settings applied.  Cyber Security risks is constantly monitored with corresponding risk mitigation measures implemented as and when required by the IT service.	3	2	6 <b>Amber</b> 		A Reviewed 10.07.24	Head of IT / Dir. of Corp. Services

Ref	Risk Description	Result	Inherent Risk			Measures / Actions to Manage	Inherent Risk			Risk direction	Proximity (N, I, F)	Owner
			Effect	Likely	Result		Effect	Likely	Result			
17	Resilience of the Management Team	The recruitment of a new Chief Executive has identified risks to the resilience of the Management Team. Insufficient resources to allow the Management Team to function effectively particularly in the scenario where there is change in personnel and/or unanticipated long term leave.	4	4	<b>16</b> <b>Red</b> 	The Recruitment Panel, together with the Head of Human Resources and the new Section 151 Officer, are tasked and authorised to address potential matters resulting from turnover of personnel in the Senior Management Team.  The long term structure of the Management Team shall be a matter for consideration once the new Chief Executive is in post.	3	3	<b>9</b> <b>Amber</b> 		N Reviewed 10.07.24	The Recruitment Panel, Head of HR and S. 151 Officer
18	The proposed introduction of an Article 4 Direction to control the use of holiday and 2 <sup>nd</sup> homes (scheduled for June 2025): Risk of Judicial review.	An upheld Judicial Review could have the following effects: A) It may impact the Authority's ability to pursue the policy. B) It may delay the implementation of the policy. C) There may be a cost implication, particularly if the claimant seeks an award of legal costs if they succeed in the challenge.	4	2	<b>8</b> <b>Amber</b> 	With regard to the Judicial Review risk, the following mitigation is taken:  1) Legal advice is taken throughout the process and prior to publishing any document; and 2) There is close co-operation with Cyngor Gwynedd who are taking a similar course of action.	3	1	<b>3</b> <b>Amber</b> 		New	Director of Planning & Land Mgt
19	The proposed introduction of an Article 4 Direction to control the use of holiday and 2 <sup>nd</sup> homes (scheduled for June 2025): Insufficient capacity to address the increase in workload – affecting Planning Policy, Development Management and in particular Compliance workloads.	The insufficient capacity brings about the following issues: i) Welsh Government planning performance targets may be missed; and ii) Staff health and well-being issues may arise due to excess workloads.	3	3	<b>9</b> <b>Amber</b> 	With regards to the risk of exceeding capacity, the following action is taken: 1) The Authority will try and seek financial help from Cyngor Gwynedd and the Welsh Government – with a view to securing additional officer support. However, this has not yielded any success to date; and 2) Cooperation with Cyngor Gwynedd on lessons learnt will also happen – officers in Gwynedd have been very helpful in providing advice to date.  Training and advice will be provided to Planning Officers prior to the operation of the scheme in June 2025, which will include ensuring there is robust Supplementary Planning Guidance to support decision making.	3	3	<b>9</b> <b>Amber</b> 		New	Director of Planning & Land Mgt

<b>Scoring the Risk</b>					
<b>Likelihood</b>	<b>Very Low = 1</b>	<b>Low = 2</b>	<b>Medium = 3</b>	<b>High = 4</b>	<b>Very High = 5</b>
<b>Effect / Impact</b>	<b>Very Low = 1</b>	<b>Low = 2</b>	<b>Medium = 3</b>	<b>High = 4</b>	<b>Very High = 5</b>
<b>Combined Score</b>			<b>Overall Risk</b>		
1 – 4			Low  Green		
6 – 14			Medium  Amber		
15 – 25			High  Red		



# Parciau National Cenedlaethol Parks

## National Parks Wales Executive Meeting Monday, 03 June 2024 Online, 10:00 – 12:00

### Present:

(DC)	Cllr Di Clements	Chair, National Parks Wales (NPW) & Pembrokeshire Coast NPA (PCNPA)
(RHD)	Dr Rachel Heath-Davies	Deputy Chair, (PCNPA)
(TJ)	Tegryn Jones	CEO, PCNPA
(AE)	Canon Aled Edwards	Chair, Bannau Brycheiniog National Park Authority (BBNPA)
(GR)	Cllr Gareth Ratcliffe	Deputy Chair, BBNPA
(CMJ)	Catherine Mealing-Jones	CEO, BBNPA
(AH)	Tim Jones	Chair, Eryri NPA (ENPA)
(EO)	Cllr Edgar Wyn Owen	Deputy Chair, ENPA
(EW)	Emyr Williams	CEO, ENPA

### In Attendance:

(GJ)	Georgia Jones	PCNPA
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### 1. Welcome and Apologies

No apologies for absence were received.

### 2. Minutes of last meeting, 24 May 2023

On the proposal of DC, seconded by RHD, the minutes were noted as a true record.

### 3. NPW Budget and Finance

The end of year budget position for 2023-24 and the draft budget for 2024-25 were presented. All parks agreed to a £5k contribution for the year.



Parciau Cenedlaethol Bannau Brycheiniog, Arfordir Penfro ac Eryri yn gweithio mewn partneriaeth  
Brecon Beacons, Pembrokeshire Coast and Snowdonia National Parks, working in partnership



Rydym yn croesawu cael gohebiaeth yn Gymraeg, a byddwn yn ateb gohebiaeth yn Gymraeg.  
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We welcome receiving correspondence in Welsh, and will respond to any correspondence in Welsh.  
Corresponding in Welsh will not lead to delay.

## Parciau Cenedlaethol Cymru National Parks Wales

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## Parciau National Cenedlaethol Parks

The NPW Budget 2024/25 was **AGREED**.

### 4. NPW Business

#### a. Draft NPW Business Plan 2024-2026

The draft NPW Business Plan 2024/26 was presented. On the proposal of RHD, seconded by DC, the Draft NPW Business Plan for 2024-2026 was **AGREED**.

**ACTION:** To revisit the matter of National Park Authority priorities in 12 months, in preparation for the 2026 elections.

#### b. Government Business Impacting on National Park Wales

##### i) Biodiversity Deep Dive

EW reported that a new Chair had been elected to lead a Designated Landscape group focused on taking forward the recommendations of the Deep Dive.

##### ii) Visitor Levy

EW reported that John Cawley was the NP's representative on a Visitor Levy Group. EW reported that ENPA had an arrangement with Gwynedd to establish a framework to process a proposed levy.

**ACTION:** EW to share details with TJ of the arrangement with Gwynedd regarding the proposed levy.

#### c. Shared Strategic Posts

The impact of the posts was discussed along with the difficulty caused by their salary structures and the lack of exit strategy. A pilot project was suggested as an alternative approach to the Strategic Posts.

**ACTION:** To seek an indication from WG regarding the future of the Shared Strategic Posts.



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National Park



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CENEDLAETHOL  
ERYRI  
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## Parciau National Cenedlaethol Parks

### d. Landscape Wales

EW reported that the partnership was working well however its future remained unclear due to funding. It was suggested that funding proposals be coordinated by Landscapes Wales to generate additional income.

### e. Audit Wales Report

The report on Governance of the Welsh NP's was discussed and disappointment and concern were expressed by all regarding the report's findings. It was highlighted that no performance related Audit had been received in the last financial year and as a result, both PCNPA and ENPA were in discussions with Audit Wales regarding the fees due.

### f. National Parks Partnership (NPP) and National Parks Foundation

CMJ reported that a new NPP Strategy was being drafted. A discussion took place regarding the limited benefits of the NPP to the Welsh National Parks. In response, CMJ reported that the NPP were looking to develop a new Business Model to improve the distribution of funding. It was agreed that despite this, funding awarded through NPP could not be a substitute for core funding.

### g. Royal Welsh Show 2024

It was reported that the Welsh National Parks were a sponsor for the Royal Welsh. TJ suggested that the Parks could consider hosting an event at the next show.

**ACTION:** To discuss a potential event for the Royal Welsh at the next meeting.

### h. National Parks Wales Members' Seminar

TJ reported that the next Members' Seminar was set to be hosted by PCNPA on the 6<sup>th</sup> and 7<sup>th</sup> November 2024 at Giltar Hotel, Tenby with the theme of 'National Parks for All?'. It was confirmed that the Minister would be invited to open the Seminar. TJ went on to outline the itinerary.

**Noted.**



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## Parciau National Cenedlaethol Parks

### 5. Around the Parks

#### PCNPA

- Pay & Grading Review continued to progress
- the Authority had successfully purchased the land at Traeth Mawr which was now part of an accessibility project
- A review and refresh of the Destination Management Plan had taken place
- The Authority had attended the Tourism Summit, hosted by Visit Pembrokeshire
- The Authority was in the Consultation stages of an Article 4 Direction for Camping and Caravanning to address the increase in the number of sites since covid
- the Authority's Committee room was being redeveloped and meetings would move online for the duration of the project
- Welsh Government Training was being completed by Members

#### BBNPA

- A Working Group was working to locate a suitable office base for the Authority
- Work had been carried out to strengthen auditing processes
- Finances and limited resources continued to be a challenge. The Authority were exploring Income Diversification options however these were limited.
- Members had agreed to withdraw the current Local Development Plan (LDP) and were now going through the process of reaching a delivery agreement for the new LDP
- The Sustainable Tourism Policy was being reviewed
- Tenders were being shortlisted to develop a new website for the Authority
- Several individuals were shadowing Members of the Board
- People and Wellbeing continued to be a focus for the Authority however maintaining the correct balance of transparency with staff was a challenge

#### ENPA



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## Parciau National Cenedlaethol Parks

- A positive change in attitude from the local Press and social media had been seen recently in relation to the Authority’s traffic management as a result of the Sherpa’r Wyddfa bus service and effective communications
- The Authority was progressing an Article 4 Direction to support local individuals with affordable housing options. The review of the LDP had subsequently been delayed by a year due to resource constraints
- ENPA had experienced issues with campervans and solutions were being considered
- A Strategic Tourism Plan had been launched in partnership with Gwynedd County Council
- The Authority had decided to release Plas Tan y Bwlch and work with partners to prioritise the venue for community use however if unsuccessful, the building would be sold
- It was reported that the State of the Park report would be published this year, and a review of the NP Management Plan would take place next year. It was added that a Carbon Strategy for the Authority would be adopted.
- The Authority faced issues with telecom masts and were awaiting responses from appeals in relation to these
- ENPA had invested in a conference room at the Authority’s headquarters
- A vacancy was open for a Welsh Government appointed Member and an interim structure would be adopted for the Senior Management Team while the Authority recruited for a new Chief Executive

### 6. Any Other Business

It was noted that a meeting was set to take place shortly between the NPA’s and the Cabinet Secretary. The following topics were suggested as points to discuss during the meeting:

- The Visitor Levy
- The costs of offering hybrid meetings and webcasting
- The position of the Welsh NP’s in relation to the designation of a new NP

The Chair of PCNPA took the opportunity to congratulate EW on his retirement and offered thanks for his hard work and contributions over the years.



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# Parciau National Cenedlaethol Parks

**7. Date and location of the next meeting**  
6<sup>th</sup> November 2024 at the Giltar Hotel, Tenby.



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Parc Cenedlaethol Arfordir Penfro Pembrokeshire Coast National Park



PARC CENEDLAETHOL ERYRI SNOWDONIA NATIONAL PARK



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<b>MEETING</b>	<b>SNOWDONIA NATIONAL PARK AUTHORITY</b>
<b>DATE</b>	13 November 2024
<b>TITLE</b>	<b>MEMBERSHIP OF THE STANDARDS COMMITTEE</b>
<b>REPORT BY</b>	Interim Chief Executive
<b>PURPOSE</b>	To appoint members to the Standards Committee and to agree on the process for appointing a new Independent Member to the Committee

**1. BACKGROUND:**

- 1.1 The terms of reference of the Standards Committee contains two general functions namely:
- To promote and maintain high standards of conduct by the members and co-opted members of the Authority
  - To assist members and co-opted members of the Authority to observe the Authority’s code of conduct.
- 1.2 The Standards Committee also has the following specific functions:
- 1.2.1 To advise the Authority on the adoption of, or revision of, the Authority’s codes of conduct
  - 1.2.2 To monitor the operation of the Authority’s codes of conduct
  - 1.2.3 To advise on training of members and co-opted members of the Authority on matters relating to the Authority’s codes of conduct
  - 1.2.4 Considering and where appropriate determining matters referred to it by the Public Services Ombudsman for Wales.
  - 1.2.5 Considering Complaints against Members and co-opted Members
  - 1.2.6 Granting dispensations to members or co-opted members who have a personal interest in any business of the Authority
  - 1.2.7 Authorising payments by the Monitoring Officer of allowances and expenses to persons who have assisted in an investigation by the Monitoring Officer  
To establish the procedure for determining complaints referred to it for consideration.
- 1.3 Finally, the Standards Committee also has some staff functions namely as a final internal appeal on disciplinary matters and as a final appeal on grievances or on conditions of service.
- 1.4 The membership of the Standards Committee until recently consisted of two Local Authority Members (Councillor Dilwyn Roberts and Councillor Elfed Roberts), one Welsh Government appointed Member (Mrs Sarah Hattle) and three Independent Members namely Mrs Sharon Warnes (Chair), Mr Martin James Hughes (Vice Chair) and Mr Mark Jones. In accordance with the regulations governing Standards Committees both the Chair and Vice Chair have been appointed from amongst the Independent Members.

## **2. VACANT POST – INDEPENDENT MEMBER:**

- 2.1 Under the Standards Committees (Wales) (Amendment) Regulations 2006 an independent member of the standards committee of a relevant authority may be reappointed by the authority for one further consecutive term which shall not exceed four years. In reappointing under the new arrangements there is no obligation to comply with the requirements that would usually have to be followed namely to advertise in a minimum of two newspapers and to establish an interview panel of five containing at least one lay panel member. The role of the panel would be to interview and to make a recommendation to the Authority with the Authority making the final decision on who to appoint.
- 2.2 The term of our current chairman Mrs Sharon Warnes has now expired. As Mrs Warnes has already served a second term as Independent Member she is therefore ineligible to serve a further term.
- 2.3 The Authority must therefore appoint from new by advertising the position in accordance with the regulations and establishing an interview panel. On previous occasions the Panel has consisted of the Chairman and Vice Chairman of the Authority, the Chief Executive, the Monitoring Officer and a Lay Member (who was usually approached by the Monitoring Officer).

## **3. VACANT POSTS – AUTHORITY MEMBERS:**

- 3.1 In addition both Councillor Dilwyn Roberts and Mrs Sarah Hattle are no longer members of the Authority and nominations are sought at the meeting today for two members to be appointed to the Standards Committee, one from a Local Authority background with the remaining member to be a Welsh Government appointee.

## **4. TERMS OF OFFICE:**

- 4.1 The term of office for a member of the Authority shall be no longer than the period until that member ceases to be a member of the authority.
- 4.2 The term of office for an independent member of the standards committee shall be not less than four nor more than six years.

## **5. RESOURCE IMPLICATIONS:**

Advertising costs but such costs can be met from existing budgets.

## **6. RECOMMENDATIONS:**

- 6.1 **That the Authority appoints two members of the Authority as members of the Standards Committee such term to continue until that member ceases to be a member of the Authority.**
- 6.2 **In relation to the vacant Independent Member post of the Standards Committee that the Authority proceeds to advertise the position for a term of five years and establishes an Interview Panel of five in accordance with the Regulations to include one Lay Member to be selected by the Monitoring Officer.**

## **BACKGROUND PAPERS:**

The Standards Committees (Wales) Regulations 2001 (as amended)

<b>MEETING</b>	Snowdonia National Park Authority
<b>DATE</b>	13 <sup>th</sup> November 2024
<b>TITLE</b>	<b>Draft Annual Report of the Independent Remuneration Panel for Wales</b>
<b>REPORT BY</b>	Director of Corporate Services
<b>PURPOSE</b>	To discuss the draft Annual Report and accompanying questionnaire and determine what response is required

## 1 BACKGROUND

- 1.1 Appended to this report is a copy of the draft report received from the Independent Remuneration Panel for Wales.
- 1.2 As previously reported to the Authority the remit of the Panel includes National Park Authorities and so this Authority must abide by any decision of the Panel.
- 1.3 Members will no doubt note from the draft report that it is proposed to increase the current remuneration of members of National Park Authorities and qualifying roles in accordance with the average salaries of their constituents utilising the Annual Survey of Hours and Earnings.

## 2 PROPOSED CHANGES

- 2.1 The Panel in relation to National Park Authorities have determined that there should be increases to salaries.
- 2.2 The proposed revised salaries are therefore as follows:
  - 2.2.1 The basic salary for NPA ordinary members should be increased from £5,265 to £5,576
  - 2.2.2 The senior salary of the chair of an NPA should be increased from £14,598 to £15,462
  - 2.2.3 The senior salary of a deputy chair and chairs of NPA committees should be increased from £9,005 to £9,531
  - 2.2.4 Members must not receive more than one NPA senior salary

- 2.2.5 An NPA senior salary is paid inclusive of the NPA basic salary
  - 2.2.6 Members of principal local authorities in receipt of a Band 1 or Bands 2 senior salary cannot receive a salary from any NPA to which they have been appointed.
- 2.3 There are no changes to travel costs. Payment of subsistence rates continue to be in line with Welsh Government rates.
- 2.4 The rates payable to Independent Members of the Authority's Standards Committee are unchanged but continuing with the option to pay on an hourly basis for work undertaken and are as follows:
- 2.4.1 Chair of Standards Committee - £268 (4 hours and over) or £134 (up to 4 hours) or £33.50 (hourly rate)
  - 2.4.2 Ordinary members of Standards Committee - £210 (4 hours and over) or £105 (up to 4 hours) or £26.25 (hourly rate)
- 2.5 As is clear from the letter accompanying the report the time period for considering any representations draws to a close on 29<sup>th</sup> November and so this report gives the Authority an opportunity to make representations if it so wishes on the draft report. Continuing with the process as last year is a short questionnaire and the views of the Authority would be welcomed prior to submitting a response. Members are of course also welcome to submit their own individual response to the questionnaire.

## **RESOURCE IMPLICATIONS**

The report if published without changes will have minor resource implications which will necessitate an increase to existing budgets.

## **RECOMMENDATION**

**To discuss the draft Annual Report and determine the Authority's response.**

## **BACKGROUND PAPERS**

**Draft Report of the Independent Remuneration Panel for Wales.**



# Draft Annual Report 2025 to 2026

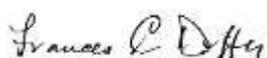
October 2024

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## 1. Foreword

- 1.1 Welcome to the draft Annual Report of the Independent Remuneration Panel for Wales ("Panel), setting the decisions and determinations on pay, expenses, and benefits for elected members of Principal Councils, Corporate Joint Committees (CJCs), Community and Town Councils, National Park Authorities and Fire and Rescue Authorities for implementation from April 2025. This is the final draft report before the Panel's functions transfer over to the Democracy Boundary Commission Cymru (DBCC) from 1 April 2025.
- 1.2 You can find out more about our Panel members on our [website](#).
- 1.3 This has been a busy year for the Panel, with the focus on compliance, engagement, fairness and research, whilst also preparing for the transfer of functions to the DBCC.
- 1.4 Since its inception, I believe that the Panel has had a significant and beneficial influence on the value of elected members of local government in Wales at all levels and in respect of all the all authorities that are within its remit. In particular, the Panel has sought to ensure that remuneration issues do not act as a barrier to participation in local democracy.
- 1.5 The Local Government Measure requires the Panel to take cognisance of the overall cost to the public purse. We have continued to do this, and maintained the principle that the remuneration of elected members of our Principal Councils is linked specifically to the average wages of people in Wales. I am satisfied that the balance between fairness and support to elected members and the overall impact on public finances has been achieved for 2025 to 2026.
- 1.6 I wish to give my appreciation and thanks to the Panel for their professionalism, engagement and judgement during the last few years. This has enabled the Panel's Determinations to be robust, sound and well supported by stakeholders. Also, my grateful thanks to the members of our Secretariat who have supported the Panel.
- 1.7 This draft annual report is now issued for consultation. We have again put forward a set of specific questions where we would welcome your feedback. We welcome any additional comments either on the detail of the proposed Determinations or on other relevant areas you think the Panel should consider.
- 1.8 The Consultation period ends on **29 November 2024** (you can either, write to us (see contact details), [email](#) us your comments or complete the [form](#) on our website) and after deliberating on your feedback, and taking cognisance of any change in circumstances, the Panel will issue its final Determinations and annual report by the 28 February 2025.



**Frances Duffy, Chair**  
Independent Remuneration Panel for Wales

## 2. Introduction

- 2.1 Last year we published our first Strategic Plan, setting out the framework for our deliberations and wider context for our decisions from 2023 to 2025.
- 2.2 The strategy outlines an appropriate and fair remuneration framework, aimed at encouraging inclusion and participation in order to support local democracy, and giving communities their voice.
- 2.3 The Panel has a role to promote a wider understanding of the work of local and community council members, to encourage participation in local democracy and to improve diversity of councillors to better represent the diversity of local communities. The Panel has previously introduced reimbursement for cost of care (for all elected members) and a working from home and ICT allowance (community and town councillors) aimed at removing potential barriers relating to caring responsibilities and home working enabling elected members to participate in local democracy.
- 2.4 The Panel continues to monitor, where it can, the impact of its determinations on improving diversity within local democracy, and with the support of Welsh Government, sought views on the association between remuneration and diversity within local democracy. The Panel has written to Welsh Government to ask for support in providing a better baseline of evidence to monitor and track changes in the demographics of our elected officials.
- 2.5 With a strengthened Panel, we continue to focus on building our research and evidence plan to support our discussions on our remuneration framework. We publish our Research and Evidence paper each year along with the Final Report in line with our aim to be open and transparent in all our decision making.
- 2.6 The Panel believes fair and reasonable levels of remuneration are crucial to local democracy. We therefore again agreed to continue to align levels of remuneration for elected members of Principal Councils, Corporate Joint Committees (CJCs), National Park and Fire and Rescue Authorities within the context of average Welsh earnings. This has meant using the Annual Survey of Hours and Earnings within Wales (ASHE) published by Office for National Statistics (ONS) as the main benchmark for setting remuneration.
- 2.7 The [Local Government \(Wales\) Measure 2011](#) states that “the Panel must take into account what it considers will be the likely financial impact on relevant authorities” of its decisions. We considered evidence on public sector finances and the impact on Principal Authorities’ budgets before determining remuneration levels across the local government family.
- 2.8 Whilst the total cost of remuneration for elected members is relatively low in terms of overall budgets, the Panel are aware of the continuing economic and fiscal strain on Principal Councils. In reaching our decision to continue the link between elected members remuneration and the average earnings of their constituents, the Panel remain of the view that a fair and reasonable remuneration package will continue to support elected members and not act as

a barrier to participation. This is an important principle, underpinning our considerations on appropriate remuneration.

- 2.9 In line with our commitment to simplifying reporting and compliance requirements, the Panel this year looked at the reporting for Community and Town Councils (CTCs). We provided clerks of CTCs with a new template report and will continue to monitor the level of payments made. These annual returns form an important part of the evidence that the Panel considers in determining the impact and effectiveness of our decisions.
- 2.10 We addressed queries from CTCs regarding the PAYE treatment of the mandatory allowance for working from home (£156 per annum) and the option of a flat rate of £52 a year for consumables. We updated our guidance on this issue, and this has helped reduce the number of queries. We are mindful of the help that One Voice Wales continues to give to local clerks and councillors on remuneration issues and will again this year hold an online seminar for all community councillors during the consultation period.
- 2.11 We are also mindful of a continuing, albeit reducing, number of CTC councillors who decide to forego all or part of their entitlement. We strongly believe that councillors should be reimbursed for expenses they necessarily incur whilst carrying out their duties.
- 2.12 We introduced a total sum reporting for all mandatory payments to members of CTCs for working from home, the flat rate consumables allowance and travel and subsistence claims. This is in line with the reporting of costs of care and personal assistance claims. The Panel feels this will give the right balance between public accountability and individual privacy, and we hope will encourage all to accept the payments they are entitled to.
- 2.13 Also, last year, the Panel introduced the option for coopted members of Principal Councils, National Parks Authorities and Fire and Rescue Authorities, to be paid an hourly rather than daily rate where thought appropriate. We will be looking at the annual payment returns for this year to monitor the take up of this.
- 2.14 We have reviewed and updated our [Guidance](#) (previously called the Regulations) to better support relevant authorities to be able to comply with our determinations about members' remuneration, including payments, reporting and publication requirements as set out in this draft annual report.
- 2.15 A key issue that the Panel considered in depth this year was the development of the new Corporate Joint Committees (CJCs). After research into the progress being made and taking evidence and feedback from CJCs and Welsh Government policy colleagues, the Panel issued a Draft Supplementary Report covering the remuneration of lay members of CJCs on 27 June 2024.
- 2.16 The Panel considered it important that payments and allowances to elected and appointed members of all relevant authorities within the local government family are fair and consistent. It was the Panel's view that the situation regarding remuneration of lay members of CJCs was anomalous with remuneration of

coopted members with other local government authorities.

- 2.17 As a result, the Panel consulted with stakeholders about aligning the approach taken to remunerating lay members of CJsCs with the remuneration of coopted members across the relevant authorities within the local government family, asking if lay members of a CJC should be paid in the same way as coopted members of other relevant authorities.
- 2.18 The Panel expresses its appreciation to those who took the time to send their views and comments. The responses were almost all supportive of the approach set out in the report.
- 2.19 The Panel issued a [Final Supplementary Report](#) on 31 July 2024.
- 2.20 The final area that the Panel is considering actioning this year is to undertake a review of Framework and Methodology for Remuneration of Senior Roles in Principal Councils, Community and Town Councils (CTCs), and CJsCs. This is a considerable piece of work requiring full examination and subsequent research, and the Panel therefore intends to develop a more detailed scope of the nature of the research and methodology required over the coming months in order for the new Democracy and Boundary Commission Cymru (DBCC) to take this work forward.
- 2.21 Additionally, the Panel has become aware of some concerns over the workload and demands on senior roles in National Park Authorities and Fire and Rescue Authorities. The Panel therefore proposes incorporating research questions that would support a review into these areas also within the scope of the research framework described above.
- 2.22 As we come to the end of the year, and the winding up of the Panel and the transfer of its functions to the DBCC, the Panel will be preparing a Legacy Report which we intend to act as a summary of the main issues we have researched and made decisions on over the past 10 or so years and form an evidence base for the DBCC to take forward.

### **3. Role and responsibilities of the Panel**

#### **Our Role:**

3.1 The Panel is responsible for setting the levels and arrangements for the remuneration of elected and coopted members of the following organisations:

- Principal Councils – County and County Borough Councils
- Community and Town Councils
- National Park Authorities
- Fire and Rescue Authorities
- Corporate Joint Committees

3.2 The Panel is an independent organisation and the organisations listed above are required, by law, to implement the decisions it makes.

3.3 We make determinations on:

- The salary structure within which members are remunerated
- The type and nature of allowances to be paid to members
- Whether payments are mandatory or allow a level of local flexibility
- Arrangements in respect of family absence
- Arrangements for monitoring compliance with the Panel's decisions

#### **Our Aim:**

- Supporting local democracy and giving communities their voice, through setting up an appropriate and fair remuneration framework, which encourages inclusion and participation.

#### **Our Goals:**

- Our Determinations should ensure that levels of remuneration are fair, reasonable, represent value for money for the taxpayer, and are set within the context of Welsh earnings and the wider financial circumstances of Wales.
- Our Determinations should support elected members from a diverse range of backgrounds, and levels of remuneration should not act as a barrier to participation.

## **Our Strategic Objectives:**

- To make evidence based Determinations
- To use clear and accessible communications
- To proactively engage and consult
- To simplify compliance and reporting
- To work collaboratively

## **Panel Membership**

Frances Duffy, Chair  
Saz Willey, Vice Chair  
Bev Smith  
Dianne Bevan  
Kate Watkins

Detailed information about the members, our Strategic Plan, our deliberations and supporting research and evidence can be found on the website: [Panel website](#)

## **4. Transfer of Functions to Democracy and Boundary Commission Cymru**

- 4.1 Following an independent ten-year review of the Panel in 2021, the Panel's functions will transfer over to the Democracy and Boundary Commission Cymru on 1 April 2025. This is as a result of the Elections and Elected Bodies (Wales) Act being passed in July 2024. Having received Royal Assent in the Autumn, the Act expands the role and remit of the DBCC across aspects of a healthy Welsh democracy, including setting the remuneration for members of the following bodies across Wales:
- Principal Councils
  - Town and Community Councils
  - Corporate Joint Committees
  - Fire and Rescue Authorities
  - National Park Authorities
- 4.2 As the DBCC draws on the same evidence base and stakeholders to undertake its own work and its purpose is also rooted in promoting effective local democracy, there is already a strong connection between the work of the two organisations. Both agendas rely on having a real understanding and appreciation of the needs of the population of Wales, the way in which elected members and councils operate and an understanding of members' workloads.
- 4.3 As the Panel is required now, the DBCC will be expected to produce a draft Annual Report for consultation and take account of responses prior to publishing a final Report by 28 February each year. The Report will set out its determination about remuneration levels for the following financial year.
- 4.4 The Panel will be abolished via the Elections and Elected Bodies (Wales) Act on 31 March 2025.
- 4.5 We are working closely with the DBCC to ensure a seamless transfer of the Panel's functions on 1 April 2025. We have set up a transition workstream to capture requirements such as development of a legacy report which will provide details on the Panel's history as well areas which might be considered by the DBCC in the future.

## 5. Methodology

- 5.1 As set out in our strategic objectives the Panel has committed to making evidence-based decisions.
- 5.2 This year we again prepared an evidence and research paper to pull together the various sources of information that the Panel considered in making its draft Determinations. This provided a wide range of data, evidence and contextual factors to inform the Panel's decision-making process in relation to its Determinations for the 2025-2026 financial year. This included:
- Data on average UK and Wales weekly earnings, including ASHE – the Annual Survey of Hours and Earnings
  - Public and private sector pay trends
  - Annual CPIH and CPI inflation rates
  - Benchmarks, including councillor remuneration in Scotland
  - Research on councillor workload, views and attitudes to remuneration and diversity (Welsh Government)
  - Data collected on the take up of remuneration and benefits packages by councillors
  - Democratic Health of Community and Town Councils
  - Data on local authority finances
- 5.3 The full set of evidence and research considered will be published on our [website](#).
- 5.4 The Panel engaged directly with key stakeholder representative groups including the Welsh Local Government Association and One Voice Wales, Society for Local Council Clerks, North and Mid Wales Association of Local Councils. We also received evidence from the Chair of North Wales Fire and Rescue Service, Chair of National Parks Wales (who is also Chair of Pembrokeshire Coast National Park Authority and the Chair of South West Wales CJC (who is also the Leader of Swansea City Council).
- 5.5 In March, the Panel attended the One Voice Wales conference. This enabled the Panel to meet delegates and discuss issues relating to the Panel's deliberations. The Panel will be attending this year's conference and look forward to meeting CTC clerks and councillors.
- 5.6 The Panel also met with the Convention of Scottish Local Authorities (COSLA), Scottish Government and the Convener of Scottish Local Authorities Remuneration Committee (SLARC) to discuss SLARC's independent review of councillor remuneration and particular methodology for setting councillor remuneration. The Panel found the conversation interesting and informative on how the Scottish remuneration methodology compares with Wales.
- 5.7 The Panel looks forward to engaging with Heads of Democratic Services and Leaders of Principal Councils, during the consultation period. These discussions provide an opportunity for the Panel to explore views about existing arrangements, the impact decisions are having on individuals, how the arrangements are operating in practice and any issues or concerns individuals

wish to raise. It also provides an opportunity for discussion about emerging situations which the Panel may need to consider in respect of its decision making.

- 5.8 The Panel would like to thank all those that contributed to our deliberations either directly or through feedback and questions on our last report.

## 6. Determinations for 2025 to 2026

### Principal Councils

#### Basic salary for elected members of principal councils:

##### Determination 1

- 6.1 The basic salary, paid to all elected members, is remuneration for the responsibility of community representation and participation in the scrutiny, regulatory and related functions of local governance. It is based on a full time equivalent of three days a week. The Panel regularly reviews this time commitment, and no changes are proposed for 2025 to 2026.
- 6.2 The Panel is fully aware of the current constraints on public funding and the impact its decisions will have on the budgets of Principal Authorities. The Panel is also mindful of our Aims and Objectives to provide a fair and reasonable remuneration package to support elected members and to encourage diversity of representation.
- 6.3 The Panel also noted that in previous electoral cycles, the remuneration of councillors fell far behind the key benchmark of Average Hourly Earnings in Wales (ASHE) and a significant uplift was therefore required in 2022.
- 6.4 The Panel has therefore determined that for the financial year 1 April 2025 to 31 March 2026 it is right to retain the link between the basic salary of councillors and the average salaries of their constituents. The basic salary will be aligned with three fifths of all Wales 2022 ASHE, the latest figure available at drafting. **This will be £19,771.**

#### Salaries paid to Senior, Civic and Presiding members of principal councils:

##### Determination 2

- 6.5 The limit on the number of senior salaries payable (“the cap”) will remain in place.
- 6.6 All senior salaries include the basic salary payment. The different levels of additional responsibility of and between each role is recognised in a banded framework. No changes to banding are proposed this year.
- 6.7 The basic pay element will be uplifted in line with ASHE and this uplift will also apply to the role element of Bands 1, 2, 3, 4 and 5.
- 6.8 The salary of a leader of the largest (Group A) council will therefore be £74,141.
- 6.9 All other payments have been decided in reference to this and are set out in Table 1.

## Group A

- Cardiff
- Rhondda Cynon Taf
- Swansea

**Table 1 – Salaries payable to Basic, Senior, Civic and Presiding members of principal councils (Group A)**

<b>Description</b>	<b>Amount</b>
Basic salary	£19,771
Band 1 leader	£74,141
Band 1 deputy leader	£51,899
Band 2 executive members	£44,485
Band 3 committee chairs (if paid)	£29,657
Band 4 Leader of the largest opposition group	£29,657
Band 5 Leader of other political groups (if paid) and deputy civic head	£23,726
Civic Head (if paid)	£29,657
Deputy Civic Head (if paid)	£23,726
Presiding member (if paid)	£29,657
Deputy Presiding Member (basic only)	£19,771

## Group B

- Bridgend
- Caerphilly
- Carmarthenshire
- Conwy
- Flintshire
- Gwynedd
- Newport
- Neath Port Talbot
- Pembrokeshire
- Powys
- Vale of Glamorgan
- Wrexham

**Table 1 – Salaries payable to Basic, Senior, Civic and Presiding members of principal councils (Group B)**

<b>Description</b>	<b>Amount</b>
Basic salary	£19,771
Band 1 leader	£66,727
Band 1 deputy leader	£46,709
Band 2 executive members	£40,036
Band 3 committee chairs (if paid)	£29,657
Band 4 Leader of the largest opposition group	£29,657
Band 5 Leader of other political groups (if paid) and deputy civic head	£23,726
Civic Head (if paid)	£29,657
Deputy Civic Head (if paid)	£23,726
Presiding member (if paid)	£29,657
Deputy Presiding Member (basic only)	£19,771

### **Group C**

- Blaenau Gwent
- Ceredigion
- Denbighshire
- Merthyr Tydfil
- Monmouthshire
- Torfaen
- Isle of Anglesey

**Table 1 – Salaries payable to Basic, Senior, Civic and Presiding members of principal councils (Group C)**

<b>Description</b>	<b>Amount</b>
Basic salary	£19,771
Band 1 leader	£63,020
Band 1 deputy leader	£44,114
Band 2 executive members	£37,812
Band 3 committee chairs (if paid)	£29,657
Band 4 Leader of the largest opposition group	£29,657
Band 5 Leader of other political groups (if paid) and deputy civic head	£23,726
Civic Head (if paid)	£29,657
Deputy Civic Head (if paid)	£23,726
Presiding member (if paid)	£29,657
Deputy Presiding Member (basic only)	£19,771

6.10 There are no further changes to the payments and benefits paid to elected members. All current Determinations will be published on our [website](#).

6.11 There have been no changes made to allowances for Travel and subsistence; Care and Personal Assistance; Sickness Absence; Corporate Joint

Committees, Assistants to the Executive, additional salaries and Job-sharing arrangements.

## **Salaries for Joint Overview and Scrutiny Committee:**

### **Determination 3**

6.12 The salary of a chair of a Joint Overview and Scrutiny Committee will continue to be aligned to Band 3 and will be set at £9,886.

6.13 The salary of a vice-chair is set at 50% of the Chair and will be £4,943.

6.14 There are no other changes.

## **Payments to National Parks Authorities and Fire and Rescue Authorities:**

### **Determination 4**

6.15 The three national parks in Wales - Eryri (Snowdonia), Pembrokeshire Coast and Bannau Brycheiniog (Brecon Beacons), were formed to protect spectacular landscapes and provide recreation opportunities for the public. The Environment Act 1995 led to the creation of a National Park Authority (NPA) for each park. National Park authorities comprise members who are either elected members nominated by the principal councils within the national park area or are members appointed by the Welsh Government through the Public Appointments process. Welsh Government appointed and council nominated members are treated equally in relation to remuneration.

6.16 The three fire and rescue services (FRAs) in Wales: Mid and West Wales, North Wales and South Wales were formed as part of Local Government re-organisation in 1996. FRAs comprise elected members who are nominated by the Principal Councils within each fire and rescue service area.

6.17 In line with the Panel's decision to increase the basic salary of elected members of principal councils, the remuneration level for ordinary members of both NPAs and FRAs is also increased in line with ASHE.

6.18 The remuneration for Chairs will remain linked to a principal council Band 3 senior salary. Their role element will therefore increase accordingly. Deputy chairs, Committee chairs and other paid senior posts will remain linked to a Band 5. Full details of the levels of remuneration for members of NPAs and FRAs is set out in Table 2.

**Table 2 – Payments to National Parks Authorities**

<b>National Parks Authorities</b>	<b>Amount</b>
Basic salary for ordinary member	£5,576
Chair	£15,462
Deputy Chair (where appointed)	£9,531
Committee Chair or other senior post	£9,531

**Table 2 – Payments to Fire and Rescue Authorities**

<b>Fire and Rescue Authorities</b>	<b>Amount</b>
Basic salary for ordinary member	£2,788
Chair	£12,674
Deputy Chair (where appointed)	£6,743
Committee Chair or other senior post	£6,743

6.19 All current Determinations, including restrictions on receiving double allowances, will be published on our website. Other than the above increases, there are no changes proposed this year.

## **Payments made to co-opted members of Principal Councils, National Park Authorities and Fire and Rescue Authorities:**

### **Determination 5**

6.20 The current Determination (made in the 2022 to 2023 Annual Report) states that coopted members of the relevant bodies should be remunerated on a day or half day basis. In addition, the relevant officer may decide on the total number of days remunerated in a year and set a reasonable time for meeting preparation.

6.21 The Panel has noted the changes to working practices, put in place during Covid and now becoming more routine, that has meant a move towards more frequent use of online meetings and or training courses, often short, as well as more regular committee meetings. The panel also received feedback from Heads of Democratic Services raising this issue.

6.22 The Panel therefore determined there should be local flexibility for the relevant officer to decide when it will be appropriate to apply a day or a half day rate or to use an hourly rate where it is sensible to aggregate a number of short meetings, as outlined in Table 3.

**Table 3: Payments made to co-opted members of Principal Councils, National Park Authorities and Fire and Rescue Authorities**

<b>Role</b>	<b>Hourly rate payment</b>	<b>Up to 4 hours payment rate</b>	<b>4 hours and over payment rate</b>
Chairs of standards and audit committees	£33.50	£134	£268
Ordinary Members of Standards Committees who also chair Standards Committees for Community and Town Councils	£29.75	£119	£238
Ordinary Members of Standards Committees; Education Scrutiny Crime and Disorder Scrutiny Committee and Audit Committee	£26.25	£105	£210
Community and Town Councillors sitting on Principal Council Standards Committees	£26.25	£105	£210

**Payments to co-opted (lay) members of Corporate Joint Committees:**

**Determination 6**

6.23 Co-opted lay members of a Corporate Joint Committee (CJC) will be paid on the same basis as co opted (lay) members with voting rights of other bodies within the local government family.

6.24 The amounts are set out below:

**Table 4: Payments made to co-opted (lay) members of Corporate Joint Committees**

<b>Role</b>	<b>Hourly rate payment</b>	<b>Up to 4 hours payment rate</b>	<b>4 hours and over payment rate</b>
Lay chairs of committees	£33.50	£134	£268
Ordinary lay members with voting rights	£29.75	£119	£238

6.25 This determination is valid from 31 July 2024.

## **Community and Town Councils**

6.26 The Panel continues to mandate payments for the extra costs of working from home and payments for office consumables. There is no change to the Determination made last year.

### **Mandatory Payments:**

#### **Determination 7**

##### **Payment for extra costs of working from home**

6.27 All councils must pay their members £156 a year (equivalent to £3 a week) towards the extra household expenses (including heating, lighting, power and broadband) of working from home.

##### **Set payment for consumables**

6.28 Councils must either pay their members £52 a year for the cost of office consumables required to carry out their role, or alternatively councils must enable members to claim full reimbursement for the cost of their office consumables.

6.29 It is a matter for each council to make and record a policy decision in respect of when and how the payments are made and whether they are paid monthly, yearly or otherwise. The policy should also state whether and how to recover any payments made to a member who leaves or changes their role during the financial year.

### **Compensation for Financial Loss:**

#### **Determination 8**

6.30 Compensation for financial loss is an optional payment.

6.31 Previously, the Panel determined that an appropriate level of payment should be set at the daily rate of ASHE. To maintain this link, the figures for 2025 to 2026 are now proposed as:

£126.74 for a full day and £63.37 for a half day.

### **Reporting Requirements:**

#### **Determination 9**

6.32 Community and Town Councils are required to submit an annual statement of payments to the Panel by the 30 September each year, and also publish this on their website. The Panel have provided a template return for clerks to use.

6.33 The Panel have discussed and considered changing the requirements for Community and Town Councils when submitting their statement of payment returns. The Panel's aim is to simplify administration and encourage Councils to ensure all mandatory payments are made to individual members.

6.34 The Panel proposed that from September 2024, the returns need only show the total amounts paid in respect of the mandatory payments mentioned above. That is the £156 contribution to the costs of working from home and the £52 set rate consumables allowance and the travel and subsistence expenses paid.

6.35 This brings these in line with the reporting of the costs of care and personal assistance allowances.

**Table 5: Payments to Community and Town Councils**

<b>Type of Payment</b>	<b>Group</b>	<b>Requirement</b>
Extra costs payment	1 (Electorate over 14,000)	Mandatory for all members
Senior role	1 (Electorate over 14,000)	Mandatory £500 for 1 member; optional for up to 7
Mayor or chair	1 (Electorate over 14,000)	Optional: up to a maximum of £1,500
Deputy mayor or deputy chair	1 (Electorate over 14,000)	Optional: up to a maximum of £500
Attendance allowance	1 (Electorate over 14,000)	Optional
Financial loss	1 (Electorate over 14,000)	Optional
Travel and subsistence	1 (Electorate over 14,000)	Optional
Costs of care or personal assistance	1 (Electorate over 14,000)	Mandatory
Extra costs payment	2 (Electorate over 10,000 to 13,999)	Mandatory for all members
Senior role	2 (Electorate over 10,000 to 13,999)	Mandatory for 1 member; optional up to 5
Mayor or chair	2 (Electorate over 10,000 to 13,999)	Optional: up to a maximum of £1,500
Deputy mayor or deputy chair	2 (Electorate over 10,000 to 13,999)	Optional: up to a maximum of £500
Attendance allowance	2 (Electorate over 10,000 to 13,999)	Optional
Financial loss	2 (Electorate over 10,000 to 13,999)	Optional
Travel and subsistence	2 (Electorate over 10,000 to 13,999)	Optional

<b>Type of Payment</b>	<b>Group</b>	<b>Requirement</b>
Costs of care or personal assistance	2 (Electorate over 10,000 to 13,999)	Mandatory
Extra costs payment	3 (Electorate over 5,000 to 9,999)	Mandatory for all members
Senior role	3 (Electorate over 5,000 to 9,999)	Optional up to 3 members
Mayor or chair	3 (Electorate over 5,000 to 9,999)	Optional - Up to a maximum of £1,500
Deputy mayor or deputy chair	3 (Electorate over 5,000 to 9,999)	Optional - Up to a maximum of £500
Attendance allowance	3 (Electorate over 5,000 to 9,999)	Optional
Financial loss	3 (Electorate over 5,000 to 9,999)	Optional
Travel and subsistence	3 (Electorate over 5,000 to 9,999)	Optional
Costs of care or personal assistance	3 (Electorate over 5,000 to 9,999)	Mandatory
Extra Costs Payment	4 (Electorate over 1,000 to 4,999)	Mandatory for all members
Senior Role	4 (Electorate over 1,000 to 4,999)	Optional up to 3 members
Mayor or Chair	4 (Electorate over 1,000 to 4,999)	Optional - Up to a maximum of £1,500
Deputy Mayor or Deputy Chair	4 (Electorate over 1,000 to 4,999)	Optional - Up to a maximum of £500
Attendance Allowance	4 (Electorate over 1,000 to 4,999)	Optional
Financial Loss	4 (Electorate over 1,000 to 4,999)	Optional
Travel and Subsistence	4 (Electorate over 1,000 to 4,999)	Optional
Costs of Care or Personal Assistance	4 (Electorate over 1,000 to 4,999)	Mandatory
Extra Costs Payment	5 (Electorate less than 1,000)	Mandatory for all members
Senior Role	5 (Electorate less than 1,000)	Optional up to 3 members
Mayor or Chair	5 (Electorate less than 1,000)	Optional - Up to a maximum of £1,500
Deputy Mayor or Deputy Chair	5 (Electorate less than 1,000)	Optional - Up to a maximum of £500
Attendance Allowance	5 (Electorate less than 1,000)	Optional
Financial Loss	5 (Electorate less than 1,000)	Optional
Travel and Subsistence	5 (Electorate less than 1,000)	Optional

<b>Type of Payment</b>	<b>Group</b>	<b>Requirement</b>
Cost of Care or Personal Assistance	5 (Electorate less than 1,000)	Mandatory

6.36 There have been no changes made to payments for undertaking senior roles; allowances for Travel and subsistence; Care and Personal Assistance or Attendance allowance. All current Determinations will be published on our [website](#).

## **7. Summary of Determinations 2025 to 2026**

### **Determination 1**

The basic level of salary for elected members of principal councils is set at £19,771.

### **Determination 2**

The salary of a leader of the largest (Group A) council will be £74,141. All other payments have been decided in reference to this. All payments are set out in Table 1.

### **Determination 3**

The salary of a chair of a Joint Overview and Scrutiny Committee will be £9,886.

The salary of vice-chair will be £4,943.

### **Determination 4**

The basic pay of members of National Park Authorities and Fire and Rescue Authorities has been increased. All payments are set out in Table 2.

All current Determinations, including restrictions on receiving double allowances, will be published on our website. Other than the above increases, there are no changes proposed this year.

### **Determination 5**

For co opted member payments, the Panel proposes there should be local flexibility for the relevant officer to decide when it will be appropriate to apply a day or a half day rate or to use an hourly rate where it is sensible to aggregate a number of short meetings.

The full and half day rates remain unchanged from 2024 to 2025. The only change is the stipulation of hourly rates, as set out in Table 3.

### **Determination 6**

Co opted lay members of a Corporate Joint Committee (CJC) will be paid on the same basis as co opted (lay) members with voting rights of other bodies within the local government family, as set out in Table 4.

### **Determination 7**

Members of Community and Town Councils will be paid £156 a year (equivalent to £3 a week) towards the extra household expenses (including heating, lighting, power and broadband) of working from home. And Councils must either pay their members £52 a year for the cost of office consumables required to carry out their role, or

alternatively councils must enable members to claim full reimbursement for the cost of their office consumables.

### **Determination 8**

Compensation for financial loss is an optional payment.

Previously, the Panel determined that an appropriate level of payment should be set at the daily rate of ASHE. To maintain this link, the figures for 2025 are now proposed as:

£126.74 for a full day and £63.37 for a half day.

### **Determination 9**

The Panel proposes that from September 2024, the returns need only show the total amounts paid in respect of the mandatory payments mentioned above. That is the £156 contribution to the costs of working from home and the £52 set rate consumables allowance and the travel and subsistence expenses paid.

This brings these in line with the reporting of the costs of care and personal assistance allowances.

All other Determinations set out in the 2024 to 2025 [Annual Report](#) of the Panel remain valid and should be applied.

## 8. Contact details

8.1 To request a printed version of the Annual Report please [email us](#) or write to:

Independent Remuneration Panel for Wales  
Third Floor East  
Crown Buildings  
Cathays Park  
Cardiff CF10 3NQ

Telephone: 03000 616095  
Email: [irpmailbox@gov.wales](mailto:irpmailbox@gov.wales)

8.2 This Annual Report and other information about the Panel and its work are available on our [website](#).

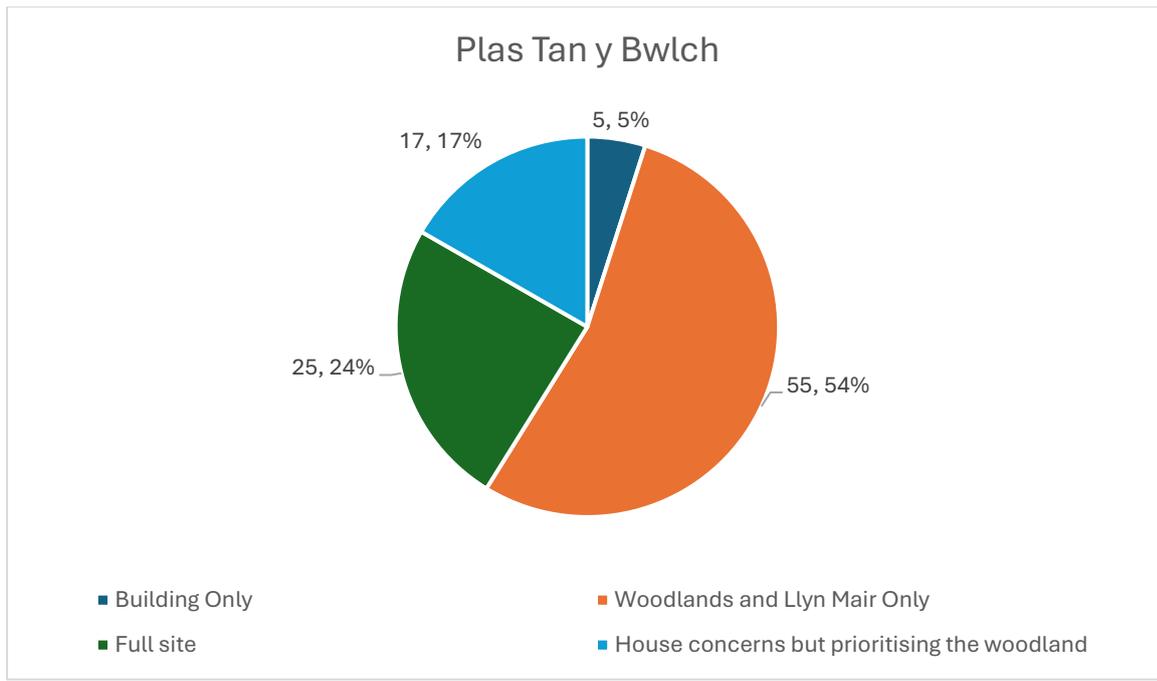
<b>MEETING</b>	Authority Meeting
<b>DATE</b>	13 <sup>th</sup> November
<b>TITLE</b>	<b>Public Comments – Plas Tan y Bwlch</b>
<b>REPORT BY</b>	Ioan Gwilym
<b>PURPOSE</b>	Report on public comments about the potential sale of Plas Tan y Bwlch

## BACKGROUND

This report presents the feedback gathered during the recent drop-in session on the potential sale of Plas Tan y Bwlch. The session offered the public an opportunity to express their views on the future of Plas Tan y Bwlch and the surrounding woodlands, including Llyn Mair. Key areas of concern centred on maintaining public access with responses reflecting a strong sense of attachment to the site's cultural, environmental, and recreational value.

The majority (55.4%) of participants expressed a strong commitment to retaining public access to the woodlands and Llyn Mair, underscoring the importance of these areas as community assets. A smaller portion (5.5%) felt most strongly about preserving the main house itself, while 25.24% advocated for keeping both the house and surrounding lands accessible to the public. Another 17.17% indicated a desire to save the house if possible, but prioritised the protection of the woodlands and Llyn Mair.

Additionally, nearly 12% of respondents, in emails sent following the drop-in session, voiced concerns about the National Park's communication efforts surrounding the sale process, calling for greater transparency and engagement



## CONCLUSION

The community’s response to the potential sale of Plas Tan y Bwlch reveals a strong collective priority for preserving public access to the surrounding woodlands and Llyn Mair, with a secondary preference to maintain access to the house.

The findings indicate that while there is some flexibility among community members about the house’s future, there is a clear consensus on the need to protect the natural spaces for public enjoyment and ecological preservation.

## RECOMMENDATION

This support is submitted for information purposes only so as to enable the Authority to gain a full understanding of the issues arising from communications with the public prior to making any decisions on the future of Plas Tan y Bwlch.

## BACKGROUND PAPERS

- Public Comments
- FOI Requests Regarding Plas Tan y Bwlch
- Plas Tan y Bwlch Public Petition (Copies submitted to Members)

## Public Comments

### Plas Tan y Bwlch Drop in Session

#### The Stables

14/10/24

### **E-mails**

*I am a member of the Committee of The Friends of Tan Y Bwlch / Cyfeillion Tan Y Bwlch.*

*Attached you will find seven pdf files:-*

- *The English and Cymraeg versions of the header page for our online petition asking for the closure of Plas Tan Y Bwlch to be prevented*
- *The signatories to the Cymraeg version*
- *Comments made by the signatories to the Cymraeg version*
- *The signatories to the English version*
- *Comments made by the signatories to the English version*
- *A scanned copy of the paper version of the petition*

*There are a total of 974 signatories to all of the above versions.*

*Prior to their November meeting, please would you make members of the Park Authority aware of the contents of, signatories to, and comments made on these petitions.*

*Please would you acknowledge that Mr. Cawley personally has received this email (I have copied in the Park Authority's general email address and the email address given at the consultation meeting held at Plas Tan Y Bwlch on 14<sup>th</sup> October).*

*I will put a paper copy of the attached documents in the post to you tomorrow, first class.*

*Thanks.*

Robert (Bob) Rodgers

---

Annwyl Syr,

Yr ydym yn anfon atoch i'ch annog i ystyried yn fanwl iawn cyn gosod Plas Tanybwllch a'r gerddi ar y farchnad agored. Ystyriwn y plas yn un o drysorau arbennig ein hardal. Mae wedi bod gennym am bron i hanner can mlynedd bellach ac yn gymaint o adnodd gwerthfawr i blant ac oedolion fel eu gilydd dros y cyfnod yma. Fe'i defnyddiwyd, nid yn unig i'r ardal ond hefyd i Gymru a thu hwnt o ran y ddarpariaeth a drefnwyd yno.

Yn bersonol gallwn ddatgan ein bod wedi bod yn mynychu cyrsiau, pwyllgorau, darlithoedd ac yn y blaen, dros gyfnod o 30 mlynedd o leiaf. Byddai cyrsiau preswyl megis Llafar Gwlad yn ein dennu yn flynyddol a cholled fawr oedd gweld rheini yn dod i ben ar ymddeoliad y trefnydd. Un cwrs yn unig oedd hwn a bu nifer fawr o gyrsiau eraill hefyd yn dennu cynulleidfa dda dros yr un cyfnod.

Byddai llawer iawn o ddefnydd yn cael ei wneud o'r plas i gynnal cyrsiau i blant cynradd, uwchradd a cholegau a bum yn rhan o'r ddarpariaeth yma am tua 20 mlynedd.

Yr oedd bob amser ganmoliaeth am y lluniaeth a baratowyd ar gyfer y mynychwyr a da oedd gennyf glywed yr wythnos diwethaf fod grŵp o ddisgyblion uwchradd wedi cael mynychu dau ddiwrnod o gwrs yno a'r ganmoliaeth am y bwyd eto yn sicr yn un o uchafbwyntiau y ddeuddydd.

'Gofynnwn felly am i chi ystyried ffordd amgenach o sicrhau dyfodol y plas drwy edrych am ffyrdd amgenach o sicrhau dyfodol trosglwyddo y plas a'r tir i gymdeithas neu sefydliad all gael cefnogaeth, drwy grantiau efallai, i'w ddatblygu yn y modd gorau i sicrhau ei ddyfodol i'r cenedlaethau i ddod. Nid yn aml daw cyfle fel hyn.

Yn gywir,

Aled a Helen Ellis

---

*Diolch am gael y diwrnod agored yn Plas Tan y Bwlch dydd Llun i adael y cyhoedd gael cyfle i fynegi ei barn.*

*Mae Coed Llyn Mair yn adnodd pwysig iawn i'r ardal, yn cael ei ddefnyddio yn eang gan bobol lleol er llês corfforol a meddyliol.*

*Galwaf ar y pwyllgor i gymeryd y penderfyniad i gadw gafael ar y goedwig er mwyn cadw yr adnodd yn agored i'r cyhoedd.*

*I hollti y goedwig oddiwrth y Plas gan ddefnyddio y ffordd tarmac o'r A487 drosodd i Oakley Arms fel terfyn naturiol.*

*Hoffwn hefyd alw ar y pwyllgor i edrych yn ffafriol ar gynigion Cymunedol ynglyn a dyfodol y Plas a'r gerddi cyn rhoi yr eiddo ar y farchnad agored eto.*

*Yn gywir*

*Sian a Dafydd Roberts*

---

*Dwin ysgrifennu i ddweud fy mod yn teimlo'n gryf ei fod yn bwysig iawn I Blas Tan y Bwlch ac yn enwedig y llwybrau aros ar agor i'r cyhoedd.*

*Osian Carver*

---

*NA I werthu'n breifat.*

*Ceri Williams-Jone*

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*Pnawn da*

*Dwi'n erfyn arnoch yn daer i beidio gwerthu y Plas ar tir i gwmni preifat - colled enfawr a cam yn ol byddai hyn.*

*Plas i bawb dio.*

*Diolch*

*Ffion Alun*

---

*As a resident of Llanelltyd, near Dolgellau, my husband and I have enjoyed visiting Plas Tan y Bwlch and especially the gardens and the walk around Llyn Mair on many occasions over the years. We were therefore quite horrified to read in the local press that the local council were planning to sell this wonderful historic building for not much more than our son paid for a family house in Reading. Surely it must be worth more than the proposed selling price.*

*I sincerely hope that the views of local people will be taken seriously regarding permissive access to the walk around Llyn Mair. We wonder who is making these rash decisions without any regard to public consultation. I felt I needed to add my voice as I feel passionately about keeping Llyn Mair as a walk for future generations growing up in this beautiful part of Gwynedd.*

*Yours sincerely*

*Joan McCarthy*

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*It is a very peaceful walk and I enjoy swimming in the lake*

*Tomos Celt*

---

*I own a caravan site and I send everyone up Llyn Mair. It would be a disaster to close Llyn Mair its lovely for kids to play in the streams and chuck stones*

*Gareth Jones*

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*We're just emailing regarding the potential sale of the woodland associated with Plas Tan y Bwlch.*

*We'd be very supportive of this remaining either with Eryri National Park or being in the care of another conservation-minded owner. The woodland supports some important species of lichen, and is part of a large contiguous block of woodland stretching the length of Dyffryn Ffestiniog which has one of the best assemblages of southern oceanic woodland lichens in Britain.*

*Yours sincerely*

*Lizzie Wilberforce*

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*Keep public access at Llyn Mair, we want to keep walking in the woods!*

*Andrew Taheny & Alexia Cochrane*

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*The woods is an amazing place to walk with the family, a perfect peaceful day out, I hope this will stay under new ownership*

*Cai Pritchard*

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*To whom it may concern,*

*Please don't give away the community orchard in the sale of Llyn Mair and The Plas. Please also don't give away the kitchen gardens, many in the community are desperate to have the chance to restore them, including Gerddi Maes y Plas, probably Incredible Edible, or the Maentwrog kitchen gardens group.*

*I'm sure The Plas has had a lot of taxpayers money over the years, to provide a resource to the local community. How can this resource now be sold off without offering relevant parts to the local community?*

*The 'session' that was held was quite short notice, poorly publicised so hardly anyone knew about it, and only happened once. I'm not sure that really counts as a public consultation.*

*I'm personally ok with the Plas being sold to a hotel chain, but the orchard must stay as a community orchard, and the footpaths must stay open at Llyn Mair. However, someone has been spraying weedkiller all along the paths, which is entirely unnecessary, and degrading a beautiful site loved by many, by introducing these poisons, which will harm wildlife, and simply run down into the swimming lake, where we all swim, and which has the most enormous newt population. Please include clauses to prevent future owners contaminating the swimming lake with pesticides and weedkiller or glyphosphates.*

*Please publish all the ecology reports you must have commissioned, with all the protections you will be putting in place, to protect the newts and rare bats etc that you have in the woodlands and in the lake. Or should we request these via a freedom of information request?*

*Please allow people in the community to have and restore the kitchen gardens. Our Maentwrog group would be very interested buying and restoring them, and also in having the fields at the front of the house for growing a neat and organised array of nut trees, cherry trees, mulberry trees etc and some trees and bushes for wildlife, with wildflowers, as would the other community groups previously mentioned. I already have the funding to buy and plant all the trees and bushes, I just need land where we can create / maintain such a community resource. Please don't just give away what the community need, in the sale of the Plas, especially when the Plas has had so many grants for becoming a community resource. We really want to keep the fields at the*

*front of the Plas as a community resource. The hotel probably don't even want the kitchen garden.*

*Best wishes,*

*Dr Gail Holliman.*

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*Dear Board Members and Authority Officers,*

*Following the recent drop in event, which we attended, we would like to reiterate/expand our comments as follows:-*

- 1. It is disappointing that a public consultation over the future of Plas Tan y Bwlch was not initiated much earlier on in the proceedings. This failure to engage with the community appears to demonstrate a distinct lack of understanding on the part of the Authority as to how much the building and its surrounding areas means to, and are enjoyed by, the local community. This recent consultation has demonstrated, in considerable numbers, how the community want to engage and be involved in the future of Plas Tan y Bwlch and surrounding area and care very much about its future.*
  
- 2. It should be the priority of the Authority to try and ensure that the building and surrounding areas are passed on to some community/charitable interest organisation, which is better able to promote and market activities within the buildings, and which will preserve the building and the surrounding areas for continued use by the local community, rather than it passing into private hands. The promotion of the building and activities by the Authority, particularly in relation to the café, has been woeful. Any proposed sale to a private entity should be delayed as long as possible to enable any local community group to raise the necessary funds.*
  
- 3. If it proves impossible to agree terms with any community/charitable organisation, then any sale to a private entity should be limited to the house and front gardens. The woodland areas and lake should be excluded and left accessible to all.*

4. During the consultation, it was suggested that the Authority may be looking to hive off the woodland areas and lake from the sale to preserve such areas for use by the public, which should clearly be a top priority. We appreciate that this could generate a concern from the perspective of the purchaser and potentially prejudice the one bid that the Authority has so far received [i.e. the proposed purchaser might either withdraw their bid altogether or reduce the amount offered]. In those circumstances, we would suggest [my husband is a retired property solicitor] that this could be ameliorated by selling the freehold of the building and front gardens but in addition the Authority could grant a long lease of the woodland areas and lake. While this would give the purchaser the benefit of a lease over the larger area, the Authority could, as landlord, retain a degree of control over the woodland areas and lake so ensuring that public access is preserved.

Kind regards

Jane Blakeman and Barney Frith

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To whom it may concern;

Concerned about the future of Plas Tan y Bwlch, I attended the drop-in day on the 14th October. During a discussion at the drop-in, I was encouraged to share my thoughts via email.

- Plas Tan y Bwlch is of historical significance to the local area. It should be both preserved for the future and made good use of.
- It should be treated as a National Trust property; that is with historical respect and with a commercial revenue stream to ensure it's future.
- I'd also wish it to remain in public ownership but with a dedicated management team (professional and salaried) solely focused on maximising it's commercial possibilities ie. being a five star hotel, top conference facilities, an amazing destination venue for weddings and other events.
- If the estate has to be sold, I'd prefer for the buildings and surrounding land to be split into two lots so that the park authority can retain the land aspect. This will ensure

*the proper maintenance of the wider woodlands and paths and will ensure that the public retains walking rights.*

- *My main concerns for its future would be if it's sold to a private buyer and then it transpires that they don't have the ongoing funds to maintain or run it. This might not be immediately apparent but could transpire several years down the line. The estate could then go into rapid decline. I would also be concerned if it becomes out of bounds to the local community. I recently discovered that it used to have a public tea room. I've been in the area for years and would have loved to have gone there if I'd had the chance (why wasn't this more greatly known about?).*
- *If the buildings are sold to a private company as a top hotel for example, it would presumably provide a lot of local employment opportunities.*
- *If the buildings were purchased by a community group, a concern would be that it is run in possibly an outdated, unprofessional fashion leading to the demise of the building. No doubt it's a much bigger deal than somewhere like the Pengwern Arms in terms of running costs and maintenance bills. In an ideal world, the community purchase would be fabulous but would the reality stack up? It would be great to think of a utopia whereby troops of volunteers were lined up to run the cafe, man a shop, run the B&B aspect etc but sadly, I fear that enthusiasm may dwindle with time even if enough volunteers are initially signed up. Having said this, it may be an idea for the community group to give it a go whilst still under park authority ownership especially as another concern would be that once in private hands, it's gone, never to return.*
- *Has the park authority approached the following for new ownership/financial support? 1) the National Trust 2) the YMCA 3) exclusive hotel chains such as Soho House ([www.sohohouse.com](http://www.sohohouse.com)). I believe Soho House and Plas Tan y Bwlch would be a great match. Please research this particular company to potentially make enquiries. 4) HRH King Charles (I think he should be made aware of the situation) 5) the entrepreneur (credit card tycoon born in Llan Ffestiniog and now based in the US) who has put money into regenerating the chapel in Llan.*
- *My ideal vision for the future of the estate would be: a joint tenureship between a community group, the park authority and the National Trust. I mention the National Trust as they have knowledge and clout. They have unrivalled advertising expertise to ensure that the public becomes aware of the existence of the estate which in turn will ensure a secure future. It's all in the advertising which then brings in the necessary revenue.*

*I wish the best for the future of the estate and hope that it is viewed in a positive light. Under the guardianship of the right custodians or cooperative, it should have a bright future.*

*Please advise on how the public can receive updates; I only heard about the drop-in day through having seen a single leaflet on the floor in a shop! If I hadn't noticed this, I wouldn't have known and wouldn't have attended.*

*Many thanks.*

*Kind regards,*

*Danielle Clarke.*

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*Dear Sir/Madam,*

*I was shocked and saddened to learn that Plas Tan y Bwlch had been advertised for sale on the open market in early August.*

*There has been no prior public consultation to inform the Snowdonia National Park Authority's decision in choosing to dispose of this treasured public asset. As far as I am aware, due process regarding the sale of a public asset does not appear to have been followed.*

*The Authority's agreement to postpone a decision until November is due solely to the presence of members of the public at the last Authority meeting on 10th September. The public are upset at the way the Snowdonia National Park Authority has proceeded at pace without any formal consultation period, thus depriving the very people who care deeply about the future for Plas of an opportunity to put forward their concerns or vision.*

*Plas Tan y Bwlch is a renowned national centre of excellence, a beacon, whose influence extends far beyond the boundaries of Meirionnydd. I have been fortunate to attend many excellent training courses there. From the professional training courses and study weeks for schools and colleges, to the listed gardens and extensive woodlands (which are part of the Meirionnydd Oakwoods and Bat Sites Special Area of Conservation, with an international designation at a European level), Plas Tan y Bwlch is in the vanguard of environmental education in Wales and beyond. The power of a residential outdoor learning course stays with an individual for life. As a former teacher*

*of Outdoor Education in a residential setting, I witnessed at first hand, the transformative and inspiring effects on young people. Local Outdoor Education Centres, together with other educational groups, visit the Plas woodlands every week. All this stands to be lost for future generations, at a time when the need to educate about the environment has never been greater, given the challenges of climate change etc.*

*The woodlands are part of a unique and thriving partnership arrangement with 7 other neighbouring landowners, operating since the 1980s. A footpath network of 30 Kms offers permissive public access and is an integral part of the wider public rights of way network. It was established to promote understanding and quiet enjoyment of this special place: one of the National Park's Statutory Purposes. In my role as a Public Rights of Way Officer at Gwynedd Council, I worked to assert and protect the public rights of access in Meirionnydd for 16 years. The footpath network at Plas Tan y Bwlch is an exemplar of what is possible through partnership working. It is particularly poignant for me, that the very public body tasked with duties to protect and afford opportunities for enjoyment, is the one now placing the network in jeopardy.*

*The public know only too well what they stand to lose. Their needs should be paramount, rather than those of a new owner who may seek privacy and exclusive use. The whole path network here should continue to be enjoyed by all. It has fostered understanding and respect and should not be under threat. Protection for all the paths needs to be secured. We must use this principle as a baseline, not as a target. It is important that the SNPA communicates with other partners on the footpath network and the footpath group is re-convened. It will be for the benefit of all. It may be a good idea to involve the local community somehow in the footpath group, in a renewed partnership.*

*Welsh Government's Disability Rights Action Plan will address issues highlighted in the Disability Equality Forum's 2021 report: "Locked Out, Liberating Disabled People's Lives in Wales Beyond Covid-19". Many parts of the Tan Y Bwlch estate are accessible for those with impaired mobility. Planning authorities such as SNPA are required to promote inclusive access under the Equality Act. People with impaired mobility may lose vital access to an important and safe, tranquil green space.*

*The public can walk, cycle (Sustrans Route 82), and travel by train to the Plas Tan y Bwlch woodlands rather than travel by car. There are public transport links at Plas Halt and the bus stop at the Oakeley Arms just down the drive. For those who arrive by car, their journeys are relatively short. More than 12,000 people live within a 20-minute journey time from Plas Tan y Bwlch woodlands. The area is a popular venue for visitors.*

*Plas Tan y Bwlch plays a significant role in working towards a Net Zero Wales. It is thought to have been the first house in North Wales to have benefitted from its own*

*Hydroelectric station commissioned in 1884. In June 2013, a new hydro scheme was opened, paid for by the public purse.*

*The Snowdonia National Park Authority, as a public body, needs to demonstrate a reasonable approach and be transparent in all its dealings with the public. This has been sadly lacking. The Authority is proceeding with unseemly haste. The whole process does not appear to have received the thought and due diligence we expect of our statutory public bodies. How can it possibly meet the requirements of the Well-Being of Future Generations (Wales) Act 2015 if it seeks to deprive future generations of so much?*

*It is imperative that Plas Tan y Bwlch is allowed to grow and sustain future generations. The Plas, its gardens and rich woodland should remain a public resource for the benefit of all, not the few. It is a cherished part of Welsh history and heritage and should remain so, for the people of Wales.*

*Please, postpone the current timetable. This will enable a reset and allow a period of meaningful engagement and consultation to take place. It will ensure that already proven partnerships can build on their vision to realise a stronger and more resilient Plas Tan Y Bwlch. They just need more time. The Authority also needs more time to safeguard this asset for the future generations of Wales. Once it is passed into private hands, it is lost forever. Perhaps this is the time for a collaborative approach.*

*I understand that our Senedd member is asking for this course of action and is requesting funds from Welsh Government to cover costs in the short term.*

*I implore you to do everything in your power to safeguard this unique asset for Wales. We have a National Library of Wales, a National Museum of Wales and a National Botanic Garden of Wales. No better venue exists for a National Centre for the Environment in Wales, here in North Wales. In every respect, Plas Tan y Bwlch fulfils the all the Statutory Purposes and Duties of the National Park Authority. The Snowdonia National Park Authority, or a community sector organisation could put Plas Tan y Bwlch forward as a project for the Levelling Up Fund in Wales. Surely, this would represent the finest investment for our future generations.*

*Thank you for consulting the public yesterday. Thanks also to all your officers and members, who gave their time to listen to us. It was appreciated.*

*The attendance at yesterday's drop-in session is evidence of the public's wholehearted support for Plas Tan y Bwlch. We are proud of it and wish to see it serve the needs of future generations.*

*I look forward to hearing from you.*

*Your sincerely,*

*Liz Haynes*

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*1. Community venture/ Business get first refusal re the sale of the property.*

*2. Open access to the woodlands and Llyn Mair.*

*3. Public access to the woodland from the road at Oakley Arms as well as the current Top Lodge and Llyn Mair entrance's*

*4. Access to Plas Halt station.*

*5 Tree Preservation Orders on the trees as well as keeping its SSI status*

*Marged Pendrell*

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*Dear Sir/Madam*

*I attended the meeting of the Friends of Plas Tan y Bwlch recently and was horrified to hear about the nonchalant attitude of the Park towards the future of Plas. This has long been a place for environmental and cultural courses. How does this attitude fit with the desire of government to further such studies in schools?*

*There are a number of issues that need addressing, including maladministration. All*

*should be aimed at developing Plas - potentially among the stars of a Welsh approach to this crucial topic. I wonder what HRH Prince William would make of this state of affairs.*

*I would hope that the Park's staff responsible for Plas would show originality and commitment to developing, not destroying, Plas by cancelling this ill-thought-out sale to the highest bidder. Not only would this be a great relief also to the locals but to all who would like to see Plas thrive and contribute towards saving our planet.*

*Kay Evans*

*Friend of Plas and participant in the 2020 course on Welsh language and culture led by harpist, Harriet Earls (copy of which I sent to HRH Princess Catherine recently)*

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*Fe ddylie r plas bendigedig sef Plas Tan y Bwlch gael ei gadw yn nwylo nîr Cymru , lle fel sydd yn Nant Gwetheurn , cynal priodasa, lle i hybur iaith, gwersi cymraeg, gwersi coginio , arlynio, Oriel, pwyllgora , nosweithia adloniant, Cora lleol, ar holl dalent sydd om cwmpas ei ddefnyddio, Nosweithia dan y ser ayyb, dymuniadau gorau ir Plas 🙌*

*Roberta Thomas*

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*Hello,*

*Like many people in the area, I am concerned that Llyn Mair and its surrounding footpaths could become the property of a private company. Regardless of whatever any prospective buyer is promising, it is not acceptable for such a widely enjoyed public amenity to be sold off.*

*As several informed local residents have confirmed, there would be nothing in the law to obstruct the future owner of Plas Tan y Bwlch from eventually closing these paths. It*

*seems perfectly reasonable that a buyer would still consider purchasing the Plas buildings and gardens without the inclusion of Llyn Mair.*

*Seeing as much of the surrounding woodland is owned by the Woodland Trust, why not either donate Llyn Mair and its footpaths to them or keep Parc Cenedlaethol Eryri as the owner?*

*I look forward to hearing from you,*

*Huw Feeseey*

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*Diolch am drefnu'r sesiwn ar ddyfodol Plas Tan y Bwlch. Dyma fy sylwadau, fel ysgrifennais heddiw, wedi'i gywiro gan Cysill.*

*Awgrymaf i'r Awdurdod osod statws clir y tir a'r llwybrau a'r coed. Nid oes unrhyw lwybr cyhoeddus statudol ar fy map O.S.. 1:25,000 ac nid oes unrhyw fynediad cyhoeddus dan y Ddeddf Cefn Gwlad a Hawliau Tramwy ar fy map ychwaith.*

*Efallai, bydd yn haws cael pris teg efo sicrwydd ar fynediad yn hytrach na ddatgelu dadlau heb eu datrys.*

*Buasai statws statudol yn ymddangos ar y map O.S.. Buasai cyfamodau yn well na dim byd, ond ni fuasent yn ymddangos ar fapiau O.S..*

*Hefyd, efallai buasai rhai Tystysgrifau Defnydd/Datblygiad Cyfreithiol o gymorth wrth gynnig y Plas i'r farchnad.*

*John Bowers*

*Diolch yn fawr am drefnu'r sesiwn galw-heibio ym Mhlas Tan y Bwlch heddiw a'r cyfle i drafod gyda swyddogion y Parc ac aelodau'r Awdurdod.*

*Gwerthfawrogaf y pwysau ariannol tymor-byr sydd ar awdurdod a swyddogion y Parc a'r costau sydd ynghlwm wrth gynnal a chadw'r Plas. Fodd bynnag, credaf mai cam cibddall ac annoeth fyddai gwerthu'r Plas i brynwr preifat, ac yntau wedi chwarae rhan mor allweddol mewn addysgu pobl o Gymru a'r tu hwnt am amgylchedd a diwylliant yr ardal, ac yn wir wedi bod yn esiampl i barciau cenedlaethol ar draws Ynys Prydain, Ewrop a thu hwnt.*

*Er mai eiddo preifat oedd y Plas tan y 1960au, rhaid cofio mai llafur chwarelwyr Ffestiniog a thenantiaid yr ystâd a greodd yr elw i'w ailadeiladu a'i dirlunio, ac mai arian cyhoeddus a'i prynodd i'r Parc Cenedlaethol. Dylid felly ei ystyried nid fel eiddo'r Parc Cenedlaethol yn unig, ond fel eiddo'r gymuned. Rhaid nodi hefyd fod y tiroedd, y coedlannau a'r llynnoedd yn adnodd pwysig i'r gymuned leol o safbwynt hamdden, iechyd a lles.*

*Gofynnaf felly yn garedig i Awdurdod y Parc weithredu fel a ganlyn:*

- 1. 1. Oedi unrhyw werthiant er mwyn trafod opsiynau eraill ar gyfer defnydd yr adeilad efo'r mudiad 'Cymunedoli' (sydd, yn ôl a ddeallaf, eisoes wedi gwneud cais am grant gan y Loteri i'r diben hwn, ac efallai wedi ei dderbyn) ynghyd â grŵpiau a chyrff eraill sydd â diddordeb, gyda golwg ar gydweithio neu drosglwyddo'r adeilad neu'r roi ar lês.*
- 2. 2. Os na fydd cam 1. uchod yn dwyn ffrwyth, yna werthu'r adeilad a'r gerddi yn unig, gan gadw'r tiroedd, y coedlannau a'r llynnoedd ym meddiant y Parc, neu'u trosglwyddo i elusen megis Coed Cadw neu'r Ymddiriedolaeth Genedlaethol (sydd eisoes yn berchen ar rai o goetiroedd yr ardal) gydag amodau cadarn ynglyn â mynediad.*
- 3. 3. A beth bynnag fydd canlyniad y broses, diogelu hawl mynediad cyfreithiol cadarn i'r cyhoedd i'r llwybrau, y coedlannau a'r llynnoedd fel ag y mae ar hyn o bryd.*

*Y Parch. Tim Webb*

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*I was fortunate to hear of the Drop-in Session on Monday regarding the future of the above. It seems that the SNPA are doing their best to keep the proposed sale of the premises a huge secret, now exposed by local supporters of the facility; more power to their elbow!*

*As a former local government employee in Gwynedd, I recall initially attending training courses in the building, and in time lectured at these and on other courses on a regular basis until Covid intervened. However, even before that, the excellent drive and imagination of the staff running the facility had become eroded and it appears, very little has been done to address the fresh problems afflicting this country (insofar as the running of Plas Tan y Bwlch) has occurred since then. I dare say (as in Gwynedd Council) senior managers have been rewarded to a greater extent than the staff they administer, yet meaningful actions to correct issues have been absent.*

*The Plas is an excellent facility for training particularly, Local Government staff. An equivalent facility (Losehill Hall) had already been lost to the public. Yes, training courses can take place on line, but the practical side of things (such as experiencing the difficulties encountered daily by say, persons with a disability) could all be experienced here. Such experiences create a far more lasting impression than (not) experiencing it on line. In addition, associations with contemporaries over a meal or drinks in the bar in an informal setting, lead to life-long friendships and untold future mutual benefits from networking.*

*Even if the Plas itself is beyond saving, then the woodlands behind MUST be retained for public access. At the instigation of once-imaginative Plas staff, an agreement was made - and publicised - with a number of abutting private landowners for public access to a network of over 30km over a large swathe of varied woodland for all to enjoy to complement the public rights of way in the area. That it is a well-used facility can be judged by the number of cars present every day at various access points. However, the SNPA appear to be actively discouraging use of this unique facility, as the leaflets are now exceedingly hard to find – not everybody has access to a smart ‘phone and besides, the on-line map is not a patch on the comprehensive mapping in the leaflet. Where does this fit with the Park’s professed aims? No wonder conspiracy theories abound!*

*I would implore the Park Committee to re-think their proposals and show a bit more imagination with a view to the greater public good; we are losing far too many of our hard-won facilities enjoyed by the public over the past decades.*

*Yours faithfully,*

*David Coleman*

*Rwyf yn gobeithio o waelod calon fydd myndediad cyhoeddus i coetiroedd a llynnoedd Mair yn cael ei cadw i'r cyhoedd a hefyd yr ardd fectoriaidd sydd yn bwysig i'r gymuned lleol. Mai'n sefyllfa digon trist fod y Plas yn cael ei werthu o gwbl.*

*Yn gywir*

*Audrey a Brian Jones*

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*Bydd ddim cael caniatad i gerdded trwy'r coedwigoedd o gwmpas Llyn Mair/Llyn Hafod y Llyn yn golled enfawr ar yr gymuned leol.*

*Gofynnwn i'r Parc roi mesurau diogelu i warchod y lle arwyddocaol hwn o harddwch naturiol.*

*Diolch,*

*Beca George*

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*To whom it may concern*

*I write to express my concern at the recent proposals to sell Plas Tan y Bwlch and in particular the surrounding land.*

*The lands surrounding Plas Tan y Bwlch and the access it provides to the wonderful network of trails and footpaths surrounding the Plas and Llyn Mair are an amazing resource loved and appreciated by the local community and visitors alike.*

*As a resident of Maentwrog I make use of this beautiful area on a daily basis. The paths have been open to the public for as long as I can remember and it would be a huge loss to myself individually and to the community if this access was sold off to the highest bidder.*

*As far as the house and gardens themselves are concerned, they are of significant historical and cultural importance to the area, as well as being beautiful. I do appreciate however that it might be possible for a private owner to make the necessary investment to see the Plas thrive in the future, which perhaps the National Park is not willing or able to do. I do feel that any sale should be based on the principle of preserving the Plas, and allowing some kind of public access going forward (whether that be through a cafe, restaurant or bar), so it is not just available to a wealthy minority to enjoy.*

*The way in which the National Park has approached this matter, with a complete lack of consideration for the local community has also been extremely disappointing. Not only that but the secretive and closed nature of proposals and decisions, until the community forced the Park's hand, has shown disdain for the importance of this site to us.*

*I hope that the Park will change the course that they are currently on, and the manner in which they are approaching things as a result of the weight of public opinion.*

*Regards*

*Siân Evans*

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*To Whom it may concern,*

*I am aware that Plas Tan y Bwlch is currently for sale. Throughout this process public access to the woodlands and Lynn Mair must be protected as this is a much loved and well used area by the local community.*

*Best wishes,*

*Rob Lowther*

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*Rwyf yn cysylltu er mwyn mynegi fy marn ar y bwriad o werthu plas Tan y Bwlch a'r coedwigoedd cyfagos.*

*Rwyf yn gwrthwynebu y bwriad yma oherwydd mae'r adeilad/ardal o fudd i lawer pobl y fro. Mae'r adeilad wedi bod yn safbwynt o ardal ecolegol ers blynyddoedd ac wedi bod derbyn budd o'r cadwraeth.*

*Mi fyddai colli mynediad i'r coedwig a'r llwybrau cyhoeddus yn lleihau yr nifer o fannau gwyrdd sydd ar gael i gymdogion allu mynd allan i fwynhau'r awyr agored. Mae'r risg o golli hyn yn peri gofid i nifer.*

*Mae angen gwarchod ein byd natur ac gwneud yn siwr bod ardaloedd or fath yn aros er budd y cymunedau.*

*Mae potensial yr adeilad dal i sefyll fel lleoliad gwych i wneud defnydd o'r ystafelloedd sydd ar gael.*

*Plis ail ystyriwch y gwerthiant - mae angen cadw safleoedd o dan berchnogaeth leol. Mi fydd gwerthu yr adeilad a'r tir yn cael effaith mawr ar hanes yr ardal ac yn codi ansicrwydd ynglyn a beth fydd dyfodol mannau gwyrdd eraill os ydi'r tuedd o werthu yn hytrach na datblygu yn cario ymlaen.*

*Diolch yn fawr*

*Dylan Roberts*

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*Diolch am gynnal y diwrnod galw heibio ym Mhlas Tan y Bwlch ddydd Llun diwetha.*

*Roedd yn bwysig iawn rhoi cyfle i bobl gael cyfle i leisio'u barn. Yn lle eich llethu efo llith anferth, mi nodaf fy mhrif bwyntiau yn unig.*

*Mae teimladau cryf yn yr ardal bod angen cadw'r Plas yn ased cyhoeddus ac nad ydi'r lle wedi cael ei redeg i'w lawn botensial ers nifer o flynyddoedd.*

*Gobeithio y rhoddir cyfle i'r gymuned/ Cymunedoli gymryd y Plas drosodd. Mae cefnogaeth o sawl sefydliad yn barod a gwleidyddion. Mae asesiad Ian Baggot ar ran Cymunedoli yn mynegi posibiliadau positif.*

*Mae nifer fawr o bobl yn cerdded drwy'r gerddi, y coetir ar hyd y llwybrau o amgylch Llyn Mair ac yn gresynnu wrth feddwl bod posib dileu eu hawl. Mae'n rhan hanfodol o iechyd meddwl llawer iawn o'r gymdogaeth.*

*Mae'r coetir yn ardal SSSI ac i'w ddiogelu, mae angen arbenigedd. O fewn y coetir mae bywyd gwyllt o greaduriaid i fath o ffwng a mwsogl. Mae'r gerddi hefyd yn unigryw ac yn*

*adlewyrchiad o gyfnod arbennig gydag amrywiaeth o blanhigion o bob rhan o'r byd. Mae'r Plas mewn safle unigryw ym Mharc Cenedlaethol Eryri ac o fewn ffiniau Safle Treftadaeth y Byd. Does dim amgueddfa i gofio chwarelwyr a'u teuluoedd fu'n fodd i greu cyfoeth i adeiladu'r Plas yn y lle cyntaf. Byddai'r Plas yn safle arbennig i sefydlu hynny. Rhowch gyfle i bobl yr ardal cyn i ni golli ased arall i ddwylo busnes estron.*

*Heulwen Parry*

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*I would like to make it clear that the residents of the village of Maentwrog and surrounding area are extremely concerned about the sale of the Plas and what will happen to access to the pathways through woodland and around Llyn Mair.*

*These walks are an important place for recreation and exercise for villagers and visitors alike.*

*It does not feel that a fair public consultation has been allowed and therefore the sale should be delayed until there is transparency around what will happen to public access of this much loved and used area.*

*Lucy Madden*

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*You may recall meeting and talking to my wife Jean and myself at the recent Open Day at Plas Tan-y-bwlch. During our conversation, we raised a number of points of interest and concern regarding the future of the Plas.*

*In common with many other users of the woodland paths, our initial concern was that the sale of the Plas would lead to the closure of these paths to the general public. This would be a most unfortunate outcome, not least for our dog whose behaviour and obvious enjoyment of the woodlands suggest he is an enthusiastic, responsible and benevolent custodian!*

*However, our further concerns centred on the fikelly toss of a unique educational asset that has played host to students of all ages, interests and origins over a number of years.*

*When we spoke you were at pains to point out that the National Park had made efforts over the years to promote and market the Plas as a centre of learning, but with diminishing success. This raises the question as to whether real professional expertise*

*in the promotion and marketing of this unique venue had been sought or at any time taken up.*

*Our understanding is that a full feasibility study regarding possible futures was undertaken in 2013, but has as yet remained unpublished. We, and many other interested local parties, would be most interested in reading the results of that study, not least to assuage the groundswell of suspicion and rumour surrounding this matter, as well as being reassured that fair and informed insight has been available to signpost any decisions regarding the Plas' future. It may also be the case that recommendations to possible routes to a sustainable future in public ownership may be contained within the study, and available to other parties to act on and take up to ensure a proud future for this superb Welsh Asset.*

*We would be most obliged if you would confirm your stated intention not to curtail open access to the woodland walks, and make the results of the 2013 feasibility study available to all.*

*Dick Preston & Jean Romero*

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*Ysgrifennaf atoch i nodi pa mor werthfawr fu'r Plas Tanybwllch i fywyd diwylliannol gogledd Meirionnydd yn y gorffennol.*

*Yn fy marn i, mae'n drysor gwerthfawr iawn a byddai'n drychineb o'r mwyaf ei golli, nid yn unig i'r fro ond i Gymru gyfan.*

*Nid wyf am ei weld yn syrthio i ddwylo estroniaid.*

*Phil Mostert*

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*To Whom it may concern.*

*I am a resident of Llanfrothen and I was genuinely shocked and surprised when I saw that magnificent Plas Tan y Bwlch had been advertised for sale. Surely this beautiful Welsh property belongs to the people of Wales, and should be cherished as such under the care of their very own National Park. However it now seems highly unlikely that this*

*will be an option. Obviously sad, maybe even unwise and blinkered, decisions about its future have already been made by Eryri National Park... behind closed doors.*

*The ridiculously low asking price for the property does not bode well for its future. It could easily meet the same fate as Glynllifon. Yet another glaring example of Welsh lack of judgement in respect of their beautiful historic houses. I would have thought Eryri National Park might have had more insight re Tan y Bwlch, and not allow itself to play into the grubby hands of dodgy property developers, waiting in the wings no doubt. Usually from outside Wales of course, hoping to bag a cheap deal via grand 'convincing' plans...then 'sit on and sell on' to line their own pockets.*

*Why has Eryri National Park not got the drive, tenacity and imagination to BE the developer and ensure Plas Tan y Bwlch thrives again? Its potential is enormous. It is a Welsh asset.*

*Enough said. We shall see!*

*In my view at least access to the pathways and woodland at Llyn Mair must be maintained for public enjoyment. They are wonderful resources for the health and well-being of local people, and visitors, who have enjoyed this area for decades. Surely the Community should have some say in how this magnificent heritage property and its land is apportioned/managed in the future. Surely they have some right at least to have their say in the matter. They might even have some thoughtful and viable suggestions. The kitchen garden in community hands for instance has possibilities.*

*I have no knowledge of the involvement of taxpayers money/grants/charitable trusts etc, but would not be at all surprised if such funding has not already had some input in the past. Others will have that knowledge no doubt.*

*I am amazed at the arrogance and short sightedness of Eryri National Park risking its very own heritage in this way. Why weren't the local, and wider, Welsh community consulted prior to advertising the Plas for sale?*

*I could truly 'Weep for Wales' in this instance.*

*Lessons have obviously not been learnt from past property misjudgements, and resultant messy outcomes, in North Wales particularly.*

*Plas Tan y Bwlch belongs to the people of Wales. Don't squander it.*

*Regards*

*Chris Butler*

*In response to your recent e-mail, I thank you for the invitation to proffer more comments on the possible closure of Plas.*

*I would have thought that Plas and what it has achieved over many years is considered to be the jewel in the crown of Eryri National Park. As we know, there is nowhere else like it with its educational and environmental past and we should all be proud of its history and do all that can be done to protect its future. Surely you are not protecting the Park if you let the house and its environs go.*

*Up until Covid hit, the courses that were run there were popular and well attended but then, Andrew Oughton, the Manager, was let go and since then despite various attempts no-one has been employed to do what he did.*

*Surely, to start again and have things organised as they always were would bring money back into the coffers. From the very many people I have been in contact with, they really miss the opportunities which Plas offered them in so many different capacities.*

*Whose fault is it that your business model is not sustainable, if you do not advertise and encourage people to visit? We know that schoolchildren came here to learn about the environment and global warming, so important for everyone.*

*We know that a hydro electric scheme was installed some years ago, why is this not sustainable thus making Plas*

*energy self sufficient which is what it was designed for.*

*It is said that a lot of money is needed to bring the house up to standard. May I ask why that has not been done over the years? I am sure there are many artisans of the 26,000 people living locally who could do the work required.*

*I am a committee member of The Friends of Tan y Bwlch who have over several decades supported Plas and the surrounding countryside both culturally and financially and we, as a group, are desperate to know that our efforts have not been in vain. Please reassure us.*

*Best wishes,*

*Maureen Blower*

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*I am a home owner in Maentwrog and have been fascinated by the history of the area for a long time.*

*I have been aware of a rumour that the Plas might be sold. But nothing concrete. Today was the first indication that the property is up for sale. I then find out that any consultation with anybody about the sale of a public domain property has been very sparse and limited to any response the local public might have.*

*I think that a property in the ownership of committee run council like Snowdonia National park should be up for public debate and not sold off quickly and discreetly like it seems to be in this case.*

*I am writing this email in the hope that some sort of proper well thought out consolation with the local people on this issue.*

*Pete Hughes.*

---

*Helo,*

*Wedi methu dod dydd Llun ond dwi'n un arall sydd yn erbyn gwerthu'r Plas i gwmni preifat. Dwi wedi tyfu fyny yn crwydro y coedydd yna i gyd a man warthus o beth bo chi yn meddwl gwerthu fana i rywun sa gallu cau y lle i bobl lleol. A dim just y coed, dylia chi roi cyfle i grwp lleol redag y lle.*

*Diolch,*

*Efa James*

---

*Good evening,*

*I feel it is a huge loss to the community if the Plas and all its land were to be sold. There are 6 of us in my household who all feel this way. It should remain for the people and be run in a better way that enhances the qualities it had for all to enjoy.*

*Thank you*

*Mrs F*

---

*Dear Sir,*

*I would like to add my name to the list of those in the community who oppose the private sale of Plas Tan y Bwlch without full public discussion.*

*It would be a travesty for the grounds, woodlands and lakes to be inaccessible to the general public and I would ask that the sale be postponed until such a time as suitable consultation has taken place.*

*Yours faithfully*

*Suzanne Charles*

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*After going to the open day on the 14 November, I feel that the park has run down the house and business not putting in the correct investment over the years .*

*The park has a responsibility to keep the buildings in its charge up to scratch ,this place could be financially a great asset to Wales and the park , I feel not enough has been done to look for partners to keep this place with in the public / park portfolio.*

*It has to be put out nationally and not as seems to have been done only put out to Wales*

*Mike Bartlam*

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*We as a community oppose the private sale of Plas Tan y Bwlch. We want to ensure public access to the woodlands and Llyn Mair. We demand Eryri National Park delay the sale until a fair and thorough public consultation is carried out. It would be so very sad to lose this access.*

*Kind regards*

*Julie Thomsom*

---

*To whom it may concern,*

*It is vitally important to the local community and for local tourism to continue to keep the paths and Llyn Mair open to the public.*

*I have enjoyed walking these paths for over 30 years and go at least 3 times every week with my dog. I have also enjoyed yoga sessions on the bank alongside Llyn Mair.*

*Lesley Butler*

---

*Let the group Maes Y Plas restore and run the Victorian kitchen garden to grow even more food for the local community!*

*Wen & Tom Jones*

---

*Cadw y mynediad ir llyn a coedydd ir cyhoedd*

*Gwennan Jones*

---

*Keep public access to woodland and lakes at Llyn Mair*

*Iwan Jones*

---

*Keep Public access to the woodland and lakes at Llyn Mair/ Hafod y Llyn.*

*Hannah Williams*

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*Noswaith dda,*

*Rwyf yn eich e-bostio i amlinellu'r pwysigrwydd o gadw'r Plas, bennaf llwybrau Llyn Mair. Rwyf yn credu yn gryf mewn llesiant plentyn ar pwysigrwydd iddynt 'allu cael y cyfle i ymgysylltu a'r Byd Natur. Rwyf i ar mab sy'n dair oed yn cael boddhad o fynd am dro wythnosol rownd Llyn Mair ac i fwydo y hwyaid. Byddai yn hynod o golled i'r Cenedl nesaf petai y Parc yn ein rhwystro i gael fynediad i fath adnodd.*

*Yn Gywir*

*Catrin Richards*

---

*Please keep Llyn Mair open for walkers - and the rest of the estate!*

*Eryl Powell*

---

*To whom this may concern, I feel whatever happens to the house be it a private dwelling or a hotel the right to roam should be upheld. The lakes and woodland should be accessible to the general public and maintained as they are now.*

*Regards*

*Chris Deverell*

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*I am writing to strongly urge that Llyn Mair remains open for public access and that the kitchen gardens continue to be available for growing food to benefit local residents. These spaces are vital community resources that support wellbeing and provide essential fresh produce for the people in our area. Closing off these assets would be a significant loss to the community. I ask that you take immediate action to preserve them for everyone's benefit. Sincerely,*

*Trevor Geraghty*

---

*The woods and lakes of Dyffryn Maentwrog are outstandingly beautiful, and a major amenity both for local people and for visitors. We walk there frequently with our dog. It would be utterly scandalous and tragic if public access to them were to be lost following the sale of Plas Tan y Bwlch. Please do everything in your power to prevent this.*

Cofion

Catherine Ebenezer (Dr)

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*We became aware of the proposed sale just a week or so ago and did not know about the 'drop in session' until today, the day after! I conclude that there is some anxiety in the council to achieve a sale asap.*

*We visited the Plas often when it was offering courses on various topics and were disappointed when these activities stopped. I think a more careful leadership might have developed more of these activities and made better use, not only of the building but also of the grounds.*

*There is, for example, a well endowed kitchen garden, which could at least be turned into allotments if no group could be found to establish a market garden.*

*There is a substantial kitchen and dining room, which could be turned into a revenue generating eatery of some kind as well as servicing the bnb options. I don't believe I ever saw an ad offering bnb at the Plas and I would have paid attention as we used to run our own bnb in the area.*

*The Plas is on major walking and cycling routes but do they do anything to attract users in? Is it not possible to offer decent refreshments for a reasonable cost*

*I noticed some wooden carvings in various places. Are there no artists able to populate walks around the woodland for a share of a small charge for visitors and offer their art for sale? I believe most visitors would be willing to pay something be able to walk around parts of the grounds to see artists work. It's very popular in other countries, including one not too far away..*

*Walks could also focus on what makes the area special, many of the species were introduced by the Oakeleys and at least scarce in other communities*

*The language centre at Nant Gwrtheyrn is beautifully sited but fairly remote from most of Gwynedd. Couldn't an offshoot of the centre be located in the Plas and focused on an introduction to Welsh and developing the Welsh language and history through conversation? There are a number of people in the area with expertise and some may be willing to volunteer some services*

*The nearest garden centre is in Bryncir and there's another in Caernarfon. These are some distance away and the Plas has the finest setting for such an undertaking.*

*I can appreciate that the Plas is an expensive undertaking but I also believe the current stewards have done little to enhance its value to the community. It ought to be attracting people in, they should want to go because there are things they could do/take part in/watch etc..*

*I think you are giving in too easily and without having made a decent effort to develop the site. It's lazy to give in and sell off without trying, it's what the parliament in London have been doing for years and the results can be seen in the degrading of public services and utilities. It's hard to see what another hotel will be doing for the community or what value it adds to the Welsh dimension*

*Your sincerely,*

*Ross Lloyd*

*.*

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*Please ensure that the public can continue to access the paths around Lyn Mair.*

*Roger Grenyer*

---

Dear Madam, Sir,

*I understand that Plas Tan y Bwlch is being sold, which is sad but probably unavoidable.*

*What is more alarming is that it has been offered together with the grounds, the kitchen garden and the community orchard. This means that there is a risk that the grounds, which have always been accessible to the public may now be closed.*

*That would mean a heavy loss to the local community, as well as to the general public.*

*There seems to be no reason why the Plas cannot be sold without the grounds, or guaranteeing at least that the grounds will remain publicly accessible.*

*I would urge the National park to reconsider, and take into account the interest of the community, by guaranteeing that the grounds and the community orchard remain publicly accessible, preferably by separating them from the sale of the house itself.*

*with regards,*

*Eveline van der Steen*

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### **Plas Tan-y-Bwlch**

**“The park and gardens at Plas Tan-y-bwlch are part of the Slate Landscape of Northwest Wales World Heritage Site.”**

*It is a jewel in the crown of the area in a National Park and we must keep it for public use. **On no account should it go out of public hands**, including the gardens of 90 acres. (In any case the asking price of £1.2 million is outrageously little and does not begin to reach its value to the nation.).*

***Mothball temporarily for a few years for upgrading***

*Plan needed for future:*

*advertising widely in Wales, in Britain and indeed worldwide that anyone interested in the future of this unique area should give their views over a specified period;*

*Suggestions:*

*upgrade accommodation and use for all kinds of courses, based on the geology, geography and history of the area, as well as general courses, and:*

*attracting public events of all kinds, including as a centre for one or more national events;*

*use as a recuperation hospital or similar;*

*(super-class) hotel run by the National Park but with gardens open to public, and then:*

*attract first-class staff for any purpose who will actively seek to attract customers and ensure their comfort while there.*

*There must be many other suggestions about the future of Plas Tan y Bwlch*

*Requests for funding for any of the above (and other ideas) to go the Gwynedd Council, The Welsh Assembly, CADW, The National Trust...?*

*(Fairly recently Coleg Harlech (and its theatre) have been taken from public ownership. Can we afford to lose another jewel?)*

G. T Eddy

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*I believe that it is very important that there is public access to the woods and lakes at Llyn Mair. I also believe community groups should be able to use the kitchen gardens.*

*It is so important that everyone should have access to nature.*

*Best wishes*

*Rebecca*

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*Hello,*

*I'd like to sign the petition to keep Llyn Mair open to the public.*

*It is saddening to hear that Llyn Mair may be closed to the public. Being able to explore the outdoors with my family is essential to my own wellbeing as well as being fundamental to my child's development. It is vital to the development of resilience and independence that children have outdoor spaces to run, climb, and explore. Please keep public access to the woodlands and lakes at Llyn Mair.*

*Allowing community groups to restore and run the Victorian kitchen gardens would only be a positive. It would provide opportunities for local children to learn how to grow food and run a business, it could be used as an educational destination bringing money and new people to the area, and it could bring local people together, building a sense of community and connection.*

*Kindest regards,*

Rebecca Barrett

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Good afternoon,

*In regards to the sale of Plas Tan y Bwlch, we would like to ask that consideration be made to allow public access to remain to the woods and lakes.*

Kind regards

Maria Whittington-Williams

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Annwyl pawb,

*I am a local person*

*Plas Tan y Bwlch is at present in public ownership and should not be put into private hands for what would amount to a couple of years revenue. This I believe goes against the spirit of the Future Generations Act and using the spirit of that act the SNP should re-petition the Senedd and the Westminster government for emergency funding.*

*Failing any intervention the retention of the woodland, orchard, lake, hydro scheme, tree nursery etc is the least the National Park should do.*

Julie Gritten

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*Feedback on public drop-in session on 14 October 2024 at Plas Tan Y Bwlch\**

*\*Feedback by local resident Anja Borum to be added to the official record and sent to ymgysylltuplas@eryri.llyw.cymru on Thursday, 17 October 2024*

### *General Observation*

*Whilst this public drop-in session was much welcomed by those who are concerned that such an important local asset could potentially be sold to a private buyer resulting in the loss of valued facilities that are currently at the public's disposal, the format and the publicising of the event fell short and were misleading.*

### *Publicity*

*A general lack of publicity and rather low key approach for this drop-in session was observed prior to the event. The flyer which promoted the event on the Eryri National Park Facebook page was exclusively focused on the access issues to the local woodland and Llyn Mair which also form part of the PTYB estate. There was no mention of the actual historic building. The purpose of the event was described on the flyer as follows: "The purpose of the session is to provide clarity on public access to Llyn Mair and the surrounding woodlands, and to ensure that the public opinion is heard." This was misleading and biased towards attracting only the part of the community who are interested in the woods and lake but not those who may have an interest in the bigger picture including the heritage property. Therefore the members of the public in attendance may have only represented part of the general public.*

*This drop-in session, despite the large number of Eryri National Park Authority members present, cannot be classed as a full public consultation which must include all aspects of the estate in their entirety.*

### *Drop-in Session Format*

*At the last Eryri Park Authority Meeting on 11 September 2024, a large number of members of the public were present who were alarmed by the potentially "rushed through" sale of PTYB without any sort of public consultation or impact assessment how this sale would affect the local community. Representatives of the press were also in attendance. With the public insisting on their voices being heard, it was decided that the Eryri National Park Authority would hold a formal meeting for the wider public and local Councillor Elfed Roberts offered to chair such a meeting.*

*Members of the public were concerned by the chosen format of an informal, day-long, non-chaired, non-minuted drop in-session. Furthermore this poor choice of format was interpreted as a strategic move to dilute the existing strong public opinion on the matter by dealing with individuals spread out over the day rather than a collective in one large room at a set time with a chairperson and accountability and transparency recorded via the minutes. In conclusion, the format of an informal drop-in session is unsuitable to inform the public cohesively on the issue.*

*In order for the wider public to understand how PTYB ended up in its current situation, it is crucial that the Authority is transparent and that the public is able to gain access to*

*detailed financials of past and current profit and loss accounts for PTYB as an individual asset rather than enveloped in other assets or liabilities of the Authority.*

*The local community have shown a strong opposition to a potential sale of PTYB to a private buyer. An effort is currently underway by Cymunedoli, an umbrella organisation for local charities and community initiatives, to look into how to this important asset could potentially be saved for the community. It would therefore be a serious lack in foresight, if not irresponsible by the Eryri National Park Authority to make any irreversible decisions on a sale before the Cymunedoli Feasibility Study is completed and all options are explored.*

*This feedback includes an official request for any decisions/votes on the subject of the sale of PTYB to be a “recorded vote” in future Eryri Park Authority Meetings.*

#### *Police Presence*

*It has become apparent that the sale of PTYB is a very emotive subject among members of the public. Although it must also go on the record that visible Police presence at the event can be construed as intimidating and hostile by those attending to obtain information and express their opinion in a democratic way.*

#### *Questions*

*Below is a list of questions in relation to PTYB to be addressed prior to any final decisions or votes made by the Members.*

*1.*

*Bearing in mind that the Welsh Assembly Government accounts for a large percentage of funding of the National Park via grants and other income streams, is there a legal requirement or a common courtesy good practice, that a Minister is consulted prior to the disposal of an important heritage asset such PTYB? If so, has this been done and when? What was the response?*

*-*

*Who is/was the Minister?*

*-*

*In what ministerial role?*

*-*

*Still in that role now?*

*2.*

*What is the statutory process of the disposal of public historic property and lands? Has this been followed?*

3.

*Has an impact assessment been carried out in terms of the potential loss of the asset to the local community? If so, where can this be accessed?*

4.

*When will the full public consultation take place? The drop in session is much valued but focused and marketed towards the loss of the woods/gardens not the property?*

5.

*Where does the newly appointed CEO Jonathon Crawley stand on the sale of PTYB?*

6.

*Authority states the cost of mothballing PTYB £75k/annum. Breakdown of costings where available?*

7.

*Repair cost of £3m over the next 10 years has been quoted, what is the breakdown and quotes to support financial statements?*

8.

*Authority state a loss of £250k/annum. Full disclosure of all income/costings/expenditures is required to evaluate including all liabilities. Breakdown of staff cost and all contract liabilities, utilities income streams including hydro, telephone mast and lease rentals to chalets and contract lengths*

9.

*Business plans and/or Management Reports for current business model? Available? Where?*

10.

*Are there any liabilities on grants to be returned to WAG if sold? What are they?*

11.

*Chalet leaseholds and access rights?*

12.

*Who owns the freehold to the chalets?*

13.

*The chalet included with the sale is advertised as freehold, all other chalets are leasehold. Is it freehold?*

14.

*How can public access to the woodlands be secured for future use in the event of a private sale?*

15.

*Existing covenants on the land and Rights of Way?*

*Please confirm receipt of this e-mail. Thank you.*

*Anja Borum*

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*I am concerned that the proposed sale of Plas Tan y Bwlch, if a private individual buys the property and grounds, might mean the end of access to the grounds and Llyn Mair. This is an important recreational and wildlife experience resource which the general public have been able to enjoy for decades. It would be very sad if this came to an end.*

*Rod Gritten*

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*Annwyl Jonathan Cawley,*

*Ysgrifennaf atoch fel Cadeirydd y Cyfeillion,( elusen a ffurfiwyd yn 1985) i'ch llongyfarch ar eich apwyntiad i swydd Prif Swyddog Gweithredol Parc Cenedlaethol Eryri. Rydym yn sylweddoli fod heriau mawr o'ch blaen gan fod yr hinsawdd economaidd bresennol yn un anodd iawn.*

Rydym yn gwybod fod Plas Tan y Bwlch yn fyrdwn ariannol ar y parc ond gwyddom hefyd nad oes canolfan Astudiaethau'r Amgylchfyd arall i'w chael yn y Deyrnas Unedig. Mae pob parc cenedlaethol arall wedi gwerthu eu canolfannau addysg fel canlyniad i doriadau mewn ariannu gan y llywodraeth Doriaidd yn y gorffennol, felly yn hynny o beth mae Plas Tan y Bwlch yn unigryw. Mae hefyd yn adeilad cofrestredig Gradd II ac mae hyn yn cyfyngu ar beth y gellir ei wneud gyda'r lle. Serch hynny mae'n adeilad hardd mewn safle godidog.

Yn y gorffennol mae'r plas wedi bod yn werthfawr iawn mewn llawer maes- yn cynnig cyflogaeth a chyfle i fyfyrwyr o bob oed i gychwyn ar gyrsiau ymarferol ac addysgol a hyn yn gallu arwain at newid cyfeiriad bywyd aml i berson. Gallwn ddysgu am dirwedd a byd natur wrth edrych ar sgrin ond does dim yn cymharu gyda'r profiad byw, uniongyrchol. Dyma mae'r plas yn ei gynnig. Mae pob plentyn drwy'r wlad yn gorfod astudio tirweddau amrywiol ac mae pob un o'r mathau yma o dirweddau i'w cael o fewn awr o daith o'r plas. Mae yma gyfle, felly, i addysgu plant y dyfodol am y blaned rhyfeddol yma rydym yn byw arni. Dylid hysbysebu'r plas i awdurdodau addysg drwy Gymru a Lloegr fel y man delfrydol i gynnal cysiau ar yr amgylchfyd gan gofio hefyd am heriau cynhesu byd eang fydd yn wynebu ein disgynyddion. Yn wir dylid datblygu'r plas fel Canolfan Genedlaethol Astudiaethau Amgylcheddol. Dyma yw pwrpas bodolaeth y Cyfeillion a'n dyhead am y dyfodol.

Gwyddom fod cynlluniau Cymunedoli wedi eu cyflwyno i'r parc a mawr hyderwn y bydd eu sylwadau yn cael pob ystyriaeth gennych. Mae angen i ni gadw'r plas i fynd nes i ni gael yr arian loteri mae nhw'n ei geisio. Gall eto fod yn cynnig Gwely a Brechwast a phriodasau. Gall gynnal cyrsiau lle mae cymdeithsau yn trefnu eu tiwtoriaid ei hunain fel yn y gorffennol. Gall y Parc gydweithio gyda mudiadau addysgol fel colegau addysg bellach

a gwahodd y myfyrwyr a'u tiwtoriaid i fabwysiadu gerddi a choedwigoedd y plas i wneud gwaith maes. Felly hefyd mewn profiad gwaith ym maes arlwyaeth.

A oes posiblwydd ffurfio cwmni- Plas Tan y Bwlch.Cyf. a gwerthu cyfranddaliadu yn y cwmni? Mae'r lle yn golygu llawer i gymaint o bobl a byddai wir yn drychineb ei fod yn mynd i ddwylo preifat, estron, nad ydynt yn gwybod am y waddol gyfoethog sydd ganddo na'r hyn sydd ganddo eto i'w gynnig i Gymru a Chymry'r dyfodol.

*Mawr hyderwn y gallwn gydweithio i sicrhau dyfodol i'r plas, lle y gall eto wasanaethu'r gymuned leol a'r genedl.*

*Yr eiddoch yn obeithiol,*

*Eirlys Gruffydd-Evans*

*(Cadeirydd Cyfeillion y Plas)*

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*Dear Sir/Madam*

**RE. POTENTIAL SALE OF PLAS TAN Y BWLCH AND SURROUNDING LAND**

*We appreciate the financial pressures facing your Authority and the need to identify cuts in current spending. We also appreciate the challenges that maintaining a property of this type presents and that its sale would save on annual expenditure; decrease the Park's carbon footprint and also realise a considerable sum which would offset the current deficit in the Authority's budget. We welcome the Authority's decision to pause any sale of the Plas and hope that full consideration is given to the comments and concerns that have been expressed about the sale as a result of recent public consultation.*

*We wish to make the following comments particularly in relation to the access that walkers currently enjoy in the SNPA owned land which surrounds the building and also its impact on the network of paths in the wider area.*

*The fundamental premise underpinning the Well-being of Future Generations (Wales) Act is that future generations will have at least the same quality of life as we currently enjoy and with all the evidence that supports the importance which access to the*

*outdoors plays in people's physical and mental well-being, any reduction in access to open spaces must be resisted. The agreement that was reached more than 40 years ago between the landowners in the area is a model of co-operation that should continue to be promoted and indeed expanded elsewhere. Without the network of paths that exist within the 103 acres which is in the ownership of the Park, the network of permissive paths from the surrounding land holdings would be severely compromised, and of course access to Llyn Mair would be lost. This would not sit comfortably with section 65(1) of the Environment Act 1995 which specifically refers to the conservation and enhancement of natural beauty, wildlife and cultural heritage of the area as being the main purposes of a National Park since should the land be sold to a private buyer there is every likelihood that it would be used for their own exclusive use and the local community and others who visit the area will be denied access to this beautiful and diverse land.*

*Now that the sale has been paused, our understanding is that various options are being considered. Ideally the network of paths should be designated as ROW to properly ensure their future and give assurance about their future maintenance. We appreciate that designation can be a lengthy process and the financial burden for maintenance would then fall to Gwynedd Council for which they would need to be compensated. We believe that one of the options under consideration is for the SNPA owned land to be designated as Open Access land and we would support this although we would like to be assured that if this approach was adopted the paths would be subject to a legally binding maintenance agreement to ensure they would not fall into terminal disrepair. Whilst this too can be a lengthy process and require approval by Welsh Government this could be reflected in the sales particulars and give a degree of certainty to any potential purchaser to ensure a fair price is obtained. Paramount to any option that is considered is the need to protect public access to the area in perpetuity.*

*We urge the Authority to balance any quick solution of a sale against its wider legal obligations and also the moral obligations to protect the environment and promote its enjoyment by one and all.*

*Yours faithfully*

*Gillian Caves, Footpath Secretary, on behalf of Meirionnydd Ramblers*

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*Dear Sirs,*

*I really wish to express my concern over the sale of Plas Tan Y Bwlch.*

*Is it possible to keep the woodlands in community or Park hands?*

*Have you considered allowing the community to have part of the gardens to grow food for the community*

*via the community food bank?*

*Please keep this important facility in the hands of the local people.*

*your sincerely*

*Karen Coe*

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*Dear Sirs,*

*Having attended the very informative drop-in session regarding plans for Plas Tan y Bwlch, we would like to make the following observations:*

*Whilst we feel that both the building and the woodlands provide valuable amenities for visitors and local residents, we do appreciate the need to address the financial pressures faced by the Authority. However, we believe that the current approach of seeking to dispose of the Plas itself and the woodlands is a serious error. The woodlands provide the opportunity for many local residents and visitors to enjoy beautiful walks and it is absolutely essential that this amenity should be retained. Whilst it may be theoretically possible to "protect" walks through designation, we have seen examples elsewhere in the UK of landowners using a variety of excuses to block paths and exclude members of the public from land when this serves their purposes. We believe the only way to ensure full public access in the future is for the Authority to*

*exclude the woodlands from any disposal of the Plas and surrounding gardens. This would clearly still leave the opportunity for any future occupant of the Plas to enjoy access to the woodlands in the same way as other members of the public. This would also provide the opportunity for another body, such as the Woodlands Trust, to become custodians of the woodlands; whereas they would understandably be reluctant to become custodians of the entire estate, including the Plas itself.*

*In summary, our suggestion as to the best way forward is to withdraw from the market the combined Plas and woodlands. Options can then be pursued for the Plas, in terms of either a partnership arrangement or sale, whilst the woodlands should be retained pending identifying another body, such as Woodlands Trust, which might be prepared to become custodians.*

*We trust that this feedback is of value to the Authority.*

*Kind regards*

*John & Olwyn Hawkins*

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*To whom it may concern*

*I am writing to you regarding the sale of Plas Tan y Bwlch.*

*It has come to my attention that Eryri National Park are planning on disposing of this asset along with one hundred or so acres of surrounding land.*

*Whilst I understand that the land around the building is classed as 'permissive', I am baffled to understand why no consultation took place with the public before the property went up for sale.*

*It is extremely upsetting to think that a firm favourite walk in the area is now going to be closed from public access, favouring the few residents, or patrons of Plas Tan y Bwlch. It is not in the spirit of the National Park to privatize areas to please the few. In fact, I can go so far as to say that it is pretty mean spirited to take away the access to locals that have enjoyed this space for 30 years plus.*

*As well as this spot being a beautiful place, I have noticed over the 10 years that I have frequented it, that due to the lake being close to a road, and the flat nature of that section of the walk, it is used by many elderly people that find other walks in the area to be a bit more challenging.*

*Having had a hip replacement that dislocated recently, and further surgery to repair it, I am very limited with my options of where to safely walk, so I can empathise with anyone suffering from mobility issues, that this would be a huge loss to them if it is closed off.*

*I urge you to find a solution that works for all parties involved. This lake and its surrounding walks are part of the heritage of the area and should be enjoyed by tourists and locals alike for many years to come. This can't just end up being about money, it is absolutely not what this Park is about.*

*Please do the right thing and keep the paths public. I don't normally spend my time writing these types of email, but I feel very strongly about this and I am compelled to take the time to let you know my feelings.*

*Let's keep this beautiful spot public.*

*Thank you for your time*

*Kind regards*

*Melissa Hunt*

*Dwi'n ysgrifennu ar ran digwyddiad cymunedol Trailffest, ac ar ran Clwb Rhedwyr Hebog; mudiadau lleol i ardal Porthmadog sy'n cynnal sesiynnau a ras rhedeg llwybrau er budd y gymuned leol.*

*Mae ras Trailffest yn ddigwyddiad fydd yn cael ei gynnal am y 10fed flwyddyn yn 2025 – gan glwb Rhedwyr Hebog.*

*Wedi ei sefydlu a'i drefnu yn wreiddiol gan gwpwl lleol, roedd y clwb yn awyddus i gefnogi a cymeryd drosodd (ar gais y trefnwyr gwreiddiol) prif drefniadau y fenter hon, gan ein bod yn gweld y budd cymunedol o'r digwyddiad – i bobol leol, ac ymwelwyr sy'n dod yn unswydd i wneud y ras.*

*Fe'i cynhelir yn mis Medi pob blwyddyn, a gyda dros 200 o redwyr yn cymeryd rhan yn flynyddol, mae'r cyfanswm o bobol sy'n cymeryd rhan dros flynyddoedd yn niferus. Mae elw y ras i gyd yn cael ei ddyrannu i eluselnnau a sefydliadau lleol*

*Gyda chefnogaeth hael gan sawl busnes lleol megis Rheilffordd Ffestiniog, Mŵs Piws a Oren, mae wedi datblygu yn ddigwyddiad poblogaidd iawn. Eleni bu i'r ras werthu allan am y tro cyntaf, ac rydym wedi cyfrannu dros £3000 i elusennau a sefydliadau lleol amrwyiol.*

*Mae llwybrau y ras yn mynd drwy'r goedwig uwchlaw Tan y Blwch, a tra nad ydyw yn mynd drwy unrhyw dir dan berchnogaeth y Parc, mae'r llwybrau yn agos iawn i'r ardal, ac felly, yn naturiol, mae gennym fel trefnwyr, ddidordeb yn nyfodol y mynediad i lwybrau yn y goedwig. Rydym yn grediniol ei bod yn bwysig iawn fod mynediad cyhoeddus i'r llwybrau o amgylch y Plas yn cael ei sicrhau.*

*Yn ogystal a threfnu y ras, mae Clwb Rhedwyr Hebog yn cynnal sesiynnau rhedeg wythnosol, drwy gydol y flwyddyn, mewn amrwy o leoliadau. Mae'r rhain yn sesiynnau rheolaidd i aelodau y clwb-trigolion lleol. Mae'r llwybrau yn y goedwig yn safle poblogaidd i'w ddefnyddio ar gyfer sesiynnau clwb – yn leoliad cyfleus mewn tywydd gwlyb yn y gaeaf, ac yn rhoi cysgod yn ystod cyfnodau poeth yr haf. Mae adnoddau naturiol fel yma yn fantais i'r ardal, sy'n brin iawn o adnoddau a chyfleusterau mwy ffurfiol, megis unrhyw drac rhedeg/ adnoddau dan do addas ar gyfer gwithgaredd o'r fath. Mae'r clwb yn ymfalchio ein bod yn gallu defnyddio yr adnoddau naturiol yma, ac eto, yn credu yn gryf ei bod hi'n holl bwysig bod mynediad cyhoeddus i safleoedd fel yma yn cael ei ddiogelu, er llês iechyd cymunedau lleol.*

*Hoffem i'r Parc gysidro hyn a gweithredu mewn modd sy'n diogelu mynediad fel hyn i drigolion lleol yn hir dymor.*

*Gyda diolch,*

*Sian Williams*

*Ar ran Rhedwyr Hebog.*

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***A response to the public drop-in session held at Plas Tan y Bwlch on Monday, 14 October 2024 and COMPLAINT***

*Name: -*

*Derek Boyd*

*Point of view: -*

*Whilst I am grateful to those employees and representatives who took the trouble to attend the public drop-in session on Monday to explain the current position and to collate the thoughts and views of those who were able to attend, the timing of this drop-in session was nevertheless questionable. Falling as it did at the very beginning of the week being the most difficult of times for those who work, many may have found their opportunities to make themselves available significantly restricted. Furthermore, only later in the week was it made known in a passing conversation that contributions invited by e-mail would need to be submitted by Friday, 18 October, just 4 days after the session.*

*This drop-in session invitation itself came very late. The public had up to this point placed their trust in those with the responsibility and full knowledge of the problems faced by Plas Tan y Bwlch to actively seek solutions that would offer an alternative to the sale of the house and grounds. Yet it has become tragically apparent from the*

*conversations only now invited that there has been a complete failure to properly inform and a total lack of transparency. No active steps, nor any coherent strategy appears to have existed beyond placing the entire property on the market to 'see what happens'. In the process, almost a year has passed and we are now told time is increasingly of the essence due to prior known fiscal pressures.*

*The notice of the drop-in session makes no mention of a consultation, referring to it only in those terms. A cynical person may be forgiven for interpreting all this as a complete failure to provide, or at worst perceive it to be a concerted effort to deny the public any proper or meaningful opportunity to have their say.*

*I am not currently aware of the extent to which the National Park Authority has or does not have a duty under its constitution to consult. But there does exist a common law principle that failing to do so would be a breach of 'legitimate expectation' or could be 'conspicuously unfair'. It is simply a matter of good practice to consult, even where there may be no obligation. Fair consultation principles, known as the 'Gunning principles' state:-*

*Consultation must take place when the proposal is still at a formative stage*

*Sufficient reason must be put forward for the proposal to allow for intelligent consideration and response*

*Adequate time must be given for consideration and response; and*

*The results of consultation must be consciously taken into account*

*It seems clear that the drop-in session has fallen woefully short of the first three of these principles and having done so renders the fourth unachievable.*

*The non-existent/late notice of the cut off point for e-mail contributions only reinforces a perception that those involved may simply be paying 'lip service' to a community and*

*public sadly let down by an apparent lack of will to save for them what has been described as 'one of the finest Grade II listed buildings in Gwynedd'.*

*It has been reported that a plan to sell the property has been postponed until a meeting in November and that details of a secret bidder have been kept 'under wraps' until a final decision is made. A much-respected Cllr Edgar Wyn Owen is reported to have said that the Authority had already 'listened' to the public and this is why an earlier decision had been deferred. Significantly, he went on to say '... it is important that we take time to consider the future of Plas Tan y Bwlch. We have agreed that every option should be evaluated and that we will engage with the community and work closely with potential buyers to make the right decision for this historic property.'*

*I believe I share in the view of a vast majority of the community that the National Park Authority is far from fulfilling this noble sentiment.*

*Were this statement to hold true, it would make no sense for final decisions to be made ahead of a proper open and transparent public consultation to determine how the community can contribute to the search for an optimum solution, involving themselves in any discussions with interested parties, including potential buyers and stakeholders, to ascertain and understand their intentions, and the intentions of the National Park, towards a secure and binding future for a property that holds such significance, not just locally, but as an important part of Welsh heritage.*

*It is doubtful that any member of the public will have failed to understand and appreciate the fiscal pressures that now come to bear. Yet it seems beyond comprehension that a building as prestigious and culturally significant to the heritage of Wales in the heart of a National Park should be offered for sale and be allowed to pass into private hands without a pro-active, complete and thorough exploration of the alternative options. There is simply no confidence that partnerships, sponsorships, alternative funding, grants etc. even charitable status, have so far been conscientiously, properly or adequately explored to any point that any claim by the National Park Authority that they have will possibly hold up.*

*During my own discussions on Monday I suggested the urgent formation of an independent committee of lay persons, to include representatives from the Plas and from the Park, to work together in a constructive manner applying their individual skills,*

*expertise and contacts. Such a committee would provide the public and the Authority with opportunities for in-depth analysis of the fiscal issues faced in the short and long term with possible mitigations or solutions, consideration and scrutiny from all angles for future use involving the consideration of appropriate business models to ensure financial stability and employment, taking into account the different considerations required to be given for the benefit of the many interests that need to be addressed, garden and woodlands being just two of them.*

*For example, a dissection of the maintenance and essential building costs would expand the opportunities to explore ways to buy more time to keep the property active while a wider exploration is conducted into the business options available that would succeed where the existing business model did not. This is, after all, what any perspective purchaser in the commercial sector would do and no doubt successfully, so there is no reason whatsoever why similar achievements should be beyond the reach of a publicly controlled asset.*

*It is beyond doubt that the Authority will not have the time it needs at the next meeting in November to fully digest all the matters discussed during the drop-in session and in these e-mails, and certainly there will be insufficient time to make any informed or balanced definitive decision. To do so would be to ignore the depth of feeling and incontrovertible need for time to find a solution that would properly respect this deserving property.*

*The work of such a committee may be time-tabled, but with the initial emphasis on steps that might be taken now to ease the immediate fiscal burdens and then to further explore various options for use, repair and onward financing and operation through numerous possible channels such as those suggested above to discuss, explore, crystalize, coordinate and channel the viable options to present and report to the National Park Authority and the public. Only when fully informed can an honest and safe appraisal be made and definitive decisions taken.*

*Such a committee should be totally transparent in its workings and would be in a position to keep the public fully informed and at the very least provide a platform that might satisfy the community that all reasonable avenues are being explored and steps taken to find a best possible solution.*

*Sale of the Plas surely has to be a last resort. Viable alternatives to sale giving better value to the Park and public will exist and should not be overlooked before the proverbial baby is thrown out with the bathwater. At the drop-in session a past lack of fiscal astuteness that has sadly contributed to the current situation was admitted. The failure of past business models does not mean there is not a better business model to be found. Put simply, placing the property on the market and waiting for something to happen was never going to present any outcome that, on any view, could legitimately be considered, to paraphrase Cllr Edgar Wyn Owen 'an evaluation of every option'.*

*Without exploration there can be no discovery.*

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*Although I do not live in Gellilydan, I am a frequent visitor to the area and really love walking in the woods around Lynn Mair. In fact it is my favourite place to go.*

*I would like to think that it might be possible for the beautiful grounds which surround Plas Tan y Bwlch to be gifted to the local community. After all, it is part of Welsh national heritage.*

*Might it be possible for its maintenance to be run by the council with a volunteer workforce? If more people knew about its impending fate, then more could perhaps be done to avert it and prevent its loss as a community amenity.*

*Could Wales develop its own National Lottery to help preserve its own rich historic heritage?*

*All too late perhaps but I sincerely believe selling off the beautiful historical Plas Tan y Bwlch is a step in the wrong direction and worth pondering over a little longer.*

*The likely projectory may lead to it one day being owned internationally with local people being denied access to a national legacy for short term gains.*

*Yours sincerely,*

*Janette Allotey*

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*To Whom it May Concern*

*I'm writing to express my support for the campaign to retain access to the paths, lakes and woodland of Plas Tan y Bwlch.*

*I have lived in Maentwrog for three years now and I walk my dog through the woods literally every day, come rain or shine. It would be a tragedy if a public body sold off this vital public asset without ensuring that the rights of local people to access it were protected and preserved.*

*I'm particularly concerned that access will eventually be denied through the back door... a sale will be made and we'll be told that access has been agreed. However, who would maintain the woods? It's not hard to imagine that the first time a tree falls across a path, it will then be closed on spurious 'health and safety' grounds.*

*I'm not originally from this area but I'm fascinated by the history of Eryri and the slate industry... the Plas was built on the blood and sweat of local families, many of whom will have given their lives in the harshest of working conditions. It is essential that their descendants and those of us lucky enough to have been able to move here are able to continue accessing the beautiful woodland for which their labour paid.*

*Many thanks for your attention.*

*Kind regards,*

*Steve Nevitt*

*This building with its gardens, woodland, paths and lakes is a national resource of immense value. Access should be maintained for the good of us all, now and into the future.*

*It would be a huge waste to sell it, we would never be able to afford anything like it ever again.*

*When it's gone, it's gone.*

*Stuart Emeny.*

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*Good day.*

*As a resident of Maentwrog I would like to register my distaste of the proposal to sell off Plas Tan y Bwlch. I understand the fiscal perspective of this decision, but it seems that this consultation has been rushed given the circumstances, and the notion of selling off the Park's "crown jewels" as it are will result in a loss of a very important building in the area, steeped in the history of the village of Maentwrog.*

*Given the short time we have to prepare responses, please note the following bullet points:*

- The consultation was announced at short notice to run on a working day until 7pm. This gave members of the public little time to make arrangements to attend the session, or to respond accordingly*
- The loss of access to the trails around the Plas and Llyn Mair will result in a major loss of amenity to residents and visitors to Maentwrog*
- Making the woodlands associated with The Plas public access spaces/designating public footpaths will mitigate against that loss of amenity - ideally those areas would not be included in the sale, but donated to the National Trust or The Woodland Trust*

- *The Plas should have been put under the stewardship of a commercial manager over a decade and a half ago to allow it to "wash its face" financially (noted during conversations with Plas staff when my wife and I were married there in 2008 - the building is a fantastic wedding venue!). Had steps been taken many years ago, the building would be an asset to The Park, not a financial drain. The property has suffered from poor management.*
- *The purpose of the National Park Authority is to protect and enhance the qualities that make Eryri special. The National Park Authority's work covers a wide range of issues in Eryri, including visitor management, **conservation** and forestry and planning and development. To protect the Plas is within the SNPA mission statement. Plas Tan y Bwlch and its gardens are part of what makes this corner of Eryri special.*
- *It was noted during the consultation that "the current business models at Plas Tan y Bwlch have not been sustainable - this has been the case for many years, so why has it not been adequately addressed?"*
- *Given the somewhat punitive planning restrictions imposed by the SNPA on development in the Park, in contrast the treatment of Plas Tan y Bwlch seems somewhat hypocritical - why repair terrace walls of a grade 2 listed building when a simple wicket fence will do the job?*
- *No details of business partners or sponsors have been published or commented on in order to secure external funding for Plas Tan Y Bwlch*
- *Given the importance of the building to the history of the local area I'm sure as with the Ffestiniog Railway there will be plenty of volunteers who would offer to help with the maintenance or running of a re-imagined Plas Tan y Bwlch*
- *It seems no great effort has been made in the last decade or so to market and generate income from Y Plas. Even when residential courses were running, they had a twee element to the subject matter. Perhaps partnering with local businesses or educational facilities would also drive income?*
- *An alliance at director/board level with for example green energy suppliers who operate in or close to the the area may forge mutually beneficial arrangements; wind farm operators or suppliers for instance may sponsor or subsidise The Plas in exchange for publicity about green agenda ventures - thinking about higher level investment opportunities rather than smaller local businesses may yield greater revenue contributions.*

*I hope these thoughts/ideas can add value to this situation.*

*Kind regards,*

*Darren Ryder*

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*I echo the response below ...with sadness that you have not engaged with the local community in any way prior to the sale and indeed the cafe has been closed for years now .*

*Please reconsider and engage with locals*

*Kind regards*

*Emma Ryder*

## Sticky Notes

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*Hopefully it won't be sold be a shame to lose the forest for walking the dogs*

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*Concerns about continuing free access to the countryside*

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*Alternative energy option with sun and water energy efo'r coed, etc l'r Parc*

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*Pwysig cadw llwybrau uwchben y Plas yn agored*

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*I'll add my voice, please do not sell off the woods without public access*

## **iPads**

***What is your opinion on the future of Plas Tan y Bwlch, particularly regarding the woodlands and Llyn Mair? (Please share any thoughts you have. All comments will be reported to the Authority before any final decisions are made.)***

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*“Defiantly should not be included in the sale , strongly feel it has been added to make the sale more attractive”*

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*“I completely disagree with selling the woodland and llyn mair. It is essential that public access is maintained, the SNPA must keep ownership of all the woodland.”*

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*“You need to separate the woodlands from the sale of the plas , totally disagree with the sale”*

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*“Ddylie fod mynediad cyhoeddus a’r rhwydwaith o lwybrau caniataol cael ei parhau, drwy CROW act neu debyg. A’i rheolaeth parhau drwy’r parc neu YG. 2. Os ydi y tir a’r plasdy am gael ei gwahannu mi fydd angen cadw mynediad o’r lôn gwaelod. 3. Ddylie fod y cymuned a busnesau lleol cael blaenorieth wrth cysidro gwerthu 4. Rhaid cadw’r un trefn efo cyfrifoldebau terfynnau, coed ayyb wrth gwerthu 5. Ychwanegu TPO i’r coed yn ychwanegol i’r SSSI”*

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*“I would absolutely like to see access to the surrounding land preserved and preferably still under the control of the national park. And thought taken to maintain access to the community orchard on the main road. It would be particularly pleasing to see some sort of partnership formed between the national park and either a private concern or community based organisation. I also believe that some thought and checking needs to be done on the plans of any new buyer if they buy this wonderful property outright. In the end I do believe that if this transaction is carefully managed it could be a very positive step in the right direction and needs to be handled with great care. Many thanks for the opportunity to voice my opinion.”*

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*“As the neighbouring landowner at Hafod y Llyn and co-instigator of the Dyffryn Maentwrog footpath network, I am very that this public asset remains intact, meaning if necessary retention of the woodlands and lake in public control. I would add that many of our continental visitors to our holiday let (the old kennels)& arrive with the assumption of enjoyment”*

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*“I believe its incredibly important to keep the woodlands around llyn mair, and if possible, the plas building as a community asset. In terms of the woodland - access to this area is of huge importance to local residents, for our wellbeing and health, as well as the general ethical principle of allowing common access to natural areas. I would entirely support the idea of the trust keeping ownership of this land in order to ensure that local people have access to this area of beauty, now and for generations to come. In terms if the house - I would absolutely support the purchase of the building by a community run organisation so that the house can keep serving the people that live here. Id like to request that the decision about the sale be postponed and not made during the next meeting in November, to give any community organisation more time to get a proposal together. This could be an amazing thing for the area, and any community organisation will need more time to raise the money and write a business plan.*

*I understand the need for significant funding input to “save” or repair the Plas future and this may require private funding such as a sale or partnership. This makes sense to me and I am hopeful that this can be achieved in a way that keeps the Plas available to the local community and contributes to the local economy. However I am very concerned about maintaining public access to Llyn Mair and the woodland paths! I run and walk these paths on a regular basis - several times each week - and I consider these pathways to be a local treasure, enjoyed by many local residents and visitors alike. I strongly encourage and recommend that any sale or partnership use for the Plas should not include these pathways and lands. It makes sense to me that the gardens and the Plas could be developed and that separately the public access paths could remain managed and open in the manner that they presently are. As a Maentwrog resident I would support such an approach. Diolch”*

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*“I enjoy walking in the woods, I like that yoga sessions have been run here, I have been here for courses at the hall, I have been out with woodland trust for ancient tree inventory course. I feel like the field studies centre is a vital part of what a national park should do as a public service. Will this continue. I know the cheaper accommodation has been useful for other courses being run in the area. It would be preferable that the building was run as a not for profit operation to provide reasonable accommodation for young people to stay to learn about the area. Have other charities been approached cmc centre at pensarn. Have local businesses such as dioni holidays been approached to give their opinion on the business operation. If the community had a louder voice could demands be made of welsh government to give more funding to the park authority. Is there a link with coed y Bren in in terms of an operator helping with the*

*profitable operation of them. Access to the outdoor space is my personal concern but the loss of another field studies centre is a concern that future generations will miss out on learning opportunities”*

*“Rydym yn gwneud defnydd cyson o’r llwybrau - beicio mynydd a cherdded - ers boynyddoedd maith ac felly mae’r lle yn agos iawn at ein calon. Byddai colli mynediad i’r llwybrau a’r byd natur yn ergyd drom i ni. mae’n drist iawn meddwl am golli mynediad a methu cael treulio amser hamddennol yn ganol byd natur ac awyr iach. wedi gweithio i’r Parc, ac wedi treulio lot fawr o amser yn y Plas, mae drist meddwl am gwmni/unigolyn preifat yn cymryd y lle drosodd.”*

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*Llyfrau Cofnodi*

*I am a local resident – the area is socio-economically deprived, but rich in natural resource. The natural resources are rich but accessibility is an issue re many i.e. due to mobility issues. There are also few areas where dogs can be left off lead in the area – this being one of few. There is a strong community of walkers (Particularly with dogs) that use the area around Llyn Mair on a regular basis (including myself on a daily basis).*

*I know of one lady in her late 80s that brings her dog to Llyn Mair – I think this is the onlcy social contact she has.*

*I feel strongly that we need to maintain right to public access to the paths, it would be a great loss to local people and to visitors and would probably have a negative impact on visitor numbers to the railway.*

*Rachel Davies*

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*Our primary concern is that the public access to the footpath network in the woods behind Plas is retained by whatever mechanism most suitable and that the network maintains the cohesion of the entire footpath network of footpaths through the whole of*

*the Rhiw Goch/ Cae Fali/ Crysfa/ Garnedd / Coed Hafod y Llyn. We think the best and easiest way to do this would be to exclude this portion of land from the Park's sale of its land at PTYB. Failing that, we would like to see the woods being designated as open access land as per the CROW's Act provisions. Unfortunately, we reluctantly agree that making the current permissive paths into statutory rights of way is impractical.*

*The worst and unacceptable outcome would be for the park to sell the entire land holding associated with PTYB and for a new owner to revoke all the permissive paths. We acknowledge that trying to retain the part of the footpath networks in the gardens may be a lost cause.*

*S Walton and C Davies*

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#### *Concerns and questions*

*The woodlands and the ground surrounding PTYB are rich in wildlife. In March/ April 2024 more than one pair of Pied Flycatchers were active on territories within the land owned by the NP. Wood Warbler a species like Pied Flycatcher which migrates here to breed from S Europe and Africa and which are particular about their breeding habit – showing at present they breed here and could do. It's important to consider these and other species such as Redstart as well as bat species.*

*The NP could perhaps consider separating the woodland from the sale, if it happens – of Plas itself. In private ownership the woods and Llyn Mair could be compromised. Birds, mammals, bryophytes sometimes respond badly to sudden change.*

*The sale of buildings themselves let alone the land sets a bit of a precedent. Worry that this could be seen as the first of several off loads of any assets not making money – its a big backward step. The public interest and financial input of bodies such as the PC and National Trust should be considered as a long-term guarantee of security of these places.*

*It's a very radical decision to sell outright, Money recouped £1.1 million is a drop in the ocean of what costs are apparently concurred by the Plas at present. Have all other avenues (moth balling, community involvement, renting to universities as field studies centre etc?). Once it's gone, it will never again be gifted to the Cyngor or NP.*

*Oak woodland – its concerning that there seems to be no very effective preservation measures. Individual specimen trees in the collection could be seen as threats to life and buildings by a private owner and be felled before any preservation order (Issued only where there is a threat)*

*The Oak woodland around Llyn Mair as well as the Willows in the wet areas are home to unique species of birds, bryophytes and lichens. Its also a quiet, calm area essential qualities to preserve – as an artist, naturalist and birdwatcher I recognise this. I'm sure walkers also derive pleasure and well-being along these woodland pathways and it is important that their access is maintained.*

*The National Park ethos, of preserving landscapes and habitats should be one of integrity not to be sold off especially if sale price is so small it would not enable them to purchase somewhere in lieu to preserve instead.*

*Lakes and their role in hydroelectric generation in the past is important archeologically. Surely this should be accessible to all. Although the Plas is listed it could be accessible to the public which is obviously the intention of the Oakley family.*

*What is the history of the Plas? Was it gifted to the Council then the NP? Was there any written agreement that this should be kept in public ownership.*

*Kim*

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*Why no consultation before? What are other orgs – NT, Woodland Trust, Ffestiniog Railway etc saying as most access crosses all land.*

*Feel Plas has been run down over the years and since Covid – either by neglect, mismanagement, or design? Historic build – history Oakley family etc, gardens, wonderful views etc.*

*Think - £1.1 million price is a joke! Who decided?*

*Footpaths should be sacrosanct for all to enjoy – walkers, dog walkers, wild swimmers etc.*

*If all else fails, I would have to accept that only the house and gardens and direct access roads should be sold. All the surrounding forest, lakes, tracks, footpaths should be left as they are now.*

*Rosie Thorne*

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*The decision to consider selling the house and large amount of land should not be considered. Let prospective buyers have the land below the railway line. The rest should be non-negotiable.*

*The Park Authority should be reminded of their chief aims/ manifesto and not ever sell out to a private speculator. I walk the woods daily. I know the woods – they are beautiful and provide balance in my life.*

*All paths/ lakes were created by local people. Men who were in the employ of owner of Plas and seldom lived more than 40 years. Upon their death their wives had only the workhouse.*

*It is right we should walk the woods now and enjoy their efforts. To betray and sell them out should not be a consideration. Respect and integrity before £££.*

*Mark Satterthwaite*

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*Biggest concern is access to Llyn Mair. Sad that is a good resource that might be let go. Ask to delay any final decision from the November meeting.*

*Jane Blakeman and Barney Frith*

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*The assets at Plas TYB have been sustained and created by public funds ever since its purchase. The woodland has many paths which have been created without cooperation of the landowners. This in itself is an amazing creation providing mental health and physical health benefits for many. In a time when these things are becoming more important for people it is unbelievable that a public body would ever be considering this.*

*Open discussion is required to air all opinions and needs for the future.*

*There is vast mileage of paths as far as shown have never been published which could be used from youth work – scout, forest schools etc.*

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*Please don't let the pathways around the Plas disappear for the use of the public. So many locals walk the grounds and Lakes on a daily basis. Wild Water swimmers love the upper lake. We're from Shropshire but had a caravan at Felinryd Fach for 40 years and this is our local walk. We've passed this love of the area to our daughter and now our grand daughter who will carry on the tradition.*

*Could you re-introduce the cafe and advertise it more? Could you re-introduce all the courses you had before Covid – I thought that was a huge success? Can't you let out eh chalets as Air BnB or holiday lets? Turn it into outdoors centre?*

*Audrey Pugh*

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*Concerns about woodland and Llyn Mair*

*Press reported that this is a secret meeting*

*The Railway leaflets and routes – they sell packages and one of the most popular ones is the 'Woodland Wanderer' - lots of people use the Dyffryn Maentwrog map for walks (1 hour stop at the PTYB station)*

*Phil Hawkins – Ffestiniog Railway (Director of Society)*

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*Licio i weld y coedlannau yn cael eu rheoli er budd natur a bioamrywiath yn ogysal a mynediad i bobl fwynhau. A ellid gwahanu'r goedwig oddi wrth yr adeilad/ gardd a chynnig y Woddlan Trust neu'r NT gymryd rheolaedth?*

*Mae'n ddealladwy bod angen gwerthu'r Plas, mae pawb yn gwybod sut mae hen adeiladau anferth yn llyncu pres, ond mae'n biti braidd hefyd. Petai gen i fwy o amser ad adnoddau fe fyddwn yn ystyried gwirfoddoli i dreio sefydlu rhwybeth ond...*

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*Awgrymaf l'r Awdurdod osod statws clir y tir a'r llwybrau a'r coed. Nid oes unrhyw Lwybr Cyhoeddus statudol ar fy map OS 1: 25,000 ac nid oes unrhyw fynediad cyhoeddus dan y Ddeddf Cefn Gwald ac Hawliadu Tramwy ar fy map ychwaith.*

*Efallai y bydd yn haws cael pris teg efo sicrwydd ar fyneduaed. Buasai statws statudol yn ymddangos ar y map OS. Buasai cyframodau yn well na dim byd, ond ni fusasent yn ymddangos ar fapiau OS.*

*Hefyd efallai buasai rhai tystysgrifau Defnydd/ Datblygiad cyfreithiol o gymorth wrth gynnwng y Plas i'r farchnad.*

*John Bowers,*

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*Cyfeillion Tan Y Bwlch.*

*Elusen a ffurfiwyd yn yr Wythdegau i amddiffyn y Plas pan roedd o dan fygythiad.*

*Mae'r Plas wedi gwneud cyfraniad anhygoel i Gymru ac l'r ardal drwy addysgu cenedlaethau o blant a phobl ifanc ym myd natur a'r amgylchedd. Dylai gael ei ddatblygu fel canolfan genedlaethol nid ei gwerthu.*

*Beth am ei logi i wahanol gymdeithasau tan fydd posib i wneud cais Loteri am arian? Angen gohirio penderfyniad brys. Beth ddaeth o'r astudiaethau cynladwyedd a wnaed yn y gorffennol?*

*Dylid edrych ar bob opsiwn cyn gwerthu – cyrsiau profiad gwaith, coedwigaeth*

*Beth am werthu Pencadlys y Parc a staff symud i Plas?*

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*House is too splendid to lose. Want to see it owned by a responsible public body and not private.*

*Most important is Llyn Mair and the woodlands as it's used by so many people.*

*Keep as much as we can.*

*Woodland Trust should take over the woodlands.*

*Sheila a Ron Cole*

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*I am of the opinion that the NPA have not given the local community the 3 month consultation period that is required by law. I understand that you are in financial difficulty but that's been brought about by your lack of vision and non implementation of strategies to make PTYB pay i.e. become self sufficient financially as it was pre covid.*

*Whi is the place standing idle today?*

*I know that you are talking with Cymunedoli about the future of this place.*

*You need to try harder to communicate with the local community.*

*I am against selling publicly owned buildings to private individuals.*

*Ult needs to be made clear to the public the legal steps the NPA have to take to do this. And for you to follow them.*

*Again I am against selling PTYB – there has to be a abetter option.*

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*Cofnodion*

*Deddf 1972 – adran 123 (2A), 127 (3)*

*Ydi rhain wedi cael eu cadw at?*

*Hysbysu i fod mewn papurau newydd.*

*Cyfarfod cyhoeddus – dal i aros am un - \*un o'r pethau pwysiaf i wneud\* a'r ffordd democrataidd o wneud.*

*PTYB hefo mwy o hanes lleol na'r Ysgwrn*

*Diffyg gwybodaeth yn boenus*

*Dyla cymuned Maentwrog wedi bod yn fwy ynghlwm.*

*Checkio os oedd na 106 ar y chalets/ 11 month occupance*

*Leasehold/ freehold ydi'r chalets?*

*Pwy/ sut/ be gafo nhw ei gwerhtu?*

*Adroddiad 2022 – ydi o ar gael l'r cyhoedd?*

*Record o waith diffygiol contractwyr ddim yn gwneud gwaith o safon*

*Ffigyrau hydro – ymchwil i ffigyrau Plas – i weithredu yn effeithiol*

*Barod i werthu – cynghori hefo'r gymuned cyn arwyddo?*

*Iechyd y bobl, future generations act – health and well-being.*

*Oes yna arian cyhoeddus yn mynd l'r Ysgwrn – faint sydd di mynd ers l'r Ysgwrn gael ei agor?*

*Grant i wneud Yr Ysgwrn – pam bod Plas heb gael? - Faint o subsudies sydd wedi bod i Plas – copis o business plan Plas.*

*Teulu Plas wedi byw oddi ar fywydau'r chwarelwyr. Bwysig peidio colli'r adnodd yna fel adnodd cyhoeddus.*

*Adroddiad carbon – cael rhannu?*

*Meredydd Williams Maentwrog*

*John Llywelyn Richards Talsarnau*

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*Very concerned about the access to wthe woodlands – completely against this!!*

*All access should be kept as permissable paths as it is extremely important to locals and visitors also.*

*I think everything possible should be done to sell to a public body rather than a private body for commercial gain!*

*Why are the NP okay with such a low valuation?! This seems completely wrong and difficult to understand!*

*I require access past llyn Mair to where I live – what happens to that?!*

*Very poor consultation with locals – previously in good time. What happened to the 3 month consultation period?!*

*Simply can't understand why the NP have let it get to this stage.*

*The woodland access should never have been put as part of the sale!!*

*W Davies*

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*Very disappointed with all concerned in this proposed sale. Shameful that public buildings and paths should be sold off – and not to the highest bidder as the valuation seems vastly underpriced. Who was responsible for this valuation? One estate agent? Shocked that the NP agreed to this. Has there been a legal consultation period?*

*So short sighted – such lack of vision regarding the welfare of the community and visitors who greatly benefit from the Plas and woods.*

*It doesn't feel as if all options have been explored. Such a bad look for the NP and all others involved in this. Also during this meeting, I was given different information from different representatives.*

*Get a grip on custodianship and grow some ethics.*

*J League*

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*Mae'n rhaid achub yr adeilad yma ar gyfer y genedl. Adeilad eiconig ac adnodd amhrisiadwy. Mae'r diffyg trylowyder gan y Parc ynglyn a'r gwerthaint ac mae wedi achosi adwaith fawr yn y gymuyned leol. Oes diffyg gwelediagaeth wedi bod? Oes pob afeniw wedi'i throedio o ran cael arian i helpu'r Parc gadw'r adeilad? Rhaid ailfeddwl y penderfyniad i werthu heb os!!*

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*Gwerthiant yn rhy isel o ran pris. Angen i'r llwybrau sydd ar dir adeilad y Plas fod yn agored hefyd. Cylchoedd cerdded hollol naturiol o gwmpas y coedlannau. Pethau wedi mynd lawr yn aruthrol ers cyfnod Twm Elias yno – cael y teimlad bod Yr Awdurdod wedi gadael i'r lle gael ei redeg lawr.*

*Gareth Jones*

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*Cyfraniad mae Plas Tan y Bwlch wedi ei wneud i godi ymwybyuddiaeth am dreftadaeth a chadwraeth drwy gyrsiau a chynhadleddau amrywiol wedi bod yn amhrisiadwy i Gymru. Fyddai colli adnodd mor mwysid yn siomedig wrth ystyried cyflawni pwrpasau'r Parc.*

*Gymaint sa'n gallu cael ei wneud yma, y lle yn gweithio bron fel ffatri gymdeithasau yn yr 80au a 90au.*

*Mae'r llwybrau yn destament i gydweithio a gweledigaeth staff y Plas. Mae'r coedlannau hefyd yn enghraifft da iawn o'r Coed Celtaidd ac yn cynnwys mwsoglau a chen prin.*

*Y coed derw brodorol hynaf yn yr ardal yn y gerddi gan fod y teulu Griffiths/Oakeley wedi eu cadw. Mae'r gerddi yn un o'r esiamplau gorau o erddi Fictorianaidd. Mae'r gerddi a coedlannau hyn wedi bod yn asedau allweddol i'w defnyddio wrth gynnal cyrsiau. Gerddi wedi cael eu dylunio i annog bywyd gwyllt.*

*Pam nad y'w hydro yn gweithio'n ddigon da i ddarparu egni i'r Plas. Mi oedd yn gweithio'n iawn yng nghyfnod Andrew Oughton.*

*Plas yn bwysig fel pecyn cyfan nid dim ond y coedlannau a Llyn Mair, mae wedi cyfrannu'n sylweddol at yr economi leol, wedi rhoi cyfleoedd swyddi a mi roedd cymdeithasau a phwyllgorau lleol yn cael defnyddio'r lle am ddim.*

*Ysgolion o ar draws Cymru yn cael do dyna i dderbyn addysg trwy gyfrwng y Gymraeg yn ogystal ag ysgolion a chlegau o Loegr yn cael dod i ddysgu am Eryri.*

*Plas yn rhan bwysig o ddynodiad llechi UNESCO. Hanfodol diogelu archif y Plas, mi roedd y cyrsiau yn hanfodol bwysig wrth adeiladu'r archif. Mi fydd y dynodiad yna yn bwysig a gall dynnu mwy o bobl yno.*

*Llawer o bobl wedi gwneud yn dda y neu gyrfaoedd trwy fynychu cyrsiau'r Plas.*

*Economi wedi dod allan o bob dirwasgiad a mae na le i Plas barhau i ffynnu a mi fdd na fwy o gyfleoedd ac adnoddau i'w gael yn y dyfodol.*

*Os di'r Parc yn cael gwared o ased cyhoeddus yna mi fydd wedi mynd am byth. Mae angen i'r Awdurdod ohirio unrhyw benderfyniad ym mis Tavchwedd er mwyn rhoi mwy o amser i Cymunedoli a Chyfeillion y Plas.*

*Twm Elias*

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*We are local and we always love walking our dogs around Llyn Mair and the woodlands. Selling part of the local history is sad and an asset you will never get back. It's a sad situation all around, but we would prefer that the woodlands remain in public hands and no planning permission's for anything will be accepted there. The celtic rainforest is so important.*

*There are not a lot of open spaces for dog walkers in the area and this is a special place. We have met new people there, and have made a lot of new friends over the years.*

*Tainia & Liz*

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*Cadwraeth y safleoedd yn bwysig iawn, mae o'n le da i fynd a plant o gwmpas y llyn.*

*Ryan Williams*

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*Concerned about historic access over land into areas of Woodland Trust, ancient celtic rainforests and the place of very valued environmental heritage. The Plas is an historic asset that should stay in public control not private!*

*IF the house has to be sold, it should be just the house and gardens and NOT the land. This is used by many locals and visitors all year round.*

*Ewen and Samantha*

**Freedom of Information Act Requests Information Released and other questions received**

Date	Request
30.09.24	<p><b>Status of Public Footpaths, Woodlands and Llyn Mair</b></p> <p><i>“Could we have information as to the status of the footpaths around Coed Llyn Mair, have previous owners put a covenant in place on the footpaths, my understanding is that if a permissive path has been used for 20 years without there being a day a year closure, then they become a public right away, is this correct?”</i></p> <p>I can confirm that the footpaths around Llyn Mair are classed as permissive paths. A permissive path does not become a Public Right of Way (PRoW) automatically after 20 years – a PRoW can only be created by submitting an application to the local highways authority (in this case Cyngor Gwynedd) and a formal process will begin.</p> <p>In general, if the landowner has indicated that they are permissive paths only within that time, then no claim can be made as a Right of Way based on the usual 20 year rule, as is the case with Plas Tan y Bwlch (the footpath pamphlet has always indicated they are permissive paths).</p> <p>If paths have been used de facto without any form of notices or actions by landowners, then a claim can be made based on evidence. A landowner may also choose to dedicate a path as a PRoW (under Section 25 of the Highways Act 1980).</p> <p>Alternatively, if the local authority decides that there is a need for a footpath for the public good, a Public Path Creation Order can be created under Section 26 of the Highways Act 1980; but this is rare.</p>
11.10.24	<p><i>“What legal provision has been placed on any future owner to keep the permissive paths in the Plas woodland and around Llyn Mair?”</i></p> <p>None to date, this is still being discussed at Authority level. The Authority has already made it clear that its highest priority is to secure future access to the woodland around Llyn Mair.</p>

	<p><i>“Is there a legal covenant in place which would require the new owner to maintain access along the current network of paths.”</i></p> <p>No, not currently as the Authority remain the owners of the woodland and Llyn Mair. However, different options are being considered which include legal options or designations prior to any potential disposal.</p> <p><i>“Why can't the woodland and Llyn Mair be separated from the Plas buildings and formal gardens?”</i></p> <p>This is also an option which is under consideration and will be considered prior to any formal decision on the matter.</p> <p><i>“Why can't the National Park remain owners of this land? Land owners who have worked cooperatively with the National Park for nearly forty years should be consulted. Permissive paths on neighbouring land is only viable if the permissive paths on land owned by Plas Tan y Bwlch remain open.”</i></p> <p>Once again, this is also an option under consideration which will be given full consideration prior to any formal decision on the matter.</p>
30.09.24	<p><b>Plas Tan y Bwlch Board Minutes</b></p> <p><i>“Copy of all PTYB Board Minutes”</i></p> <p>The minutes of the Tan y Bwlch Board are published in the Performance and Resources Committee agendas which are all available on our website. <a href="#">PTYB-Board-Minutes.pdf</a></p>
30.09.2024	<p><b>Plas Tan y Bwlch Accounts</b></p> <p><i>“Copy of Plas Tan y Bwlch Accounts”</i></p> <p>I can confirm that the Authority does not have to publish separate accounts for Plas Tan y Bwlch. Instead, Plas Tan y Bwlch's financial transactions are reported within the Authority's general accounts in accordance with the expectations of the Local Government Accounts Regulations and Audit Regulations. These are published on the website: <a href="#">Publications - Park Authority</a></p> <p>However, as the accounts do not provide much detail I have attached the Revenue and Capital Outturn Reports for the last five financial years which have more information. Again, these are all reported and published through the Performance and Resources Committee programs on our website. In addition, budget update reports are</p>

	<p>presented to the Performance and Resources Committee during the year and these are available to you through the Performance and Resources Committee agendas as well.</p> <p><a href="#">Revenue-and-Capital-Outturn-Reports.pdf</a></p>																												
30.09.24	<p><b>Annual Running Costs and Income Streams</b></p> <p><i>“Could you provide details of how much of the £250,000 it costs to run PTYB yearly, is spent on the woodland and Llyn Mair.”</i></p> <p>I can confirm that none of the £250,000 annual cost of running Plas Tan y Bwlch is spent on the maintenance of the woodland and Llyn Mair. Significant spend over the last decade on clearing rhododendron, bamboo and yellow asalia, dangerous tree clearance work and habitat improvement has all been financed through grant funding. Staff resources on this work has been funded from the core funding of the Conservation, Woodland and Agriculture service.</p> <p><i>“The precise financial report that the Head of Finance presented to the Board - it was referred to in the July 2022 minutes.”</i></p> <p><a href="#">Plas Tan Y Bwlch Financial Update 2021-22</a></p>																												
14.10.24	<p><i>“Breakdown of £75,000 Mothballing Costs”</i></p> <p>Since the £75K figure was reported, costs have increased and it is now estimated that mothballing costs would be in the region of £130K annually. Below is the breakdown of individual elements:</p> <table data-bbox="392 1332 1214 1921"> <tr> <td>Gas Cost (annual)</td> <td>£48,000</td> </tr> <tr> <td>Electricity Cost (annual)</td> <td>£8,000</td> </tr> <tr> <td>Business Rates</td> <td>£37,490</td> </tr> <tr> <td>Security and Fire Alarm Maintenance</td> <td>£5,500</td> </tr> <tr> <td>Boiler Maintenance and Testing</td> <td>£3,500</td> </tr> <tr> <td>Gutter Cleaning and Maintenance</td> <td>£4,000</td> </tr> <tr> <td>Building Maintenance</td> <td>£5,000</td> </tr> <tr> <td>Grass Cutting in gardens and entrances</td> <td>£8,000</td> </tr> <tr> <td>Hydro-electricity Turbine Maintenance</td> <td>£2,500</td> </tr> <tr> <td>Security Company</td> <td>£32,000</td> </tr> <tr> <td><b>Total</b></td> <td><b>£153,990</b></td> </tr> <tr> <td>Less Hydro-electric Feed In Tariff</td> <td>£21,000</td> </tr> <tr> <td>Less Telephone Mast Income</td> <td>£3,500</td> </tr> <tr> <td><b>Estimate Annual Net Cost</b></td> <td><b>£129,490</b></td> </tr> </table>	Gas Cost (annual)	£48,000	Electricity Cost (annual)	£8,000	Business Rates	£37,490	Security and Fire Alarm Maintenance	£5,500	Boiler Maintenance and Testing	£3,500	Gutter Cleaning and Maintenance	£4,000	Building Maintenance	£5,000	Grass Cutting in gardens and entrances	£8,000	Hydro-electricity Turbine Maintenance	£2,500	Security Company	£32,000	<b>Total</b>	<b>£153,990</b>	Less Hydro-electric Feed In Tariff	£21,000	Less Telephone Mast Income	£3,500	<b>Estimate Annual Net Cost</b>	<b>£129,490</b>
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14.10.24	<p><i>“Details of all income streams”</i></p> <table border="0"> <tr> <td>Telephone Mast Annual Rent</td> <td>£3,500</td> </tr> <tr> <td>Chalet Annual Ground Rent</td> <td>£25 for each Chalet</td> </tr> <tr> <td>Average annual income from Hydro-electric*</td> <td>£19,500</td> </tr> </table> <p>*income from the hydro-electric feed-in tariff is dependent on weather conditions (rainfall) and varies annually. The average income over the last five years is £21,000 annually minus £2,500 annual maintenance cost.</p>	Telephone Mast Annual Rent	£3,500	Chalet Annual Ground Rent	£25 for each Chalet	Average annual income from Hydro-electric*	£19,500
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Average annual income from Hydro-electric*	£19,500						
14.10.24	<p><b>Repair and Maintenance Costs</b></p> <p><i>“Breakdown of £3million repair and maintenance costs required over next 10 years”</i></p> <p>The following 3 Spreadsheets gives full details:</p> <p><a href="#">212167 Planned Maintenance 020222 NMW</a>  <a href="#">212167 Plas Tan y Bwlch - updated ME Costs</a>  <a href="#">212167 PTYB Ind. Maintenance Budget</a></p>						
30.09.24	<p><b>Partnerships</b></p> <p><i>“The Authority's Partnership Policy and any details about the intended organisation e.g. any documents.”</i></p> <p>I am sorry, we cannot give you this information. Firstly, I can confirm that the Authority does not have a formal policy on Partnerships. Secondly, we cannot disclose any information relating to current discussions with a potential partner at this time. The information is classified as commercially sensitive at this point, and is therefore exempt information under Section 43(2) of the Freedom of Information Act 2000. However, the minutes of the latest Plas Tan y Bwlch Board meeting will be published in the Performance and Resources Committee agenda on the 27th of November, where more details will be available.</p> <p><i>“Details of the process followed when advertising or trying to form a Partnership recently.”</i></p> <p>I am attaching the former Chief Executive's report to the Authority on the 7th of February 2024: <a href="#">Plas Tan y Bwlch Report</a> At this meeting the Authority decided to invite interest from other potential partners for the operational management / development of Plas Tan y Bwlch, and at the same time offer Plas Tan y Bwlch on the open market for potential buyers, allowing a period of up to 6 months for this.</p>						

	<p>Following the meeting, officers immediately set about holding further discussions with private companies, third sector bodies and a community group that operated mainly in the outdoor or environmental field on the possibility of forming a Partnership to run Plas Tan y Bwlch. Before choosing an agent and offering the property on the open market, it was necessary to complete the requirements for an energy efficiency assessment, take pictures and prepare details which took several weeks to complete. Because of this, it was at the end of July 2024 when the property was launched on the open market, with the details also indicating that an option of discussing a possible Partnership remains.</p>
30.09.24	<p><b>Selling a Public Asset</b></p> <p><i>"Any guidelines followed in the sale of public property."</i></p> <p><u>Property Disposal Policy</u></p> <p><i>"Details of any valuation work done with other companies other than Carter Jonas."</i></p> <p>I can confirm that companies that specialise in commercial property and estates have been contacted due to the need for advice regarding the impact of the leases on the neighbouring chalets that have long-term rights. One company confirmed that they were unable to take on the project and another company did not respond to the request. Two companies came to advise, Carter Jonas and Fine &amp; Country. After weighing up the service and support that was offered, Carter Jonas was chosen as the agent as they demonstrated prior experience and success with dealing with long-term leases and with selling similar properties.</p>
14.10.24	<p><i>"Details of the second price obtained for the Plas referred to in the minutes 09/23."</i></p> <p>This information is exempt information under Section 43(2) of the Freedom of Information Act 2000 as it is information that could damage the commercial and financial interests of the Authority, as it could unduly influence the potential market to the detriment of the Authority. This information will remain exempt until either the sale of the property has been completed or the Authority decides to permanently withdraw the property from the open market after clearly stating that disposal of the asset is now not an option. Accordingly, your request for this information is refused for the time being.</p>

14.10.24

*“What is the statutory process for the disposal of a public historic property and lands?”*

The process is entirely dependent on the status of the building and / or land in question.

In this case, the Authority holds the freehold to Plas Tan y Bwlch. This title is registered with HM Land Registry and there are no matters appearing on this title that would appear to impact upon the Authority disposing of all or part of its holding.

Concerns were raised at the Drop-in session that the Authority has failed to comply with certain requirements pursuant to Section 123 of the Local Government Act 1972, in particular with a disposal of an open space. Open Space is defined as any land laid out as a public garden, or used for the purposes of public recreation, or land which is a disused burial ground.

The Authority’s solicitor has indicated that on balance as Plas Tan y Bwlch was purchased with the intention of establishing a Study Centre and has been used as such for many years, that public access to the same has been enjoyed to date through a network of permissive paths only, it is unlikely that the grounds could be considered a public garden and the requirements set out in Section 123 would not therefore be applicable to any sale of Plas Tan y Bwlch.

It has also been confirmed that the asset is not classed as being in the Guardianship of the Local Authority. A Guardianship may only be terminated by a local authority once Welsh Ministers have been consulted and that the Guardian is satisfied that satisfactory arrangements have been made for ensuring the preservation of the monument or that it is no longer practicable to preserve the monument. Subsequent clarification on the history and the intention behind the purchase has resulted in confirmation, based on the information provided, that the building would not appear to be in the Guardianship of the Local Authority and does not therefore require termination after consultation with Welsh Ministers.

The only duty the Authority has is to ensure that the asset is not ‘undervalued’ when it’s disposed of.

The Authority recognises that it would also however be expected and prudent as part of any disposal to undertake an assessment of any potential buyer’s ability to fund necessary repairs and improvements to Plas Tan y Bwlch and what future plans they have for the property.

14.10.24	<p><i>“Are there any liabilities on grants to be returned to Welsh Government if the asset is sold? What are they”</i></p> <p>There are no liabilities or grants repayable to Welsh Government on disposal of the asset.</p> <p><i>“Bearing in mind that WG accounts for a large percentage of funding of the National Park via grants and other funding streams, is there a legal requirement or a common courtesy good practice that a Minister is consulted prior to the disposal of an important heritage asset such as PTYB. If so, has this been done and when”</i></p> <p>Discussions are ongoing with Welsh Government Officers on the potential disposal of the asset. No direct contact has been made with Ministers (as this would be highly unusual), but they are briefed on the latest developments regarding this via WG Officers.</p> <p>We believe that via WG Officers, the Deputy First Minister and Cabinet Secretary for Climate Change and Rural Affairs, Huw Irranca-Davies (who has responsibility for the National Parks) is kept abreast of developments, and in addition, Eluned Morgan, The First Minister for Wales received a briefing on the 27<sup>th</sup> of August 2024.</p>
11.10.24	<p><b>Plas Tan y Bwlch Staff</b></p> <p><i>“2023 report from the Datrys company on staffing issues etc at the Plas”</i></p> <p>I regret to inform you that your request for this information is being refused, as this information is exempt from public release under Section 40(2) and Section 41(1) of Freedom of Information Act 2000.</p> <p>Section 40(2) refers to personal data. This exception is used as the report contains sensitive personal data about members of staff at Plas Tan y Bwlch, which, if released, would likely cause great distress, pain and embarrassment to the individuals concerned, and therefore there is no sufficient justification in releasing the report into the wider public domain. Doing so would be an unnecessary intrusion into the lives of the individuals concerned.</p> <p>Section 41(1) refers to Information provided Confidentially. This exception is used because the staff members who have provided information about staffing issues and other issues at Plas Tan y Bwlch, have been assured that the process would be confidential. Releasing this information would constitute a breach of confidentiality, and those involved could take legal action against the Authority if we released the information in the public domain.</p>

22.10.24	<p><b>Business Plans and Feasibility Studies</b></p> <p><i>"Feasibility study / business plans dating back to 2013 and one after that"</i></p> <p>The following documents are relevant to your application:</p> <ul style="list-style-type: none"> <li>i) <a href="#">Business Plan 2012-15</a></li> <li>ii) <a href="#">Business Plan 2016-19</a></li> <li>iii) <a href="#">Business Plan 2015-19 draft</a></li> <li>iv) <a href="#">Future Developments Report</a></li> <li>v) <a href="#">Plas Tan y Bwlch Development Proposal</a></li> <li>vi) <a href="#">Pplas Tan y Bwlch Options Report</a></li> <li>vii) <a href="#">Update on Plas Tan y Bwlch 23.09.20</a></li> <li>viii) <a href="#">Business Case for Continuing with B&amp;B Type Accommodation at Plas</a></li> <li>ix) <a href="#">House Manager's Report</a></li> <li>x) <a href="#">Plas Tan y Bwlch Update 09.02.22</a></li> </ul> <p>It can be seen from the reports above that there was an intention to invest significantly in upgrading some elements of Plas Tan y Bwlch in 2019 in order to develop a New Business Plan for the future; but when the UK went into lockdown in March 2020 the business had to be shut down. Since then, it has been difficult for Plas Tan y Bwlch to maintain any kind of viable business due to the combination of the impact of Covid-19 and the many associated lockdowns, the national problem of staff recruitment from 2021 (especially in the hospitality industry), the dramatic drop in demand for public courses and residential stays from schools, and the condition of the house and the necessary expenditure on maintenance.</p>
22.10.24	<p><b>Plas Tan y Bwlch Building Survey</b></p> <p><i>"The Property department's report on the building in 2022"</i></p> <p><a href="#">Building Survey - Main House</a>  <a href="#">Floor-and-Window-Plans_Redacted.pdf</a>  <a href="#">Ancilliary-Buildings-Building-Survey_Redacted.pdf</a>  <a href="#">Building Survey - Graigwen Chalet</a></p>

	<p><b>Chalets located on the Estate</b></p> <p><i>“Who owns the freehold to the chalets and what are the access rights.”</i></p> <p>The Authority owns the freehold title to all the Chalets located on the land. The Authority owns both the freehold and leasehold title of the one Chalet which is under ownership of the Authority and included in the sale. All other Chalets’ leasehold titles are owned by private owners.</p> <p>Access rights are similar for all Chalets. The lease for Chalet 2 is attached as an example and Part 1 of the Schedule sets out the access rights. Copies of the leases for other Chalets can be obtained through the Land Registry for a fee.</p> <p><u><a href="#">Official Copy (CYM273163-LEASE-03 Dec 1964)</a></u></p>
14.10.24	<p><b>Impact Assessments</b></p> <p><i>“Has an impact assessment been carried out in terms of the potential loss of the asset to the local community?”</i></p> <p>In line with statutory requirements, an Equality Impact Assessment has been carried out and a Welsh Language Impact Assessment.</p> <p><u><a href="#">Equality Impact Assessment</a></u>  <u><a href="#">Welsh Language Impact Assessment</a></u></p>
	<p><b>Legal Covenants</b></p> <p><i>“Legal covenants on the land and Rights of Way?”</i></p> <p>Please see above responses which has covered this. Copies of the full deeds are publicly available from the Land Registry for a fee.</p>
	<p><b>Public Consultation</b></p> <p><i>“When will the full public consultation take place?”</i></p> <p>The Open Day held on the 14<sup>th</sup> of October 2024 was part of the public consultation. Following this, all interested parties have been invited to submit written comments for the Authority’s consideration.</p> <p>This is an ongoing process, and any decisions moving forward will be communicated clearly with the public</p>

<b>MEETING</b>	Authority Meeting
<b>DATE</b>	13 <sup>th</sup> of November
<b>TITLE</b>	<b>Eryri &amp; Yr Wyddfa Review</b>
<b>REPORT BY</b>	Ioan Gwilym, Head of Communications
<b>PURPOSE</b>	2 year review of the Authority's decision to only use the names of 'Eryri' and 'Yr Wyddfa'

## 1. BACKGROUND

In November 2022, the National Park Authority decided to exclusively use the Welsh names "Yr Wyddfa" for Snowdon and "Eryri" for Snowdonia in all official communications.

This change aimed to respect the cultural heritage of the area, promote the Welsh language, and strengthen the National Park's branding.

This report presents a two-year review of the policy's impact, including positive outcomes and the challenges encountered.

## 2. POSITIVE OUTCOMES

### *2.1 Enhanced Reputation and Community Support*

The exclusive use of "Yr Wyddfa" and "Eryri" has positively impacted the Authority's standing within the local communities, across Wales, and even internationally. The initiative is gradually influencing perceptions, as more people begin to see the value in using the Welsh names and understanding the cultural significance behind them.

### *2.2 Promotion of Welsh Language*

This aim aligns with the Authority's commitment to promoting the Welsh language. It reinforces Eryri's cultural values and has become a notable example of heritage preservation.

### *2.3 Wider Adoption by Businesses and Media*

Many local businesses and media outlets have adopted the Welsh names following the Authority's guidance, increasing consistency and visibility of the Welsh identity

associated with the Park. Over time we have seen a positive change in the media's use.

#### *2.4 Effective Communication and Transparency*

The Authority has communicated this change clearly through public documents, authority meeting papers, and online channels, which has showed transparency and helped manage public expectations.

#### *2.5 Educational Value and Increased Local Heritage Awareness*

This initiative offers opportunities to educate both visitors and residents about local history and the importance of Welsh place names. It encourages people to engage with and learn basic Welsh language skills when visiting Eryri.

#### *2.6 Alignment with National and Global Trends*

The initiative aligns with broader efforts to protect and celebrate indigenous and native place names worldwide, positioning Eryri as part of a progressive movement in protecting placenames.

#### *2.7 Unique Selling Point (USP)*

Eryri's commitment to using Welsh place names sets it apart from other UK national parks, providing a unique cultural identity that enhances its appeal to certain visitor demographics.

### **3. CHALLENGES AND AREAS FOR IMPROVEMENT**

#### *3.1 Public Understanding*

There remains a general lack of understanding that "Eryri" is synonymous with "Snowdonia." Many visitors and stakeholders are unaware of the longstanding Welsh names and may mistakenly believe they are new, which has caused some resistance and confusion.

#### *3.2 Impact on Social Media Reach*

The shift to Welsh names has affected the Park's visibility on social media, as many users still search for "Snowdon" and "Snowdonia." This can lead them to unofficial or unrelated content, impacting our engagement and reach online as well as providing incorrect or inaccurate advice and guidance.

#### *3.3 Logo Consistency*

The Authority's logo still includes the term "Snowdonia," which creates inconsistency. Updating the logo to align with the Welsh-only naming approach could reduce this confusion.

#### *3.4 Name Confusion: Mountain vs. National Park*

Visitors may be unsure about whether "Yr Wyddfa" refers to the mountain itself or to the National Park. Consistent messaging and interpretive materials could help clarify this distinction.

### *3.5 Pronunciation Challenges for Non-Welsh Speakers*

Non-Welsh speakers often struggle to pronounce the names "Yr Wyddfa" and "Eryri". Providing pronunciation guides and resources can help visitors feel more comfortable using these terms.

### *3.6 Online and Social Media Backlash*

Anti-Welsh sentiment occasionally arises on social media platforms, particularly on TikTok and Facebook. This can create tension and detract from the Authority's messaging.

### *3.7 Statutory and Legal Paperwork*

Certain legal and statutory documents must still use "Snowdonia National Park Authority". This requirement can create confusion among staff, stakeholders, partners, and the public, who may expect consistent terminology.

### *3.8 Local Business Preferences*

Many local businesses continue to use "Snowdon" and "Snowdonia" for marketing purposes, as these names are more widely recognised by their customers, which could slow down the movement in the area.

## **4. CONCLUSION**

The initiative to use "Yr Wyddfa" and "Eryri" has reinforced the Authority's dedication to preserving the Eryri's cultural heritage, promoting identity, and strengthening the unique brand of the National Park.

While challenges remain, especially regarding public awareness and social media reach, the overall impact has been positive, strengthening the Authority's reputation and pride in local culture.

## **5. RESOURCE IMPLICATIONS**

- No financial implications
- The communications team and broader Authority staff's time to further implement changes.

## **6. RECOMMENDATION**

- To only use Eryri and Yr Wyddfa in all instances of communications that are not deemed to be statutory or legal purposes.

## **7. BACKGROUND PAPERS**

- Internal ENPA Survey Report
- Interim Summary of the Welsh Names Policy

## Internal ENPA Survey on Yr Wyddfa (Summer 2024)

### Background

This report presents an analysis of public perceptions toward the Eryri National Park Authority's exclusive use of Welsh names, "Yr Wyddfa" for Snowdon and "Eryri" for Snowdonia, in official communications over the past two years.

The comments reviewed here were collected from users of Yr Wyddfa's six main paths—PYG, Mwynwyr, Llanberis, Cwellyn, Rhyd Ddu, and Watkin.

### Officers

*Ioan Gwilym - Head of Communications*

*Catrin Glyn - Partnership Projects Manager*

*Sara Williams - Digital Content Officer*

### Path – PYG & Miners

*"Love it! Matter of pride and respect!"*

*"Not bothered by this"*

*"Fine"*

*"As it should be, fine"*

*"Disagree"*

*"Not a problem"*

*"We're in Wales only right to have it in Welsh. It will take time for people to get used to it though, I've only really known it as Snowdonia"*

*"If it makes you happy"*

*"Should be both because people from all over the world come here because it's a famous mountain"*

*"Great thing that it's in Welsh, heritage is so important, keep it man"*

*"Gwych!"*

*"I don't mind either, if locals want it to be called that then fair enough, we're only here for the walk"*

*"I think its a good thing, might take a while to get used to though"*

### **Path – Llanberis**

*"I like the Welsh names but would be nice to have a pronunciation guide"*

*"Fantastic, keep our Welsh names"*

*"We have to get used to it, it would be nice to have the English in brackets, people might get lost"*

*"History is important, can be confusing, need to get used to it"*

*"No problem with it at all."*

*"Good"*

*"As it should be, Cymru am byth"*

*"haven't really noticed - trying to pronounce them is really hard 'If every name was Welsh nobody will know where to go' - a bit confusing"*

*"I love it; national heritage is important"*

*"Nothing. hasn't noticed anything"*

*"No comment, think it's nice"*

*"Neutral not bothered"*

*"Good idea, would like learn more about the Welsh language, more information would be nice"*

*"Fantastic, embrace the heritage"*

*"It will take a bit of time to get used to - all the signs are both languages - not going to pronounce half of them but don't need to - not really gone beyond the main tourist area."*

*"No all good"*

*"Love it - really cool ! love seeing both language"*

*"I think it's great to reclaim the Welsh names and i endeavour to support their use in the future."*

*"No issue, it's in Wales so expect it to be called in a Welsh name."*

*"Coming to your part of the country - they welcome it!"*

*"No issues at all"*

*"Yip cool"*

*"Its great - why not! you should do! Positive!"*

*"Quite happy, can get confused, would like it to be dual. But similarly we don't expect to go to France and everything to be in English"*

*"Would be nice to use both. Personally would put me off. Nice to hear Welsh language been spoken though."*

*"No comments - adapting to the different sign, bit confusing, trying to figure it out as not all signs are Welsh which is a problem."*

*"As it should be"*

*"Snowdonia"*

*"No"*

#### **Path – Ranger & Rhyd Ddu**

*"Quite like it, unique"*

*"Easier to use English as tourists but nice to learn Welsh names"*

*"Supportive. Happy to give them a go"*

*"Were in Wales so its good, need to know the pronunciations"*

*"Good thing"*

*"Supportive. Would like help to pronounce"*

*"Long overdue"*

#### **Path – Watkin**

*"I think it's good to stick with the Welsh names"*

*"No comment"*

*"Doesn't make that much difference, perhaps keep the brackets as people won't know the spelling"*

*"A bit confusing, positive though, need to get use to the pronunciations"*

*"Fair enough, It's like going to Spain and giving mountains an English name"*

*"In Wales, Welsh names should be used, pronunciation can be difficult"*

*"Phonetical spelling with pronunciation would help"*

*"Always known it as Snowdon, keep in brackets for inclusivity But all for Welsh being the primary."*

*"We're in Wales, use Welsh names"*

*"no comment as long as I know which is which, it will be used in no time"*

*"Absolutely no problem, people will get used to it"*

*"Don't have a problem with it"*

*"nice but Welsh can be difficult to speak, need more phonetic advice"*

*"As long as there is 'previously known as' so we know which is which/ But good to see more emphasis on keeping Welsh alive"*

*"I still call it by the English names because I have difficulties with Welsh pronunciations"*

*"It's in Wales, every right. Have to be mindful of overseas tourists, young people will catch on, middle aged might not."*

## **Conclusion**

Overall, public responses indicate a positive sentiment toward the Authority's use of Welsh names, particularly as it honours Welsh heritage and language.

While many participants welcomed the change, several suggested providing pronunciation guidance to help non-Welsh-speaking visitors better engage with the names. Some feedback noted a lack of familiarity with the Welsh terms "Yr Wyddfa" and "Eryri," with comments suggesting that, initially, dual signage or English references could aid visitors, especially international tourists, in navigating the area. Additionally, some participants felt that the exclusive use of Welsh names could be confusing, particularly in the absence of clear English translations on maps, signposts, and digital platforms, which currently use both the Welsh and English names inconsistently.

In summary, public perceptions reveal strong support for the Authority's policy, paired with constructive suggestions on how to enhance the visitor experience.

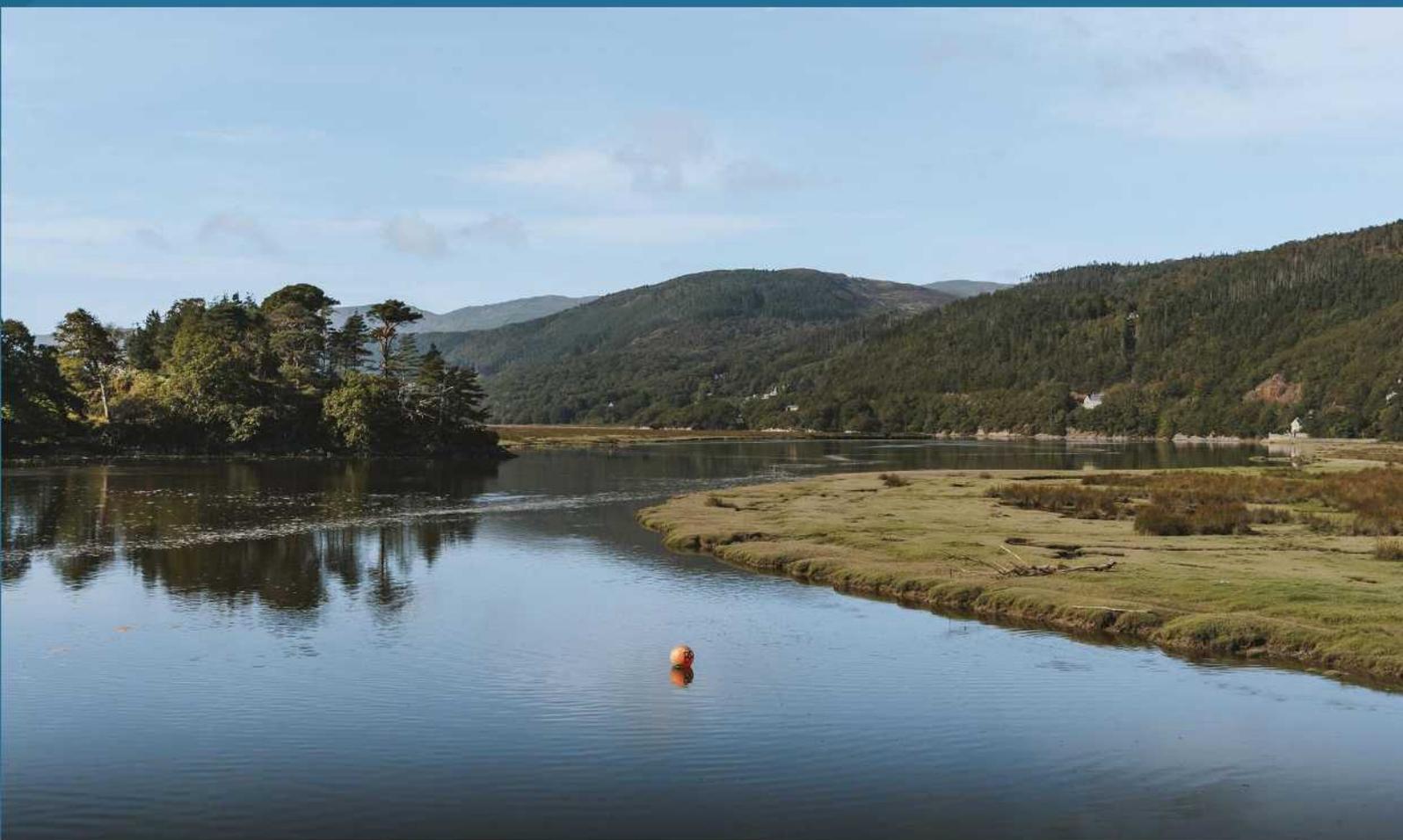
Implementing additional resources, such as pronunciation guides could support a smoother transition and develop a greater understanding and appreciation of Eryri's heritage among all visitors.

Overall, these findings underscore both the value and the challenges of prioritising cultural heritage with the modern visitor experience at Yr Wyddfa and Eryri.

# Eryri National Park Authority and Partneriaeth Yr Wyddfa

## Yr Wyddfa User Survey 2024

Interim summary of the Welsh names policy



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Views expressed in this report are those of the researcher and not necessarily those of Eryri National Park Authority.

*Image sources: Eryri National Park Authority*

# Interim Summary

## A brief summary from visitors

### Why has this research been conducted?

This summary provides an early analysis of key findings from the Yr Wyddfa (Snowdon) User Survey 2024, specifically focusing on respondents' knowledge, understanding, and opinions regarding the use of the Welsh names Yr Wyddfa and Eryri. The analysis draws from responses to questions Q1a and Q1b, which assess public awareness of the Welsh names and explore whether any confusion exists between the Welsh and English names.

This summary has been prepared ahead of the Eryri National Park Authority's November meeting, where the Head of Communications is expected to report on the implementation of the Welsh names policy. The findings will help inform that discussion by providing early insights into how well the public understands and engages with the use of Welsh names within the context of the National Park.

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### Key findings

In Q1a, participants were asked whether they were aware that Yr Wyddfa is the Welsh name for Snowdon, and Eryri is the Welsh name for Snowdonia. Awareness levels varied significantly between the two data collection methods:

- **Field survey:** 61% of participants (680 out of 1,114) were aware of the Welsh names, while 39% (434) were not, indicating that a substantial portion of participants lacked familiarity with Yr Wyddfa and Eryri.
- **Online survey:** Awareness was much higher, with 91% (223 out of 246) of participants aware of the Welsh names, and only 9% (23) unaware. The stark difference in awareness between the two survey methods may reflect demographic or engagement differences, with online participants potentially more informed or engaged with Welsh cultural and linguistic issues.

In Q1b, participants were asked whether they felt there was confusion between the Welsh names Yr Wyddfa and Eryri. The responses revealed that 31% of participants believe there is confusion between the two names, while the majority (69%) do not. Three-quarters (77%) of those who report confusion live in England, compared to only 19% who live in Wales. This suggests that confusion is more prevalent among visitors from outside Wales, likely due to less familiarity with the Welsh language and place names.

Below is a summary of the responses to Q1b, which asked participants to explain whether they felt there was confusion between the names, and their reasons for feeling this way.

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## Language Barrier

The primary reason for confusion between Eryri and Yr Wyddfa appears to be the language barrier. Many participants indicated that they do not speak Welsh or are unfamiliar with the language, making the names seem unrecognisable, difficult to remember, and hard to distinguish from one another. This unfamiliarity often leads participants to default to the more familiar and “easier” English names.

*“I don’t speak Welsh so I wouldn’t know which was which.”*

*(Wales, Flintshire, aged 16-24)*

*“The Welsh language is confusing if you don’t know it.”*

*(South West England, aged 25-34)*

*“Wouldn’t recognise Yr Wyddfa and Eryri.”*

*(North West England, aged 65-74)*

*“Easier in English.”*

*(North East England, aged 55-64)*

*“Scared to pronounce them.”*

*(South West England, aged 35-44)*

Overall, the confusion seems to stem from a lack of familiarity with the Welsh language, along with the widespread use of the English names among non-Welsh speakers.

However, some participants pointed out that people have always mixed-up Snowdon and Snowdonia, suggesting that this issue is not new. In fact, some believe that using the Welsh names could help clarify the distinction between the mountain and the national park, as the Welsh names are perceived as more distinct than their English counterparts.

*“Only with the English names for the English as they are so similar. Need to use the Welsh names.” [Translated from Welsh]*

*(Wales, Vale of Glamorgan, aged 35-44)*

*“People from away have always got Snowdon/Snowdonia mixed up, the fact they are in Welsh doesn’t stop that.”*

*(Wales, Conwy, aged 55-64)*

*“A lot of people think by saying Snowdonia it’s actually Snowdon, but by using the Welsh name it becomes clearer.”*

*(Wales, Gwynedd, aged 55-64)*

*“The English names are very similar to each other. This isn’t a problem with the Welsh names.”*

*(West Midlands, aged 65-74)*

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**Limited use and translation of the Welsh names**

Some participants believe confusion stems from the limited translation materials and insufficient use of the Welsh names. Many pointed out that the Welsh names are not widely used on maps or publicised enough outside Wales.

Additionally, some felt that the absence of dual-language signage contributes to the confusion, suggesting that displaying both the Welsh and English names more prominently could help resolve the issue.

*“Not much publicity about the new names in England.”*

*(Yorkshire and the Humber, aged 25-34)*

*“Don’t understand Welsh, no translation notices anywhere.”*

*(North West England, aged 25-34)*

*“Don’t speak Welsh and Google Maps only uses one name.”*

*(South West England, aged 25-34)*

*“There should be one sign in English and one sign in Welsh.”*

*(South East England, aged 75+)*

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**People need more time to adjust**

Some participants believe that the confusion stems from the relatively recent widespread implementation of the Welsh names, which many have not yet fully accustomed to.

*“I feel the public generally will become more familiar with it but that may take some time.”*

*(Wales, Gwynedd, aged 75+)*

*“It is in Wales though so totally acceptable to be given Welsh names. It’s more that it feels new to a lot of people still.”*

*(Yorkshire and the Humber, aged 55-64)*

*“The Welsh terms have only started to be used extensively in the last couple of years and people aren’t used to them.”*

*(Wales, Flintshire, aged 65-74)*

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# Interim Conclusions

## Early insights

The results of the survey indicate that while there is a growing awareness of the Welsh names Yr Wyddfa and Eryri, significant confusion persists, particularly among those who do not speak Welsh.

The findings suggest that the National Park's Welsh names policy may need to consider these awareness gaps. Specifically, the implementation of the Welsh names should be coupled with efforts to educate the public about their meanings and significance, particularly for visitors from outside Wales.

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## Targeted communications

Develop tailored messaging aimed at non-Welsh-speaking visitors to clarify the distinction between Snowdon and Snowdonia and promote the use of the Welsh names.

This recommendation aligns with the survey findings, where many participants indicated confusion due to a lack of familiarity with the Welsh language.

Comments such as *"I don't speak Welsh so I wouldn't know which was which"* and *"The Welsh language is confusing if you don't know it"* highlight the need for clearer communication. Implementing informational signage at key sites, brochures, and digital content that explains the significance of the Welsh names could help interpret them for visitors.

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## Educational initiatives

Launch campaigns that celebrate Welsh culture and language, including workshops, guided tours, or online resources aimed at fostering a deeper understanding of the Welsh names among visitors.

This is supported by feedback indicating that *"the Welsh terms have only started to be used extensively in the last couple of years and people aren't used to them"*.

Engaging with local communities to share knowledge about the names' historical and cultural contexts can enhance visitor experiences and help bridge the familiarity gap, particularly for those who expressed a need for time to adjust to the new names.

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## Next steps

This initial analysis lays the groundwork for a deeper dive into how visitors engage with Eryri National Park and Yr Wyddfa. The final report will provide a more comprehensive look at this topic, exploring not only visitor awareness but also how effectively communication strategies are working.

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<b>MEETING</b>	Authority Meeting
<b>DATE</b>	13 <sup>th</sup> of November, 2024
<b>TITLE</b>	<b>AUTHORITY LOGO</b>
<b>REPORT BY</b>	Ioan Gwilym, Head of Communications
<b>PURPOSE</b>	Proposal to Update Eryri National Park Authority Logo

**BACKGROUND**

In November 2022, the National Park Authority made a strategic decision to phase out the use of the terms "Snowdonia" and "Snowdon" in our communications, favouring the Welsh names "Eryri" and "Yr Wyddfa." This decision aligns with our commitment to protecting and promoting the Welsh language and our cultural heritage, one of Eryri's Special Qualities.

As part of this transition, we propose updating the official National Park Authority logo to reflect this linguistic and branding shift. The current logo still incorporates the term "Snowdonia," which is inconsistent with our communications.

We have already secured a trademark to use "Eryri National Park Authority" in our daily communications, for all materials that are not legal or statutory in nature.

Adapting the logo is an essential piece of work to ensure consistency in our work as well as managing public expectations.

## RESOURCE IMPLICATIONS

If the updated logo is approved, several areas of work will be affected:

**Branded materials:** Physical assets such as interpretation panels, letterheads, signage, vehicles, and uniforms will need to be updated over time. This can be achieved in phases to minimise disruption and costs.

**Digital assets:** The Authority's online presence (website, social media, etc.) will need to be updated immediately to reflect the new logo.

**Partnership communications:** We will need to notify all partner organisations and external stakeholders of the logo update, ensuring that they use the new branding in joint projects and communications.

**Financial Implications:** By implementing the changes in phases, we can distribute the financial burden over time.

**Staffing and Public Relations:** Clear communication will be key to ensuring staff are fully informed of the change and that all materials are updated in a coordinated manner. If approved, the communications team will be working on a long-term plan and new brand book for staff in 2025.

## RECOMMENDATION

- i) Approve the proposed update to the Authority's logo to use only the name "Eryri".
- ii) Authorise a phased implementation of the new logo across all platforms, including both physical and digital assets to alleviate pressure on staff and resources.

## BACKGROUND PAPERS

Draft logos are attached



<b>MEETING</b>	Eryri National Park Authority
<b>DATE</b>	13 November 2024
<b>TITLE</b>	<b>PLACE NAMES PROJECTS ANNUAL REPORT</b>
<b>REPORT BY</b>	Head of Cultural Heritage
<b>PURPOSE</b>	To update members of the progress of projects

## 1. OVERVIEW

- 1.1. Since 2021, officers have been working on several projects aiming to conserve and increase awareness of the historic place names of the Eryri National Park.
- 1.2. The Authority undertakes these projects both as part of its usual work programme and in partnership with communities and national organisations such as the Welsh Language Commissioner, Cardiff University and the Royal Commission on the Ancient and Historic Monuments of Wales.

## 2. STANDARDIZATION OF LANDSCAPE NAMES PROJECT

- 2.1. Collaborative project between ENPA, the Welsh Language Commissioned and Cardiff University to standardize landscape names of the Eryri National Park appearing on Ordnance Survey mapping.
- 2.2. A standardized list of lake names was adopted by the ENPA and Welsh Language Commissioner's Standardization panel in November 2023.
- 2.3. A positive response was received to the standardization of lake names in the media and by the public.
- 2.4. The standardized list of lake names has also been adopted by Ordnance Survey and their mapping has been updated accordingly.
- 2.5. Since then, the standardization of the names of Eryri waterfalls and passes has been ongoing and these lists are one the agenda of this meeting.

### **3. COLLECTING ERYRI LANDSCAPE NAMES**

- 3.1. Not all landscape names are recorded on Ordnance Survey maps (e.g. field names) therefore to conserve landscape names that aren't featured on O.S. maps, ENPA officers are working with the Royal Commission on the Ancient and Historic Monuments of Wales (RCAHMW) to record other landscape names. RCAHMW is the organization responsible for maintaining the List of Historic Place Names of Wales under the Historic Environment Act 2016 and the names collected will be recorded on that list. If the community recording days discover names that meet OS mapping requirements, they will be added to the maps via the above Landscape Names Standardization Project.
- 3.2. The aim of the collecting project is to record as many landscape names of the National Park as possible, from field names to the names of river pools.
- 3.3. Four workshops to collect landscape names have been held between May and September 2024, in Ogwen, Beddgelert, Llanllechid, Brithdir and Llanfachreth and Dolgellau. Over 1,800 names have been collected so far.
- 3.4. Further workshops have been arranged for 2024/25, in Trawsfynydd, Llanegryn, Llanuwchllyn and Penmachno and work will continue in 2025.
- 3.5. We're very proud of achievements to date and are thankful to Eryri communities for their warm response to the work.

### **4. CONFIRMING APPROACHES TO ERYRI LANDSCAPE PLACE NAMES**

- 4.1. In November 2022, the National Park Authority took the decision to use the names Eryri and Yr Wyddfa in all languages. To a vast degree, this decision has set a precedent for the Authority's use of landscape names and that only Welsh landscape names will be used. This approach was confirmed by the Place Names Steering Group in its October 2024 meeting.
- 4.2. However, we also recognise that some names deriving from other languages exist in Eryri and, sometimes, there will be exceptional connections to those names, meaning that they're part of the fabric of local cultural heritage. In those cases, the Authority will consult with local communities before taking decisions on which forms the Authority will use.

### **5. ENGAGEMENT**

- 5.1. Officers have been working with Conwy County Borough Council to produce an educational resource on Eryri place names, meeting the requirements of the Curriculum for Wales and targeted at pupils bridging between primary and secondary school education. The resource will be shared with teachers in training at Yr Ysgwrn in October.

- 5.2. The artist Anna Pritchard from Dyffryn Ogwen has been commissioned to create an artistic interpretation of Eryri place names, to be exhibited across the Park in 2025. Anna will be holding workshops in at least three schools in addition to the commission.
- 5.3. An animator will be commission to bring the artistic commission to life, to promote the work of the ENPA in the field of place names.

**RECOMMENDATION:**

- 1. That Members accept the report for information, provide feedback on the course of action and share ideas for future projects.**

<b>MEETING</b>	Snowdonia National Park Authority
<b>DATE</b>	13 November 2024
<b>TITLE</b>	<b>2024/25 BUDGET UPDATE</b>
<b>REPORT BY</b>	Head of Finance
<b>PURPOSE</b>	To inform Members: <ul style="list-style-type: none"> <li>- of significant virements.</li> <li>- of the expenditure to date against the revenue and capital budgets and present any projections for the financial year.</li> </ul>

## 1. BACKGROUND

- 1.1 This report provides a review of the 2024/25 budget including a summary of the revised revenue and capital budgets following the first six months of the financial year i.e., 1<sup>st</sup> of April 2024 to 30<sup>th</sup> of September 2024.
- 1.2 Part 4 of the report indicates the progress made to date against the net revenue budget as well as a comparison with the situation from the same period in 2023/24.
- 1.3 An agreement on pay scales backdated to April 1<sup>st</sup>, 2024 has now been accepted and these changes have been added to the budget.
- 1.4 Slippage and underspend from the 2023/24 financial year ear-marked for specific purposes has been included in the revised net budget. This includes funds for specific orders, underspend on grant schemes offered by the Authority and contribution towards salaries as well as underspend from the Authority's Capital projects.
- 1.5 The Sustainable Landscapes, Sustainable Places (S.L.S.P) 2022/23 – 2024/25 grant projects are on-going. The total value of these projects is £2.5 million with the proposed expenditure profiled over three years with £850,000 for 2024/25.

1.6 Local Places for Nature Capital grant scheme is continuing in 2024/25 with the expenditure being claimed back from Welsh Council for Voluntary Action (WCVA). Heritage Lottery schemes such as Carneddau are also continuing, as well as the LIFE Celtic Rainforest project which is the largest grant project currently running.

1.7 No additional grants have been received or are currently expected from Welsh Government in this financial year.

## 2. 2024/25 REVISED REVENUE BUDGET

2.1 The Original Net Budget was approved by the Authority on 7<sup>th</sup> February 2024.

Service Areas	Original Budget	Virements (previous)	Virements	Revised Net Budget
	£	£	£	£
Planning & Land Management	1,655,650	224,492	97,516	1,977,658
Corporate	5,325,509	63,396	148,263	5,537,168
Balances, reserves and provisions	379,000	-	208,853	170,147
<b>Total Expenditure to Services</b>	<b>7,360,159</b>	<b>287,888</b>	<b>36,926</b>	<b>7,684,973</b>
Interest Earned on Surplus Funds	- 100,000			- 100,000
Revenue Financing of Capital Expenditure	526,262	331,505	25,000	832,767
Capital Charges Adjustment	- 591,050			- 591,050
<b>Net Budget</b>	<b>7,195,371</b>	<b>619,393</b>	<b>11,926</b>	<b>7,826,690</b>
<b>Financed from</b>				
National Park Grant	4,119,789			4,119,789
Constituent Authority Levy	1,373,262			1,373,262
	<b>5,493,051</b>			<b>5,493,051</b>
Contributions from reserve	1,061,757	1,259,956	11,926	2,333,639
<b>Revised Net Budget</b>	<b>6,554,808</b>			<b>7,826,690</b>

2.2 A detailed breakdown showing the revised net budget per service as of 30<sup>th</sup> of September 2024 can be seen in Appendix 1. This appendix also details virements to/from the reserves made within the year.

2.3 The budget has been adjusted from £7,195,371 (as approved in February 2024) to £7,826,690. Additional virements to be noted since the last report are as follows

- £215,780 – the 2024/25 pay award was confirmed towards the end of October resulting in a total cost of £215,780. A total of £178,853 of this amount effect the Authority's baseline salaries, whilst the remainder is to be funded either from the on going grant projects, or from reserves previously earmarked for these purposes. We already had a provision in place for more than this amount, resulting in a saving for the Authority of £170,147.

- £25,000 – this amount has been removed from the capital budget as the work will no longer be going ahead in 2024/25. Again this is a project that has funds already earmarked in the reserves and therefore there is no effect on the authority’s baseline budget.

2.4 The expected deficit of £675,750 as previously reported in September is now in a slightly improved position following the recent pay award, which has now been agreed and implemented. An increase of £1290 was agreed for each salary scale point resulting in a total cost of £178,853 to the Authority. As there is already a provision of £349k included in the budget, this results in a saving of £170,147, bringing the expected deficit for the year down to £505,000. As noted in previous reports, this sum will be funded from the reserve.

### 3. REVISED CAPITAL BUDGET

3.1 A summary of the revised net budget for capital expenditure for 2024/25 is shown in the following table, with additional detail in appendix 2.

<b>Capital Budget 2024/25</b>						
<b>Service Areas</b>		<b>Grant Incwm</b>	<b>Net Original Budget</b>	<b>Virements</b>	<b>Virements (new)</b>	<b>Revised Net Budget</b>
	<b>(£)</b>	<b>(£)</b>	<b>(£)</b>	<b>(£)</b>	<b>(£)</b>	<b>(£)</b>
Planning and Land Management	369,320	-	369,320	-	-	369,320
Corporate	156,940	-	156,940	331,507	-25,000	463,447
<b>Total</b>	<b>526,260</b>	<b>-</b>	<b>526,260</b>	<b>331,507</b>	<b>-25,000</b>	<b>832,767</b>

3.2 The adjustment of £25,000 is due to the Penmaen Brith Capital project no longer going ahead due to limited resources and other projects are being prioritised such as the Sustainable Landscapes, Sustainable Places Projects.

#### 4. FORECASTED POSITION FOR 2024/25

4.1 The following table summarises the progress against the budget to September 30th, and a comparison with the same period in 2023/24.

Services	Revised Net Budget	Net Expenditure to date	2023/24 Comparison	Variance
	(£)	(£)	(£)	(£)
Planning and Land Management	1,977,658	1,412,995	1,391,931	21,064
Corporate	5,328,315	2,701,772	2,562,604	139,168
Balances, reserves, and provisions	379,000	-	-	-
<b>Total Services Expenditure</b>	<b>7,684,973</b>	<b>4,114,767</b>	<b>3,954,535</b>	<b>160,232</b>
				-
Interest Earned on Surplus Funds	- 100,000	- 145,011	- 129,762	- 15,249
Revenue Contribution Towards Capital	832,767	688,769	703,218	- 14,449
Capital Charges adjustment	- 591,050		- 344,960	344,960
<b>Net Revenue Budget</b>	<b>7,826,690</b>	<b>4,658,525</b>	<b>4,183,031</b>	<b>475,494</b>
<b>FUNDED FROM</b>				
National Park Grant	4,119,789			
Constituent Authority Levy	1,373,262			
Contributions from reserve	1,061,757			
<b>Original Net Budget</b>	<b>6,554,808</b>			
Additional Welsh Government Grant				
Contributions from reserve	1,271,882			
<b>Revised Net Budget</b>	<b>7,826,690</b>			

4.2 To summarise, services are on target to keep within their budget for the year. As expected, expenditure has increased on elements effected by inflation, specifically on energy. The budget has been adjusted to address and so far, the budget for 2024/25 seems sufficient.

Bank interest rates remain high due to a slower reduction in inflation than expected, which has led to significant income from bank interest for the Authority, with £145k received already in the first 6 months of the financial year against a budget target of £100k.

There will be further discussions between the Heads of Service and the Management Team before the end of the financial year in order to act on any further adjustments to the budget or to meet any unexpected expenditure.

A detailed explanation for some of the adjustments to the original budget and current projected variances are as follows.

#### 4.3 **Corporate:**

Plas Tan y Bwlch – The budget for Plas Tan y Bwlch has been funded from the reserves for 2024/25 due to possible disposal, and therefore the current expenditure within the service has no effect on the baseline budget. Due to difficulty recruiting staff, Plas Tan y Bwlch no longer offers a B&B service, and has had to close on certain dates due to staff shortages. This means a less income than expected, which may result in a higher amount being required from the reserves.

Car Parks – Income from car parking fees remains high with £711k received up to the end of September against the budget target of £820k for the year. The car park at Llyn Tegid once again has also been particularly busy with £127k received compared to the annual target of £20k. Any potential surplus income from car parking fees will likely be needed to address the financial challenge that currently faces the Authority.

Visitor Centres – The centres are performing well this year with income exceeding the target originally set. This has led to an overspend on goods for resale which is covered by the additional income, and we expect the centres to finish the year well within the target set.

Translation – There is a forecast underspend this year of £22,000, this will be utilised in 2025/26 as the translation workload is set to increase due to the review of the Local Development Plan in 2025.

Administration and Customer Care – It is expected that there will be a slight overspend on salaries due to staff absences and the need to pay overtime costs as cover.

Wardens – there has been some restructuring within the Wardens service resulting in a saving against the budget of £70k. £35k will go towards contractor costs which are likely to increase due to restructuring, and the remainder will create a saving against the baseline. However some of this saving will need to be utilised in year to cover staff exit costs.

#### 4.4 **Planning & Land Management:** Overall, the current net expenditure remains within budget. There are variances within the services as detailed below.

Development Management and Compliance – Due to ongoing difficulties recruiting for certain specialist posts within the service, as well as staff absences, there is higher than expected expenditure on external consultancy fees, although some recruitment successes recently mean that the reliance on external consultancy is reducing slightly. The overspend at the end of the year is expected to be around £60k.

Conservation, Trees, and Agriculture – Several projects tied to this service are grant funded including Mind the Gap, Eryri Fringes and Peatlands projects. It is likely that the expenditure will be claimed back via grants within the year. When setting the original budget there was no assurance of these grants and the budget for salaries on some of these schemes were set against the baseline as a precaution. Current projections do not suggest a situation where the grants will not be available and unless this scenario changes during the year, an underspend on salaries within this service is expected.

Partnerships – It is expected that there will be an underspend of around £100k on the Commissioning Fund line of the Partnerships budget. This money will go towards the new Carbon Officer post and the duties involved.

4.5 **Balances, Reserves and Provisions** - The original baseline balance of £30,000 for inflation has now been allocated to budget lines particularly affected by inflationary pressures, and a total of £178,853 of the salary increase provision of £349,000. The remainder of which will go towards bridging the deficit in the budget.

4.6 **Interest** – The target for interest income was increased from £28,000 to £100,000 for the 2024/25 budget due interest rates remaining high and inflation decreasing at a slower rate than initially expected. In the first 6 months of the financial year, a total of £145k interest income has already been received.

4.7 **Capital**: The main net spends to the end of September are on -

Warden Vehicles	£67,631
Dolgellau Townscape Heritage Fund Project	£130,218
Cultural Heritage	£29,694
Carneddau Footpath (Welsh Government Grant)	£23,600
Traditional Boundaries (Collaborative S.L.S.P) waliau	£22,681
Agri Vehicles	£30,500
Sustainable Tourism (S.L.S.P)	£52,026
Betws y Coed (Welsh Government Grant)	£31,659
Local Places for Nature	£47,848
Hafod Eryri Capital Repairs	£132,758

**5. VIREMENTS BETWEEN THE BUDGETS WORTH OVER £30,000 FOR THE ATTENTION OF THE AUTHORITY.**

5.1 Part 3 of the Authority’s Financial Regulations state the need to report to the Authority or the Performance & Resources Committee regarding virements worth between £30,000 and £100,000 between budgets, where they have not been previously approved by the Authority. In addition, the Authority’s approval is required for any virement worth £100,000 or more.

5.2 No such virements have been approved during the first six months of this financial year.

**6. RECOMMENDATION**

- **Approve the report and note the current financial situation for 2024/25**

**7. BACKGROUND PAPERS**

**NONE**

**Snowdonia National Park Authority**  
**Revised Budget for 2024/25 on 30 September 2024**

	Original Budget	Virements	Virements (new)	Revised Net Budget
	£	£	£	£
<b>PLANNING AND LAND MANAGEMENT</b>				
Foresters (S.L.S.P.)	-	-	-	-
Conservation, Trees and Agriculture	533,200	5,372	14,078	552,650
Eryri Finges	-	18,924	1,698	20,622
Dark Skies	58,180	-	1,698	59,878
Welsh Peatlands (W.G. grant)	-	-	-	-
National Grid - Maentwrog (East)	-	-	-	-
Celtic Rainforests (LIFE)	74,800	-	9,521	84,321
Carneddau Partnership	25,000	5,308	7,899	38,207
Archaeology	67,540	23,552	1,698	92,790
Cultural Heritage	80,780	-	1,698	82,478
Peatland projects	-	136,206	-	136,206
Ysgwrn	118,820	-	10,117	128,937
Development Control	452,960	12,230	40,621	505,811
Planning & Policy	244,370	22,900	8,488	275,758
<b>Sub-total carried forward</b>	<b>1,655,650</b>	<b>224,492</b>	<b>97,516</b>	<b>1,977,658</b>
<b>CORPORATE</b>				
Members Costs	112,510	-	-	112,510
Authority Support	94,380	-	2,221	96,601
Corporate Management	664,176	-	185,462	849,638
Property	247,490	-	4,468	251,958
Legal	58,380	-	1,376	59,756
Administration and Customer Care	223,423	-	22,569	200,854
Translation	108,530	-	1,698	110,228
Personnel and Training	208,160	27,500	11,439	247,099
Head Office	261,750	-	918	262,668
Information Technology	368,010	-	14,488	382,498
Finance	230,630	-	7,809	238,439
Plas Tan y Bwlch Study Centre	486,490	-	14,411	500,901
Engagement	368,110	11,000	9,948	389,058
New Website	-	-	-	-
<b>Sub-total carried forward</b>	<b>3,432,039</b>	<b>38,500</b>	<b>231,669</b>	<b>3,702,208</b>

**Snowdonia National Park Authority**  
**Revised Budget for 2024/25 on 30 September 2024**

	Original Budget	Virements	Virements (new)	Revised Net Budget
	£	£	£	£
<b>Subtotals Brought Forward</b>				
<b>PLANNING &amp; LAND MANAGEMENT</b>	<b>1,655,650</b>	<b>224,492</b>	<b>97,516</b>	<b>1,977,658</b>
<b>CORPORATE</b>	<b>3,432,039</b>	<b>38,500</b>	<b>61,522</b>	<b>3,532,061</b>
Engagement with Young People (W.G. Grant)	39,310	-	-	39,310
Well-being Paths (W.G. Grant)	40,000	-	-	40,000
Management Plan and Partnerships	468,810	-	12,255	481,065
Plastic-free Wyddfa	43,420	24,896	1,698	70,014
Information Centres	186,580	-	11,657	198,237
Llyn Tegid	- 20,180	-	-	- 20,180
Car Parks	- 483,210	-	17,267	- 465,943
Litter Clearance	19,510	-	-	19,510
Traffic and Transport	5,000	-	-	5,000
Visitor Facilities	263,450	-	-	263,450
Public Access	123,550	-	680	122,870
Wardens, Estate Workers & Volunteers	1,207,230	-	44,544	1,251,774
	<b>5,325,509</b>	<b>63,396</b>	<b>148,263</b>	<b>5,537,168</b>
<b>BALANCES</b>				
General Inflation Provision	30,000	-	30,000	-
Payroll Inflation provision	349,000	-	178,853	170,147
	<b>379,000</b>	-	<b>208,853</b>	<b>170,147</b>
	<b>7,360,159</b>	<b>287,888</b>	<b>36,926</b>	<b>7,684,973</b>
<b>TOTAL</b>				
Interest Earned	- 100,000	-	-	- 100,000
Revenue Financing of Capital Expenditure	526,262	331,505	25,000	832,767
Capital Charges Adjustment	- 591,050	-	-	- 591,050
	<b>7,195,371</b>	<b>619,393</b>	<b>11,926</b>	<b>7,826,690</b>
<b>FUNDED FROM</b>				
National Park Grant	4,119,789	-	-	4,119,789
Constituent Authority Levy	1,373,262	-	-	1,373,262
Additional National Park Grant	-	-	-	-
Tfrs from reserves	1,061,757	1,259,956	11,926	2,333,639
<b>Net Budget</b>	<b>6,554,808</b>	<b>-</b>	<b>-</b>	<b>7,826,690</b>

<b>Capital Budget 2024/25</b>						
<b>Service Areas</b>	<b>Gross Original Budget</b>	<b>Grant Income</b>	<b>Net Original Budget</b>	<b>Virements</b>	<b>Virements (new)</b>	<b>Revised Net Budget</b>
	<b>(£)</b>	<b>(£)</b>	<b>(£)</b>	<b>(£)</b>	<b>(£)</b>	<b>(£)</b>
<b>Planning and Land Management</b>						
Cultural Heritage Schemes	149,490	-	149,490	-	-	149,490
Gorseddau (W.G. Grant)	148,220	-	148,220	-	-	148,220
Carneddau - Data LiDAR (W.G. Grant)	3,000	-	3,000	-	-	3,000
Carneddau - Paths (W.G. Grant)	35,000	-	35,000	-	-	35,000
Mobile Observatory (W.G. Grant)	23,600	-	23,600	-	-	23,600
Sky Paths	10,010	-	10,010	-	-	10,010
<b>Sub-total</b>	<b>369,320</b>	<b>-</b>	<b>369,320</b>	<b>-</b>	<b>-</b>	<b>369,320</b>
<b>Corporate</b>						
Information Systems - Replacement Prog.	22,340	-	22,340	-	-	22,340
Snowdon Partnership Scheme (W.G. Grant)	15,000	-	15,000	-	-	15,000
Snowdon Interpretation (W.G. Grant)	23,000	-	23,000	-	-	23,000
Public Access	10,000	-	10,000	10,660	-	20,660
Wardens - Vehicles	14,000	-	14,000	90,847	-	104,847
Llyn Llywelyn (W.G. Grant)	23,750	-	23,750	-	-	23,750
Gwyrfai Route (W.G. Grant)	23,850	-	23,850	-	-	23,850
Penmaen Brith (W.G. Grant)	25,000	-	25,000	-	- 25,000	-
Plastic-free Wyddfa	-	-	-	10,000	-	10,000
Hafod Eryri	-	-	-	220,000	-	220,000
<b>Sub-total</b>	<b>156,940</b>	<b>-</b>	<b>156,940</b>	<b>331,507</b>	<b>- 25,000</b>	<b>463,447</b>
<b>Total</b>	<b>526,260</b>	<b>-</b>	<b>526,260</b>	<b>331,507</b>	<b>- 25,000</b>	<b>832,767</b>

<b>MEETING</b>	Snowdonia National Park Authority
<b>DATE</b>	13 November 2024
<b>TITLE</b>	<b>BASE REVENUE BUDGET 2025/26</b>
<b>AUTHOR</b>	Chief Finance Officer
<b>PURPOSE</b>	To note the Base Budget as estimated for 2025/26 and projected funding position

**1. BACKGROUND**

- 1.1 This report provides details the Authority’s draft revenue budget for 2025/26 showing the estimated cost of continuing current services, and meeting costs approved for the future.
- 1.2 The budgets presented in this report are based on a standstill budget. That is, an unavoidable level of expenditure to continue with the current level of services in 2025/26 with no developmental additions.

**2 BUDGET SUMMARY 2025/26**

- 2.1 The table shown in Appendix 1 contains an analysis of the movements in the base budget from 2024/25 final prices to the expected final prices in 2025/26. A summary is shown below:

<b>SUMMARY OF SNPA BUDGET 2025/26</b>					
				(£)	(£)
<b>SNPA Base Budget 2024/25</b>					<b>7,195,246</b>
Changes					
	Change in staff costs			1,699	
	Change in expenditure			96,910	
	Change in income		-	110,000	
	Changes to Capital Projects		-	330,429	
	Total change				- 341,820
					<b>6,853,426</b>
Provision for general inflation					
<b>Base budget 2025/26</b>					<b>6,853,426</b>
Grant & Levy 2025/26					- 5,493,051
Net contributions from reserves					- 548,885
Deficit					<b>811,490</b>
<i>See aopendix 1 for further detail</i>					

2.2 I have included a contingency for a 2% pay-award in 2025/26 as it is expected that the rate of inflation will remain at this level for the coming months.

2.3 **Welsh Government Grant (estimated £5,493,051)**

The Welsh Government have stated that there will be no increase in indicative settlements of core grant funding for future years, therefore, I have made an assumption that the 2025/26 settlement to be a “flat” settlement, which represents a cut in “real” terms. The situation will be clearer once the Welsh Government announce their draft budget in December.

2.4 The full effect of additional expenditure fully funded from grants is not included here but will be included in the report to the February Authority.

2.5 **Change in staff costs (£1,699) :**

The main changes are:

- Effect of salary increase 2024.25 £178,853
- Increase in employer National Insurance to 15% & lower threshold to £5000 £112,388
- Minor structure changes -£49,556
- Decrease in salary inflation provision -£239,986

2.6 **Change in expenditure (£96,910)** :

The increase relates to an increase in costs due to the rates revaluation increase, increase in the cost of running the Pen y Pass Barrier system, and an increase in Member Allowances. See full details in appendix 1.

There may be additional costs as a result of the Park's contribution to the Corporate Joint Committees, but we do not have an estimate of the increase to hand as of yet.

2.7 **Change in Income (£110,000)**: This increase relates to an increase in car parking fees in order to meet the unavoidable cost of running the Pen y Pass pre-book system and the security involved.

2.8 **Net contribution from reserves (-£548,885)** : These contributions relate to expenditures on specific schemes where the finance has already been earmarked from historic Authority underspends or grants received in advance. As noted above this will be revised further for the February Authority. There is no net effect on the Authority base budget.

2.9 Paragraph 3.3 of the Financial Regulations notes that the Authority's approval is required for any permanent virements worth more than £10,000 each in the draft budget.

The relevant virements to note are

- £110,000 Expenditure Increase on Pen y Pass Barrier System
- £24,060 Increase in Member Allowances Expenditure
- £18,060 Increase in Non-Domestic Rates costs Expenditure
- £110,000 Increase in Car Park Income target to meet additional expenditure

### 3 RESERVES

- 3.1 The Financial Hardship Reserve will be available to meet the projected deficit in 2025/26.

The Authority faces a challenging time ahead due to the current inflationary pressures and although the Chancellor announced more money for Wales in her Autumn budget, it is impossible to tell how that will affect the National Parks in Wales. It has been indicated previously that it will be a 'flat' core grant settlement for 2025/26.

The usage of reserves to fund the deficit is a short-term solution, and going forward the Authority may need to consider permanent financial savings.

The table below illustrates the effect the projected deficit will have on the Authority's reserve levels over the next 4 years. By 2027/28, there is a risk of the Authority's general fund being depleted and measures will need to be put in place to avoid this scenario and ensure the Authority financial resilience.

	2024/25	2025/26	2026/27	2027/28
<b>Balance Available</b>				
Financial Hardship Reserve	2,362	1,722	911	0
General Fund	1,100	1,100	1,100	1,076
Deficit	(640)	(811)	(935)	(1,087)
<b>Closing Balance</b>	<b>2,822</b>	<b>2,011</b>	<b>1,076</b>	<b>(11)</b>

### 4. RECOMMENDATION

- 4.1 To note the planned base budget for 2025/26 as outlined.

			Appendix 1
		(£)	(£)
1	<b>Baseline budget 2024/25</b>		7,195,246
2	<b>Changes in staff costs</b>		
	Salary increase 2024.25	178,853	
	Employer National Insurance increase to 15%	112,388	
	Minor structure changes	- 49,556	
			<b>241,685</b>
	Decrease salary inflation provision to 2%	- 239,986	
			<b>- 239,986</b>
			<b>1,699</b>
3	<b>Change in expenditure</b>		
	Pen y Pass Barrier Security and Maintenance	110,000	
	Member Allowances	24,060	
	Increase in Non-Domestic Rates	18,040	
	IT increase in subscription costs	5,000	
	Discard accommodation provision line TICs	610	
	Awyr Dywyll baseline funded	-60,800	
			<b>96,910</b>
4	<b>Changes in income</b>		
	<b>Increase</b>		
	Car park income target	-110,000	
			<b>- 110,000</b>
5	<b>Changes to Capital Projects directly funded from revenue</b>		<b>- 330,429</b>
5	<b>Baseline budget 2025/26</b>		<b>6,853,426</b>
6	<b>National Park grant and Levy 2025/26</b>		<b>- 5,493,051</b>
7	<b>Contributions from reserves</b>		
	Net contributions		<b>- 548,885</b>
8	<b>Deficit</b>		<b>811,490</b>



**MEMBERS' WORKING GROUP  
ERYRI NATIONAL PARK**

Wednesday 4<sup>th</sup> September 2024

**PRESENT:**

**Members appointed by Gwynedd Council**

Councillors Elwyn Edwards, Annwen Hughes, June Jones, Edgar Wyn Owen, Elfed Powell Roberts, John Pughe Roberts, Meryl Roberts;

**Members appointed by Conwy County Borough Council**

Councillors Jo Nuttall, Dilwyn Owain Roberts;

**Members appointed by the Welsh Government**

Brian Angell, Tim Jones, Naomi Luhde-Thompson, Delyth Lloyd;

**Officers**

G. Iwan Jones, Jonathan Cawley, Bethan Hughes, Sian Owen, Dewi Aeron Morgan, Eifion Jones.

The Director of Corporate Services advised that the meeting was being recorded to assist in verifying the minutes.

In the absence of the Councillor Ifor Glyn Lloyd, Chair of the Members' Working Group, the meeting was chaired by Councillor Edgar Wyn Owen.

1. **Apologies**

Councillors Ifor Glyn Lloyd, Louise Hughes

2. **Declaration of Interest**

No declarations of Personal Interests were made in respect of any item.

3. **Minutes**

The minutes of the Members' Working Group meeting held on 26<sup>th</sup> June 2024 were accepted and the Chair signed them as a true record.

4. **Location of the Authority's Committees**

**Submitted:** – A report by the Head of Administration and Customer Care on deciding on a venue for future meetings

**Reported:** – The Head of Administration and Customer Care reported that on the 10th of July the Performance and Resources Committee had met at the Head Office in Penrhyndeudraeth rather than at the usual location of Plas Tan y Bwlch and that it was a good opportunity to test the facilities and resources the conference room offered following recent improvements.

She noted that a significant investment had been made to install permanent hybrid meeting technology in the room, and that the room's acoustics had improved significantly since the recent installation of a false ceiling.

In view of this, and considering the uncertainty regarding the future of Plas Tan y Bwlch and the fragile staffing situation that accompanies that, she indicated that a decision had to be taken whether all future meetings should be moved to the Head Office.

Reasons in favour of the Head Office included:

- The Head Office is more convenient for Officers and staff
- Higher quality bandwidth
- Frees up the IT Technician's time
- More parking spaces
- Releases the mobile hybrid system to other meetings
- A good opportunity for Members to meet staff who never attend meetings

She also identified some further points that needed to be considered:

- Public access to attend meetings, and the space available in the conference room
  - This would be an occasional issue
  - As meetings are broadcast live, the general feeling was that this would not be a major problem
  - It is an option to remove the translation booth if this is seen to be a problem
- No lunch prepared for the Members
  - It would not be possible to provide a hot lunch or buffet in the Head Office
  - Available options could include:
    - Bringing a lunch box
    - Buying food locally and bringing it to the office to eat
    - Using the facilities found in the staff kitchen
    - Eating in a cafe in Porthmadog

The Members discussed the report and made the following observations: -

- One Member noted that the conference room had improved greatly following the recent changes.
- A Member welcomed the move to the Headquarters and noted that having the Authority and the Staff closer together was a good thing. He also noted that the move was necessary because of the future of the Plas.
- A Member emphasized that it was important that the public were allowed to attend and asked about the parking situation at the Head Office. The Head of Administration and Customer Care confirmed that the parking situation was much better at the Head Office than at the Plas.
- Some Members commented that the conference room was claustrophobic, that several members were not present at the meeting on the 10th of July, and that it was short of space as it was.
- Members emphasised that the lack of lunch was not an important factor.
- A Member noted that the meeting could be moved to a more suitable place (with a warning) if it became clear that more space than usual was needed.
- A Member suggested that advertising regarding attending meetings via the Web should be increased, and the links to the meetings made easier and clearer.
- A Member noted that it was easier to reach the Head Office than the Plas by public transport.

**Recommended:** – to move all Committee and Authority meetings to the Head Office building after the 2nd of October, to remove the Translation Booth in the conference room, and to investigate installing an air conditioning unit in the room.

**Resolved:** to accept the recommendation

5. **Medium Term Financial Plan (MTFP)**

**Submitted** – A Report by the Chief Finance Officer on the adoption of the Medium-Term Financial Plan

The Section 151 Officer presented the report giving the background to the Plan, identifying the Plan's requirement, the Authority's priorities and goals in the medium term, the financial challenge, and the Authority's service priorities and operating principles.

**Recommended:** – to Identify and respond to the issues identified in the CATC.

**Resolved:** to accept the recommendation

The Members discussed the report and made the following observations: -

- A Member thanked the Officer for his report, particularly considering the difficult situation. He noted that the Welsh Government was more willing to promote projects between the public and private sector than they had been, and that the Park should investigate that.
- Another Member noted that the Park should look towards finding other sources of income.
- A Member suggested that two items in the report should be changed better to reflect the legislative language:
  - Item 3.1 (tud. 73) – instead of, “Protect and enhance the natural beauty, wildlife and cultural heritage of the area” it ought to be, “Protect and *foster*...”
  - Item 5.4 (tud. 81) – instead of, “Ensure that the Authority achieves its statutory implications.” it ought to be, “Ensure that the Authority achieves its statutory *purposes*.”
- A Member mentioned the Operating Principle to "use electronic media as the main way of providing services and information" and suggested that the Authority should consider using other, non-electronic media, also, because many people find it difficult to use electronic media for several reasons.
- While thanking the Officer for the report, one Member asked about the situation in 10 years. She also questioned the idea of working with the private sector, querying if the private sector shared the same interests and priorities as the public sector. The Authority should instead investigate raising tourist levies, membership, and building social value. The Director of Corporate Services replied explaining that this report was a medium-term report. The Director of Planning and Land Management noted that the Authority is a member of a National Working Group that will discuss issues such as tourism levies, and the authority will have a strong voice there. The Park also sits on the National Parks Carbon Group, and the group has ambitious and far-reaching long-term plans.
- One Member asked if the sale of Plas Tan y Bwlch had been factored into the figures. The Director of Corporate Services replied explaining that the sale of the Plas was not included because a final decision had not been made.

**Recommended:** – to adopt the Medium-Term Financial Plan as a Working Document

**Resolved:** to accept the recommendation

**The meeting ended at 12:00**



**MEMBERS WORKING GROUP  
ERYRI NATIONAL PARK**  
Wednesday 16th October 2024

Councillor Ifor Glyn Lloyd (Conwy) (Chair)

**PRESENT:**

**Members appointed by Gwynedd Council**

Councillors Elwyn Edwards, Annwen Hughes, June Jones, Edgar Wyn Owen, Elfed Powell Roberts, John Pughe Roberts, Meryl Roberts;

**Members appointed by Conwy County Borough Council**

Councillors Jo Nuttall, Ifor Glyn Lloyd;

**Members appointed by the Welsh Government**

Brian Angell, Naomi Luhde-Thompson, Delyth Lloyd;

**Officers**

G. Iwan Jones, Jonathan Cawley, Eifion Jones;  
Edward Jones, Adam Daniel (items 1-4 only);  
Angela Jones, Alec Young, Dr John Parkinson (item 5 only);

1. **Apologies**

Apologies received from Tim Jones.

2. **Declaration of Interest**

No declaration of personal interests were made in relation to any item.

3. **Minutes**

The minutes of the Members' Working Group meeting held on 4th September 2024 were accepted and the Chair signed them as a true record.

4. **Update on Plas Tan y Bwlch**

*Presented* – oral update by the Interim Chief Executive

*Reported* –

The Chief Executive reminded Members that at the Authority meeting held on 11th September, they decided to accept the recommendation below:

*that the Authority postpone the decision on the proposal until the Authority's meeting in November to enable discussions to continue with the other parties who had so far declared an interest and with the community company, that access to Llyn Mair and the woods must be protected under the Countryside and Rights of Way Act 2000 (CROW) legislation, and that the property remains on the market until then.*

He explained that there had been a number of developments since then which meant it would be worth revisiting this decision.

## 1. Trade

Regarding the marketing of the property, he reported:

- that there has been one formal offer to date, although individuals, businesses and other associations continue to show interest
- that the Authority has stated its intention to ensure public access to the woods and Llyn Mair etc. and informed the prospective purchasers. No one objected, but they preferred to keep control of the whole property.
- that the management of the hydro remains a matter for debate.
- that the Llyn Mair dam required considerable work to installing the siphon, but the cost of maintenance thereafter would be minimal.
- the solicitor had suggested that limitation covenants would be the way forward with the Chalets issue to prevent any further development of them.

## 2. Access

In terms of public access rights to the Plas land after the sale, he suggested that the Authority had four options:

- (1) Sell all land as it stands with CROW designation and open access land;
- (2) Sell all land and designate some of the paths on the Authority's land as public footpaths;
- (3) Designate the paths on the Authority's land and the wider network routes on neighbours' land as public footpaths;
- (4) Separate the woodland and paths from the Plas and gardens, leaving the paths as they are. It would also be necessary to designate a right of access from the Plas entrance (the Oakeley Arms side) to be able to reach the land to be retained, although the cost of maintaining both entrances would remain in the hands of the Plas owner.

The Head of the Wardening Service expanded on the options. He advised:

- that the current situation with the paths is simple and complex. It was simply because there was a partnership of different landowners with a wide network of routes by permission. Any change in the situation would create complications.
- option (1) – this would create a right of access to the site but the landowner would have no responsibility to keep the routes up to standard; designating the land as CROW land would take time because the process is lengthy. One neighbour has designated it as open access land, and they purposely and regularly reported to the Highways Authority to remind them that they did not wish to change the paths to public footpaths. This gave them the flexibility to be able to do undertake any work on their own land.
- Option (2) - some routes could be designated but there is a risk of the process getting complicated with public appeal in not designating all the routes.
- option (3) – designating the Authority's existing paths / routes as public and then connecting them to the existing public footpath would be dependent on the cooperation of neighbours. The neighbors could reject that, which would make the option of making them public footpaths much more difficult.
- option (4) – the Authority would continue to own and maintain the permissive coppices / woodlands and paths, and this would keep the situation much simpler.

3. Heritage  
Reported: Tomen y Mur relics had been returned to the owner following a request from him.
4. Engagement Day  
He reported that an engagement day had been held at the Plas Stables. It had been successful, and he thanked the Members and Officers who had been part of the day. This event demonstrated that there is real interest in the community about the future of the Plas and the grounds.
5. Community Companies  
Received :A report from one community company setting out the timetable of their business plan regarding the Plas. He predicted that the Place was unlikely to open as their base within seven years.  
Reported: Another community company was being set up and that they had Asked for more time.  
It was noted that while "mothballing" the Plas to give companies more time would save costs for the Authority, there would be risks involved, including the safety and deterioration of the building.

Considering all these developments, he suggested that the best way forward was if Members would revisit the decision taken at the 11 September meeting.

He noted that the Authority's Standing Order 12.14 prohibits the repeal of "any decision of the Authority made within the preceding six months ... but such a proposal may be made at a meeting of the Authority if it is

(a) a Committee recommendation; or

(b) if notice of the aforesaid motion is proposed by six members of the Authority."

He suggested that the Authority should consider the recent developments and in the light of that 6 Members should give notice of a motion that the Authority revisit the whole matter, and that at its next meeting in November, the Authority recommend that the property be removed from the market until the Spring, i.e. the Authority's meeting on 30 April 2025, to receive a further report from the Officers at that time.

Members discussed the report of the Interim Chief Executive.

**Notice of motion** to repeal the decision made at the Authority's meeting on 11th September was proposed at the next Authority meeting by 7 Members, namely Councillors Edgar Owen, Annwen Hughes, Meryl Roberts, Elfed Roberts, June Jones, Louise Hughes and Einir Wyn Williams.

## 5. **Plastic Free Yr Wyddfa Project Conclusion**

*Submitted* – Report by the Plastic Free Yr Wyddfa and Professor John Parkinson, Bangor University.

The Officer provided an overview of the project describing the original problem, identifying the project objectives and outlining the project timetable.

Specifically, he mentioned:

- the joint work with Bangor University, under the leadership of Professor John Parkinson, aimed at understanding what drive's people's attitudes to littering, and to create a script rooted in academic theory to try to change walkers' attitudes to

littering. He reported that the script had, in fact, made many walkers' pick up rubbish left by others.

- the decision to remove bins from Llyn Cwellyn and Rhyd Ddu; this had reduced the amount of rubbish left, and no complaints had been received about this decision; and the intention now was to remove a bin in a more "risky" place in the future.
- COPA1, a youth conference held on Yr Wyddfa; There were 200 competition entrants; and COPA2 is planned for 2026

He noted that they had not been able to create a plastic-free zone, but that the amount of litter had reduced and there was a downward trend in littering.

**Recommendation recommended** – that Members of the Authority:

- continue to provide advocacy and support to legacy projects;
- adopt the Single-Use Plastics policy affirming its commitment to reducing the procurement, use and distribution of unnecessary and disposable materials and packaging across the organisation;
- provide feedback and advice ahead of the publication of the final Impact Report 2022-24.

**Resolved** – to accept the recommendation

**The meeting ended at 13:10**



## PERFORMANCE AND RESOURCES COMMITTEE

WEDNESDAY 11<sup>th</sup> SEPTEMBER 2024

Plas Tan y Bwlch

### **PRESENT:**

#### **Members appointed by Gwynedd Council**

Councillors Elfed Powell Roberts (Chair), Elwyn Edwards, Annwen Hughes, Edgar Wyn Owen, John Pughe Roberts, Meryl Roberts, Einir Wyn Williams;

#### **Members appointed by Conwy County Borough Council**

Councillors Ifor Glyn Lloyd;

#### **Member appointed by Welsh Government**

Brian Angell, Tim Jones, Delyth Lloyd;

#### **Officers**

G. Iwan Jones, Nia Murray, Dewi Morgan, Eifion Jones.

#### **Present**

Steffan Jones and Catrin Taylor of Goodson Thomas.

The Director of Corporate Services advised that the meeting be recorded to assist with ratifying the minutes.

Chair Nia Murray, Head of Human Resources welcomed Steffan Jones and Catrin Taylor (Goodson Thomas) to the meeting.

#### 1. **Apologies**

Councillors Louise Hughes, June Jones, Dilwyn Owain Roberts, Jo Nuttall; Naomi Luhde-Thompson.

#### 2. **Declaration of Interest**

No declarations of interest were made.

#### 3. **Recruitment of Chief Executive (National Park Officer) APCE – Shortlist Package**

##### **Schedule 12A of the Local Government Act 1972: Exemption from disclosure of documents**

The Director of Corporate Services submitted a recommendation to exclude the report, "Recruitment of the Chief Executive (National Park Officer) APCE – Shortlist Package" because it contained information that:

- applied to a specific individual,
- was likely to reveal the identity of the individual in question,
- related to the financial or business affairs of a particular person (including the authority that held that information).

**Recommended:** – Performance and Resources Committee agreed to exempt the report "Recruitment of APCE Chief Executive – Shortlist Package".

**Resolved** to accept the recommendation

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## PART 2

### 4. **Recruitment of Chief Executive (National Park Officer) ENPA**

The Director of Corporate Services reported that the Appointment Panel met on the 4th of September chaired by Tim Jones, and decided on a recommendation.

The Chair of that panel reported on the decision, and began by thanking Steffan Jones and Catrin Taylor of Goodson Thomas for their work.

He explained that the panel had gone through the Shortlist Package in detail, that they had selected some from the shortlist to be interviewed after they had taken psychometric tests. After discussion the panel reached a unanimous decision on who should be interviewed.

10 names were put forward in the shortlist package, and the pack suggested that five out of the ten to be interviewed.

Of the five, three candidates were selected by the Panel for interview.

He noted that the Panel supported interviewing the first applicant because of her experience and background, that she had worked at a high level, and was familiar with the area and the Park. He noted that the panel supported interviewing the second applicant because he had already worked at the chief executive level, knew the area, but there was some concern about his experience of the Park. He also noted that the third applicant was well-known by everyone at the meeting.

He also noted that one of the other candidates had a background in the field, but not at as a high level as the others; and that the fifth candidate also had a good background, but not in the field and not for an organisation of this size.

He therefore proposed that the first three applicants be interviewed.

A Member seconded the proposal and also thanked Goodson Thomas for their work. Steffan Jones expressed their gratitude for the opportunity to work with the Park and said they had enjoyed the work.

A Member asked what the next step in the process was and the Director of Corporate Services confirmed that the full Authority would interview the three candidates on the second of October.

**Recommended:-** to invite the three candidates recommended by the Appointment Panel for interview, after they had taken psychometric tests.

**Resolved:** to accept the recommendation.

**The meeting ended at 13.40**

<b>MEETING</b>	<b>SNOWDONIA NATIONAL PARK AUTHORITY</b>
<b>DATE</b>	13 November, 2024
<b>TITLE</b>	<b>Exempting the Report: PLAS TAN Y BWLCH – AN UPDATE AND OPTIONS</b>
<b>REPORT BY</b>	Interim Chief Executive
<b>PURPOSE</b>	To request the Authority to approve the exemption of the above report

## 1. BACKGROUND:

- 1.1 I have considered the grounds for exemption of information contained in the report referred to above and make the following recommendations to the Authority:
- 1.2 Exemptions applying to the report:
- 1.2.1
- i. Information relating to a particular individual.
  - ii. Information which is likely to reveal the identity of an individual.
  - iii. Information relating to the financial or business affairs of any particular person (including the authority holding that information).
- 1.3 Factors in favour of disclosure: None
- 1.4 Prejudice which would result if the information were disclosed:
- i. Regardless of how the report is worded the identity of the individual or individuals concerned would be ascertained.
  - ii. Regardless of how the report is worded the financial affairs of the person, persons or Authority the subject of the report would be revealed.
- 1.5 My view on the public interest test is as follows:
- i. Public interest is best served if the Authority retains the information in order to ensure the identity of the individual(s) concerned and the financial information is protected.

## 2. RECOMMENDATION:

**That the Authority agrees to make the report “Plas Tan y Bwlch – An Update and Options”.**

<b>MEETING</b>	<b>SNOWDONIA NATIONAL PARK AUTHORITY</b>
<b>DATE</b>	13 November, 2024
<b>TITLE</b>	<b>Exempting the Report:</b> <b>PROPOSED MANAGEMENT TEAM STRUCTURE</b>
<b>REPORT BY</b>	Chief Executive Designate
<b>PURPOSE</b>	To request the Authority to approve the exemption of the above report

## 1. BACKGROUND:

- 1.1 I have considered the grounds for exemption of information contained in the report referred to above and make the following recommendations to the Authority:
- 1.2 Exemptions applying to the report:
- 1.2.1
- i. Information relating to a particular individual.
  - ii. Information which is likely to reveal the identity of an individual.
  - iii. Information relating to the financial or business affairs of any particular person (including the authority holding that information).
- 1.3 Factors in favour of disclosure: None
- 1.4 Prejudice which would result if the information were disclosed:
- i. Regardless of how the report is worded the identity of the individual or individuals concerned would be ascertained.
  - ii. Regardless of how the report is worded the financial affairs of the person, persons or Authority the subject of the report would be revealed.
- 1.5 My view on the public interest test is as follows:
- i. Public interest is best served if the Authority retains the information in order to ensure the identity of the individual(s) concerned and the financial information is protected.

## 2. RECOMMENDATION:

**That the Authority agrees to exempt the report “Proposed Management Team Structure”**