Clwster 3 / Cluster 3

PrC3	Rhydaman – Betws / Ammanford - Betws	Linc/Link
PrC3	Blaenau / Caerbryn	Linc/Link
PrC3	Capel Hendre	Linc/Link
PrC3	Cefneithin	Linc/Link
PrC3	Cross Hands	Linc/Link
PrC3	Drefach	Linc/Link
PrC3	Gorslas	Linc/Link
PrC3	Llandybie	Linc/Link
PrC3	Penygroes	Linc/Link
PrC3	Saron	Linc/Link
PrC3	Y Twmbl / Tumble	Linc/Link
PrC3	Tycroes	Linc/Link
SeC9	Brynaman / Brynamman	Linc/Link
SeC10	Glanaman ac Y Garnant / Glanamman and Garnant	Linc/Link
SeC11	Pontyberem & Bancffosfelen	Linc/Link
SuV25	Llannon	Linc/Link
SuV26	Llanedi	Linc/Link
SuV28	Cwmgwili	Linc/Link
SuV29	Foelgastell	Linc/Link
SuV30	Ystradowen	Linc/Link
	Capel Seion	Linc/Link
	Derwydd	Linc/Link
	Heol Ddu	Linc/Link
	Maesybont	Linc/Link
	Milo	Linc/Link
	Pentregwenlais	Linc/Link
	Temple Bar	Linc/Link
	Cefnbrynbrain	Linc/Link
	Mynyddcerrig	Linc/Link

PrC3 Rhydaman – Betws / Ammanford - Betws

SR/004/001 CA0009	Lloc 0608 Fferm Myddynfych / Enclosure 0608 Myddynfych Farm	Linc/Link
SR/004/005 CA0034	Tir gyfagos i Brynawel, Waunhafog Rd / Land adjacent Brynawel, Waunhafog Rd	Linc/Link
SR/004/006 CA0041	Tir yn Waun Gron a Heol y Cyrnol Heol Land at Waungron and Colonel Road	Linc/Link
SR/004/007	Tir i gefn 70 Ffordd Walter / Land rear 70 Walter Rd	Linc/Link
SR/004/008 CA0133	Tir yn Heol Pontamman, Ammanford / Land at Pontamman Road, Ammanford	Linc/Link
SR/004/010 CA0564	Tir yn Fferm Myddynfych, Bonllwyn / Land at Myddynfych Farm, Bonllwyn	Linc/Link
SR/004/013 CA0381	Tir yn Rhos y Fedwen, Betws / Land at Rhos y Fedwen, Betws	Linc/Link
SR/004/014 CA0419	Maes Ifan, Betws	Linc/Link
SR/004/016 CA0426	Tir ger 1 Mill Terrace, Pantyffynnon / Land adjacent to 1 Mill Terrace, Pantyffynnon	Linc/Link
SR/004/017 CA0481	Tir ger Heol Wernolau a Parc Nant-y-Felin, Betws / Land off Wernolau Road & Parc Nant-y-Felin, Betws	Linc/Link
SR/004/018 CA0517	Tir ger Parc Penrhiw, Betws / Land adj Parc Penrhiw, Betws	Linc/Link
SR/004/019 CA0579	Tir rhan o Fferm Aberlash, Heol Aberlash / Land part of Aberlash Farm, Aberlash Road	Linc/Link
SR/004/020 CA0586	Tir ger of Heol Pontamman / Land South of Pontamman Rd	Linc/Link
SR/004/021 CA0587	Stryd Marged, Rhydaman / Margaret Street, Ammanford	Linc/Link
SR/004/022 CA0603	Tir oddi ar Heol Colonel , Betws / Land off Colonel Road, Betws	Linc/Link
SR/004/024	Lon Ger y Coed / Wernoleu Road	Linc/Link
SR/004/025 CA0656	Tir yn Heol Coronation Terrace, Maesquarre Rd / Land at Coronation Terrace, Maesquarre Rd.	Linc/Link
SR/004/029 CA0709	Ffordd Wern-ddu, Rhydaman / Wern Ddu Road, Ammanford	Linc/Link
SR/004/030 CA0710	Tir I tu gefn 1 Ffordd Wernoleu, Pontamman / Land to rear of 1 Wernoleu Road, Pontamman	Linc/Link

SR/004/033	Tir ger Ty Dyffryn, Rhodfa Frank Tir-y-Dail, Land adjoining Ty Dyffryn, Rhodfa Frank	Linc/Link
SR/004/034	Tir ger Plas Gwyn, Heol Maerdy / Land adjacent Plas Gwyn, Maerdy Road, Betws	Linc/Link
SR/004/035	Tir tu gefn Llys Havard / Land rear of Llys Havard, Betws	Linc/Link
SR/004/036	Tir yn Wern Ddu, Land at Wern Ddu, Ammanford	Linc/Link
SR/004/037	Tir yn Waun Clyn Cath Uchaf, Heol Wernddu	Linc/Link
SR/004/038	Tir i ddwyrain Ffordd Wernddu / Land to the east of Wern Ddu	Linc/Link
SR/004/039	Tir bant o Parc Tir y Coed / Land off Woodlands Park	Linc/Link
SR/004/040 CA0869	Stad Ddiwydiannol Parc Amanwy, Rhydaman / Parc Amanwy Industrial Estate, Ammanford	Linc/Link
SR/004/041	Tir yn Fferm Myddynfych / Land at Myddynfych Farm	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/004/001 CA0009	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Lloc 0608 Fferm Myddynfych / Enclosure 0608 Myddynfych Farm	Ardal Safle / Site Area:	4.213ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	X		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	X		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	✓	ACI7 ISA7	-
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Mae tua 7% o'r safle yn cynnwys pridd carbon uchel, sef mawn. Approximately 7% of the site contains high carbon soil, namely peat.			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Ni ymddengys bod y safle'n hygyrch o'r prifffordd gyhoeddus.

The site does not appear to be accessible from the public highway.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/004/005 CA0034	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir gyfagos i Brynawel, Waunhafog Rd / Land adjacent Brynawel, Waunhafog Rd	Ardal Safle / Site Area:	0.8757ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle wedi'i wahanu oddi wrth brif ardal adeiledig yr anheddiad.

The site is divorced from the main built up area of the settlement.

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		

13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	✓	ACI6 ISA6	-
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/004/006 / CA0041	Cyfeirnod y Safle / Site Reference:	GA3/h15
Cyfeiriad y Safle / Site Address:	Tir yn Waun Gron a Heol y Cyrnol Heol Land at Waungron and Colonel Road	Ardal Safle / Site Area:	0.73ha
Defnydd Presennol / Existing Use:	Coediog / Wooded	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		✓	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ni all y safle gynnwys 5 neu fwy o anheddau. Hefyd, mae llawer o dyfiant ar y safle, mae'r topograffi'n lethrog ac mae pryderon fe fydd datblygiad ar y safle'n cael effaith ar goed sy'n destun Gorchmynion Cadw Coed.
The site cannot accommodate 5 or more dwellings. Furthermore, the site is densely vegetated, is on sloping topography and there are concerns that development on the site would impact upon trees subject to TPOs.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/004/007	Cyfeirnod y Safle / Site Reference:	CA0115
Cyfeiriad y Safle / Site Address:	Tir i gefn 70 Ffordd Walter / Land rear 70 Walter Rd	Ardal Safle / Site Area:	0.0948ha
Defnydd Presennol Existing Use:	Storio domestig / Domestic Storage	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ni all y safle gynnwys 5 neu fwy o anheddau. Bydd yn cael ei gynnwys o fewn y terfynau datblygu.
The site cannot accommodate 5 or more dwellings. It will be included within development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/004/008 CA0133	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn Heol Pontamman, Ammanford / Land at Pontamman Road, Ammanford	Ardal Safle / Site Area:	3.703ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	**X**	ACI4 ACI5 ISA4 ISA5	**+**

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	✓	ACI4 ACI5 ISA4 ISA5	-
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae'r Asesiad Strategol o Ganlyniadau Llifogydd – Cam 1 (2019) yn dangos bod y safle o risg canolig o lifogydd (oren). Mae rhan o'r safle wedi ei leoli tu fewn i barth llifogydd 2 a 3 dŵr wyneb a chyrsiau dŵr bach Map Llifogydd ar gyfer Cynllunio.

There is sufficient and more suitable land available for residential development within the town to accommodate its housing need. The Stage 1 SFCA (2019) identified the site has being at medium risk of flooding (Amber). Parts of the site also fall within flood zone 2 and 3 surface water and small watercourses in the Flood Map for Planning.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/004/010 CA0564	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn Fferm Myddynfych, Bonllwyn / Land at Myddynfych Farm, Bonllwyn	Ardal Safle / Site Area:	9.678ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai datblygu'r safle yn ei gyfanrwydd yn cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad ar sail ei maint.

The site in its entirety would impact upon the setting and character of the settlement on the basis of its scale.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/004/013 CA0381	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn Rhos y Fedwen, Betws / Land at Rhos y Fedwen, Betws	Ardal Safle / Site Area:	4.222ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	✓	ACI7 ISA7	-
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Tir amaethyddol o ansawdd uchel (gradd 3a - 30%) / High quality agricultural land (grade 3a - 30%)			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle'n creu estyniad afresymegol i'r anheddiad.

Inclusion of the site would result in an illogical extension to the settlement.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/004/014 CA0419	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Maes Ifan, Betws	Ardal Safle / Site Area:	0.7525
Defnydd Presennol / Existing Use:	Preswyl / Residential	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle wedi cael ei ddatblygu a bydd yn cael ei gynnwys o fewn y terfynau datblygu. Ni chafodd y safle ei gyflawni o fewn amserlen y CDLl Diwygiedig ac felly ni fydd yn ddyraniad preswyl.

The site has been developed and will be included within the development limits. The delivery of the site does not fall within the timeframe of the Revised LDP and therefore will not be a residential allocation.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/004/016 CA0426	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir ger 1 Mill Terrace, Pantyffynnon / Land adjacent to 1 Mill Terrace, Pantyffynnon	Ardal Safle / Site Area:	0.2231ha
Defnydd Presennol / Existing Use:	Stablau a phori / Stables and grazing	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	✓	ACI4 ACI5 ISA4 ISA5	-

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ni all y safle gynnwys 5 neu fwy o anheddau. Mae rhan o'r safle'n cwmpo o fewn parth llifogydd C2 fel y nodir ym mapiau cyngor datblygu TAN15. Bydd y terfynau datblygu yn cael eu cadw fel y mae'n nhw er mwyn cynnwys y rhan o'r safle sydd tu allan i'r parth C2.

The site cannot accommodate 5 or more dwellings. Part of the site falls within the C2 flood zone as identified by the TAN15 Development Advice Maps. The development limits will remain as they are in order to include the part of the site which falls outside of the identified C2 flood zone.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/004/017 CA0481	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir ger Heol Wernolau a Parc Nant-y-Felin, Betws / Land off Wernolau Road & Parc Nant-y-Felin, Betws	Ardal Safle / Site Area:	0.9631ha
Defnydd Presennol / Existing Use:	Vacant Land / Tir Gwag	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae llawer o dyfiant ar y safle a gall ddatblygiad effeithio ar goed sy'n destun Gorchmynion Cadw Coed. Byddai cynnwys y safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad.

The site is vegetated and development on this site could impact upon trees subject to a Tree Preservation Order. Inclusion of the site could have a negative impact upon the character and setting of the settlement.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/004/018 CA0517	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir ger Parc Penrhiw, Betws / Land adj Parc Penrhiw, Betws	Ardal Safle / Site Area:	0.4791ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle yn arwain at estyniad afresymegol i'r terfynau datblygu; fodd bynnag, bydd rhan fechan ar flaen y safle yn cael ei gynnwys o fewn y terfynau datblygu.

Inclusion of the site would result in an illogical extension to the development limits, however, a small section of the site's frontage will be included within the development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/004/019 CA0579	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir rhan o Fferm Aberlash, Heol Aberlash / Land part of Aberlash Farm, Aberlash Road	Ardal Safle / Site Area:	1.045ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		

13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	✓	ACI6 ISA6	-
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			

Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai datblygu rhan ddeheuol y safle yn debygol o effeithio ar goed sy'n destun Gorchmynion Cadw Coed ac mae'n debygol y ceir mynediad i'r safle drwy ardal sydd o fewn y parth llifogydd C2 fel y nodwyd ym Mapiau Cyngor Datblygu TAN15. Ceir ffin y gellir ei hamddiffyn ar hyd ochr orllewinol rhan ogleddol y safle a gallai gynnwys estyniad i'r terfynau datblygu er mwyn caniatáu datblygiadau ar raddfa fach.

Development of the southern part of the site would be likely to impact upon trees subject to Tree Preservation Orders and access to the site is likely to be gained through an area which falls within the C2 floodzone as identified in the TAN15 Development Advice Maps. There is a defensible boundary along the western side of the northern part of the site and could contain an extension to the development limits to allow for small scale development.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/004/020 CA0586	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir ger of Heol Pontamman / Land South of Pontamman Rd	Ardal Safle / Site Area:	0.9737ha
Defnydd Presennol / Existing Use:	Amaethyddol, safle glas / Agricultural, greenfield	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle yn ymestyn y ffurf drefol i'r dwyrain i ffwrdd o'r dref gyda'i gwasanaethau a chyfleusterau, ac yn cael effaith ar gymeriad ac amgylchiadau'r dref yn groes i egwyddorion cynllunio cyffredinol.

The inclusion of the site would result in extending the urban form eastwards away from the town, with its services and facilities, thus impacting upon the character and setting of the town contrary to general planning principles.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/004/021 CA0587	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Stryd Marged, Rhydaman / Margaret Street, Ammanford	Ardal Safle / Site Area:	4.81ha
Defnydd Presennol / Existing Use:	Tir Gwag (safle glas) / Vacant land (greenfield)	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Byddai cynnwys y safle yn ei chyfanrwydd yn cael effaith ar gymeriad ac amgylchiadau'r aneddiad.

Inclusion of the site in its entirety would impact upon the character and setting of the settlement.

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/004/022 CA0603	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol Colonel , Betws / Land off Colonel Road, Betws	Ardal Safle / Site Area:	1.333ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	X		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	X		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn y dref i ddarparu ar gyfer ei hangen am dai. Byddai angen dymchwel eiddo i gael mynediad i'r safle sy'n debygol o achosi aflonyddwch I'r eiddo cyfagos. Nid yw'n eglur os gellir cyflawni llain gweledded addas.

There is sufficient and more suitable land available for residential development within the town to accommodate its housing need. Access to the site would likely necessitate the demolition of property likely to cause some disturbance to neighbouring properties. It is unclear whether suitable visibility splays can be achieved.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/004/024	Cyfeirnod y Safle / Site Reference:	GA3/h8
Cyfeiriad y Safle / Site Address:	Lon Ger y Coed / Wernoleu Road	Ardal Safle / Site Area:	0.613ha
Defnydd Presennol / Existing Use:	Gwag / Vacant	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Seilwaith a Chyfleustodau / Infrastructure and Utilities

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	X		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	X		

Sylwadau Ychwanegol / Additional Comments

Ceir pryderon ynghylch y gallu i gyflawni'r safle. Mae'r safle wedi bod yn ddyraniad preswyl am gyfnod hir heb unrhyw camau gadarn i'w ddatblygu. Mae digon o gyfleoedd ar gyfer datblygiadau preswyl i'w cael mewn mannau eraill o fewn yr anheddiad. Fodd bynnag, o achos ei leoliad o fewn yr ardal sydd eisoes wedi ei adeiladu, fe fydd y safle'n barhau i fod o fewn terfynau datblygu

There are concerns regarding the deliverability of the site. The site is a longstanding residential allocation and no firm progress has been made to deliver it. Sufficient opportunities for residential development exist elsewhere within the settlement. However, given the site's location within the existing built up area, the site will remain within the development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/004/025 CA0656	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn Heol Coronation Terrace, Maesquarre Rd / Land at Coronation Terrace, Maesquarre Rd.	Ardal Safle / Site Area:	0.5456ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	X		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	**Anhysbys / Unknown**		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn y dref i ddarparu ar gyfer ei hangen am dai. Nid yw'n eglur os gellir cyflawni mynediad addas i'r safle.

There is sufficient and more suitable land available for residential development within the town to accommodate its housing need. It is unclear whether suitable access arrangements can be achieved.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/004/029 CA0709	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Ffordd Wern-ddu, Rhydaman / Wern Ddu Road, Ammanford	Ardal Safle / Site Area:	0.4371ha
Defnydd Presennol / Existing Use:	Cae Gwag / Vacant Field	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Nid yw'r safle'n debygol o gynnwys 5 neu fwy o anheddau, caiff ei gynnwys yn rannol o fewn y terfynau datblygu.

The site is unlikely to accommodate 5 or more dwellings, it will partly be included within development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/004/030 CA0710	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir I tu gefn 1 Ffordd Wernoleu, Pontamman / Land to rear of 1 Wernoleu Road, Pontamman	Ardal Safle / Site Area:	0.2757ha
Defnydd Presennol / Existing Use:	Cae Gwag / Vacant Field	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History	
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	X		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle yn arwain at estyniad afresymegol i'r terfynau datblygu.

Inclusion of the site would result in an illogical extension to the settlement limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0780	Cyfeirnod y Safle / Site Reference:	SR/004/033
Cyfeiriad y Safle / Site Address:	Tir ger Ty Dyffryn, Rhodfa Frank Tir-y-Dail, Land adjoining Ty Dyffryn, Rhodfa Frank	Ardal Safle / Site Area:	1.786
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Byddai cynnwys y safle yn arwain at estyniad afresymegol i'r terfynau datblygu.

Inclusion of the site would result in an illogical extension to the settlement.

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		

13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			

Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	CA0784	Cyfeirnod y Safle / Site Reference:	SR/004/034
Cyfeiriad y Safle / Site Address:	Tir ger Plas Gwyn, Heol Maerdy / Land adjacent Plas Gwyn, Maerdy Road, Betws	Ardal Safle / Site Area:	0.4758ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	**X**	ACI1 ISA1	--

Sylwadau Ychwanegol / Additional Comments

Nid yw'r safle'n cydfynd â ddarpariaethau'r Strategaeth a Ffafrir gan ei fod ar wahân i'r anheddiad a byddai'n arwain at ddatblygiad mewn cefn gwlad agored.

The site does not comply with the provisions of the Preferred Strategy as it is divorced from the settlement and would result in development in the open countryside.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0801	Cyfeirnod y Safle / Site Reference:	SR/004/035
Cyfeiriad y Safle / Site Address:	Tir tu gefn Llys Havard / Land rear of Llys Havard, Betws	Ardal Safle / Site Area:	2.498ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	**Anhysbys / Unknown**		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Nid yw'n eglur os gellir cyflawni mynediad addas i'r safle
It is unclear whether suitable access arrangements can be achieved.

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn y dref i ddarparu ar gyfer ei hangen am dai.

There is sufficient and more suitable land available for residential development within the town to accommodate its housing need.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0834	Cyfeirnod y Safle / Site Reference:	SR/004/036
Cyfeiriad y Safle / Site Address:	Tir yn Wern Ddu, Land at Wern Ddu, Ammanford	Ardal Safle / Site Area:	0.5648
Defnydd Presennol / Existing Use:	Cwrtil Preswyl ac amaethyddol / Residential curtilage and Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		

13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		
Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments			
Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+
Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments			

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		
Sylwadau Ychwanegol / Additional Comments			

Mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn y dref i ddarparu ar gyfer ei hangen am dai. Byddai cynnwys y safle'n debygol o arwain at batrwm datblygu hirgul a byddai'n ymestyn y ffurf trefol i ffwrdd o'r ardal sydd eisoes wedi ei adeiladu ac mae wedi ei gwahanu wrth y terfynau datblygu presennol.

There is sufficient and more suitable land available for residential development within the town to accommodate its housing need. The inclusion of the site would be likely to result in a ribbon pattern of development and would extend the urban form of development away from the existing built up area and is separated from the existing development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0836	Cyfeirnod y Safle / Site Reference:	SR/004/037
Cyfeiriad y Safle / Site Address:	Tir yn Waun Clyn Cath Uchaf, Heol Wernddu	Ardal Safle / Site Area:	0.2404ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn y dref i ddarparu ar gyfer ei hangen am dai. Byddai cynnwys y safle'n debygol o arwain at batrwm datblygu hirgul i'r gogledd i ffwrdd o'r ardal sydd eisoes wedi ei adeiladu.

There is sufficient and more suitable land available for residential development within the town to accommodate its housing need. The inclusion of the site would be likely to result in extending a ribbon pattern of development northwards away from the existing built up area.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0837	Cyfeirnod y Safle / Site Reference:	SR/004/038
Cyfeiriad y Safle / Site Address:	Tir i ddwyrain Ffordd Wernddu / Land to the east of Wern Ddu	Ardal Safle / Site Area:	0.2628ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn y dref i ddarparu ar gyfer ei hangen am dai. Byddai cynnwys y safle'n debygol o arwain at batrwm datblygu hirgul a byddai'n ymestyn y ffurf trefol i ffwrdd o'r ardal sydd eisoes wedi ei adeiladu ac mae wedi ei gwahanu wrth y terfynau datblygu presennol.

There is sufficient and more suitable land available for residential development within the town to accommodate its housing need. The inclusion of the site would result in extending the urban form northwards away from the existing built up area and is separated from the existing development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0843	Cyfeirnod y Safle / Site Reference:	SR/004/039
Cyfeiriad y Safle / Site Address:	Tir bant o Parc Tir y Coed / Land off Woodlands Park	Ardal Safle / Site Area:	3.049
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	X		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn y dref i ddarparu ar gyfer ei hangen am dai. Fe ystyrir y byddai mynediad trwy Parc Tir y Coed I safle o'r raddfa yma yn cael effaith negyddol ar amwynder trigolion yr eiddocyfagos.

There is sufficient and more suitable land available for residential development within the town to accommodate its housing need. It is considered that access via Woodlands Park for a site of this scale would impact negatively upon the amenity of residents of neighbouring properties.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/004/040 CA0869	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Stad Ddiwydiannol Parc Amanwy, Rhydaman / Parc Amanwy Industrial Estate, Ammanford	Ardal Safle / Site Area:	0.4868 ha
Defnydd Presennol / Existing Use:	Tir Gwag / Vacant Land	Defnydd Arfaethedig / Proposed Use:	Cyflogaeth / Employment
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History	
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	Dim yn berthnasol / Not applicable		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	✓	ACI4 ACI5 ISA4 ISA5	-

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle yn rhan o safle cyflogaeth presennol Parc Amanwy a bydd yn cael ei nodi felly o fewn y CDLl Diwygiedig. Bydd cynigion am ddatblygiadau cyflogaeth yn y dyfodol yn cael eu hystyried yn unol â'r polisi.

The Site forms part of the Parc Amanwy existing employment site and will be identified as such within the Revised LDP. Future employment proposals will be determined in accordance with policy.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	CA0564	Cyfeirnod y Safle / Site Reference:	SR/004/041
Cyfeiriad y Safle / Site Address:	Tir yn Fferm Myddynfych / Land at Myddynfych Farm	Ardal Safle / Site Area:	9.647ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai datblygu'r safle yn ei chyfanrwydd yn cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad ar sail ei maint.

The site in its entirety would impact upon the setting and character of the settlement on the basis of its scale.

PrC3 Blaenau / Caerbryn

SR/009/001	Ger Nant-y-wrach Gate / Adjacent to Nant-y-wrach Gate	Linc/Link
CA0756 / SR/009/002	Tir yn ganolfan gerddi Caerbryn, Heol Penygroes / Land at Caerbryn Garden Centre, Penygroes Road	Linc/Link
CA0785 / SR/009/003	Tir o'r gogledd o Heol Penygroes, Caerbryn / Land North of Penygroes Rd., Caerbryn	Linc/Link
CA0803 / SR/009/004	Tir rhan o Brooklands, Caerbryn / Land part of Brooklands, Caerbryn	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0067, CA0080 / SR/009/001	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Ger Nant-y-wrach Gate / Adjacent to Nant-y-wrach Gate	Ardal Safle / Site Area:	0.6894
Defnydd Presennol / Existing Use:	Tir Amaethyddol / Agricultural Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		

13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		

29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae'r safle wedi'i wahanu oddi wrth brif ardal adeiledig yr anheddiad.

The site is divorced from the main built up area of the settlement.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0756 / SR/009/002	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn ganolfan gerddi Caerbryn, Heol Penygroes / Land at Caerbryn Garden Centre, Penygroes Road	Ardal Safle / Site Area:	0.2708
Defnydd Presennol / Existing Use:	Canolfan Arddio Fasnachol / Commercial Garden Centre	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			
Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment			

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	✓	ACI7 ACI9 ISA7 ISA9	+
Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments			
Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+

(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓	ISA6 ISA10 ISA14 ISA15	+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		
Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments			

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa’r safle’r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+
Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments			

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae'r safle wedi ei leoli yn rhan o'r pentref tu allan i'r brif ardal adeiledig, mae'n bosib y byddai datblygu'r safle'n creu datblygiad o raddfa anadddas wedi ei leoli i ffwrrd o'r brif ffurf adeiledig. Fodd bynnag, mae rhan o'r safle wedi ei gynnwys tu fewn i'r terfynau datblygu i adlewyrchu'r ffurf trefol presennol.

The site is located within an outlier of the village and could result in a development of an inappropriate scale located away from the main built-up area of the village. However, the site has partly been included within the development limits to reflect the exisitng built form.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	CA0785 / SR/009/003	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir o'r gogledd o Heol Penygroes, Caerbryn / Land North of Penygroes Rd., Caerbryn	Ardal Safle / Site Area:	0.9134
Defnydd Presennol / Existing Use:	Tir Amaethyddol / Agricultural Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments			
Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b			
Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score +/-**
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-
Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments			
Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+

16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		
Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments			

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+
Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments			

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai datblygu'r safle'n cael effaith niweidiol ar amwynder ac agwedd y datblygiad presennol o achos ei leoliad ac agosrwydd at dai eraill. Yn ogystal, mae'n debygol y byddai datblygu'r safle'n golygu bydd angen gwaredu llystyfiant o'r safle.

Development on the site would be likely to have a detrimental impact upon the amenity and outlook of existing development due to its location and proximity to neighbouring properties. Furthermore, development of the site would likely require the removal of vegetation on the site.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0803 / SR/009/004	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir rhan o Brooklands, Caerbryn / Land part of Brooklands, Caerbryn	Ardal Safle / Site Area:	1.856Ha
Defnydd Presennol / Existing Use:	Preswyl / Residential	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History	
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b			
Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score +/-**
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-
Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments			
Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+

16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		
Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments			

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments
Mae rhan fwyaf o'r safle wedi ei gynnwys tu fewn i'r terfynau datblygu i adlewyrchu'r ffurf trefol presennol ac i ddarparu cyfleoedd datblygu ar raddfa addas. Most of the site has been included within the development limits to reflect the exisitng built form and to allow for development opportunities of an appropriate scale.

PrC3 Capel Hendre

CA0007 / SR/018/001	Glanwern, Heol Lotwen / Glanwern, Lotwen Road	Linc/Link
CA0273 / SR/018/002	Tir ger Heol Lotwen / Land off Lotwen Road	Linc/Link
CA0899 / SR/018/006	Safle E2.3 Parc Hendre, Capel Hendre / Site E2.3 Parc Hendre, Capel Hendre	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0007 / SR/018/001	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Glanwern, Heol Lotwen / Glanwern, Lotwen Road	Ardal Safle / Site Area:	2.756ha
Defnydd Presennol / Existing Use:	Parc Carafanau / Caravan Park	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'n bosib bod y safle'n cydymffurfio â darpariaethau'r Strategaeth a Ffefrir, gyda'r defnydd arfaethedig yn destun ystyriaethau penodol polisïau'r CDLl.

The site may comply with the provisions of the Preferred Strategy, with the proposed use subject to specific considerations within the policies of the LDP.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0273 / SR/018/002	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir ger Heol Lotwen / Land off Lotwen Road	Ardal Safle / Site Area:	1.846ha
Defnydd Presennol / Existing Use:	Tir Amaethyddol / Agricultural Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai datblygu'r safle'n ymestyn yr anheddiad heibio'r ffurf trefol presennol i fewn i'r cefn gwlad agored.

Development of the site would extend the settlement beyond the exisitng built form into the open countryside.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/018/006 CA0899	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Safle E2.3 Parc Hendre, Capel Hendre / Site E2.3 Parc Hendre, Capel Hendre	Ardal Safle / Site Area:	0.3934 ha
Defnydd Presennol / Existing Use:	Tir Gwag / Vacant Land	Defnydd Arfaethedig / Proposed Use:	Cyflogaeth / Employment
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History	
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	✓
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	Dim yn berthnasol / Not applicable		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A yw'r safle o fewn pellter rhesymol i ardaloedd o boblogaeth a Thai? / Q14 Is the site within a reasonable distance to areas of population and housing?	✓	ACI12 ACI15 ISA12 ISA15	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Seilwaith a Chyfleustodau / Infrastructure and Utilities

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw ? / Has the applicant provided sufficient evidence to show the development is deliverable ?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Safle wedi ei nodi'n safle cyflogaeth presennol, (tir atodol at ddefnydd cyflogaeth presennol)
ger dyraniad cyflogaeth PrC3/E7.

Site identified as an existing employment site (ancillary land to current employment use), adjacent to employment allocation PrC3/E7.

PrC3 Cefneithin

CA0744 / SR/026/003	Tir oddi ar Heol Caerfyrddin, Cefneithin / Land off Carmarthen Rd., Cefneithin	Linc/Link
CA0806 / SR/026/004	Tir oddi ar Heol-Yr-Ysgol, Cefneithin / Land off Heol-Yr-Ysgol, Cefneithin	Linc/Link
CA0817 / SR/026/005	Tir oddi ar Garreg Hollt, Cefneithin / Land off Garreg Hollt, Cefneithin	Linc/Link
CA0862 / SR/026/006	Tir i'r gogledd o Heol Blaenhirwaun, Cefneithin / Land north of Heol Blaenhirwaun, Cefneithin	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0744 / SR/026/003	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol Caerfyrddin, Cefneithin / Land off Carmarthen Rd., Cefneithin	Ardal Safle / Site Area:	0.7793ha
Defnydd Presennol / Existing Use:	Tir Amaethyddol / Agricultural Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o gyfleoedd ar gyfer datblygiadau preswyl i'w cael mewn mannau eraill o fewn yr anheddiad. Byddai'r datblygiad yn arwain at estyniad afresymegol i'r ffurf drefol oddi wrth brif ardal adeiledig y pentref gyda'i gwasanaethau a chyfleusterau.

There is sufficient and more suitable land available in the area to meet the housing needs. Development of the site would result in an illogical extension to the settlement away from the main built up area, services and facilities.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0806 / SR/026/004	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol-Yr-Ysgol, Cefneithin / Land off Heol-Yr-Ysgol, Cefneithin	Ardal Safle / Site Area:	0.361ha
Defnydd Presennol / Existing Use:	Tir Amaethyddol / Agricultural Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	**Anhysbys / Unknown**		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o gyfleoedd ar gyfer datblygiadau preswyl i'w cael mewn mannau eraill o fewn yr anheddiad. Byddai'r datblygiad yn arwain at estyniad afresymegol i'r ffurf drefol oddi wrth brif ardal adeiledig y pentref gyda'i gwasanaethau a chyfleusterau. Mae pryderon y byddai'r ffordd sy'n gwsanaethu'r safle'n annigonol i alluogi datblygiad preswyl ar y raddfa hyn yn y lleoliad yma.

There is sufficient and more suitable land available in the area to meet the housing needs. Development of the site would result in an illogical extension to the settlement away from the main built up area, services and facilities. There are concerns that the road serving this site would be inadequate to accommodate residential development of this scale at this location.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0817 / SR/026/005	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir oddi ar Garreg Hollt, Cefneithin / Land off Garreg Hollt, Cefneithin	Ardal Safle / Site Area:	0.137ha
Defnydd Presennol / Existing Use:	Garddwriaethol / Horticultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ni all y safle gynnwys 5 neu fwy o anheddau ond caiff ei gynnwys tu fewn i'r terfynau datblygu i ddarparu cyfleoedd datblygu ar raddfa fach.

The site cannot accommodate 5 or more dwellings but will be included within the development limits to provide opportunities for smallscale development.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0862 / SR/026/006	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir i'r gogledd o Heol Blaenhirwaun, Cefneithin / Land north of Heol Blaenhirwaun, Cefneithin	Ardal Safle / Site Area:	3.215ha
Defnydd Presennol / Existing Use:	Tir Amaethyddol / Agricultural Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai datblygiad yn cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad.

Inclusion of the site would have a detrimental impact on the character and setting of the settlement.

PrC3 Cross Hands

CA0070 / SR/031/001	Tir ger Ty-Newydd, Heol Pontardulais / Land adjacent Ty-Newydd, Pontarddulais Rd.	Linc/Link
CA0240 / SR/031/002	Tir i gefn o Continental Leisure Vehicles / Rear of Continental Leisure Vehicles	Linc/Link
CA0311 / SR/031/003	Tir oddi ar Heol Pontardulais , Cross Hands / Land off Pontardulais Road, Cross Hands	Linc/Link
CA0402 / SR/031/004	Tir ger Parc Bwyd Cross Hands / Land adjacent to Cross Hands Food Park	Linc/Link
CA0501 / SR/031/005	Tir tu gefn Heol Caerfyrddin, Cross Hands / Land to the rear of Carmarthen Rd., Cross Hands	Linc/Link
CA0504 / SR/031/006	Tir tu gefn i Heol Caerfyrddin, Cross Hands / Land to the rear of Carmarthen Road, Cross Hands	Linc/Link
SR/031/007 CA0540	Depo a coedwig cyfagos / Depot and adjacent woodland Cross Hands	Linc/Link
CA0686 / SR/031/008	Tir oddi ar Heol Bryngwili, Cross Hands / Land off Bryngwili Rd, Cross Hands	Linc/Link
SR/031/009 CA0765	Tir ddatblygu Cross Hands / Cross Hands Development Land	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0070 / SR/031/001	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir ger Ty-Newydd, Heol Pontardulais / Land adjacent Ty-Newydd, Pontarddulais Rd.	Ardal Safle / Site Area:	0.3106ha
Defnydd Presennol / Existing Use:	Defnydd Cymysg / Mixed Use	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ni all y safle gynnwys 5 neu fwy o anheddau. Bydd yn cael ei gynnwys o fewn terfynau datblygu.

The site cannot accommodate 5 or more dwellings. However, the site will be included within development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0240 / SR/031/002	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir i gefn o Continental Leisure Vehicles / Rear of Continental Leisure Vehicles	Ardal Safle / Site Area:	4.551ha
Defnydd Presennol / Existing Use:	Masnachol ac Amaethyddol / Commercial and Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	Preswyl a Cymysg / Housing and Mixed
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments
Mae digon o gyfleoedd ar gyfer datblygiadau preswyl a chyflogaeth i'w cael mewn mannau eraill o fewn Cross Hands. Mae'n bosib bod yna hefyd materion ynghylch cyfaddasrwydd y ddau defnydd tir yn cael eu lleoli'n agos at ei gilydd a gall y ddatblygiad cael effaith ar amwynder datblygiad preswyl There is sufficient and more suitable land available elsewhere in Cross Hands to meet its housing and employment needs. There may also be issues with the compatibility of both land uses being located in such close proximity and the proposal could impact upon the amenity of residential development.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0311 / SR/031/003	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol Pontardulais , Cross Hands / Land off Pontardulais Road, Cross Hands	Ardal Safle / Site Area:	0.2855ha
Defnydd Presennol / Existing Use:	Dôl, Glaswelltir / Meadow, Grassland	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments			

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments
Mae digon o gyfleoedd ar gyfer datblygiadau preswyl i'w cael mewn mannau eraill o fewn Cross Hands. Yn bellach, gall ddatblygiad ar y safle arfaethedig dreu patrwm datblygu gwasgaredig a darniog. There is sufficient more suitable land available elsewhere in Cross Hands to meet its housing needs. Furthermore, development on the proposed site would create a sporadic and fragmented pattern of development.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/031/004 CA0402	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir ger Parc Bwyd Cross Hands / Land adjacent to Cross Hands Food Park	Ardal Safle / Site Area:	0.7757 ha
Defnydd Presennol / Existing Use:	Hen dir amaethyddol / Former agricultural land	Defnydd Arfaethedig / Proposed Use:	Cyflogaeth / Employment
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History	
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	✓
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	Dim yn berthnasol / Not applicable		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A yw'r safle o fewn pellter rhesymol i ardaloedd o boblogaeth a Thai? / Q14 Is the site within a reasonable distance to areas of population and housing?	✓	ACI12 ACI15 ISA12 ISA15	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Seilwaith a Chyfleustodau / Infrastructure and Utilities

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw ? / Has the applicant provided sufficient evidence to show the development is deliverable ?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Dyrannwyd y safle ar gyfer cyflogaeth arfaethedig fel rhan o Barc Bwyd Gorllewin Cross Hands (PrC3/E2) yn y CDLl Diwygiedig Adnau 1af. Fodd bynnag, derbyniwyd gwrthwynebiad gan CNC ynghylch nodweddion cysylltedd ecolegol pwysig y safle. Safle wedi'i dynnu o ddyraniad yn 2il Adneuo.

Site was allocated for proposed employment as part of Cross Hands West Food Park (PrC3/E2) in the 1st Deposit Revised LDP. However, an objection was received from NRW regarding the site's important ecological connectivity features. Site removed from allocation in 2nd Deposit.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0501 / SR/031/005	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir tu gefn Heol Caerfyrddin, Cross Hands / Land to the rear of Carmarthen Rd., Cross Hands	Ardal Safle / Site Area:	
Defnydd Presennol / Existing Use:	Defnydd Cymysg / Mixed Use	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	Preswyl a Defnydd Cymysg / Residential/Mixed use
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	**X**	ACI4 ACI5 ISA4 ISA5	**+**

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'n bosib bod y safle'n cydymffurfio â darpariaethau'r Strategaeth a Ffefrir, a bydd y defnydd arfaethedig yn cael ei hystyried o dan bolisïau'r CDLl. Fodd bynnag, o achos lleoliad y safle wedi'i amgylchynu gan y ffurf trefol, fe fydd y safle'n cael ei gynnwys tu fewn y terfynau.

The site may comply with the provisions of the Preferred Strategy, with the proposed use subject to specific considerations within the policies of the LDP. However, given the site's location encompassed by the existing built form, the site will be included within limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0504 / SR/031/006	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir tu gefn i Heol Caerfyrddin, Cross Hands / Land to the rear of Carmarthen Road, Cross Hands	Ardal Safle / Site Area:	6.609ha
Defnydd Presennol / Existing Use:	Salfe Glas a Safle Llwyd / Greenfield and Brownfield	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History		PL/00115, S/33925	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			
Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment			

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	✓	ACI7 ACI9 ISA7 ISA9	+

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		

13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			

Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Ceir pryderon ynghylch y gallu i gyflawni'r safle. Bydd rhan o'r safle'n cael ei gadw tu fewn i'r terfynau datblygu o achos ei leoliad wedi'i amgylchynu gan y ffurf trefol ac i adlewyrchu'r datblygiad sydd eisoes wedi digwydd. Mae digon o dir ar gael i'w ddatblygu o fewn yr anheddiad i ddarparu ar gyfer ei ofynion twf. Fodd bynnag, gellir ystyried y safle yn adolygiad polisi'r CDLl diwygiedig yn amodol ar berfformiad y Cynllun.

There are concerns regarding the deliverability of the site. The site will partly remain in limits due to its position in relation to the urban form and to reflect development already taken place to date. There is sufficient land available for development within the settlement to accommodate its growth requirements. However, the site may be considered at the revised LDP policy review subject to the performance of the Plan.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/031/007 CA0540	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Depo a coedwig cyfagos / Depot and adjacent woodland Cross Hands	Ardal Safle / Site Area:	5.814
Defnydd Presennol / Existing Use:	Depo a coedwig cyfagos / Depot and adjacent woodland	Defnydd Arfaethedig / Proposed Use:	Cyflogaeth / Employment
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History	
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	✓
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	Dim yn berthnasol / Not applicable		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A yw'r safle o fewn pellter rhesymol i ardaloedd o boblogaeth a Thai? / Q14 Is the site within a reasonable distance to areas of population and housing?	✓	ACI12 ACI15 ISA12 ISA15	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Seilwaith a Chyfleustodau / Infrastructure and Utilities

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw ? / Has the applicant provided sufficient evidence to show the development is deliverable ?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o gyfleoedd ar gyfer datblygiadau cyflogaeth i'w cael mewn mannau eraill o'r anheddiad.

There is sufficient land available for development within the settlement to accommodate its employment need.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0686 / SR/031/008	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol Bryngwili, Cross Hands / Land off Bryngwili Rd, Cross Hands	Ardal Safle / Site Area:	5.308ha
Defnydd Presennol / Existing Use:	Tir Amaethyddol / Agricultural Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o gyfleoedd ar gyfer datblygiadau preswyl i'w cael mewn mannau eraill o fewn Cross Hands i gwrdd â'i anghenion tai. Byddai cynnwys y safle cyfan yn effeithio ar gymeriad yr anheddiad o achos ei raddfa a phatrwm hir o ddatblygiad tu ôl i dai eraill. Caiff rhan o'r safle ei gynnwys tu fewn y terfynau datblygu

There is sufficient more suitable land available elsewhere in Cross Hands to meet its housing needs. Inclusion of the whole site would affect the character of the settlement given its scale and elongated pattern of development to the rear of existing properties. The site will partly be included within the development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/031/009 CA0765	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir ddatblygu Cross Hands / Cross Hands Development Land	Ardal Safle / Site Area:	32.38 ha
Defnydd Presennol / Existing Use:	Amaethyddol a Choetir / Agricultural and Woodland	Defnydd Arfaethedig / Proposed Use:	Arall (Ysgrifennwch isod) / Other (Please write below)
		Os arall, nodwch / If other, specify:	Defnydd Cyflogaeth ar raddfa fawr / Large Scale Employment Uses

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History	
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	✓
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	Dim yn berthnasol / Not applicable		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A yw'r safle o fewn pellter rhesymol i ardaloedd o boblogaeth a Thai? / Q14 Is the site within a reasonable distance to areas of population and housing?	✓	ACI12 ACI15 ISA12 ISA15	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Seilwaith a Chyfleustodau / Infrastructure and Utilities

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw ? / Has the applicant provided sufficient evidence to show the development is deliverable ?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o gyfleoedd ar gyfer datblygiadau cyflogaeth i'w cael mewn mannau eraill o'r anheddiad. Fodd bynnag, gellir ystyried y safle yn adolygiad polisi'r CDLl diwygiedig yn amodol ar berfformiad y Cynllun.

There is sufficient land available for development within the settlement to accommodate its employment need. However, the site may be considered at the revised LDP policy review subject to the performance of the Plan.

PrC3 Drefach

SR/049/001 CA0172	Tir yn Heol Dderwen, Cwmmawr / Land at Derwen Road, Cwmmawr	Linc/Link
SR/049/003 CA0264	Tir i'r dde o B4310 / Land south of B4310	Linc/Link
SR/049/004 CA0278	Bron-yr-Ynn, Drefach	Linc/Link
SR/049/005 CA0305	Tir ar cae isaf, Ysgol Gwendraeth / Land at Lower Field, Gwendraeth School	Linc/Link
SR/049/006 CA0403	Tir yn Heol Ddu, Drefach / Land at Heol Ddu, Drefach	Linc/Link
SR/049/007 CA0434	Cae oddi ar Blaenhirwaun, Drefach / Field off Blaenhirwaun, Drefach	Linc/Link
SR/049/008 CA0435	Cae rhan o Heol Blaenhirwaun, Drefach / Part field off Heol Blaenhirwaun, Drefach	Linc/Link
SR/049/009 CA0437	2 cae wrth Heol Blaenhirwaun / Two fields off Heol Blaenhirwaun	Linc/Link
SR/049/010 CA0460	Tir oddi ar Heol Cwmbach / Land off Heol Cwmbach	Linc/Link
CA0533 / SR/049/011	Safle 1 Tir i'r Gorllewin o Heol Dderwen, Cwmmawr, Drefach / Site 1 Land West of Derwen Road, Cwmmawr, Drefach	Linc/Link
CA0534 / SR/049/012	Safle 2 Tir i'r Gorllewin o Heol Dderwen, Cwmmawr, Drefach / Site 2 Land West of Derwen Road, Cwmmawr, Drefach	Linc/Link
SR/049/013 CA0646	Bron yr Ynn, Drefach	Linc/Link
SR/049/014 CA0696	Tir oddi ar Heol Cwmmawr / Land off Heol Cwmmawr	Linc/Link
SR/049/015 CA0738	Tir oddi ar Heol Dderwen Rd, Cwmmawr / Land off Derwen Rd., Cwmmawr	Linc/Link
SR/049/016 CA0778	Tir oddi ar Heol Derwen, Cwmmawr / Land off Derwen Road, Cwmmawr	Linc/Link
SR/049/017 CA0811	Tir i'r dde o Heol Blaenhirwaun, Drefach / Land South of Blaenhirwaun Road, Drefach	Linc/Link
SR/049/018 CA0878	Tir ger i 67 Heol Dderwen, Cwmmawr / Land adjacent 67 Derwen Road, Cwmmawr	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/049/001 CA0172	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn Heol Dderwen, Cwmmawr / Land at Derwen Road, Cwmmawr	Ardal Safle / Site Area:	5.889 ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	✓	ACI4 ACI5 ISA4 ISA5	-
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Nid yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir.

Mae rhan o'r safle wedi ei leoli tu fewn Parth C2 fel y'i nodwyd gan Fapiau Cyngor Datblygu TAN 15.

The site is not within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy.

A part of the site is located within Zone C2 as identified by the TAN15 Development Advice Maps.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/049/003 CA0264	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir i'r dde o B4310 / Land south of B4310	Ardal Safle / Site Area:	0.1814 ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle'n anhebygol o gynnwys 5 neu fwy o anheddau. Mae'r safle yn disgyn yn serth oddi wrth y ffordd a byddai ei ddatblygu'n debygol o fod angen newid y tirffurf yn sylweddol. Bydd y safle'n sefyll tu allan I'r terfynau datblygu.

The site is unlikely to accommodate 5 or more dwellings. The site slopes steeply away from the road and its development would be likely to require a significant alteration of the landform. The site will remain outside limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/049/004 CA0278	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Bron-yr-Ynn, Drefach	Ardal Safle / Site Area:	0.2908 ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	Anhysbys / Unknown		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae topograffi'r safle'n uwch na'r tir o'i amgylch ac felly gall ddatblygu yn y lleoliad yma cael effaith negyddol ar agwedd y tai cyfagos. Fodd bynnag, caiff aros tu fewn y terfynau datblygu a'i ddangos fel man gwyrdd amwynder.

Due to the site's elevated topography, development at this location could negatively impact upon the adjacent properties' outlook. The site remains within limits and is annotated as amenity greenspace.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/049/005 CA0305	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir ar cae isaf, Ysgol Gwendraeth / Land at Lower Field, Gwendraeth School	Ardal Safle / Site Area:	2.174 ha
Defnydd Presennol / Existing Use:	Cyn-faes chwarae ysgol / Former school playing field	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn Drefach i ddarparu ar gyfer ei hangen am dai. Byddai ddatblygiad o'r raddfa yma yn cael effaith negyddol ar gymeriad yr anheddiad. Caiff y safle aros tu fewn I'r terfynau datblygu a'I ddangos fel man chwaraen awyr allanol i adlewyrchu'r defnydd presennol.

There is sufficient and more suitable land available in Drefach to meet its housing needs. Development of a site of this scale would negatively impact the character of the settlement. The site remains within the development limits and is annotated as an outdoor sports area to reflect the existing use.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/049/006 CA0403	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn Heol Ddu, Drefach / Land at Heol Ddu, Drefach	Ardal Safle / Site Area:	0.5426 ha
Defnydd Presennol / Existing Use:	Tir Gwag / Vacant Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae llawer o dyfiant ar y safle a mae digon o dir mwy addas ar gael yn Drefach i ddarparu ar gyfer ei hangen am dai. Fodd bynnag, o achos ei leoliad o fewn y ffurf trefol caiff ei gynnwys tu fewn I'r terfynau datblygu.

The site is densely vegetated and there is sufficient and more suitable land available elsewhere in Drefach to meet its housing needs. However, given its position within the exisitng built up area the site is included within the development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/049/007 CA0434	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Cae oddi ar Blaenhirwaun, Drefach / Field off Blaenhirwaun, Drefach	Ardal Safle / Site Area:	2.013 ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad. Yn bellach, mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn yr anheddiad i ddarparu ar gyfer ei hangen am dai.

Development of the site would have a detrimental impact on the character and setting of the settlement. Furthermore, there is sufficient and more suitable land available for development within the settlement to accommodate its housing need.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/049/008 CA0435	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Cae rhan o Heol Blaenhirwaun, Drefach / Part field off Heol Blaenhirwaun, Drefach	Ardal Safle / Site Area:	1.207 ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad. Yn bellach, mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn yr anheddiad i ddarparu ar gyfer ei hangen am dai.

Development of the site would have a detrimental impact on the character and setting of the settlement. Furthermore, there is sufficient and more suitable land available for development within the settlement to accommodate its housing need.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/049/009 CA0437	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	2 cae wrth Heol Blaenhirwaun / Two fields off Heol Blaenhirwaun	Ardal Safle / Site Area:	2.971 ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad. Yn bellach, mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn yr anheddiad i ddarparu ar gyfer ei hangen am dai.

Development of the site would have a detrimental impact on the character and setting of the settlement. Furthermore, there is sufficient and more suitable land available for development within the settlement to accommodate its housing need.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/049/010 CA0460	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol Cwmbach / Land off Heol Cwmbach	Ardal Safle / Site Area:	0.8728 ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn Nre-fach i ddarparu ar gyfer ei hangen am dai. Nid oes ffin amddifynadwy i ochr gorllewinol y safle a bydda ei gynnwys yn afresymegol.

There is sufficient and more suitable land available in Drefach to meet its housing needs. There is no defensible boundary alongside the site's western edge and its inclusion would seem illogical.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0533 / SR/049/011	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Safle 1 Tir i'r Gorllewin o Heol Dderwen, Cwmmawr, Drefach / Site 1 Land West of Derwen Road, Cwmmawr, Drefach	Ardal Safle / Site Area:	1.817ha
Defnydd Presennol / Existing Use:	Tir Amaethyddol / Agricultural Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓		+

(b) Darpariaeth fanwerthu / Retail provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn Nre-fach i ddarparu ar gyfer ei hangen am dai. Mae'r safle o raddfa mawr a wedi ei leoli oddi wrth brif ardal adeiledig y pentref gyda'i gwasanaethau a chyfleusterau.

There is sufficient and more suitable land available in Drefach to meet its housing needs. The site is of a large scale and located away from the main built-up area of Drefach and away from the services and facilities.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0534 / SR/049/012	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Safle 2 Tir i'r Gorllewin o Heol Dderwen, Cwmmawr, Drefach / Site 2 Land West of Derwen Road, Cwmmawr, Drefach	Ardal Safle / Site Area:	1.876ha
Defnydd Presennol / Existing Use:	Tir Amaethyddol / Agricultural Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn Nre-fach i ddarparu ar gyfer ei hangen am dai. Mae'r safle o raddfa mawr a wedi ei leoli oddi wrth brif ardal adeiledig y pentref gyda'i gwasanaethau a chyfleusterau.

There is sufficient and more suitable land available in Drefach to meet its housing needs. The site is of a large scale and located away from the main built-up area of Drefach and away from the services and facilities.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/049/013 CA0646	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Bron yr Ynn, Drefach	Ardal Safle / Site Area:	3.56 ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	✓	ACI4 ACI5 ISA4 ISA5	-
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae rhan o'r safle wedi ei leoli tu fewn Parth C2 fel y'i nodwyd gan Fapiau Cyngor Datblygu TAN 15.

A part of the site is located within Zone C2 as identified by the TAN15 Development Advice Maps.

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	Anhysbys / Unknown		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai'r datblygiad yn arwain at estyniad afresymegol i'r ffurf drefol. Bydd y safle'n aros tu allan i'r terfynau datblygu.

Development would lead to an illogical extension of the urban form. The site will remain outside of the development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/049/014 CA0696	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol Cwmmawr / Land off Heol Cwmmawr	Ardal Safle / Site Area:	1.441 ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn Nre-fach i ddarparu ar gyfer ei hangen am dai. Byddai datblygu'r safle yma'n debygol o newid cymeriad yr ardal o achos ei maint a lleoliad.

There is sufficient and more suitable land available in Drefach to meet its housing needs. Development of this site would change the character of the area given its scale and location.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/049/015 CA0738	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol Dderwen Rd, Cwmmawr / Land off Derwen Rd., Cwmmawr	Ardal Safle / Site Area:	0.6087 ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn Nre-fach i ddarparu ar gyfer ei hangen am dai. Byddai datblygu'r safle hwn yn arwain at estyniad hirgul yn groes i egwyddorion cynllunio cyffredinol.

There is sufficient and more suitable land available in Drefach to meet its housing needs. The development of the site would result in a ribbon pattern of development, contrary to general planning principles.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/049/016 CA0778	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol Derwen, Cwmmawr / Land off Derwen Road, Cwmmawr	Ardal Safle / Site Area:	0.5459 ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn Nre-fach i ddarparu ar gyfer ei hangen am dai. Byddai datblygu'r safle hwn yn arwain at estyniad hirgul yn groes i egwyddorion cynllunio cyffredinol.

There is sufficient and more suitable land available in Drefach to meet its housing needs. The development of the site would result in a ribbon pattern of development, contrary to general planning principles.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/049/017 CA0811	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir i'r dde o Heol Blaenhirwaun, Drefach / Land South of Blaenhirwaun Road, Drefach	Ardal Safle / Site Area:	3.861 ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History	
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	**X**	ACI1 ISA1	--

Sylwadau Ychwanegol / Additional Comments
Nid yw'r safle'n gysylltiedig ag anheddiad a nodir am dwf yn y dyfodol yn y Strategaeth a Ffefrir. The site does not relate to any settlement identified for growth in the Preferred Strategy.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/049/018 CA0878	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir ger i 67 Heol Dderwen, Cwmmawr / Land adjacent 67 Derwen Road, Cwmmawr	Ardal Safle / Site Area:	0.1332 ha
Defnydd Presennol / Existing Use:	Gardd / Garden	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Nid yw'r safle'n debygol o gynnwys 5 neu fwy o anheddau. Byddai datblygu'r safle'n arwain at batrwm datblygu darniog ac felly ni cahiff ei gynnwys tu fewn y terfynau datblygu.

The site is unlikely to accommodate 5 or more dwellings. Its development would result in a fragmented pattern of development and is therefore not included within the development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/049/019 CA0885	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn ran o Maesygwern, Heol Caegwyn / Land part of Maesygwern, Heol Caegwyn	Ardal Safle / Site Area:	0.5917 ha
Defnydd Presennol / Existing Use:	Diwydiannol / Industrial	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History	
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	✓	ACI7 ACI9 ISA7 ISA9	+

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Safle i'w gynnwys tu fewn i'r terfynau datblygu i adlewyrchu ei leoliad o fewn y ffurf trefol. Ni chaiff ei ddyrannu at ddefnydd preswyl can fod pryderon dros y gallu i'w gyflawni.

Site to be included within the development limits to reflect the exisitng built form. The site will not be allocated for residential use as there are concerns regarding its deliverability.

PrC3 Gorslas

SR/067/001	Tir ger Gors Goch Cottage, Black Lion Road Land adjoining Gors Goch Cottage, Black Lion Road	Linc/Link
SR/067/002	Tir oddi ar Heol yr Eglwys Land off Church Road	Linc/Link
SR/067/003	Llwyn Yr Ynn, Castell-y-Rhingyll	Linc/Link
SR/067/004	Tir oddi ar Heol Cefneithin Land off Cefneithin Road	Linc/Link
SR/067/006	Tir oddi ar Heol y Llew Ddu, Gorslas Land off Black Lion Road, Gorslas	Linc/Link
SR/067/007	Tir ger Crud-Yr-Awel, Heol y Llew Ddu Land adjacent Crud-Yr-Awel, Black Lion Road	Linc/Link
SR/067/008	Tir i ddywrain Heol Llandeilo, Gorslas Land East of Llandeilo Road, Gorslas	Linc/Link
SR/067/009	Opsiwn 1 - Tir ar Heol Cefneithin, Gorslas Option 1 - Land Fronting Cefneithin Rd, Gorslas	Linc/Link
SR/067/010	Opsiwn 2 - Tir ar Heol Cefneithin, Gorslas Option 2- Land Fronting Cefneithin Rd., Gorslas	Linc/Link
SR/067/011	Tir yn Fferm Morfa, Heol Thornhill, Heol y Llew Ddu Land at Morfa Farm, Thornhill Road, Black Lion Rd.	Linc/Link
SR/067/012	Tir ger Heol yr Eglwys Land off Church Rd., Gorslas	Linc/Link
SR/067/014	Tu cefn Maesygrug, Heol Llandeilo Land at Maesygrug, Llandeilo Road	Linc/Link
SR/067/015	Heol yr Eglwys, Gorslas Land off Church Road, Gorslas	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0066	Cyfeirnod y Safle / Site Reference:	SR/067/001
Cyfeiriad y Safle / Site Address:	Tir ger Gors Goch Cottage, Black Lion Road Land adjoining Gors Goch Cottage, Black Lion Road	Ardal Safle / Site Area:	0.7915ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	✓	ACI7 ISA7	-
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Mae'n bosib bod y safle'n cynnwys mawn sy'n effeithio ar ei addasrwydd ar gyfer datblygiad.
The site may contain peat which affects its suitability for development.

Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle'n arwain at estyniad afresymegol i'r ffurf drefol. Bydd blaen y safle'n cael ei gadw tu fewn y terfynau datblygu.

Inclusion of the land would result in an illogical extension to the development limits. The frontage of the site will remain within the development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0340	Cyfeirnod y Safle / Site Reference:	SR/067/002
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol yr Eglwys Land off Church Road	Ardal Safle / Site Area:	2.542ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Mae'r safle wedi ei leoli ar bwynt mwyaf ogleddol y pentref. Mae'r ardal yma'n agored ac yn gorwedd ar lefel tir uwch nag weddill yr anheddiad. O achos hyn, a'r ffaith nad oes eisoes ffurf adeiladol na ddatblygiad ar dair ochr o'r safle fe ystyrir y byddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad o achos ei leoliad amlwg ar bwynt uchaf yr anheddiad.

The site is located at the village's northernmost point. There is an openness to this area and the site lies at a higher land level that the rest of the settlement. For this reason, and as there is no exisiting built form surrounding three sides of the site, it is considered that developing the site would have a detrimental impact on the character and setting of the settlement because of its prominent position at the highest point of the settlement.

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		

13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	✓	ACI4 ACI5 ISA4 ISA5	-
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			

Nodir bod y safle o risg uchel yng ngham 1 yr Asesiad Strategol o Ganlyniadau Llifogydd y CDLl diwygiedig.

The site has been identified as being at high risk of flooding in the Revised Carmarthenshire LDP SFCA.

Seilwaith a Chyfleustodau / Infrastructure and Utilities

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Fe ystyrir bod yna safleoedd eraill ar gael y byddai'n gwell i ddarparu tai yn yr ardal o achos yr effaith bosib ar gymeriad yr ardal a hefyd y pryderon a nodir am risg llifogydd.

It is considered that other available sites would be more suitable to provide housing in the area because of the anticipated impact upon the locality's character and the concerns noted relating to the risk of flooding.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0433	Cyfeirnod y Safle / Site Reference:	SR/067/003
Cyfeiriad y Safle / Site Address:	Llwyn Yr Ynn, Castell-y-Rhingyll	Ardal Safle / Site Area:	0.6085ha
Defnydd Presennol / Existing Use:	Gwag Vacant	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai datblygu'r safle'n arwain ar batrwn ddatblygu hirgul yn groes i egwyddorion cyffredinol cynllunio.

Development of the site would result in a ribbon pattern of development contrary to general planning principles.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0480	Cyfeirnod y Safle / Site Reference:	SR/067/004
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol Cefneithin Land off Cefneithin Road	Ardal Safle / Site Area:	7.11ha
Defnydd Presennol / Existing Use:	Defnydd Cymysg Mixed Use	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		✓	
Hanes Cynllunio Perthnasol / Relevant Planning History		Safle'n cynnwys dyraniad preswyl GA3/h44 Site includes residential allocation site GA3/h44 W/05616; W/01855	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	✓	ACI4 ACI5 ISA4 ISA5	-
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae rhan fechan o'r safle tu fewn i barth llifogydd B fel y nodwyd yn y Mapiau Cyngor ar Ddatblygu TAN15.

A small part of the site falls within floodzone B as identified in the TAN15 Development Advice Maps.

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	✓	ACI7 ACI9 ISA7 ISA9	+

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae'r safle'n cynnwys rhan o ddyraniad preswyl presennol. Mae rhan o'r dyraniad eisoes wedi'i ddatblygu ac mae'r elfen heb ei datblygu'n ran o'r safle ymgeisiol. Gan nad oes unrhyw gynnydd wedi'i neud i ddatblygu'r rhan yma o'r safle, mae pryderon ynghylch y gallu I gyflawni'r safle ac am ddyrannu'r safle unwaith eto at ddefnydd tai.

Mae pryderon sylweddol hefyd yn ymwneud â gwerth ecolegol y safle. Nodwyd bod y safle'n cynnig cysylltiadau ecolegol cryf ar gyfer sawl rhywogaeth a chynefin, gan gyfrannu at wytnwch yr ecosystem. Pe bai'r safle hwn yn cael ei ddatblygu, yna byddai'n anodd dyblygu'r mosaig unigryw o gynefinoedd sydd ynddo.
Fodd bynnag, ystyrir ei bod yn briodol cynnwys rhan o'r safle o fewn y terfynau datblygu er mwyn adlewyrchu'r darn o dir a ddatblygwyd yn flaenorol ac i gydnabod ei berthynas â'r ffurf adeiledig bresennol.

The site comprises part of an existing residential allocation. The allocation has been partly delivered and the undeveloped portion forms part of the candidate site. Given that no progress has been made to deliver this part of the site there are concerns regarding its deliverability and its ongoing retention as a housing allocation.
There are also significant concerns relating to the site's ecological value. It has been noted that the site offers strong ecological connections for several species and habitats, contributing to the ecosystem resilience. Should this site be developed then it would be difficult to replicate the unique mosaic of habitats contained within it.
However, it is considered appropriate to include a part of the site within the development limits in order to reflect the previously developed area of land and in recognition of its relationship to the existing built form.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0562	Cyfeirnod y Safle / Site Reference:	SR/067/006
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol y Llew Ddu, Gorslas Land off Black Lion Road, Gorslas	Ardal Safle / Site Area:	0.4619ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History		E/00106; E/01418; E/01978; E/01619	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments			

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai datblygu'r safle'n arwain ar batrwn ddatblygu hirgul yn groes i egwyddorion cyffredinol cynllunio. Fe cydnabyddir bod patrwm hirgul o ddatblygu eisoes yn bodoli wrth ymyl y safle ond byddai ddatblygiad pellach ar hyd yr heol yma yn gwaethygu'r sefyllfa gan ymestyn patrwm sythlin o ddatblygiad.

Development of the site would result in a ribbon pattern of development contrary to general planning principles. Whilst it is acknowledged that the existing pattern of development adjacent to the site follows a ribbon pattern of development further development along this road would exacerbate the situation extending a linear pattern of development.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	CA0609	Cyfeirnod y Safle / Site Reference:	SR/067/007
Cyfeiriad y Safle / Site Address:	Tir ger Crud-Yr-Awel, Heol y Llew Ddu Land adjacent Crud-Yr-Awel, Black Lion Road	Ardal Safle / Site Area:	0.7494ha
Defnydd Presennol / Existing Use:	Tir pori Grazing land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae'r safle wedi ei leoli ger nifer fach iawn o dai ac i ffwrdd o brif ardal adeiledig yr anheddiad. Fe cydnabyddir bod y safle yn ffinio tai eraill ond o achos y pellter rhwng y safle a gweddill yr anheddiad byddai datblygiad ar y safle arfaethedig yn arwain at batwm datblygu gwasgaredig a darniog. Yn ogystal, byddai'r safle'n debygol o gael ei ddatblygu ar batrwm hirgul ar hyd yr heol sy'n groes i egwyddorion cyffredinol cynllunio.

The site is adjacent to a small number of dwellings and away from the main built-up area of the settlement. It is acknowledged that the site adjoins other dwellings however, due to the distance between the site and the remainder of the settlement development on the proposed site would appear sporadic and fragmented. In addition, the site would be likely to be developed in a ribbon pattern along the road contrary to general planning principles.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0660	Cyfeirnod y Safle / Site Reference:	SR/067/008
Cyfeiriad y Safle / Site Address:	Tir i ddywrain Heol Llandeilo, Gorslas Land East of Llandeilo Road, Gorslas	Ardal Safle / Site Area:	3.278ha
Defnydd Presennol / Existing Use:	Glaswelltir Gwag Vacant Grassland	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	✓	ACI4 ACI5 ISA4 ISA5	-

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Mae'r Asesiad Strategol o Ganlyniadau Llifogydd yn nodi risg canolig-uchel o lifogydd.
The SFCA identifies a medium-high risk of flooding.

Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae rhan deheuol y safle'n cynnwys ardal o werth ecolegol. Yn ogystal, o achos graddfa fawr y safle a'i leoliad amlwg yng nghanol yr anheddiad byddai datblygu'r safle'n cael effaith negyddol ar gymeriad yr anheddiad.

The southern part of the site comprises an area of ecological value. Also, given the large scale of the site and its prominent position in the centre of the village its development would have a negative impact on the settlement's character.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0659	Cyfeirnod y Safle / Site Reference:	SR/067/009
Cyfeiriad y Safle / Site Address:	Opsiwn 1 - Tir ar Heol Cefneithin, Gorslas Option 1 - Land Fronting Cefneithin Rd, Gorslas	Ardal Safle / Site Area:	1.712ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Rhan o'r safle i'w ddynodi at ddefnydd preswyl gyda'r cyfeirnod PrC3/h18. Byddai datblygu'r safle cyfan yn darparu mwy na'r angen leol am dai ac o raddfa byddai'n cael effaith negyddol ar yr anheddiad.

The site is to be partly allocated for residential development with site reference PrC3/h18. Developing the whole site would deliver more than the local need for housing and is of a scale which would have a negative impact on the settlement.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0667	Cyfeirnod y Safle / Site Reference:	SR/067/010
Cyfeiriad y Safle / Site Address:	Opsiwn 2 - Tir ar Heol Cefneithin, Gorslas Option 2- Land Fronting Cefneithin Rd., Gorslas	Ardal Safle / Site Area:	1.959ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae rhan o'r safle i'w ddynodi at ddefnydd preswyl gyda'r cyfeirnod PrC3/h18. Byddai datblygu'r safle cyfan yn darparu mwy na'r angen leol am dai ac mae o raddfa byddai'n cael effaith negyddol ar yr anheddiad.

The site is to be partly allocated for residential development with site reference PrC3/h18. Developing the whole site would deliver more than the local need for housing and is of a scale which would have a negative impact on the settlement.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0680	Cyfeirnod y Safle / Site Reference:	SR/067/011
Cyfeiriad y Safle / Site Address:	Tir yn Fferm Morfa, Heol Thornhill, Heol y Llew Ddu Land at Morfa Farm, Thornhill Road, Black Lion Rd.	Ardal Safle / Site Area:	0.3308ha
Defnydd Presennol / Existing Use:	Ardal Storio Storage	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History		E/19033	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	✓	ACI7 ACI9 ISA7 ISA9	+

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Mae rhan fechan o'r safle wedi'i ddatblygu ond mae'r mae'r mwyafrif heb.
A small part of the site has been developed, however, the majority remains undeveloped.

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai datblygiad ar y safle arfaethedig yn arwain at batrwm datblygu gwasgaredig a darniog.
Development on the proposed site would create a sporadic and fragmented pattern of development.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0697	Cyfeirnod y Safle / Site Reference:	SR/067/012
Cyfeiriad y Safle / Site Address:	Tir ger Heol yr Eglwys Land off Church Rd., Gorslas	Ardal Safle / Site Area:	1.09ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o gyfleoedd ar gyfer datblygiadau preswyl i'w cael mewn mannau eraill o fewn yr anheddiad i ddarparu ar gyfer ei hangen am dai. Gall ddatblygiad yn y lleoliad yma cael effaith negyddol ar amwynder eiddo preswyl cyfagos.

There is sufficient and more suitable land available for development within the area to accommodate its housing need. Development at this location may impact negatively upon the amenity of adjacent reisdential properties.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0880	Cyfeirnod y Safle / Site Reference:	SR/067/014
Cyfeiriad y Safle / Site Address:	Tu cefn Maesygrug, Heol Llandeilo Land at Maesygrug, Llandeilo Road	Ardal Safle / Site Area:	0.2877ha
Defnydd Presennol / Existing Use:	Tir Gwastraff Waste Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		✓	
Hanes Cynllunio Perthnasol / Relevant Planning History		PL/02252; E/21021; E/11921	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	✓	ACI2 ISA2	-
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r Safle o Ddiddordeb Gwyddonol Arbennig Caeau Blaen yr Orfa wedi ei leoli i'r de-ddwyrain gyferbyn â'r safle yn ffinio'r Heol A476 (Heol Llandelo).

Caeau Blaen yr Orfa SSSI is located to the south-east immediately opposite the site adjoining the A476 Road (Llandeilo Road).

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		

13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	✓	ACI4 ACI5 ISA4 ISA5	-
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			

Mae’r Asesiad Strategol o Ganlyniadau Llifogydd – Cam 1 yn dangos bod y safle o risg canolig o lifogydd (Ambr).
The Stage 1 SFCA identified the site has being at medium risk of flooding (Amber).

Seilwaith a Chyfleustodau / Infrastructure and Utilities

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa’r safle’r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae'r safle wedi cael caniatâd o'r blaen sydd wedi ei newyddi'n ddiweddar (PL/02252), fodd bynnag, ceir pryderon ynghylch y gallu i gyflawni'r safle. Mae digon o dir ar gael ar gyfer datblygiadau preswyl yn yr ardal. Bydd rhan o'r safle yn aros tu fewn i'r terfynau datblygu.

The site has previously had permission which has recently been renewed (PL/02252), however, there are concerns regarding the deliverability of the site. There is sufficient residential land allocated in the area. Site will partly remain within limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0892	Cyfeirnod y Safle / Site Reference:	SR/067/015
Cyfeiriad y Safle / Site Address:	Heol yr Eglwys, Gorslas Land off Church Road, Gorslas	Ardal Safle / Site Area:	1.572ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o gyfleoedd ar gyfer datblygiadau preswyl i'w cael mewn mannau eraill o fewn yr anheddiad i ddarparu ar gyfer ei hangen am dai. Gall ddatblygiad yn y lleoliad yma cael effaith negyddol ar amwynder eiddo preswyl cyfagos.

There is sufficient and more suitable land available for development within the area to accommodate its housing need. Development at this location may impact negatively upon the amenity of adjacent residential properties.

PrC3 Llandybie

SR/082/001	Tu cefn i 34 Heol Llandeilo Rear of 34 Llandeilo Road	Linc/Link
SR/082/002	Tir ar Heol WaunfarlaisLand at Waunfarlais Road	Linc/Link
SR/082/003	Tir ger i Heol Tan Y Lan Land adjacent to Tan Y Lan Road	Linc/Link
SR/082/004	Tir ger Heol Caeffynnon, LlandybieLand adjacent to Caeffynnon Road, Llandybie	Linc/Link
SR/082/005	Tir oddi ar Parc Gelliwastad, Heol y BreninLand off Parc Gelliwastad, Kings Rd.	Linc/Link
SR/082/006	Tir oddi ar Heol y Brenin Land off King's Road	Linc/Link
SR/082/007	Tir tu gefn i 104 Heol Rhydaman.Land rear of 104 Ammanford Rd.	Linc/Link
SR/082/009	Tu gefn i Tyr-felin, Heol y BreninRear Tyr-felin, Kings Road	Linc/Link
SR/082/010	Tir ar Heol Rhydaman, LlandybieLand at Ammanford Rd., Llandybie	Linc/Link
SR/082/011	Waun Farlais, Llandybie	Linc/Link
SR/082/012	Tir oddi ar Heol Blaenau, LlandybieLand off Blaenau Rd., Llandybie	Linc/Link
SR/082/013	Safle Hamdden Llandybie Llandybie Recreation Ground	Linc/Link
SR/082/014	Tir tu gefn i 29-36 MaespiodeLand to rear of 29-36 Maespiode	Linc/Link
SR/082/015	Tir ger Caecoed, LlandybieLand adjacent Caecoed, Llandybie	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0106	Cyfeirnod y Safle / Site Reference:	SR/082/001
Cyfeiriad y Safle / Site Address:	Tu cefn i 34 Heol Llandeilo Rear of 34 Llandeilo Road	Ardal Safle / Site Area:	0.0991ha
Defnydd Presennol / Existing Use:	Gardd Garden	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History		E/31600; E/37680	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ni all y safle gynnwys 5 neu fwy o anheddau, fodd bynnag, caiff y terfynau datblygu eu diwygio i gynnwys y safle.
The site cannot accommodate 5 or more dwellings, however the development limit will be extended to include the site.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0184	Cyfeirnod y Safle / Site Reference:	SR/082/002
Cyfeiriad y Safle / Site Address:	Tir ar Heol Waunfarlais Land at Waunfarlais Road	Ardal Safle / Site Area:	0.4728ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	✓	ACI6 ISA6	-
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments			
Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+
Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments			

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Bydd datblygu'r safle'n arwain at batrwm datblygu hirgul yn groes i egwyddorion cynllunio cyffredinol. Ymhellach, mae'r heolydd mynediad i'r safle tu fewn y parth llifogydd C2 fel y nodir yn y Mapiau Cyngor Datblygu TAN15.

Development of the site would result in a ribbon pattern of development contrary to general planning principles. Furthermore, the access roads to the site falls within the C2 flood zone as identified in the TAN15 Development Advice Maps.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0188	Cyfeirnod y Safle / Site Reference:	SR/082/003
Cyfeiriad y Safle / Site Address:	Tir ger i Heol Tan Y Lan Land adjacent to Tan Y Lan Road	Ardal Safle / Site Area:	0.455ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History		E/00927; E/02175; E/02361	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments
Mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn y pentref i ddarparu ar gyfer ei hangen am dai. Byddai datblygu'r safle'n gofyn am symud nifer o goed aeddfed a gall effeithio ar goed sy'n destun Gorchmynion Cadw Coed ac felly'n effeithio ar gymeriad ac amgylchiadau'r anheddiad. There is sufficient and more suitable land available for development within the village to accommodate its housing need. The development of the site would necessitate the removal of a number of mature trees and could impact upon trees subject to a TPO thus impacting upon the character and setting of the village.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0189	Cyfeirnod y Safle / Site Reference:	SR/082/004
Cyfeiriad y Safle / Site Address:	Tir ger Heol Caeffynnon, Llandybie Land adjacent to Caeffynnon Road, Llandybie	Ardal Safle / Site Area:	0.0508ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ni all y safle gynnwys 5 neu fwy o anheddau. Byddai'r datblygiad yn arwain at estyniad afresymegol i'r ffurf drefol. Y safle i aros tu allan i'r terfynau datblygu.

The site cannot accommodate 5 or more dwellings. Development would lead to an illogical extension of the urban form. The site will remain outside of the development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0204	Cyfeirnod y Safle / Site Reference:	SR/082/005
Cyfeiriad y Safle / Site Address:	Tir oddi ar Parc Gelliwastad, Heol y Brenin Land off Parc Gelliwastad, Kings Rd.	Ardal Safle / Site Area:	0.7996ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn y pentref i ddarparu ar gyfer ei hangen am dai sy'n meddu ar well leoliad o ran ei berthynas ac agosrwydd i'r ffurf trefol presennol a'r gwasanaethau a chyfleusterau o fewn yr anheddiad.

There is sufficient and more suitable land available for development within the village to accommodate its housing need which is considered to be better located in terms of its relationship and proximity to the existing urban form and the services and facilities within the settlement.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0205	Cyfeirnod y Safle / Site Reference:	SR/082/006
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol y Brenin Land off King's Road	Ardal Safle / Site Area:	0.166ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ni all y safle gynnwys 5 neu fwy o anheddau. Byddai cynnwys y safle'n arwain at batrwm datblygu hirgul yn groes i egwyddorion cynllunio cyffredinol.

The site cannot accommodate 5 or more dwellings. Inclusion of the site would result extending a ribbon pattern of development contrary to general planning principles.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0283	Cyfeirnod y Safle / Site Reference:	SR/082/007
Cyfeiriad y Safle / Site Address:	Tir tu gefn i 104 Heol Rhydaman. Land rear of 104 Ammanford Rd.	Ardal Safle / Site Area:	2.276ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	✓	ACI4 ACI5 ISA4 ISA5	-

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle'n rhannol yn cwympo fewn y parth llifogydd C2 fel y nodwyd ym Mapiau Cyngor Datblygu TAN15 ac ym mharth 3 Afonydd a Môr yn y Map Llifogydd ar gyfer Cynllunio. Mae yna broblemau gyda'r mynediad o'r prifffordd gyhoeddus presennol.

The site falls partly within the C2 flood zone as identified on the TAN15 DAM maps and zone 3 Rivers and Sea in the Flood Map for Planning. There are issues regarding its access from the existing highway network.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0391	Cyfeirnod y Safle / Site Reference:	SR/082/009
Cyfeiriad y Safle / Site Address:	Tu gefn i Tyr-felin, Heol y Brenin Rear Tyr-felin, Kings Road	Ardal Safle / Site Area:	0.2027ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ni all y safle gynnwys 5 neu fwy o anheddau. Ni fydd y safle'n cael ei gynnwys tu fewn y terfynau datblygu oherwydd fyddai'n cynrychioli estyniad afresymegol i derfynau'r anheddiad.

The site cannot accommodate 5 or more dwellings. The site will not be included within the development limits as it would represent an illogical extension to the settlement limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	CA0580	Cyfeirnod y Safle / Site Reference:	SR/082/010
Cyfeiriad y Safle / Site Address:	Tir ar Heol Rhydaman, Llandybie Land at Ammanford Rd., Llandybie	Ardal Safle / Site Area:	1.305ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	✓	ACI4 ACI5 ISA4 ISA5	-
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	X		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	✓		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae'r safle'n rhannol yn cwympo fewn y parth llifogydd C2 fel y nodwyd ym Mapiau Cyngor Datblygu TAN15 ac ym mharth 3 Afonydd a Môr yn y Map Llifogydd ar gyfer Cynllunio. Mae yna broblemau ynghylch cael mynediad i'r rhwydwaith priffordd presennol.

The site falls partly within the C2 flood zone as identified on the TAN15 DAM maps and zone 3 Rivers and Sea in the Flood Map for Planning. There are issues regarding its access on the existing highway network.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0585	Cyfeirnod y Safle / Site Reference:	SR/082/011
Cyfeiriad y Safle / Site Address:	Waun Farlais, Llandybie	Ardal Safle / Site Area:	0.2225ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History		E/34695; E/38100	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ni all y safle gynnwys 5 neu fwy o anheddau, fodd bynnag, bydd yn cael ei gynnwys o fewn terfynau datblygu.
The site cannot accommodate 5 or more dwellings, however, the site will be retained within the development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0754	Cyfeirnod y Safle / Site Reference:	SR/082/012
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol Blaenau, Llandybie Land off Blaenau Rd., Llandybie	Ardal Safle / Site Area:	6.865ha
Defnydd Presennol / Existing Use:	Agriculture Amaethyddiaeth	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Mae'r safle'n mesur dros 6 hectar a byddai cynnwys y safle cyfan yn cael effaith negyddol ar yr anheddiad o achos ei raddfa yn ogystal â darparu mwy na'r angen leol am dai.

The site measures over 6 hectares and inclusion of the whole site would have a negative impact upon the settlement due to its scale as well as exceed the local housing need.

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	✓	ACI6 ISA6	-
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	✓	ACI4 ACI5 ISA4 ISA5	-

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Mae rhan fechan o'r safle, ar ei bwynt mwyaf deheuol tu fewn i'r parth clustogi mwynau. Nodir bod y safle o risg uchel yng ngham 1 yr Asesiad Strategol o Ganlyniadau Llifogydd y CDLl diwygiedig (2019).

A small part of the site at its southernmost point falls within the mineral buffer zone. The site has been identified as being at high risk of flooding in the Revised Carmarthenshire LDP SFCA (2019).

Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		
Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments			
Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+
Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments			

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		
Sylwadau Ychwanegol / Additional Comments			
Am y resymau a nodir uchod ystyrir y mae digon o dir mwy addas ar gael i ddarparu ar gyfer anghenion y pentref am dai. For the reasons noted above, it is considered that there are other more suitable sites available which can met the housing needs of the village.			

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0649	Cyfeirnod y Safle / Site Reference:	SR/082/013
Cyfeiriad y Safle / Site Address:	Safle Hamdden Llandybie Llandybie Recreation Ground	Ardal Safle / Site Area:	2.231ha
Defnydd Presennol / Existing Use:	Maes Chwarae Playing Field	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	✓	ACI4 ACI5 ISA4 ISA5	-

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae rhan fechan tu fewn i barth C2 ym Mapiau Cyngor Datblygu TAN15.

A small part of the site falls within the C2 zone within the TAN 15 Development Advice Maps.

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	✓	ACI4 ACI5 ISA4 ISA5	-

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Mae'r risg o lifogydd wedi'i gategoreiddio fel Ambr.

Flooding risk has been categorised as Amber

Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn y pentref i ddarparu ar gyfer ei hangen am dai. Mae'r safle tu fewn i barth 3 a 2 dŵr wyneb a chyrsiau dŵr bach yn y Mapiau Llifogydd ar gyfer Cynllunio, ac mae rhan fechan tu fewn i barth C2 ym Mapiau Cyngor Datblygu TAN15.

There is sufficient and more suitable land available for development within the village to accommodate its housing need. The site falls within zone 3 and 2 Surface Water and Small Watercourses within the Flood Map for Planning, and a small part of the site falls within the C2 zone within the TAN 15 Development Advice Maps.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0592	Cyfeirnod y Safle / Site Reference:	SR/082/014
Cyfeiriad y Safle / Site Address:	Tir tu gefn i 29-36 Maespiode Land to rear of 29-36 Maespiode	Ardal Safle / Site Area:	0.1872ha
Defnydd Presennol / Existing Use:	Man Agored Open Space	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ni all y safle gynnwys 5 neu fwy o anheddau. Fodd bynnag, gan ystyried ei leoliad o fewn y ffurf trefol presennol bydd y safle'n aros tu fewn terfynau datblygu.

The site cannot accommodate 5 or more dwellings. However, given its location within the existing built up area it will remain within development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0620	Cyfeirnod y Safle / Site Reference:	SR/082/015
Cyfeiriad y Safle / Site Address:	Tir ger Caecoed, Llandybie Land adjacent Caecoed, Llandybie	Ardal Safle / Site Area:	0.6765ha
Defnydd Presennol / Existing Use:	Tir Pori Grazing Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	✓	ACI4 ACI5 ISA4 ISA5	-

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ymddengys bod rhan fechan o'r safle'n cwmpo tu fewn i barth lifogydd C2 fel y nodir ym Mapiau Cyngor ar Ddatblygu TAN15.

It appears that a small part of the site falls within the C2 flood zone as identified on the TAN15 Development Advice Maps.

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	✓	ACI4 ACI5 ISA4 ISA5	-

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Nodir bod y safle o risg uchel yng ngham 1 yr Asesiad Strategol o Ganlyniadau Llifogydd y CDLl diwygiedig.

The site has been identified as being at high risk of flooding in the Revised Carmarthenshire LDP SFCA (2019).

Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		
Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments			
Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+
Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments			

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Ceir pryderon ynghylch y risg o gorlifo fel y nodwyd yng ngham 1 yr Asesiad Strategol o Ganlyniadau Llifogydd y CDLl diwygiedig. O achos hyn fe ystyrir y mae digon o dir mwy addas ar gael yn y pentref i ddarparu ar gyfer anghenion y pentref am dai.

There are concerns relating to the risk of flooding as noted in the Revised Carmarthenshire LDP SFCA (2019). For this reason, it is considered that there are other more suitable sites available which can meet the housing needs of the village.

PrC3 Penygroes

SR/132/001	Tir gyferbyn Ael y Bryn, Heol Maesglas Land opposite Ael y Bryn, Maesglas Road	Linc/Link
SR/132/002	Tir yn Tre-Elfed, Heol Caerbryn Land at Tre-Elfed, Caerbryn Road	Linc/Link
SR/132/003	Tir rhwng Brynffynon House a Ael y BrynLand between Brynffynon House and Ael y Bryn	Linc/Link
SR/132/004	Cae ger Brynffynon House, PenygroesField adjacent Brynffynon House, Penygroes	Linc/Link
SR/132/005	Tir ger Plas Gwyn HouseLand adjacent Plas Gwyn House	Linc/Link
SR/132/008	Tir oddi ar Clos Coed DerwLand off Clos Coed Derw	Linc/Link
SR/139/009	Safle Gwaith Brics EmlynEmlyn Brickworks	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0069	Cyfeirnod y Safle / Site Reference:	SR/132/001
Cyfeiriad y Safle / Site Address:	Tir gyferbyn Ael y Bryn, Heol Maesglas Land opposite Ael y Bryn, Maesglas Road	Ardal Safle / Site Area:	0.311ha
Defnydd Presennol / Existing Use:	Garej a pharcio Garage and Parking	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Mae darn o'r safle wedi'i ddatblygu ond mae'r mwyafrif yn dir heb ei ddatblygu.
A small part of the site has been developed but the majority remains undeveloped.

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		

13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			

Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		
Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments			
Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+
Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments			

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle yn arwain at estyniad afresymegol i'r terfynau datblygu sydd wedi'u lleoli i de-orllewin y safle.

Inclusion of the site would result in an illogical extension to the settlement limits which are located to the south-west of the site.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0094	Cyfeirnod y Safle / Site Reference:	SR/132/002
Cyfeiriad y Safle / Site Address:	Tir yn Tre-Elfed, Heol Caerbryn Land at Tre-Elfed, Caerbryn Road	Ardal Safle / Site Area:	0.2113ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle yn arwain at estyniad afresymegol i'r terfynau datblygu.

Inclusion of the site would result in an illogical extension to the settlement limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0113	Cyfeirnod y Safle / Site Reference:	SR/132/003
Cyfeiriad y Safle / Site Address:	Tir rhwng Brynffynon House a Ael y Bryn Land between Brynffynon House and Ael y Bryn	Ardal Safle / Site Area:	0.688ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle yn arwain at estyniad afresymegol i'r terfynau datblygu a chreu patrwm datblygu hirgul yn groes i egwyddorion cynllunio cyffredinol.

Inclusion of the site would result in an illogical extension to the settlement limits and create a ribbon pattern of development contrary to general planning principles.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0629	Cyfeirnod y Safle / Site Reference:	SR/139/009 GA3/MU2
Cyfeiriad y Safle / Site Address:	Safle Gwaith Brics Emlyn Emlyn Brickworks	Ardal Safle / Site Area:	19.87ha
Defnydd Presennol / Existing Use:	Tir Llwyd Brownfield	Defnydd Arfaethedig / Proposed Use:	Defnydd Cymysg / Mixed Use
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		✓	
Hanes Cynllunio Perthnasol / Relevant Planning History		E/32720; E/21059; E/23535; E/16744; E/02150; GW/04743 - GW/04751; PL/03299; PL/00680; E/32266; E/39892; E/36354 - E/36365; E/23535; E/16744; E/16741; E/16742	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			
Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment			
Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	✓	ACI7 ACI9 ISA7 ISA9	+

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	✓	ACI7 ISA7	-
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Nodir y gall fod mawn o dan y safle. Fodd bynnag, mae'r caniatâd diweddar ar gyfer datblygiad preswyl ar ran o'r safle yn dangos nad yw hyn yn broblem anorchfygol. It is noted that there may be peat underlying the site. However, the recent granting of consent for residential development on part of the site indicates that this does not present an insurmountable issue.			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	X		

Sylwadau Ychwanegol / Additional Comments

Ceir pryderon ynghylch y gallu i gyflawni'r safle cyfan ac felly fe ystyrir ei fod yn addas dyrannu rhan o'r safle at ddefnydd cymysg. Cyfeirnod y safle yw PrC3/MU1.

There are concerns regarding the deliverability of the whole site, and so it is considered appropriate to allocate part of the site for mixed use. The site reference is PrC3/MU1.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0114	Cyfeirnod y Safle / Site Reference:	SR/132/004
Cyfeiriad y Safle / Site Address:	Cae ger Brynffynon House, Penygroes Field adjacent Brynffynon House, Penygroes	Ardal Safle / Site Area:	0.4382ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle yn arwain at estyniad afresymegol i'r terfynau datblygu a chreu patrwm datblygu hirgul yn groes i egwyddorion cynllunio cyffredinol.

Inclusion of the site would result in an illogical extension to the settlement limits and create a ribbon pattern of development contrary to general planning principles.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0183	Cyfeirnod y Safle / Site Reference:	SR/132/005
Cyfeiriad y Safle / Site Address:	Tir ger Plas Gwyn House Land adjacent Plas Gwyn House	Ardal Safle / Site Area:	0.188ha
Defnydd Presennol / Existing Use:	Cwrtil Preswyl Housing Curtilage	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History		E/12135; E/13433; E/21491; PL/01762	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ni all y safle gynnwys 5 neu fwy o anheddau. Fodd bynnag, caiff ei gynnwys tu fewn i derfynau datblygu.

The site cannot accommodate 5 or more dwellings. However, the site will be included within the development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0578	Cyfeirnod y Safle / Site Reference:	SR/132/008
Cyfeiriad y Safle / Site Address:	Tir oddi ar Clos Coed Derw Land off Clos Coed Derw	Ardal Safle / Site Area:	1.57ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History		E/20301; E/19756; E/31694; E/17789	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	✓	ACI2 ISA2	-

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae ffin dwyreiniol y safle'n ffinio'r Safle o Ddiddordeb Gwyddonol Arbennig Caeau Blaenau-Mawr.

The site's eastern boundary adjoins the Caeau Blaenau-Mawr Site of Special Scientific Interest.

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle yn cyfrannu tuag at gyfuno dau bentref yn groes i egwyddorion cynllunio cyffredinol.

Inclusion of the site would contribute towards the coalescence of two villages contrary to general planning principles.

PrC3 Saron

SR/149/001	Tir ger i 128 Heol Saron, Saron Land adjacent to 128 Saron Rd. Saron	Linc/Link
SR/149/002	Tir oddi ar Heol Nant y Ci, Saron Land off Nant y Ci Road, Saron	Linc/Link
SR/149/003	Tu cefn 68 Saron Road Rear of 68 Saron Road	Linc/Link
SR/149/004	Tir tu gefn i Gefncrug Heol Saron Land rear of Cefncrug Saron Road	Linc/Link
SR/149/005	Tir tu gefn i Gefncrug Heol Saron Land rear of Cefncrug Saron Road	Linc/Link
SR/149/006	Tir tu gefn i Gefncrug Heol Saron Land rear of Cefncrug Saron Road	Linc/Link
SR/149/007	Tir tu gefn i Gefncrug Heol Saron Land rear of Cefncrug Saron Road	Linc/Link
SR/149/008	Tir tu gefn i Gefncrug Heol Saron Land rear of Cefncrug Saron Road	Linc/Link
SR/149/009	Rosedale, Heol Dyffryn, SaronRosedale, Dyffryn Road, Saron	Linc/Link
SR/149/010	Tir oddi ar Heol Dyffryn , SaronLand off Dyffryn Road, Saron	Linc/Link
SR/149/011	Tir oddi ar Heol Dyffryn, SaronLand off Saron Road, Saron	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0091	Cyfeirnod y Safle / Site Reference:	SR/149/001
Cyfeiriad y Safle / Site Address:	Tir ger i 128 Heol Saron, Saron Land adjacent to 128 Saron Rd. Saron	Ardal Safle / Site Area:	0.0919ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History		E/02040; E/00360	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	✓	ACI2 ISA2	-
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae ffin ogledd-orllewinol y safle yn ffinio â'r Safle o Ddiddordeb Gwyddonol Arbennig y Caeau Blaenau-Mawr. Ni all y safle gynnwys 5 neu fwy o anheddau. Fodd bynnag, o achos ei leoliad yn y ffurf drefol caiff aros tu fewn terfynau datblygu.

The site's north-western boundary adjoins the Caeau Blaenau-Mawr Site of Special Scientific Interest. The site cannot accommodate 5 or more dwellings. However, it will remain within the development limits due to its position in the existing built urban form.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0112	Cyfeirnod y Safle / Site Reference:	SR/149/002
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol Nant y Ci, Saron Land off Nant y Ci Road, Saron	Ardal Safle / Site Area:	3.208ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History		E/11794	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Caiff ran o'r safle ei ddyrannu at ddefnydd preswyl. Cyfeirnod y safle yw PrC3/h27. Mae'r safle yn ei gyfanrwydd yn mesur dros 3 hectar. Byddai datblygu'r safle cyfan yn darparu mwy na'r angen tai lleol ac yn cael effaith negyddol ar gymeriad ac amgylchiadau'r anheddiad

Part of the site will be allocated for residential development. The site reference is PrC3/h27. The site in its entirety measures over 3 hectares. Developing the whole site would exceed the local housing need and would have a negative impact upon the settlement's character and setting.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0177	Cyfeirnod y Safle / Site Reference:	SR/149/003
Cyfeiriad y Safle / Site Address:	Tu cefn 68 Saron Road Rear of 68 Saron Road	Ardal Safle / Site Area:	0.1139
Defnydd Presennol / Existing Use:	Gardd Garden	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ni all y safle gynnwys 5 neu fwy o anheddau. Ni chaiff ei gynnwys tu fewn terfynau datblygu gan ei fod wedi ei nodi o risg uchel o lifogydd yn yr Asesiad Strategol o Ganlyniadau Llifogydd (2019) a thu fewn i barth 2 a 3 dŵr wyneb a chyrsiau dŵr bsch yn y Mapiau Llifogydd ar gyfer Cynllunio.

The site cannot accommodate 5 or more dwellings. It will not be included within the development limits as it has been identified as being at high risk of flooding within the SFCA (2019) and is within flood zone 2 and 3 surface water and small watercourses within the Flood Map for Planning.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0290	Cyfeirnod y Safle / Site Reference:	SR/149/004
Cyfeiriad y Safle / Site Address:	Tir tu gefn i Gefncrug Heol Saron Land rear of Cefncrug Saron Road	Ardal Safle / Site Area:	1.044ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	✓	ACI2 ISA2	-

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae ffin de-orllewinol y safle yn ffinio â'r Safle o Ddiddordeb Gwyddonol Arbennig y Caeau Blaenau-Mawr.

The site's south-western boundary adjoins the Caeau Blaenau-Mawr Site of Special Scientific Interest.

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle yn arwain at estyniad afresymegol i'r anheddiad yn groes i egwyddorion cynllunio cyffredinol.

Inclusion of the site would result in an illogical extension to the settlement contrary to general planning principles.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0291	Cyfeirnod y Safle / Site Reference:	SR/149/005
Cyfeiriad y Safle / Site Address:	Tir tu gefn i Gefncrug Heol Saron Land rear of Cefncrug Saron Road	Ardal Safle / Site Area:	1.94ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	**X**	ACI4 ACI5 ISA4 ISA5	**+**

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	✓	ACI2 ISA2	-
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae ffin de-orllewinol y safle yn ffinio â'r Safle o Ddiddordeb Gwyddonol Arbennig y Caeau Blaenau-Mawr.

The site's south-western boundary adjoins the Caeau Blaenau-Mawr Site of Special Scientific Interest.

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle yn arwain at estyniad afresymegol i'r anheddiad yn groes i egwyddorion cynllunio cyffredinol.

Inclusion of the site would result in an illogical extension to the settlement contrary to general planning principles.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0292	Cyfeirnod y Safle / Site Reference:	SR/149/006
Cyfeiriad y Safle / Site Address:	Tir tu gefn i Gefncrug Heol Saron Land rear of Cefncrug Saron Road	Ardal Safle / Site Area:	2.963ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	**X**	ACI4 ACI5 ISA4 ISA5	**+**

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	✓	ACI2 ISA2	-
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae ffin de-orllewinol y safle yn ffinio â'r Safle o Ddiddordeb Gwyddonol Arbennig y Caeau Blaenau-Mawr.

The site's south-western boundary adjoins the Caeau Blaenau-Mawr Site of Special Scientific Interest.

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		

13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			

Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle yn arwain at estyniad afresymegol i'r anheddiad yn groes i egwyddorion cynllunio cyffredinol.

Inclusion of the site would result in an illogical extension to the settlement contrary to general planning principles.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0293	Cyfeirnod y Safle / Site Reference:	SR/149/007
Cyfeiriad y Safle / Site Address:	Tir tu gefn i Gefncrug Heol Saron Land rear of Cefncrug Saron Road	Ardal Safle / Site Area:	3.942ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	✓	ACI2 ISA2	-
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae ffin de-orllewinol y safle yn ffinio â'r Safle o Ddiddordeb Gwyddonol Arbennig y Caeau Blaenau-Mawr.

The site's south-western boundary adjoins the Caeau Blaenau-Mawr Site of Special Scientific Interest.

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledegdd digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle yn arwain at estyniad afresymegol i'r anheddiad yn groes i egwyddorion cynllunio cyffredinol.

Inclusion of the site would result in an illogical extension to the settlement contrary to general planning principles.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0294	Cyfeirnod y Safle / Site Reference:	SR/149/008
Cyfeiriad y Safle / Site Address:	Tir tu gefn i Gefncrug Heol Saron Land rear of Cefncrug Saron Road	Ardal Safle / Site Area:	4.83ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	✓	ACI2 ISA2	-

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae ffin de-orllewinol y safle yn ffinio â'r Safle o Ddiddordeb Gwyddonol Arbennig y Caeau Blaenau-Mawr.

The site's south-western boundary adjoins the Caeau Blaenau-Mawr Site of Special Scientific Interest.

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle yn arwain at estyniad afresymegol i'r anheddiad yn groes i egwyddorion cynllunio cyffredinol.

Inclusion of the site would result in an illogical extension to the settlement contrary to general planning principles.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0497	Cyfeirnod y Safle / Site Reference:	SR/149/009
Cyfeiriad y Safle / Site Address:	Rosedale, Heol Dyffryn, Saron Rosedale, Dyffryn Road, Saron	Ardal Safle / Site Area:	0.3514ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History		E/14582; E/38063	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			
Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment			

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Ceir mynediad i'r safle o lôn gul. Byddai datblygu'r safle yn peri i'w ddefnydd gael ei ddwysáu, gan effeithio ar amwynder datblygiad ar y safle arfaethedig a'r eiddo sydd eisoes yn defnyddio'r ffordd fynediad yn groes i egwyddorion cynllunio cyffredinol.

The site is accessed from a narrow lane. Development of the site would result in its usage being intensified thus impacting upon the amenity of development on the proposed site and the properties already using the access road contrary to general planning principles

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0641	Cyfeirnod y Safle / Site Reference:	SR/149/010
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol Dyffryn , Saron Land off Dyffryn Road, Saron	Ardal Safle / Site Area:	1.314ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o dir mwy addas ar gael yn Saron i ddarparu ar gyfer ei hangen am dai. Byddai cynnwys y safle gyfan yn creu patrwm o ddatblygiad byddai'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad.

There is sufficient and more suitable land available in Saron to meet its housing needs. Inclusion of the whole site would result in a pattern of dvelopment which would have a detrimental impact on the charater and setting of the settlement.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	CA0827	Cyfeirnod y Safle / Site Reference:	SR/149/011
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol Dyffryn, Saron Land off Saron Road, Saron	Ardal Safle / Site Area:	2.725ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o dir mwy addas ar gael yn Saron i ddarparu ar gyfer ei hangen am dai. Mae'r safle'n debygol i fod o faint rhy fawr i'r anheddiad a gall cael effaith negyddol arni, gan gynnwys effaith negyddol ar ei chymeriad.

There is sufficient and more suitable land available in Saron to meet its housing needs. The site is likely to be of too large a scale for the settlement, which could have a detrimental impact upon it, including negative impacts upon its character.

PrC3 Y Twmbl / Tumble

SR/158/001	Plot oddi ar Heol Y Bryn Plot off Heol Y Bryn	Linc/Link
SR/158/002	Tir ger Llechyfedach, Heol Bethania Land Adjacent Llechyfedach, Bethania Rd.	Linc/Link
SR/158/003	Tir gyferbyn 32 Heol Bethesda Land opposite 32 Bethesda Road	Linc/Link
SR/158/004	Tir ger 57 Heol Bethesda /Land adjacent 57 Bethesda Road	Linc/Link
SR/158/005	Tir tu gefn 41 Heol Gwendraeth Land rear 41 Gwendraeth Rd. Tumble	Linc/Link
SR/158/007	Tir ger 15B Heol Derwen, Cwmmawr Land adjacent to 15B Derwen Road, Cwmmawr	Linc/Link
SR/158/008	Tir oddi ar Heol Llannon, Y Tymbl Land off Llannon Road, Upper Tumble	Linc/Link
SR/158/010	Tir oddi ar Heol Gwendraeth Land off Gwendraeth Road	Linc/Link
SR/158/011	Tir ger Tir Becca, Y Tymbl Land adjacent to Tir Becca, Tumble	Linc/Link
SR/158/012	Tir de o Heol Bethania Land south of Bethania Rd.	Linc/Link
SR/158/013	Tir oddi ar Heol Llannon, Y Tymbl Land off Llannon Road, Tumble	Linc/Link
SR/158/014	Tir ger Heol Bethesda Y Tymbl Land off Bethesda Road, Tumble	Linc/Link
SR/158/015	Tir ger Heol Bethesda, Y Tymbl Land at Bethesda Road, Tumble	Linc/Link
SR/158/016	Land off Bethesda Road, Tumble Tir ger Heol Bethesda Y Tymbl	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0018	Cyfeirnod y Safle / Site Reference:	SR/158/001
Cyfeiriad y Safle / Site Address:	Plot oddi ar Heol Y Bryn Plot off Heol Y Bryn	Ardal Safle / Site Area:	0.2432ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ni all y safle gynnwys 5 neu fwy o anheddau. Bydd yn cael ei gynnwys o fewn terfynau datblygu o achos ei leoliad yn y ffurf drefol a bydd yn cyfrannu at safleoedd bach.

The site is unlikely to accommodate 5 or more dwellings. It will be included within development limits due to its position in the urban form, and will contribute to small sites.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0058	Cyfeirnod y Safle / Site Reference:	SR/158/002
Cyfeiriad y Safle / Site Address:	Tir ger Llechyfedach, Heol Bethania Land Adjacent Llechyfedach, Bethania Rd.	Ardal Safle / Site Area:	2.971ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o dir mwy addas ar gael yn yr anheddiad i ddarparu ar gyfer ei hangen am dwf tai. Byddai datblygu'r safle'n groes i egwyddorion cynllunio cyffredinol gan fyddai'n cyfrannu at gyfuno 2 ran wahanol o'r ffurf adeiledig bresennol.

There is sufficient and more suitable land available elsewhere within the settlement to accommodate the housing growth needed. The development of the site would be contrary to general planning principles in that it would contribute towards the coalescence of 2 distinctly separate parts of the existing built form.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0090	Cyfeirnod y Safle / Site Reference:	SR/158/003
Cyfeiriad y Safle / Site Address:	Tir gyferbyn 32 Heol Bethesda Land opposite 32 Bethesda Road	Ardal Safle / Site Area:	0.0673ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ni all y safle gynnwys 5 neu fwy o anheddau. Ni chaiff y safle ei gynnwys tu fewn y terfynau datblygu gan fod y safle wedi ei nodi o risg uchel o lifogydd yn Asesiad Strategol o Ganlyniadau Llifogydd y CDLl Diwygiedig (2019).

The site cannot accommodate 5 or more dwellings. The site will not be included within the development limits as the site has been identified as being at high risk of flooding in the Revised LDP SFCA (2019).

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0092 / SR/158/004	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir ger 57 Heol Bethesda / Land adjacent 57 Bethesda Road	Ardal Safle / Site Area:	0.2452ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth / Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	✓	ACI4 ACI5 ISA4 ISA5	-
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Mae'r safle wedi ei nodi o risg uchel o lifogydd yn Asesiad Strategol o Ganlyniadau Llifogydd y CDLl Diwygiedig (2019). The site has been identified as being at high risk of flooding in the Revised LDP SFCA (2019).			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	CA0152	Cyfeirnod y Safle / Site Reference:	SR/158/005
Cyfeiriad y Safle / Site Address:	Tir tu gefn 41 Heol Gwendraeth Land rear 41 Gwendraeth Rd. Tumble	Ardal Safle / Site Area:	0.6836ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle'n arwain at estyniad afresymegol i'r anheddiad.
Inclusion of the site would result in an illogical extension to the settlement.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0351	Cyfeirnod y Safle / Site Reference:	SR/158/007
Cyfeiriad y Safle / Site Address:	Tir ger 15B Heol Derwen, Cwmmawr Land adjacent to 15B Derwen Road, Cwmmawr	Ardal Safle / Site Area:	2.581ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	**X**	ACI4 ACI5 ISA4 ISA5	**+**

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad.
Inclusion of the site would have a detrimental impact upon the character and setting of the settlement.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0463	Cyfeirnod y Safle / Site Reference:	SR/158/008
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol Llannon, Y Tymbl Land off Llannon Road, Upper Tumble	Ardal Safle / Site Area:	0.6085ha
Defnydd Presennol / Existing Use:	Tir Gwair sydd ar gael Vacant Grassland	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	✓	ACI7 ISA7	-
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o dir mwy addas ar gael yn yr anheddiad i ddarparu ar gyfer ei hangen am dwf tai. Mae pryderon bod y safle'n cynnwys mawn sy'n effeithio'r haddasrwydd ar gyfer datblygu.

There is sufficient and more suitable land available elsewhere within the settlement to accommodate the housing growth needed. There are concerns that the site contains peat which affects its suitability for development.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0468	Cyfeirnod y Safle / Site Reference:	SR/158/010
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol Gwendraeth Land off Gwendraeth Road	Ardal Safle / Site Area:	0.7137ha
Defnydd Presennol / Existing Use:	Tir Las Greenfield	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X		
Hanes Cynllunio Perthnasol / Relevant Planning History	S/31720; S/30988		

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	✓	ACI4 ACI5 ISA4 ISA5	-
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	X		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Ceir pryderon ynghylch y gallu i gyflawni'r safle yn dilyn gwrthod caniatâd cynllunio am y safle. Yn ogystal, mae rhan o'r safle'n ymddangos tu fewn i barth llifogydd 3 a 2 dŵr wyneb a chyrsiau dŵr bach ym Mapiau Llifogydd ar gyfer Cynllunio. O achos ei leoliad tu fewn i'r ffurf trefol presennol caiff ei gadw tu fewn i'r terfynnau datblygu.

There are concerns regarding the delivery of the site following the refusal of planning consent for the site. Furthermore, parts are shown to be within flood zones 2 and 3 surface water and small watercourses within the flood map for planning. Given its position within the exisitng built urban form the site will remain within the development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0488	Cyfeirnod y Safle / Site Reference:	SR/158/011
Cyfeiriad y Safle / Site Address:	Tir ger Tir Becca, Y Tymbl Land adjacent to Tir Becca, Tumble	Ardal Safle / Site Area:	2.67ha
Defnydd Presennol / Existing Use:	Dôl wag Vacant Meadow	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle'n arwain at estyniad afresymegol i'r anheddiad.
Inclusion of the site would result in an illogical extension to the settlement.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0672	Cyfeirnod y Safle / Site Reference:	SR/158/012
Cyfeiriad y Safle / Site Address:	Tir de o Heol Bethania Land south of Bethania Rd.	Ardal Safle / Site Area:	0.6081ha
Defnydd Presennol / Existing Use:	Tir Las Greenfield	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn yr anheddiad i ddarparu ar gyfer ei hangen am dwf tai. Byddai datblygu'r safle'n groes i egwyddorion cynllunio cyffredinol gan fyddai'n cyfrannu at gyfuno 2 ran wahanol o'r ffurf adeiledig bresennol.

There is sufficient and more suitable land available elsewhere within the settlement to accommodate the housing growth needed. The development of the site would be contrary to general planning principles in that it would contribute towards the coalescence of 2 distinctly separate parts of the existing built form.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0698	Cyfeirnod y Safle / Site Reference:	SR/158/013
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol Llannon, Y Tymbl Land off Llannon Road, Tumble	Ardal Safle / Site Area:	1.335ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	✓	ACI7 ISA7	-
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae rhan ddeheuol y safle'n ymestyn tua'r gorllewin o ffordd yr A476, i ffwrdd o'r ffurf adeiledig bresennol, byddai ei chynnwys yn cael effaith andwyol ar leoliad yr anheddiad trwy newid patrwm y datblygiad a'r pentref yn sylweddol ar ei bwynt deheuol. Mae pryderon hefyd bod y safle'n cynnwys mawn sy'n effeithio ar ei addasrwydd ar gyfer datblygiad.

The southern part of the site extends westwards from the A476 road, away from the exisiting built form, its inclusion would have a detrimental impact upon the settlement's setting by significantly altering the pattern of development and the village at its southermost point. There are also concerns that the site contains peat which affects its suitability for development.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0830	Cyfeirnod y Safle / Site Reference:	SR/158/014
Cyfeiriad y Safle / Site Address:	Tir ger Heol Bethesda Y Tymbl Land off Bethesda Road, Tumble	Ardal Safle / Site Area:	1.747ha
Defnydd Presennol / Existing Use:	Cymysg Mixed	Defnydd Arfaethedig / Proposed Use:	Arall (Ysgrifennwch isod) / Other (Please write below)
		Os arall, nodwch / If other, specify:	Terfynau datblygu Development limits
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History		S/25961, S/13949, S/09019, S/11583, S/12342	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ni chaiff y safle ei ddyrannu at ddefnydd preswyl gan ei fod yn anhebygol o gynnwys datblygiad o 5 o dai ychwanegol. Nid oes unrhyw lwybrau cerdded i'r rhan hon o'r pentref i gefnogi ddatblygiad cynaliadwy a'i gynnwys tu fewn i'r terfynau datblygu.

The site will not be allocated for residential use as it is unlikely to accommodate the development 5 additional dwellings. There are no pedestrian linkages to this part of the village to support sustainable development and its inclusion within the development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0844	Cyfeirnod y Safle / Site Reference:	SR/158/015
Cyfeiriad y Safle / Site Address:	Tir ger Heol Bethesda, Y Tymbl Land at Bethesda Road, Tumble	Ardal Safle / Site Area:	0.5046ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History		PL/00119	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	**X**	ACI4 ACI5 ISA4 ISA5	**+**

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	✓	ACI4 ACI5 ISA4 ISA5	-

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Mae'r perygl o lifogydd wedi cael ei gategoreiddio fel Ambr gyda ffynhonnell llifogydd wedi'i nodi fel dŵr wyneb.

Flooding risk has been categorised as Amber with the source of flooding identified as surface water.

Seilwaith a Chyfleustodau / Infrastructure and Utilities

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Caiff ran o'r safle ei gynnwys tu fewn i'r terfynau datblygu. Byddai cynnwys y safle cyfan yn cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad.

The site will partly be included within the development limits. The inclusion of the entire site would have a detrimental impact upon the character and setting of the settlement.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	CA0865	Cyfeirnod y Safle / Site Reference:	SR/158/016
Cyfeiriad y Safle / Site Address:	Land off Bethesda Road, Tumble Tir ger Heol Bethesda Y Tymbl	Ardal Safle / Site Area:	0.2824ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ni chaiff y safle ei ddyrannu at ddefnydd preswyl gan ei fod yn anhebygol o gynnwys datblygiad o 5 o dai ychwanegol. Nid oes unrhyw lwybrau cerdded i'r rhan hon o'r pentref i gefnogi ddatblygiad cynaliadwy a'i gynnwys tu fewn i'r terfynau datblygu.

The site will not be allocated for residential use as it is unlikely to accommodate the development of 5 additional dwellings. There are no pedestrian linkages to this part of the village to support sustainable development and its inclusion within the development limits.

PrC3 Tycroes

SR/159/001	Tir i gefn 33 Heol Hendre Land rear of 33 Hendre Road	Linc/Link
SR/159/002	Land rear of Penygarn Road, Tycroes Tir tu gefn Heol Penygarn, Ty-croes	Linc/Link
SR/159/003	Tir oddi ar Heol Ddu, Ty-croes Land off Heol Ddu Road, Tycroes	Linc/Link
SR/150/004	Tir oddi ar Heol Pontardulais, Coopers, Tycroes Land off Pontardulais Road, Coopers, Tycroes	Linc/Link
SR/159/005	Cae pel droed/ safle werdd rhwng Heol Brown a Heol Hafod. Existing football pitch/green space between Heol Brown and Hafod Rd.	Linc/Link
SR/159/006	Tir i'r de o Heol TycroesLand south of Tycroes Rd.	Linc/Link
SR/159/007	Tir yn Hen Olchfa WernosLand at Former Wernos Washery	Linc/Link
SR/159/008	Tir oddi ar Heol Hendre, Ty-croesLand off Hendre Road, Tycroes	Linc/Link
SR/159/009	Tir ar Heol Coopers, Ty-croes Land at Coopers Rd., Tycroes	Linc/Link
SR/159/010	Tir oddi ar Heol Pontardulais, Coopers, Tycroes Land off Pontardulais Road, Coopers, Tycroes	Linc/Link
SR/159/011	Tir oddi ar Heol Pontardulais, Coopers Land off Pontardulais Road, Coopers	Linc/Link
SR/159/012	Tir oddi ar Heol Cwmfferws, Ty-croes Land off Cwmfferws Road, Tycroes	Linc/Link
SR/159/013	Tir oddi ar Heol Pontardulais. & Heol Ddu, Ty-croes Land off Pontardulais Rd. & Heol Ddu, Tycroes	Linc/Link
SR/159/014	Ti i gogledd Heol Brown, Tycroes Land north of Heol Brown, Tycroes	Linc/Link
SR/159/015	Tir rhwng Tycroes, Penybanc and Pantyffynnon Land between Tycroes, Penybanc and Pantyffynnon	Linc/Link
SR/159/016	Tir ger Parc Teglan Land adjacent Teglan Park	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0128	Cyfeirnod y Safle / Site Reference:	SR/159/001
Cyfeiriad y Safle / Site Address:	Tir i gefn 33 Heol Hendre Land rear of 33 Hendre Road	Ardal Safle / Site Area:	0.7049ha
Defnydd Presennol / Existing Use:	Amaethyddol Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			
Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment			

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	X		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	X		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Nid oes mynediad i'r safle'n bodoli a nid yw'n eglur os byddai'r trefniadau mynediad arfaethedig yn addas.
There is no existing access to the site and it is not clear whether the proposed access arrangements would be suitable.

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Seilwaith a Chyfleustodau / Infrastructure and Utilities

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle yn arwain at estyniad afresymegol i'r anheddiad.
Inclusion of the site would result in an illogical extension of the settlement.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0368	Cyfeirnod y Safle / Site Reference:	SR/159/002
Cyfeiriad y Safle / Site Address:	Land rear of Penygarn Road, Tycroes Tir tu gefn Heol Penygarn, Ty-croes	Ardal Safle / Site Area:	5.894ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agricultural	Defnydd Arfaethedig / Proposed Use:	Defnydd Cymysg / Mixed Use
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	**X**	ACI4 ACI5 ISA4 ISA5	**+**

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		

13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			

Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle yn arwain at estyniad afresymegol i'r anheddiad.
Inclusion of the site would result in an illogical extension of the settlement.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0440	Cyfeirnod y Safle / Site Reference:	SR/159/003
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol Ddu, Ty-croes Land off Heol Ddu Road, Tycroes	Ardal Safle / Site Area:	1.721ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Ceir pryderon ynghylch y gallu i gyflawni'r safle a chydnawsedd y tir cyflogaeth cyfagos a'i effaith ar amwynder yr anheddau arfaethedig. Mae digon o dir preswyl wedi'i ddyrannu yn yr anheddiad.

There are concerns regarding the deliverability of the site and the compatibility of the adjoining employment land and its impact upon the amenity of the proposed dwellings. There is sufficient residential land allocated in the settlement.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0495	Cyfeirnod y Safle / Site Reference:	SR/150/004
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol Pontardulais, Coopers, Tycroes Land off Pontardulais Road, Coopers, Tycroes	Ardal Safle / Site Area:	0.6017ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	**X**	ACI4 ACI5 ISA4 ISA5	**+**

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	X		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	✓		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Nodwyd materion priffyrdd, sef o achos aliniad llorweddol y ffordd a thorri gweleded drwy Gyffordd Coopers, ni all y safle fodloni safonau'r Llawlyfr Dylunio Ffyrdd a Phontydd.

Highway issues have been identified, namely that due to the horizontal road alignment and visibility cutting through Coopers Junction the site cannot meet Design Manual for Roads and Bridges standards.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/159/005	Cyfeirnod y Safle / Site Reference:	CA0569, CA0860
Cyfeiriad y Safle / Site Address:	Cae pel droed/ safle werdd rhwng Heol Brown a Heol Hafod. Existing football pitch/green space between Heol Brown and Hafod Rd.	Ardal Safle / Site Area:	1.984ha
Defnydd Presennol / Existing Use:	Ardal Werdd Green space	Defnydd Arfaethedig / Proposed Use:	Arall (Ysgrifennwch isod) / Other (Please write below)
		Os arall, nodwch / If other, specify:	Amddiffyn rhag ddatblygu Protection from development
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	**N/A**		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	**X**	ACI4 ACI5 ISA4 ISA5	**+**

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae’r cynigydd eisiau gwarchod y safle rhag ddatblygiad yn hytrach na'i gynnig i'w ddatblygu.

The proponent seeks protection for the site from development rather than propose it for development.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0575	Cyfeirnod y Safle / Site Reference:	SR/159/006
Cyfeiriad y Safle / Site Address:	Tir i'r de o Heol Tycroes Land south of Tycroes Rd.	Ardal Safle / Site Area:	3.127ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth a phreswyl Agriculture and residential	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History		S/29469, S/37358, S/39331,S/39332, S/39456, S/40450, PL/00249	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Rhan o'r safle i'w ddynodi at ddefnydd preswyl. Cyfeirnod y safle yw PrC3/h32. Nid oes angen dyrannu'r safle cyfan gan fod digon o dir mwy addas ar gael i gwrdd âg angehnion tai yr anheddiad.

The site is to be partly allocated for residential development. Site reference is PrC3/h32. There is no need to allocate the whole site as there is sufficient, more appropriate land available to meet the settlement's housing needs.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	CA0588	Cyfeirnod y Safle / Site Reference:	SR/159/007
Cyfeiriad y Safle / Site Address:	Tir yn Hen Olchfa Wernos Land at Former Wernos Washery	Ardal Safle / Site Area:	59.94ha
Defnydd Presennol / Existing Use:	Caeadle Adeiladu Construction Compound	Defnydd Arfaethedig / Proposed Use:	Defnydd Cymysg / Mixed Use
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle yn ei gyfanrwydd yn cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad a byddai'n darparu mwy na'r angen a nodwyd am dai. Wrth ystyried rhannau llai o'r safle i'w cynnwys, daethpwyd i'r casgliad bod digon o dir mwy addas ar gael yn Nhŷ-croes i ddarparu ar gyfer ei hangen am dai.

Inclusion of the site in its entirety would have a detrimental impact upon the character and setting of the settlement and would exceed identified housing need. In considering smaller areas of the site for inclusion it is concluded that there is sufficient and more suitable land available elsewhere in Tycroes to meet its housing needs.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0601	Cyfeirnod y Safle / Site Reference:	SR/159/008
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol Hendre, Ty-croes Land off Hendre Road, Tycroes	Ardal Safle / Site Area:	1.491ha
Defnydd Presennol / Existing Use:	Cyn-iard Diwydiannol a chae amaethyddol Former Industrial Yard and Agricultural Field	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Seilwaith a Chyfleustodau / Infrastructure and Utilities

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle yn arwain at estyniad afresymegol i'r anheddiad. Fodd bynnag, bydd rhan o'r safle'n cael ei gynnwys o fewn terfynau datblygu i ganiatáu ar gyfer cyfle datblygu llai ar hyd blaen y safle.

Inclusion of the site would result in an illogical extension of the settlement. However, part of the site will be included within the development limits to allow for a smaller development opportunity along the site's frontage.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0679	Cyfeirnod y Safle / Site Reference:	SR/159/009
Cyfeiriad y Safle / Site Address:	Tir ar Heol Coopers, Ty-croes Land at Coopers Rd., Tycroes	Ardal Safle / Site Area:	0.2567ha
Defnydd Presennol / Existing Use:	Storio Storage	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle yn arwain at batrwm datblygu darniog yn groes i egwyddorion cyffredinol cynllunio.
Inclusion of the site would result in a fragmented pattern of development contrary to general planning principles.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	CA0715	Cyfeirnod y Safle / Site Reference:	SR/159/010
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol Pontardulais, Coopers, Tycroes Land off Pontardulais Road, Coopers, Tycroes	Ardal Safle / Site Area:	0.2981ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	S/30183, S/28814

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle yn arwain at batrwm datblygu darniog yn groes i egwyddorion cyffredinol cynllunio. Inclusion of the site would result in a fragmented pattern of development contrary to general planning principles.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	CA0749	Cyfeirnod y Safle / Site Reference:	SR/159/011
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol Pontardulais, Coopers Land off Pontardulais Road, Coopers	Ardal Safle / Site Area:	0.5912ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	PL/03702; S/17519

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o dir mwy addas ar gael yn Nhŷ-croes i ddarparu ar gyfer ei hangen am dai sy'n ymwneud yn well ac yn agosach at wasanaethau a chyfleusterau'r pentref, nid yw'r safle yma â perthynas mor dda gyda rhain.

There is sufficient and more suitable land available in Tycroes to meet its housing needs which is better related and in closer proximity to the services and facilities in the village, the site in question does not relate as well to these facilities.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0815	Cyfeirnod y Safle / Site Reference:	SR/159/012
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol Cwmfferws, Ty-croes Land off Cwmfferws Road, Tycroes	Ardal Safle / Site Area:	0.149ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History		E/00323	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ni all y safle gynnwys 5 neu fwy o anheddau. Fodd bynnag, bydd yn cael ei gynnwys o fewn terfynau datblygu. The site cannot accommodate 5 or more dwellings. However, the site will be included within the development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0893	Cyfeirnod y Safle / Site Reference:	SR/159/013
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol Pontardulais. & Heol Ddu, Ty-croes Land off Pontardulais Rd. & Heol Ddu, Tycroes	Ardal Safle / Site Area:	0.6283ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History		S/35778; S/33211	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	✓		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Gall y safle dim ond cael ei datblygu fel rhan o welliannau i'r cyffordd cyfagos a'r lôn i droi i'r dde i wasanaethu'r safle hwn a'r holl ddatblygiadau y tu cefn. Bydd angen Asesiad Trafnidiaeth.

Site can only come forward as part of adjacent junction improvement and right turn lane to serve this site and all development to the rear. Transport Assessment required.

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle yn arwain at batrwm datblygu darniog yn groes i egwyddorion cyffredinol cynllunio. Inclusion of the site would result in a fragmented pattern of development contrary to general planning principles.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0919	Cyfeirnod y Safle / Site Reference:	SR/159/014
Cyfeiriad y Safle / Site Address:	Ti i gogledd Heol Brown, Tycroes Land north of Heol Brown, Tycroes	Ardal Safle / Site Area:	4.458ha
Defnydd Presennol / Existing Use:	Hamdden / Man Agored Recreation / Open Space	Defnydd Arfaethedig / Proposed Use:	Arall (Ysgrifennwch isod) / Other (Please write below)
		Os arall, nodwch / If other, specify:	Gwarchod o ddatblygu Protection from Development
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	**N/A**		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	**X**	ACI4 ACI5 ISA4 ISA5	**+**

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Nid yw cwestiwn rhif 2 yn berthnasol gan mai gwarchod y safle rhag ddatblygiad sy'n cael ei cynnig.
Mae'r cynigydd eisiau gwarchod y safle rhag datblygiad. Mae digon o dir mwy addas ar gael yn Nhŷ-croes i ddarparu ar gyfer ei hangen am dai.

Question number 2 is not relevant as the proposal relates to the site's protection from development.
The proponent seeks protection for the site from development. There is sufficient and more suitable land available in Tycroes to meet its housing needs.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0920	Cyfeirnod y Safle / Site Reference:	SR/159/015
Cyfeiriad y Safle / Site Address:	Tir rhwng Tycroes, Penybanc and Pantyffynnon Land between Tycroes, Penybanc and Pantyffynnon	Ardal Safle / Site Area:	98.69ha
Defnydd Presennol / Existing Use:	Cefn Gwlad Agored Open Countryside	Defnydd Arfaethedig / Proposed Use:	Arall (Ysgrifennwch isod) / Other (Please write below)
		Os arall, nodwch / If other, specify:	Gwarchod rhag ddatblygu Protection from Development
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	**N/A**		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	✓	ACI4 ACI5 ISA4 ISA5	-
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	**X**	ACI2 ISA2	**+**

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Nid yw cwestiwn rhif 2 yn berthnasol gan mai gwarchod y safle rhag ddatblygiad sy'n cael ei cynnig. Mae'r cynigydd eisiau gwarchod y safle rhag datblygiad. Byddai cynnwys y safle yn ei gyfanrwydd yn cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad a byddai'n darparu mwy na'r angen a nodwyd am dai. Wrth ystyried rhannau llai o'r safle i'w cynnwys, daethpwyd i'r casgliad bod digon o dir mwy addas ar gael mewn mannau eraill yn Nhŷ-croes i ddarparu ar gyfer ei hangen am dai.

Question number 2 is not relevant as the proposal relates to the site's protection from development.
The proponent seeks protection for the site from development. Inclusion of the site in its entirety would have a detrimental impact upon the character and setting of the settlement and would exceed identified housing need. In considering smaller areas of the site for inclusion it is concluded that there is sufficient and more suitable land available elsewhere in Tycroes to meet its housing needs.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0921	Cyfeirnod y Safle / Site Reference:	SR/159/016
Cyfeiriad y Safle / Site Address:	Tir ger Parc Teglan Land adjacent Teglan Park	Ardal Safle / Site Area:	0.7142ha
Defnydd Presennol / Existing Use:	Hamdden / Man Agored Recreation / Open Space	Defnydd Arfaethedig / Proposed Use:	Arall (Ysgrifennwch isod) / Other (Please write below)
		Os arall, nodwch / If other, specify:	Gwarchod rhag ddatblygu Protection from Development
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	**N/A**		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	**X**	ACI4 ACI5 ISA4 ISA5	**+**

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Nid yw cwestiwn rhif 2 yn berthnasol gan mai gwarchod y safle rhag ddatblygiad sy'n cael ei cynnig.
Ceir pryderon ynghylch y gallu i gyflawni'r safle a chydnawsedd y tir cyflogaeth gyfagos a'i effaith ar amwynder yr anheddau arfaethedig. Mae digon o dir preswyl wedi'i ddyrannu yn yr anheddiad.

Question number 2 is not relevant as the proposal relates to the site's protection from development.
There are concerns regarding the deliverability of the site and the compatibility of the adjoining employment land and its impact upon the amenity of the proposed dwellings. There is sufficient residential land allocated in the settlement.

SeC9 Brynaman / Brynamman

SR/015/001 CA0295	Tir i'r gorllewin o Maes y Deri / Land West of Maes y Deri	Linc/Link
SR/015/002 CA0330	Fferm Cae Newydd / Cae Newydd Farm	Linc/Link
SR/015/003 CA0332	Tu cefn i 47-49 Heol y Neuadd, Brynamman / Rear of 47-49 Hall Street, Brynamman	Linc/Link
SR/015/004 CA0430	Tir i'r de o Heol Cwmgarw / Land south of Cwmgarw Road	Linc/Link
SR/015/005 CA0537	Tir ger Heol Bryn , (Cae OS 2344) / Land off Bryn Road, (field OS 2344)	Linc/Link
SR/015/006 CA0640	Tir cyfagos i 53 Heol yr Orsaf / Land adj. 53 Station Road	Linc/Link
SR/015/007 CA0905	Fferm Penywaun , Brynamman / Penywaun Farm, Brynamman	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/015/001 CA0295	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir i'r gorllewin o Maes y Deri / Land West of Maes y Deri	Ardal Safle / Site Area:	1.676ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Mae tywod arwynebol a blaendal graean yn cwmpasu tua 50% o'r safle, fodd bynnag, ystyrir bod yr adnodd yn y lleoliad hwn eisoes wedi'i sterileiddio i raddau helaeth gan ei fod o fewn 200m o ddatblygiad sensitif.

Superficial sand and gravel deposit covers roughly 50% of the site, however the resource at this location is considered to be already largely sterilised as it is within 200m of sensitive development.

Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o gyfleoedd ar gyfer datblygiadau preswyl i'w cael mewn mannau eraill o fewn yr anheddiad. Bydd datblygiad yn arwain at estyniad annerbyniol o'r anheddiad. Sufficient residential opportunities exist within the settlement. Development would lead to an unacceptable extension to the settlement.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/015/002 CA0330	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Fferm Cae Newydd / Cae Newydd Farm	Ardal Safle / Site Area:	1.042ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Mae Tywodfaen (Categori 2) o dan y safle, ond ystyrir bod yr adnodd yn y lleoliad hwn eisoes wedi'i sterileiddio i raddau helaeth gan ei fod o fewn 200m o ddatblygiad sensitif.

Sandstone (Category 2) underlie the site, however the resource at this location is considered to be already largely sterilised as it is within 200m of sensitive development.

Seilwaith a Chyfleustodau / Infrastructure and Utilities

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o gyfleoedd ar gyfer datblygiadau preswyl i'w cael mewn mannau eraill o fewn yr anheddiad. Bydd datblygiad yn arwain at estyniad annerbyniol o'r anheddiad mewn lleoliad sy'n ddyrchafedig a'n amlwg yn y tirwedd.

Sufficient residential opportunities exist within the settlement. Development would lead to an unacceptable extension to the settlement in a location that is elevated and prominent on the landscape.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/015/003 CA0332	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tu cefn i 47-49 Heol y Neuadd, Brynamman / Rear of 47-49 Hall Street, Brynamman	Ardal Safle / Site Area:	0.1159ha
Defnydd Presennol / Existing Use:	Gardd / Garden	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae rhan helaeth o'r safle yn cynnwys gerddi cefn dau eiddo preswyl a byddant yn aros o fewn y terfynau datblygu. Byddai cynnwys yr ardal sy'n weddill yn estyniad diangen i'r terfynau datblygu.

A large part of the site comprises the rear gardens of two residential properties and will remain within development limits. Including the remaining area would constitute an unnecessary extension to the development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/015/004 CA0430	Cyfeirnod y Safle / Site Reference:	Rhan / Part T3/9/h4
Cyfeiriad y Safle / Site Address:	Tir i'r de o Heol Cwmgarw / Land south of Cwmgarw Road	Ardal Safle / Site Area:	3.914ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		✓	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Mae Tywod a Graen (Categori 2) o dan y safle, ond ystyrir bod yr adnodd yn y lleoliad hwn eisoes wedi'i sterileiddio i raddau helaeth gan ei fod o fewn 200m o ddatblygiad sensitif. Sand and Gravel (Category 2) underlie the site, however the resource at this location is considered to be already largely sterilised as it is within 200m of sensitive development.			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	X		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	X		

Sylwadau Ychwanegol / Additional Comments

Ceir pryderon ynghylch y gallu i gyflawni'r safle. Mae'r safle yn ddyraniad preswyl (T3/9/h4) hirsefydlog ac nid oes unrhyw gynnydd pendant wedi'i wneud i'w gyflawni. Mae digon o gyfleoedd ar gyfer datblygiadau preswyl i'w cael mewn mannau eraill o fewn yr anheddiad.

There are concerns at the deliverability of the site. The site represents a longstanding residential allocation (T3/9/h4) and no firm progress has been made on delivery. Sufficient residential opportunities exist within the settlement.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/015/005 CA0537	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir ger Heol Bryn , (Cae OS 2344) / Land off Bryn Road, (field OS 2344)	Ardal Safle / Site Area:	0.3029ha
Defnydd Presennol / Existing Use:	Tir Gwag / Vacant Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ni all y safle gynnwys 5 neu fwy o anheddau. Bydd yn cael ei gynnwys o fewn terfynau datblygu ond heb ei ddyrannu. It is unlikely that the site could accommodate 5 or more units. The site to be included within development limits, but not allocated.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/015/006 CA0640	Cyfeirnod y Safle / Site Reference:	T3/9/h1
Cyfeiriad y Safle / Site Address:	Tir cyfagos i 53 Heol yr Orsaf / Land adj. 53 Station Road	Ardal Safle / Site Area:	0.5425ha
Defnydd Presennol / Existing Use:	Tir Gwag / Vacant Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	✓	ACI7 ACI9 ISA7 ISA9	+

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	X		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	X		

Sylwadau Ychwanegol / Additional Comments

Ceir pryderon ynghylch y gallu i gyflawni'r safle. Mae'r safle yn ddyraniad preswyl hirsefydlog ac nid oes unrhyw gynnydd pendant wedi'i wneud i'w gyflawni. Mae digon o gyfleoedd ar gyfer datblygiadau preswyl i'w cael mewn mannau eraill o fewn yr anheddiad.

There are concerns at the deliverability of the site. The site represents a longstanding residential allocation and no firm progress has been made on delivery. Sufficient residential opportunities exist within the settlement.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/015/007 CA0905	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Fferm Penywaun , Brynamman / Penywaun Farm, Brynamman	Ardal Safle / Site Area:	1.196ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae rhan fechan o'r safle yn cynnwys tir blaen rhwng dau eiddo presennol a bydd yn aros o fewn y terfynau datblygu. Byddai datblygu gweddill y safle yn arwain at estyniad annerbyniol i'r anheddiad. Mae digon o gyfleoedd ar gyfer datblygiadau preswyl i'w cael o fewn yr anheddiad.

A small part of the site comprises frontage land between two existing properties and will remain within development limits. Development of the remainder of the site would lead to an unacceptable extension to the settlement. Sufficient residential opportunities exist within the settlement.

SeC10 Glanaman ac Y Garnant / Glanamman and Garnant

SR/064/001 CA0033	Tir yn Heol Grenig / Land on Grenig Road	Linc/Link
SR/064/002 CA0173	Tir oddi ar Heol Cowell, Garnant / Land off Heol Cowell, Garnant	Linc/Link
SR/064/003 CA0210	Tir yn Heol Grenig / Land on Grenig Road	Linc/Link
SR/064/004 CA0213	Tir oddi ar Heol y Mynydd / Land off Mountain Rd	Linc/Link
SR/064/005 CA0354	Tir yn Heol Uchaf yr Ysgol / Land at Upper Station Road	Linc/Link
SR/064/006 CA0355	Tir yn Penyrallt, Garnant / Land at Penyrallt, Garnant	Linc/Link
SR/064/007 CA0356	Tir I'r de o Heol Cwmamman / Land South of Cwmamman Road	Linc/Link
SR/064/008 CA0358	Tir i'r gogledd ac yn cynnwys Ty Dyffryn Aman / Land North and including Amman Valley House	Linc/Link
SR/064/009 CA0360	Tir ger Bishop Road / Land off Bishop Road	Linc/Link
SR/064/010 CA0377	Fferm Abernantgoch, Heol Tirycoed / Abernantgoch Farm, Tirycoed Road	Linc/Link
SR/064/011 CA0418	Tir oddi ar Heol Felen, Garnant / Land off Heol Felen, Garnant	Linc/Link
SR/064/012 CA0524	Tir yn Heol Folland, Glanamman / Land off Heol Felen, Garnant	Linc/Link
SR/064/013 CA0657	Tir oddi ar Heol Grenig, Glanamman / Land off Grenig Road, Glanamman	Linc/Link
SR/064/014 CA0708	Tir tu cefn i Heol Tir Y Coed / Land to the rear of Tir Y Coed Road	Linc/Link
SR/064/015 CA0757	Tir yn Maes-y-Bedol, Garnant / Land at Maes-y-Bedol, Garnant	Linc/Link
SR/064/016 CA0841	Tir yn Heol Folland, Glanamman / Land at Folland Road, Glanamman	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/064/001 CA0033	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn Heol Grenig / Land on Grenig Road	Ardal Safle / Site Area:	3.642ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	✓	ACI2 ISA2	-
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai'r datblygiad yn arwain at estyniad afresymegol i'r ffurf drefol. Mae digon o dir wedi eu dyrannu ar gyfer datblygiadau preswyl yn yr anheddiad. Bydd y safle'n sefyll tu allan i'r terfynau datblygu.
Development would lead to an illogical extension of the urban form. There is sufficient residential land allocated in the settlement. The Site will remain outside of limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/064/002 CA0173	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol Cowell, Garnant / Land off Heol Cowell, Garnant	Ardal Safle / Site Area:	0.6969ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments
Rhan o'r safle'n addas am dalgrynnu ar raddfa fechan a chaiff y terfynau datblygu eu diwygio i ganiatáu'r posibilrwydd o ddatblygu ar raddfa fach. O ran gweddill y safle, mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn yr anheddiad i ddarparu ar gyfer ei hangen am dai. Part of the site is considered appropriate for small scale rounding off, and the development limits will be drawn to incorporate this. In terms of the remainder of the site, it is considered that there is sufficient and more suitable land available for development within the settlement to accommodate the housing need.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/064/003 CA0210	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn Heol Grenig / Land on Grenig Road	Ardal Safle / Site Area:	0.7651ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Mae Tywod a Graen (Categori 2) o dan y safle (nid yr ardal sydd wedi'i chynnwys o fewn terfynau datblygu), ond ystyrir bod yr adnodd yn y lleoliad hwn eisoes wedi'i sterileiddio i raddau helaeth gan ei fod o fewn 200m o ddatblygiad sensitif.

Sand and Gravel (Category 2) underlie the site (not the area included within development limits), however the resource at this location is considered to be already largely sterilised as it is within 200m of sensitive development.

Seilwaith a Chyfleustodau / Infrastructure and Utilities

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Rhan o'r safle'n addas am dalgrynnu ar raddfa fechan a chaiff y terfynau datblygu eu diwygio i gynnwys ambell blot. O ran gweddill y safle, mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn yr anheddiad i ddarparu ar gyfer ei hangen am dai.

Part of the site is considered appropriate for small scale rounding off, and the development limits will be drawn to incorporate a few plots. In terms of the remainder of the site, it is considered that there is sufficient and more suitable land available for development within the settlement to accommodate the housing need.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/064/004 CA0213	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol y Mynydd / Land off Mountain Rd	Ardal Safle / Site Area:	0.5161ha
Defnydd Presennol / Existing Use:	Preswyl ac amaethyddol / Residential and agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Rhan o'r safle'n addas am dalgrynnu ar raddfa fechan a chaiff y terfynau datblygu eu diwygio i gynnwys yr elfen hon. O ran gweddill y safle, mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn yr anheddiad i ddarparu ar gyfer ei hangen am dai.

Part of the site is considered appropriate for small scale rounding off, and the development limits will be drawn to incorporate this element. In terms of the remainder of the site, it is considered that there is sufficient and more suitable land available for development within the settlement to accommodate the housing need.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/064/005 CA0354	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn Heol Uchaf yr Ysgol / Land at Upper Station Road	Ardal Safle / Site Area:	0.1385ha
Defnydd Presennol / Existing Use:	Hamdden / Recreation	Defnydd Arfaethedig / Proposed Use:	Defnydd Cymysg / Mixed Use
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	✓	ACI4 ACI5 ISA4 ISA5	-

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae rhan o'r safle o fewn parth perygl llifogydd C2. Ar hyn o bryd mae'r safle wedi'i anodi at ddefnydd hamdden ac mae rhan ohono o fewn y terfynau datblygu. Bydd y terfynau datblygu aros yr un peth ond mae'r anodiad hamdden i gael ei ddileu o'r rhan sydd o fewn y terfynau datblygu i adlewyrchu'r defnydd presennol. Bydd cynigion yn y dyfodol yn cael eu hystyried o dan y polisi.

Part of the site lies within a C2 flood risk zone. The site is currently annotated for recreation use and part is within development limits. Development limits to remain the same but the recreation annotation to be removed from the part within development limits to reflect current use. Future proposals to be determined under policy.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/064/006 CA0355	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn Penyrallt, Garnant / Land at Penyrallt, Garnant	Ardal Safle / Site Area:	0.1691ha
Defnydd Presennol / Existing Use:	Defnydd Cymysg / Mixed Use	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae'r safle wedi'i wahanu wrth ffurf trefol yr anhediad ac nid yw'n addas i'w gynnwys tu fewn y terfynau datblygu.
Dileu'r hanodiad hamdden i adlewyrchu statws presennol y safle a'r caniatâd cynllunio presennol am 3 o dai.
The site is detached from the built form of the settlement and is not appropriate for inclusion within limits.
Recreation annotation to be removed to reflect current status and the extant planning permission for 3 dwellings.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/064/007 CA0356	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir I'r de o Heol Cwmamman / Land South of Cwmamman Road	Ardal Safle / Site Area:	9.99ha
Defnydd Presennol / Existing Use:	Hamdden / Recreation	Defnydd Arfaethedig / Proposed Use:	Defnydd Cymysg / Mixed Use
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History	
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	**X**	ACI4 ACI5 ISA4 ISA5	**+**

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae rhan o'r safle i gael ei hanodi fel man gwyrdd amwynder i adlewyrchu'r defnydd presennol. Oherwydd maint y safle byddai'n amhriodol ei gynnwys o fewn terfynau datblygu. Bydd cynigion am ddatblygiadau yn y dyfodol yn cael eu hystyried o dan y polisi. Part of the site to be annotated as amenity greenspace to reflect current use. Due to the scale of the site it would be inappropriate to include within development limits. Future development proposals will be determined under policy.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/064/008 CA0358	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir i'r gogledd ac yn cynnwys Ty Dyffryn Aman / Land North and including Amman Valley House	Ardal Safle / Site Area:	6.043ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Arall (Ysgrifennwch isod) / Other (Please write below)
		Os arall, nodwch / If other, specify:	Amddiffyn / Protection

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	E/38266

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	Dim yn berthnasol / Not applicable		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle ymgeisiol yn ymwneud â diogelu'r tir
The candidate site relates to the protection of the land.

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	Anhysbys / Unknown		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	✓		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Mae datblygiad a mynediad i'r safle yn amodol ar ddymchwel dwy annedd ar hyd Heol Tirycoed. Mae mynediad i'r safle o'r ysbyty i'r de yn is-safonol ar gyfer datblygiad tai.

Roedd un o’r rhesymau dros wrthod Cais Cynllunio E/38266 ar sail Priffyrdd fel a ganlyn:

'Mae'r cynnig yn groes i bolisïau TR3 a GP1 Cynllun Datblygu Lleol Sir Gaerfyrddin gan nad yw'r cynllun yn cyflwyno mesurau tawelu traffig i liniaru cyflymder uchel ar hyd y rhannau llinol gormodol o gerbytffordd o fewn y datblygiad. Byddai'r fynedfa gefn a gynigiwyd i wasanaethu'r eiddo sy'n wynebu Ffordd Tirycoed yn is-safonol ac yn darparu symudedd cyfyngedig ar gyfer cerbydau ar draul diogelwch priffyrdd ac amwynder preswyl'

Development and access to the site is predicated on the demolition of two dwellings along Tir Y Coed Road. Access to the site from the hospital to the south is substandard for a housing development.

One of the reasons for the refusal of Planning Application E/38266 was on Highway grounds as follows:

The proposal is contrary to policies TR3 and GP1 of the Carmarthenshire Local Development Plan in that the layout fails to introduce traffic calming measures to mitigate against high vehicular speeds along the excessive linear stretches of carriageway within the development. The rear access proposed to serve the properties fronting Tircycoed Road would be substandard and provide limited manoeuvrability for vehicles to the detriment of highway safety and residential amenity.

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-

19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		
Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments			
Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+
Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			

28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	X		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	X		

Sylwadau Ychwanegol / Additional Comments

Mae rhan o'r safle wedi'i gynnwys o fewn terfynau datblygu i adlewyrchu cwrtil hen ysbyty Glanaman. Gweddill y safle i'w eithrio o derfynau datblygu gan y byddai hyn yn arwain at estyniad afresymegol i'r ffurf drefol.

Part of the site has been included within development limits to reflect the curtilage of the former Glanamman hospital. The remainder of the site to be excluded from development limits as this would lead to an illogical extension of the urban form.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/064/009 CA0360	Cyfeirnod y Safle / Site Reference:	T3/8/h9
Cyfeiriad y Safle / Site Address:	Tir ger Bishop Road / Land off Bishop Road	Ardal Safle / Site Area:	0.3202ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle'n anhebygol o gynnwys 5 neu fwy o anheddau. Dileu y dyraniad. Safle i'w gadw tu fewn y terfynau datblygu a bydd yn cyfrannu at yr elfen o gyflenwi safleoedd bach.

It is unlikely that the site could accommodate 5 or more dwellings. Allocation to be removed. Site to remain within development limits and will contribute towards small sites.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/064/010 CA0377	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Fferm Abernantgoch, Heol Tirycoed / Abernantgoch Farm, Tirycoed Road	Ardal Safle / Site Area:	0.5607ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai'r datblygiad yn arwain at estyniad afresymegol i'r ffurf drefol Mae digon o dir ar gael ar gyfer datblygiadau preswyl yn yr anheddiad. Bydd y safle'n aros tu allan i'r terfynau datblygu. Development would lead to an illogical extension of the urban form. There is sufficient residential land allocated in the settlement. The Site will remain outside of limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/064/011 CA0418	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol Felen, Garnant / Land off Heol Felen, Garnant	Ardal Safle / Site Area:	1.572ha
Defnydd Presennol / Existing Use:	Tir Gwag / Vacant Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o dir ar gael ar gyfer datblygiadau preswyl yn yr anheddiad. Bydd y safle'n aros tu allan i'r terfynau datblygu. There is sufficient and more appropriate residential land allocated in the settlement. The Site will remain outside of limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/064/012 CA0524	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn Heol Folland, Glanamman / Land off Heol Felen, Garnant	Ardal Safle / Site Area:	5.604ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai'r datblygiad yn arwain at estyniad afresymegol i'r ffurf drefol. Mae digon o dir ar gael ar gyfer datblygiadau preswyl yn yr anheddiad. Bydd y safle'n aros tu allan i'r terfynau datblygu. Development would lead to an illogical extension of the urban form. There is sufficient residential land allocated in the settlement. The Site will remain outside of limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/064/013 CA0657	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir oddi ar Heol Grenig, Glanamman / Land off Grenig Road, Glanamman	Ardal Safle / Site Area:	0.5767ha
Defnydd Presennol / Existing Use:	Tir Llwyd / Brownfield Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae'r safle wedi'i wahanu oddi wrth y terfynau datblygu a byddai ei gynnwys yn arwain at estyniad afresymegol i'r ffurf drefol . Mae digon o dir wedi ei ddyrannu ar gyfer datblygiadau preswyl yn yr anheddiad. Bydd y safle'n aros tu allan i'r terfynau datblygu. The Site is detached from the current development limits and its inclusion would lead to an illogical extension of the urban form. There is sufficient residential land allocated in the settlement. The Site will remain outside of limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/064/014 CA0708	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir tu cefn i Heol Tir Y Coed / Land to the rear of Tir Y Coed Road	Ardal Safle / Site Area:	1.852ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	E/38266

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	Anhysbys / Unknown		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	✓		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Mae datblygiad a mynediad i'r safle yn amodol ar ddymchwel dwy annedd ar hyd Heol Tirycoed. Mae mynediad i'r safle o'r ysbyty i'r de yn is-safonol ar gyfer datblygiad tai.

Roedd un o'r rhesymau dros wrthod Cais Cynllunio E/38266 ar sail Priffyrdd fel a ganlyn:

'Mae'r cynnig yn groes i bolisïau TR3 a GP1 Cynllun Datblygu Lleol Sir Gaerfyrddin gan nad yw'r cynllun yn cyflwyno mesurau tawelu traffig i liniaru cyflymder uchel ar hyd y rhannau llinol gormodol o gerbytffordd o fewn y datblygiad. Byddai'r fynedfa gefn a gynigiwyd i wasanaethu'r eiddo sy'n wynebu Ffordd Tirycoed yn is-safonol ac yn darparu symudedd cyfyngedig ar gyfer cerbydau ar draul diogelwch priffyrdd ac amwynder preswyl'

Development and access to the site is predicated on the demolition of two dwellings along Tir Y Coed Road. Access to the site from the hospital to the south is substandard for a housing development.

One of the reasons for the refusal of Planning Application E/38266 was on Highway grounds as follows:

The proposal is contrary to policies TR3 and GP1 of the Carmarthenshire Local Development Plan in that the layout fails to introduce traffic calming measures to mitigate against high vehicular speeds along the excessive linear stretches of carriageway within the development. The rear access proposed to serve the properties fronting Tircycoed Road would be substandard and provide limited manoeuvrability for vehicles to the detriment of highway safety and residential amenity.

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-

19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		
Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments			
Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+
Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			

28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Dyrannwyd y safle yn y CDLl Diwygiedig Adneuo 1af, ond mae pryderon bellach ynghylch danfon y safle, gan gynnwys nifer o faterion a gafodd eu nodi wrth wrthod cais cynllunio. Dyraniad i'w dynnu. Mae rhan o'r safle wedi'i gynnwys o fewn terfynau datblygu I adlewyrchu cwrtil hen ysbyty Glanaman.

Site was allocated in the 1st Deposit Revised LDP, but there are now concerns at the deliverability of the site, including a number of issues that were set out in the refusal of a planning application. Allocation to be removed. Part of the site has been included within development limits to reflect the curtilage of the former Glanamman hospital.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/064/015 CA0757	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn Maes-y-Bedol, Garnant / Land at Maes-y-Bedol, Garnant	Ardal Safle / Site Area:	2.159ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai'r datblygiad yn arwain at estyniad afresymegol i'r ffurf drefol Mae digon o dir ar gael ar gyfer datblygiadau preswyl yn yr anheddiad. Bydd y safle'n aros tu allan i'r terfynau datblygu. Development would lead to an illogical extension of the urban form. There is sufficient residential land allocated in the settlement. The Site will remain outside of limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/064/016 CA0841	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn Heol Folland, Glanamman / Land at Folland Road, Glanamman	Ardal Safle / Site Area:	1.332ha
Defnydd Presennol / Existing Use:	Hen Feithrinfa Ardd / Former Garden Nursery	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai'r datblygiad yn arwain at estyniad afresymegol i'r ffurf drefol. Mae digon o dir ar gael ar gyfer datblygiadau preswyl yn yr anheddiad. Bydd y safle'n aros tu allan i'r terfynau datblygu. There is sufficient and more appropriate residential land allocated in the settlement. The Site will remain outside of limits.

SeC11 Pontyberem & Bancffosfelen

CA0015 SR/138/001	Tir ger 16 Capel Ifan / Land Adjacent to 16 Capel Ifan	Linc/Link
CA0048 SR/138/002	Tir ger 55 Greenfield Terrace / Land adjacent to 55 Greenfield Terrace	Linc/Link
CA0073 / SR/138/003	Tir yn Foxes Cross, Hen Heol y Banc / Land at Foxes Cross, Hen Heol y Banc	Linc/Link
CA0137 / SR/138/004	Fferm Myrtlebury, Heol Llannon. / Rear of Myrtlebury Farm, Llannon Rd	Linc/Link
CA0138 SR/138/005	Caeau ger 87 Heol Llannon / Field adjacent 87 Llannon Rd.	Linc/Link
CA0145 SR/138/006	Tir oddi ar Gwendraeth Row, Heol Llannon.	Linc/Link
CA0150 / SR/138/007	Tir ger Neuadd Kingdom, Heol Llannon / Land adjacent to Kingdom Hall, Llannon Rd.	Linc/Link
CA0153 SR/138/008	Tir tu gefn i Ash Grove / Land rear of Ash Grove	Linc/Link
CA0154 SR/138/009	Cae I'r gogledd o Gwendraeth Row, Pontyberem / Field North of Gwendraeth Row, Pontyberem	Linc/Link
SR/138/010	Tir oddi ar Min-y-graig / Land off Min-y-graig	Linc/Link
SR/138/011	Tir oddi ar Greenfield Terrace / Land off Greenfield Terrace	Linc/Link
SR/138/012	Tir ar Brandy Way / Land at Brandy Way	Linc/Link
SR/138/013	Tir yn Heol y Banc / Land at Heol y Banc	Linc/Link
SR/138/014	Heol Mynachlog Road, Pontyberem	Linc/Link
CA0519 / SR/138/015	Tir cyfagos i Lwynpiod, Bancffosfelen	Linc/Link
SR/138/016	Tir yn Fferm Capel Ifan / Land at Capel Ifan Farm	Linc/Link
SR/138/017	Fferm Trallwm Farm, Bancffosfelen	Linc/Link
SR/138/018	Tir yn Ffynnon Fach, Bancffosfelen / Land at Ffynnon Fach, Bancffosfelen	Linc/Link
SR/138/019	Fferm Trallwm, Bancffosfelen / Trallwm Farm, Bancffosfelen	Linc/Link
SR/138/020	Tir yn Heol Capel Seion, Pontyberem / Land at Capel Seion Road, Pontyberem	Linc/Link

SR/138/021	Tir yn Heol Capel Ifan, Pontyberem / Land at Heol Capel Ifan, Pontyberem	Linc/Link
SR/138/022	Tir yn Fferm Llwynpiod, Banffosfelen / Land at Llwynpiod Farm, Banffosfelen	Linc/Link
SR/138/023	Tir yn Ffynnon Fach, Bancffosfelen / Land at Ffynnon Fach, Bancffosfelen	Linc/Link
SR/138/024	Plot oddi ar Heol Capel Ifan, Pontyberem / Plot off Heol Capel Ifan, Pontyberem	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	CA0015 SR/138/001	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir ger 16 Capel Ifan / Land Adjacent to 16 Capel Ifan	Ardal Safle / Site Area:	0.065ha
Defnydd Presennol / Existing Use:	Preswyl, Gardd / Residential, Garden	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments
Ni all y safle gynnwys 5 neu fwy o anheddau. Byddai cynnwys y safle yn arwain at estyniad afresymegol i'r terfynau datblygu. The site cannot accommodate 5 or more dwellings. Inclusion of the site would result in an illogical extension to the development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0048 SR/138/002	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir ger 55 Greenfield Terrace / Land adjacent to 55 Greenfield Terrace	Ardal Safle / Site Area:	0.1394ha
Defnydd Presennol / Existing Use:	Tir Amaethyddol / Agricultural Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ni all y safle gynnwys 5 neu fwy o anheddau. Byddai datblygu'r safle'n arwain at ymestyn patrwm ddatblygiad hirgul oddi wrth brif ardal adeiledig y pentref gyda'i gwasanaethau a chyfleusterau.

The site cannot accommodate 5 or more dwellings. Development of the site would result in extending a ribbon pattern extending development away from the main built up centre of the village and its services and facilities.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	CA0073 / SR/138/003	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn Foxes Cross, Hen Heol y Banc / Land at Foxes Cross, Hen Heol y Banc	Ardal Safle / Site Area:	0.106ha
Defnydd Presennol / Existing Use:	Tir Amaethyddol / Agricultural Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments
Ni all y safle gynnwys 5 neu fwy o anheddau. Byddai cynnwys y safle yn arwain at estyniad afresymegol i'r terfynau datblygu. The site is unlikely to accommodate 5 or more dwellings. Inclusion of the site would result in an illogical extension of the development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	CA0137 / SR/138/004	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Fferm Myrtlebury, Heol Llannon. / Rear of Myrtlebury Farm, Llannon Rd	Ardal Safle / Site Area:	0.1966ha
Defnydd Presennol / Existing Use:	Preswyl / Residential	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b			
Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score +/-**
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-
Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments			
Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	**Anhysbys / Unknown**		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	X	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	-
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+

16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		
Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments			
Y Gymraeg / Welsh Language			

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae'r safle wedi ei wahanu oddi wrth yr anheddiad a byddai ei gynnwys yn afresymegol.

The site is divorced from the existing settlement and its inclusion would be illogical.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	CA0138 SR/138/005	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Caeau ger 87 Heol Llannon / Field adjacent 87 Llannon Rd.	Ardal Safle / Site Area:	2.667ha
Defnydd Presennol / Existing Use:	Tir Amaethyddol / Agricultural Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b			
Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score +/-**
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-
Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments			
Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	**Anhysbys / Unknown**		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+

16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		
Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments			
Y Gymraeg / Welsh Language			

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o dir mwy addas ar gael ar gyfer datblygiadau yn y pentref i ddarparu ar gyfer ei hangen am dai. Byddai cynnwys y safle yn arwain at estyniad o'r anheddiad i'r de, oddi wrth brif ardal adeiledig y pentref gyda'i gwasanaethau a chyfleusterau a byddai'n newid cymeriad y pentref.

There is plenty of more suitable land available for development in the village to accommodate its housing need. The inclusion of the site would result in an extension of the settlement to the south, away from the main built-up area of the village with its services and facilities and would change the character of the village.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	CA0145 SR/138/006	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir oddi ar Gwendraeth Row, Heol Llannon.	Ardal Safle / Site Area:	4.386ha
Defnydd Presennol / Existing Use:	Tir Amaethyddol / Agricultural Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments			
Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b			
Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score +/-**
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-
Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments			
Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	**Anhysbys / Unknown**		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	**Anhysbys / Unkown**		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+

16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	✓	ACI4 ACI5 ISA4 ISA5	-
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		
Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments			

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o dir mwy addas ar gael ar gyfer datblygiadau yn y pentref i ddarparu ar gyfer ei hangen am dai. Hab ddatblygu T3/6/h6 ni fyddai'r datblygiad yma â pherthynas dda I'r ffurf trefol presennol, mae ei addasrwydd felly'n ddibynnol ar gyflawni safle arall. Yn ogystal, mae'r ffin gogleddol a'r heol mynediad tu fewn i barth 3 dŵr wyneb a chyrsiau dŵr bach ym Mapiu Llifogydd ar gyfer Cynllunio.

There is sufficient and more suitable land available for development within the village to accommodate its housing need. Without the development of T3/6/h6 this development would not be well-related to the exisitng built form, its suitability is therefore dependant upon the delivery of another site. Furthermore, the northern boundary and adjoinng access road fall within flood zone 3 surface water and small watercourses as shown in the Flood Map for Planning.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	CA0150 / SR/138/007	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir ger Neuadd Kingdom, Heol Llannon / Land adjacent to Kingdom Hall, Llannon Rd.	Ardal Safle / Site Area:	2.555ha
Defnydd Presennol / Existing Use:	Tir Amaethyddol / Agricultural Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments			
Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b			
Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score +/-**
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-
Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments			
Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+

16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		
Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments			
Y Gymraeg / Welsh Language			

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o dir mwy addas ar gael ar gyfer datblygiadau yn y pentref i ddarparu ar gyfer ei hangen am dai. Mae'r safle o faint byddai'n newid cymeriad ac amgylchiadau'r pentref.

There is sufficient and more suitable land available for development within the village to accommodate its housing need. The site is of such a scale that it would change the character and setting of the settlement.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0153 SR/138/008	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir tu gefn i Ash Grove / Land rear of Ash Grove	Ardal Safle / Site Area:	0.6751ha
Defnydd Presennol / Existing Use:	Agricultural Land / Tir Amaethyddol	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b			
Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score +/-**
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-
Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments			
Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments			
Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Ceir pryderon ynghylch cydweddoldeb y tir cyflogaeth cyfagos a'i effaith ar amwynder yr anheddau arfaethedig. Mae digon o dir mwy addas ar gael ar gyfer datblygiadau yn y pentref i ddarparu ar gyfer ei hangen am dai.

There are concerns regarding the compatibility of the adjoining employment land and its impact upon the amenity of the proposed dwellings. There is sufficient and more suitable land available for development within the village to accommodate its housing need.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	CA0154 SR/138/009	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Cae I'r gogledd o Gwendraeth Row, Pontyberem / Field North of Gwendraeth Row, Pontyberem	Ardal Safle / Site Area:	1.718ha
Defnydd Presennol / Existing Use:	Tir Amaethyddol / Agricultural Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments			
Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b			
Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score +/-**
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-
Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments			
Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	X		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	**Anhysbys / Unknown**		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+

16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	✓	ACI4 ACI5 ISA4 ISA5	-
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		
Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments			
Y Gymraeg / Welsh Language			

27. A oes gan leoliad a / neu raddfa’r safle’r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Mae digon o dir mwy addas ar gael ar gyfer datblygiadau yn y pentref i ddarparu ar gyfer ei hangen am dai. Mae'r safle o raddfa fawr ac mae'n anhebygol gall yr heol mynediad gwasanaethu'r datblygiad.

There is sufficient and more suitable land available for development within the village to accommodate its housing need. The site is of a large scale and it is unlikely that exisitng vehicular access could accommodate the development.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0232	Cyfeirnod y Safle / Site Reference:	SR/138/010
Cyfeiriad y Safle / Site Address:	Tir oddi ar Min-y-graig Land off Min-y-graig	Ardal Safle / Site Area:	0.7636ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History	
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Mae'r safle mewn lleoliad uchel ar gyrion yr anheddiad a'i dopograffi'n llethri i fyny i gyfeiriad y gogledd. Mae datblygiad preswyl gyferbyn â'r safle ac yn union i'r de, ond mae'r safle ei hun a'r ardal gyfagos yn agored o ran natur ac yn amlwg o achos ei safle uchel. Byddai datblygiad yn y lleoliad hwn yn newid natur agored yr ardal ac yn newid cymeriad a lleoliad y rhan hon o'r anheddiad o achos ei safle amlwg.

The site is at an elevated position at the edge of the settlement and its topography slopes upwards in a northerly direction. There is residential development opposite the site and immediately to the south, but the site itself and the surrounding area is open in nature and prominent given its elevated position. Development at this location would change the openness of the area and change the character and setting of this part of the settlement given its prominent position.

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		

13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	✓	ACI7 ISA7	-
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			

Fe amcangyfrifir bod y safle cyfan yn cynnwys tir amaethyddol o ansawdd uchel, wedi ei nodi'n gradd 3a.

It is estimated that the whole site contains high quality agricultural land, noted as grade 3a.

Seilwaith a Chyfleustodau / Infrastructure and Utilities

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad o achos y resymau a nodir uchos a'i leoliad ar ymyl y pentref ac i ffwrdd o'r brif ardal adeiledig. Ymhellach, mae'r safle cyfan yn cynnwys tir amaethyddiaeth o radd uchel ac mae digon o dir mwy addas ar gael ar gyfer datblygiadau yn y pentref i ddarparu ar gyfer ei hangen am dai.

pentref i ddarpara ar gyfer ei hangen am dai.

Developing the site would have a damaging effect on the character and setting of the settlement for the reasons outlined above and due to its location at the edge of the settlement and away from the main built-up area. Furthermore, the site contains high grade agricultural land and there is sufficient, more suitable land available for development in the settlement to deliver its housing need.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	CA0233	Cyfeirnod y Safle / Site Reference:	SR/138/011
Cyfeiriad y Safle / Site Address:	Tir oddi ar Greenfield Terrace Land off Greenfield Terrace	Ardal Safle / Site Area:	0.2604ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ni all y safle gynnwys 5 neu fwy o anheddau. Fodd bynnag, o achos ei leoliad cyferbyn â datblygiad presennol mae yna gyfleoedd am dalgrynnu, a chaiff y safle ei gynnwys tu fewn i'r terfynau datblygu.

The site is unlikely to accommodate 5 or more dwellings. However, given its location opposite existing development and the opportunities offered for 'rounding off' the site will be included within the development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0263	Cyfeirnod y Safle / Site Reference:	SR/138/012
Cyfeiriad y Safle / Site Address:	Tir ar Brandy Way Land at Brandy Way	Ardal Safle / Site Area:	0.8288ha
Defnydd Presennol / Existing Use:	Coed a Phrysgwydd Trees and Scrub	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Mae darn fach o'r rhan deheuol o'r safle tu fewn ardal diogelu mwynau.
A small portion of the southern part of the site falls within a mineral safeguarding area.

Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai datblygu'r safle yn golygu cael gwared ar y llystyfiant presennol ar y safle a byddai'n effeithio ar goed sy'n destun Gorchmynion Cadw Coed gan effeithio ar gymeriad a lleoliad y pentref. Ystyrir bod safleoedd eraill mwy addas ar gael o fewn y pentref i ddarparu ar gyfer ei hangen am dai.

Development of the site would require the removal of existing vegetation on site and would impact upon trees subject to Tree Preservation Orders thus impacting upon the character and setting of the village. It is considered that there are other more suitable sites available within the village to meet its housing need.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0287	Cyfeirnod y Safle / Site Reference:	SR/138/013
Cyfeiriad y Safle / Site Address:	Tir yn Heol y Banc Land at Heol y Banc	Ardal Safle / Site Area:	0.1734ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ni all y safle gynnwys 5 neu fwy o anheddau. Byddai cynnwys y safle tu fewn i'r terfynau datblygu yn arwain at estyniad afresymegol i'r anheddiad.

The site cannot accommodate 5 or more dwellings. Its inclusion within the development limits would be an illogical extension to the settlement.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0394	Cyfeirnod y Safle / Site Reference:	SR/138/014
Cyfeiriad y Safle / Site Address:	Heol Mynachlog Road, Pontyberem	Ardal Safle / Site Area:	0.4774ha
Defnydd Presennol / Existing Use:	Marchogol Equestrian	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	**X**	ACI1 ISA1	--

Sylwadau Ychwanegol / Additional Comments

Nid yw'r safle'n cydymffurfio â darpariaethau'r Strategaeth a Ffefrir, gan ei fod ar wahân i'r anheddiad a byddai'n arwain at ddatblygiad mewn cefn gwlad agored.

The site does not comply with the provisions of the Preferred Strategy as it is divorced from the settlement and would result in development in the open countryside.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0519 / SR/138/015	Cyfeirnod y Safle / Site Reference:	T3/6/h2
Cyfeiriad y Safle / Site Address:	Tir cyfagos i Lwynpiod, Bancffosfelen	Ardal Safle / Site Area:	2.2ha
Defnydd Presennol / Existing Use:	Tir Amaethyddol / Agricultural Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		✓	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b			
Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score +/-**
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-
Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments			
Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	**Anhysbys / Unknown**		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+

16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		
Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments			
Y Gymraeg / Welsh Language			

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	X		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Safle i'w ddad-dyrannu. Ceir pryderon ynghylch y gallu i gyflawni'r safle. Mae digon o dir preswyl wedi ei dyrannu yn yr anheddiad.

Allocation to be removed. There are concerns regarding the deliverability of the site. There is sufficient residential land allocated in the settlement.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0561	Cyfeirnod y Safle / Site Reference:	SR/138/016
Cyfeiriad y Safle / Site Address:	Tir yn Fferm Capel Ifan Land at Capel Ifan Farm	Ardal Safle / Site Area:	0.7452ha
Defnydd Presennol / Existing Use:	Cae Gwag Vacant Field	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History		S/18128	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Seilwaith a Chyfleustodau / Infrastructure and Utilities

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle yn arwain at estyniad afresymegol i'r terfynau datblygu.
Inclusion of the site would result in an illogical extension to the development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0630	Cyfeirnod y Safle / Site Reference:	SR/138/017
Cyfeiriad y Safle / Site Address:	Fferm Trallwm Farm, Bancffosfelen	Ardal Safle / Site Area:	7.964ha
Defnydd Presennol / Existing Use:	Lloches Anifeiliaid ac Amaethyddiaeth Animal Sanctuary and Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	✓	ACI7 ISA7	-
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Fe amcangyfrifir bod tua 9% o'r safle'n gorwedd dros dir mawn.

It is estimated that approximately 9% of the site overlies peatland.

Seilwaith a Chyfleustodau / Infrastructure and Utilities

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle yn arwain at estyniad afresymegol i'r terfynau datblygu a maint sylweddol y safle'n cael effaith negyddol ar gymeriad yr ardal.
Inclusion of the site would result in an illogical extension to the development limits and the site's significant scale have a negative effect on the locality's character.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	CA0753	Cyfeirnod y Safle / Site Reference:	SR/138/018
Cyfeiriad y Safle / Site Address:	Tir yn Ffynnon Fach, Bancffosfelen Land at Ffynnon Fach, Bancffosfelen	Ardal Safle / Site Area:	0.4057ha
Defnydd Presennol / Existing Use:	Tŷ Fferm ac Ysguboriau Gysylltiedig Farmhouse and Associated Barns	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ni all y safle gynnwys 5 neu fwy o anheddau. Mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn y pentref i ddarparu ar gyfer ei hangen am dai.

The site cannot accommodate 5 or more dwellings. There is sufficient and more suitable land available for development within the village to meet its housing need.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0758	Cyfeirnod y Safle / Site Reference:	SR/138/019
Cyfeiriad y Safle / Site Address:	Fferm Trallwm, Bancffosfelen Trallwm Farm, Bancffosfelen	Ardal Safle / Site Area:	6.621ha
Defnydd Presennol / Existing Use:	Marchogol Equestrian	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	✓	ACI7 ISA7	-
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Fe amcangyfrifir bod tua 11% o'r safle'n gorwedd dros dir mawn.

It is estimated that approximately 11% of the site overlies peatland.

Seilwaith a Chyfleustodau / Infrastructure and Utilities

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle yn arwain at estyniad afresymegol i'r terfynau datblygu a maint sylweddol y safle'n cael effaith negyddol ar gymeriad yr ardal.
Inclusion of the site would result in an illogical extension to the development limits and the site's significant scale have a negative effect on the locality's character.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	CA0787	Cyfeirnod y Safle / Site Reference:	SR/138/020
Cyfeiriad y Safle / Site Address:	Tir yn Heol Capel Seion, Pontyberem Land at Capel Seion Road, Pontyberem	Ardal Safle / Site Area:	0.4687ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-

15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	✓	ACI6 ISA6	-
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		

25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai datblygu'r safle'n arwain at batrwm datblygu hirgul byddai'n ymestyn datblygiad i ffwrdd o'r dref gyda'i gwasanaethau a chyfleusterau.

Development of the site would result in a ribbon pattern extending development away from the main built up centre of the village and its services and facilities.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0832	Cyfeirnod y Safle / Site Reference:	SR/138/021
Cyfeiriad y Safle / Site Address:	Tir yn Heol Capel Ifan, Pontyberem Land at Heol Capel Ifan, Pontyberem	Ardal Safle / Site Area:	0.8215ha
Defnydd Presennol / Existing Use:	Coedwig / Amaethyddiaeth Woodland / Agriculture	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle yn arwain at estyniad afresymegol i'r terfynau datblygu.

Inclusion of the site would result in an illogical extension to the development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0876	Cyfeirnod y Safle / Site Reference:	SR/138/022
Cyfeiriad y Safle / Site Address:	Tir yn Fferm Llwynpiod, Banffosfelen Land at Llwynpiod Farm, Banffosfelen	Ardal Safle / Site Area:	0.5122ha
Defnydd Presennol / Existing Use:	Tŷ Fferm ac Adeiladau Allanol Farmhouse and Outbuildings	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'n anhebygol gall y safle cynnwys 5 o dai neu'n fwy. Y safle i'w gynnwys tu fewn i'r terfynnau ddatblygu i ganiatau cyfle am ddatblygiad ar raddfa fach.

It is unlikely the site could accommodate 5 or more dwellings. The site is included within the development limits to allow for small scale opportunity.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0917	Cyfeirnod y Safle / Site Reference:	SR/138/023
Cyfeiriad y Safle / Site Address:	Tir yn Ffynnon Fach, Bancffosfelen Land at Ffynnon Fach, Bancffosfelen	Ardal Safle / Site Area:	4.956ha
Defnydd Presennol / Existing Use:	Amaethyddiaeth Agricultre	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		✓	
Hanes Cynllunio Perthnasol / Relevant Planning History		Mae rhan o'r safle wedi ei ddyrannu / Part of the site is allocated S/37090; S/32841; S/29117; S/32632; S/32633; S/20081; S/22034; S/23231; S/26236	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			
Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment			
Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Mae'r safle ymgeisio'n mesur 4.956 hectar sydd o raddfa sylweddol i'r anheddiadau o Banffosfelen a Phontyberem. Byddai datblygu'r safle cyfan yn debygol o gael effaith negyddol ar gymeriad yr anheddiadau yma ac amgylchiadau Bancffosfelen.

The candidate site measures 4.956 hectares which is of a significant scale for the settlements of Bancffosfelen and Pontyberem. The development of the entire site would likely have a negative impact upon the character of these settlements and the setting of Bancffosfelen.

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		

12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+

Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaethau Amgylcheddol / Environmental Considerations

17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	✓	ACI7 ISA7	-
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments
Fe amcangyfrifir bod tua 23% o'r safle'n gorwedd dros dir mawn ac mae rhan fechan o'r safle ar ei bwynt mwyaf gogleddol tu fewn ardal diogelu mwynau. It is estimated that approximately 23% of the site overlies peatland and a small section of the site at its northernmost point falls within a mineral safeguarding area.

Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments
Am y rheswm a nodir uchod ynghylch graddfa'r safle fe ystyrir bod yn anaddas dyrannu'r safle cyfan. Modd

bynnag, mae rhan o'r safle i'w ddynodi at ddefnydd preswyl (cyfeirnod y safle yw SeC11/h2).

For the reason outline above relating to the site’s scale, it is considered unsuitable to allocate the whole site. However, a part of the site will be allocated for residential use (site reference SeC11/h2).

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0925	Cyfeirnod y Safle / Site Reference:	SR/138/024
Cyfeiriad y Safle / Site Address:	Plot oddi ar Heol Capel Ifan, Pontyberem Plot off Heol Capel Ifan, Pontyberem	Ardal Safle / Site Area:	0.0756ha
Defnydd Presennol / Existing Use:	Tiw Gwag Vacant Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ni all y safle gynnwys 5 neu fwy o anheddau. Byddai cynnwys y safle yn arwain at estyniad afresymegol i'r terfynau datblygu.

The site cannot accommodate 5 or more dwellings. Inclusion of the site would result in an illogical extension to the development limits.

SuV25 Llannon

SR/100/002	Tir yn Bont Morlais -i'r de o Llannon / Land at Bont Morlais South of Llannon	Linc/Link
SR/100/003	Fferm Coed Derwen, Llwynteg, 1.5Km Dwyrain / Coed Derwen Farm, Llwynteg, 1.5Km East of Llannon	Linc/Link
SR/100/004	Ti yn Heol y Ffynnon / Land off Fountain Road	Linc/Link
SR/100/006	Tir ger Heol y Plas / Land off Heol y Plas	Linc/Link
SR/100/007	Tir gyferbyn Erw Non, Heol y Plas . Land opposite Erw Non, Heol y Plas	Linc/Link
SR/100/008	Tir ger Heol y Plas . Land off Heol y Plas	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0077	Cyfeirnod y Safle / Site Reference:	SR/100/002
Cyfeiriad y Safle / Site Address:	Tir yn Bont Morlais -i'r de o Llannon / Land at Bont Morlais South of Llannon	Ardal Safle / Site Area:	2.207ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Arall (Ysgrifennwch isod) / Other (Please write below)
		Os arall, nodwch / If other, specify:	Gwarchod / Protection
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	**X**	ACI1 ISA1	--

Sylwadau Ychwanegol / Additional Comments

Mae’r cynigydd am warchod safle. Nid yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir. Ni chaiff y safle ei ddyrannu.

The proponent seeks protection of the site. The site is not within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy. The site will not be allocated.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0117	Cyfeirnod y Safle / Site Reference:	SR/100/003
Cyfeiriad y Safle / Site Address:	Fferm Coed Derwen, Llwynteg, 1.5Km Dwyrain Coed Derwen Farm, Llwynteg, 1.5Km East of Llannon	Ardal Safle / Site Area:	9.9999ha
Defnydd Presennol / Existing Use:	Bridfa Ceffylau / Equine Stud	Defnydd Arfaethedig / Proposed Use:	Arall (Ysgrifennwch isod) / Other (Please write below)
		Os arall, nodwch / If other, specify:	Twristiaeth - Cyflogaeth / Tourism and Employment
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	**X**	ACI1 ISA1	--

Sylwadau Ychwanegol / Additional Comments

Mae'r cynigydd am warchod safle. Nid yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir. Ni chaiff y safle ei ddyrannu.

The proponent seeks protection of the site. The site is not within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy. The site will not be allocated.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0470	Cyfeirnod y Safle / Site Reference:	SR/100/004
Cyfeiriad y Safle / Site Address:	Ti yn Heol y Ffynnon / Land off Fountain Road	Ardal Safle / Site Area:	1.432ha
Defnydd Presennol / Existing Use:	Tir Las / Greenfield	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History		S/30669	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	✓	ACI7 ISA7	-
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Mae'r safle'n cynnwys mawn ac felly nid yw'n addas am ddatblygiad. The site contains peat and is therefore not considered suitable for development			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		
Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments			
Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+
Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		
Sylwadau Ychwanegol / Additional Comments			

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0599	Cyfeirnod y Safle / Site Reference:	SR/100/006
Cyfeiriad y Safle / Site Address:	Tir ger Heol y Plas / Land off Heol y Plas	Ardal Safle / Site Area:	1.196ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Byddai datblygu'r safle'n arwain at batrwm datblygu hirgulyn groes i egwyddorion cynllunio cyffredinol.

Development of the site would result in a ribbon pattern of development contrary to general planning principles.

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		
Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments			
Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+
Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	X		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	X		
Sylwadau Ychwanegol / Additional Comments			

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0634	Cyfeirnod y Safle / Site Reference:	SR/100/007
Cyfeiriad y Safle / Site Address:	Tir gyferbyn Erw Non, Heol y Plas . Land opposite Erw Non, Heol y Plas	Ardal Safle / Site Area:	1.196ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Byddai datblygu'r safle'n arwain at batrwm datblygu hirgulyn groes i egwyddorion cynllunio cyffredinol.

Development of the site would result in a ribbon pattern of development contrary to general planning principles.

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		
Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments			
Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+
Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	X		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	X		
Sylwadau Ychwanegol / Additional Comments			

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0808	Cyfeirnod y Safle / Site Reference:	SR/100/008
Cyfeiriad y Safle / Site Address:	Tir ger Heol y Plas . Land off Heol y Plas	Ardal Safle / Site Area:	3.252ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn y pentref i ddarparu ar gyfer ei hangen am dai. Byddai'r datblygiad rhesymegol o'r safle a'i berthynas i'r ffurf trefol presennol yn ddibynnol ar ddarparu safle SC34/h5 (SR/100/005). Heb ddatblygu SC34/h5 (SuV25/h1) byddai'r safle'n ymddangos yn amherthnasol i'r ffurf trefol presennol ac yn arwain at batrwm darniog o ddatblygiad. Yn ogystal, byddai safle o'r maint yma yn rhy fawr am yr anheddiad a gall cael effaith negyddol ar gymeriad.

There is sufficient and more suitable land available for development within the village to accommodate its housing need. The logical development of this site and its relationship to the existing built form would depend upon the delivery of site SC34/h5 (SR/100/005). Without the development of SC34/h5 (SuV25/h1) the site appears unrealted to the existing urban form and would result in a fragmented pattern of development. Furthermore, a site of this scale would be too large for the settlement and could have a negative impact upon its character.

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		

12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+

Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments

Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	X		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	X		

Sylwadau Ychwanegol / Additional Comments

SuV26 Llanedi

SR/084/001	Tir tu gefn Clos y Deri a nesa I Heol Troeon Bach / Land behind Clos y Deri and next to Heol Troeon Bach	Linc/Link
SR/084/002	Tir gyferbyn Ysgol Llanedi / Land opposite Llanedi School	Linc/Link
SR/084/003	Tir rhwng Ysgol Llanedi a Gwal yr Uwch / Land between Llanedi School and Gwal yr Uwch	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0566	Cyfeirnod y Safle / Site Reference:	SR/084/001
Cyfeiriad y Safle / Site Address:	Tir tu gefn Clos y Deri a nesa I Heol Troeon Bach / Land behind Clos y Deri and next to Heol Troeon Bach	Ardal Safle / Site Area:	1.629ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			
Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment			

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	X		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	X		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	X		

Sylwadau Ychwanegol / Additional Comments

Ceir pryderon ynghylch y gallu i gyflawni'r safle gan gynnwys priffyrdd / mynediad a diffyg sicrwydd ynghylch y perchnogaeth. Bydd y safle'n aros tu fas terfynau datblygu..

There are notable deliverability concerns, including highways / access context and a lack of certainty with regards site ownership. The site will remain outside of the development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0567	Cyfeirnod y Safle / Site Reference:	SR/084/002
Cyfeiriad y Safle / Site Address:	Tir gyferbyn Ysgol Llanedi / Land opposite Llanedi School	Ardal Safle / Site Area:	1.199ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	X		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	X		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	X		

Sylwadau Ychwanegol / Additional Comments

Byddai datblygiad yn arwain at ddatblygiad gwasgaredig ac fyddai'n estyniad afresymegol i'r ffurf drefol. Mae yna diffyg sicrwydd ynghylch perchnogaeth y safle. Bydd y safle'n aros tu fas terfynau datblygu.

Development would lead to a sporadic form of development and would be an illogical extension of the urban form. There is lack of certainty in terms of site ownership. The site will remain outside of the development limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0568	Cyfeirnod y Safle / Site Reference:	SR/084/003
Cyfeiriad y Safle / Site Address:	Tir rhwng Ysgol Llanedi a Gwal yr Uwch / Land between Llanedi School and Gwal yr Uwch	Ardal Safle / Site Area:	1.068ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	X		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	X		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	X		

Sylwadau Ychwanegol / Additional Comments

Byddai datblygiad yn arwain at ddatblygiad gwasgaredig ac fyddai'n estyniad afresymegol i'r ffurf drefol. Mae yna diffyg sicrwydd ynghylch perchnogaeth y safle. Bydd y safle'n aros tu fas terfynau datblygu.

Development would lead to a sporadic form of development and would be an illogical extension of the urban form. There is lack of certainty in terms of site ownership. The site will remain outside of the development limits.

SuV28 Cwmgwili

SR/040/001	Tir ger Heol Thornhill / Land off Thornhill Road	Linc/Link
SR/040/002	Tir yn Blaen Gwili oddi ar Heol y Deri / Land off Blaen Gwili off Heol y Deri	Linc/Link
SR/040/003	Tir ger Plas y Bryn / Land adjacent to Plas y Bryn, Cwmgwili	Linc/Link
SR/040/005	Tir yn Gwili Hill, Heol Lotwen, Cwmgwil / iLand at Gwili Hill, Lotwen Road	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0212	Cyfeirnod y Safle / Site Reference:	SR/040/001
Cyfeiriad y Safle / Site Address:	Tir ger Heol Thornhill / Land off Thornhill Road	Ardal Safle / Site Area:	0.4986ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Byddai'r datblygiad yn arwain at estyniad afresymegol i'r ffurf drefol. Caiff y safle ei gadw tu allan I'r terfynau datblygu.

Development would lead to a sporadic form of development and would be an illogical extension of the urban form. The site will remain outside of the development limits.

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	X		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		

13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			

Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		
Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments			
Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+
Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		
Sylwadau Ychwanegol / Additional Comments			

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0639	Cyfeirnod y Safle / Site Reference:	SR/040/002
Cyfeiriad y Safle / Site Address:	Tir yn Blaen Gwili oddi ar Heol y Deri Land off Blaen Gwili off Heol y Deri	Ardal Safle / Site Area:	1.321ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Byddai'r datblygiad yn arwain at estyniad afresymegol i'r ffurf drefol. Caiff y safle ei gadw tu allan I'r terfynau datblygu.

Development would lead to a an illogical extension of the urban form. The site will remain outside of the development limits.

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	X		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		

13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			

Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		
Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments			
Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+
Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	X		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	X		
Sylwadau Ychwanegol / Additional Comments			

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0678	Cyfeirnod y Safle / Site Reference:	SR/040/003
Cyfeiriad y Safle / Site Address:	Tir ger Plas y Bryn / Land adjacent to Plas y Bryn, Cwmgwili	Ardal Safle / Site Area:	1.109ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	✓	ACI2 ISA2	-
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle wedi'i leoli'n union wrth ymyl safle sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur.

The site is located immediately adjacent to a site designated for importance to nature conservation.

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	X	ACI8 ACI9 ISA8 ISA9	+
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		

13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			

Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	X		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	X		

Sylwadau Ychwanegol / Additional Comments

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	CA08585	Cyfeirnod y Safle / Site Reference:	SR/040/005
Cyfeiriad y Safle / Site Address:	Tir yn Gwili Hill, Heol Lotwen, Cwmgwili Land at Gwili Hill, Lotwen Road	Ardal Safle / Site Area:	1.544ha
Defnydd Presennol / Existing Use:	Amaethyddol / Cwmgwili	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Byddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad. Yn bellach, mae digon o dir mwy addas ar gael ar gyfer datblygiadau preswyl yn yr ardal i ddarparu ar gyfer ei hangen am dai. Development of the site would have a detrimental impact on the character and setting of the settlement. Furthermore, there is sufficient and more suitable land available for development within the settlement to accommodate its housing need.

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		

13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw’r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw’r safle wedi’i leoli o fewn neu’n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			

Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language			
27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	X		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	X		

Sylwadau Ychwanegol / Additional Comments

SuV29 Foelgastell

SR/062/001 CA0156	Tir wrth Heol Gelli, Foelgastell / Land off Heol Gelli, Foelgastell	Linc/Link
SR/062/002 CA0190	Tir yn Waundeg, Heol Dinefwr / Land at Waundeg, Heol Dinefwr	Linc/Link
SR/062/003 CA0225	Tir ger Barafundle, Heol Dinefwr / Land adjacent Barafundle, Heol Dinefwr	Linc/Link
SR/062/004 CA0271	Dynevor Lodge / Dynevor Lodge	Linc/Link
SR/062/005 CA0589	Tir yn Parc Newydd / Land at Parc Newydd	Linc/Link
SR/062/006 CA0739	Tir tu gefn Rosebank, Heol y Foel / Land rear of Rosebank, Heol y Foel	Linc/Link
SR/062/007 CA0829	Tir yn Rhyd-y-Maerdy, Heol y Foel, Foelgastell / Land at Rhyd-y-Maerdy, Heol y Foel, Foelgastell	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/062/001 CA0156	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir wrth Heol Gelli, Foelgastell / Land off Heol Gelli, Foelgastell	Ardal Safle / Site Area:	0.6864ha
Defnydd Presennol / Existing Use:	Defnydd cymysg / Mixed use	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Gan fod y safle'n rhannol wedi ei ddatblygu, mae'n anhebygol fe fydd yn cynnwys 5 neu fwy o anheddau. Bydd yn cael ei gynnwys o fewn terfynau datblygu.

Given that the site is partly developed it is considered unlikely to accommodate 5 or more dwellings. The site will be included within development limits.

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/062/002 CA0190	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn Waundeg, Heol Dinefwr / Land at Waundeg, Heol Dinefwr	Ardal Safle / Site Area:	0.8504ha
Defnydd Presennol / Existing Use:	Defnydd cymysg / mixed use	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History	
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	X	ACI12 ACI15 ISA12 ISA15	-
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle'n arwain at estyniad afresymegol i'r terfynau datblygu. /
Inclusion of the site would result in an illogical extension to the settlement limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/062/003 CA0225	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir ger Barafundle, Heol Dinefwr / Land adjacent Barafundle, Heol Dinefwr	Ardal Safle / Site Area:	0.623ha
Defnydd Presennol / Existing Use:	Tir amaethyddol / agricultural land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	**X**	ACI2 ISA2	**+**
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	**X**	ACI8 ISA8	**+**

Sylwadau Ychwanegol / Additional Comments

Mae'r safle'n anhebygol o gynnwys 5 neu fwy o anheddau gan ei fod yn rannol wedi ei ddatblygu. Bydd rhan o'r safle'n cael ei gynnwys yn y terfynau datblygu.

The site is unlikely to accommodate 5 or more dwellings given that it is already partly developed. The site will partly be included within development limits.

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/062/004 CA0271	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Dynevor Lodge / Dynevor Lodge	Ardal Safle / Site Area:	0.3063ha
Defnydd Presennol / Existing Use:	Cyn maes parcio tafarn / Former Pub Car park	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	**X**	ACI2 ISA2	**+**
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	**X**	ACI8 ISA8	**+**

Sylwadau Ychwanegol / Additional Comments

Mae'r safle'n anhebygol o gynnwys 5 neu fwy o anheddau gan ei fod yn rannol wedi ei ddatblygu. Byddai cynnwys y safle'n arwain at batrwm datblygu darniog yn groes i egwyddorion cyffredinol cynllunio. Ni fydd y safle'n cael ei gynnwys tu fewn y terfynau datblygu. /

The site cannot accommodate 5 or more dwellings given that it is already partly developed. Inclusion of the site within development limits would result in a fragmented pattern of development contrary to general planning principles. The site will not be included within development limits.

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/062/005 CA0589	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn Parc Newydd / Land at Parc Newydd	Ardal Safle / Site Area:	0.4093ha
Defnydd Presennol / Existing Use:	Tir amaethyddol / agricultural land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai'r datblygiad yn arwain at estyniad afresymegol i'r terfynau datblygu.

Inclusion of the site would result in an illogical extension to the settlement limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/062/006 CA0739	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir tu gefn Rosebank, Heol y Foel / Land rear of Rosebank, Heol y Foel	Ardal Safle / Site Area:	0.3303ha
Defnydd Presennol / Existing Use:	Extended residential curtilage / Curtilag preswyl estynedig	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History	
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+
5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+

6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	X		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+
14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			

(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	X	ACI6 ISA6	+
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	✓	ACI4 ACI5 ISA4 ISA5	-
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			
24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+

26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai cynnwys y safle yn arwain at estyniad afresymegol i'r terfynau datblygu; fodd bynnag, bydd rhan fechan o du blaen y safle yn cael ei chynnwys o fewn y terfynau datblygu.

Inclusion of the site would result in an illogical extension to the settlement limits. However, a small part of the site will be included to allow for frontage development.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/062/007 CA0829	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn Rhyd-y-Maerdy, Heol y Foel, Foelgastell / Land at Rhyd-y-Maerdy, Heol y Foel, Foelgastell	Ardal Safle / Site Area:	0.5805ha
Defnydd Presennol / Existing Use:	Farmyard / Buarth	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	**X**	ACI2 ISA2	**+**
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	**X**	ACI8 ISA8	**+**

Sylwadau Ychwanegol / Additional Comments

Mae'r safle'n anhebygol o gynnwys 5 neu fwy o anheddau gan ei fod yn rannol wedi ei ddatblygu. Bydd y safle'n aros tu fewn i'r terfynau datblygu.

The site is unlikely to accommodate 5 or more dwellings given that it is already partly developed. The site will be included within development limits.

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

SuV30 Ystradowen

SR/164/001 CA0176	Tir yn Berrington Villas, Ystradowen / Land at Berrington Hill, Ystradowen	Linc/Link
SR/164/002 CA0584	Tir yn Berrington Hill, Ystradowen / Land at Berrington Hill, Ystradowen	Linc/Link
SR/164/003 CA0608	Tir yn Dolawel / Land at Dolawel	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/164/001 CA0176	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn Berrington Villas, Ystradowen / Land at Berrington Hill, Ystradowen	Ardal Safle / Site Area:	0.12ha
Defnydd Presennol / Existing Use:	Tir Gwag / Vacant Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ni all y safle gynnwys 5 annedd neu fwy mwyach. Bydd yn cael ei gynnwys o fewn terfynau datblygu o achos ei leoliad o fewn y ffurf drefol, a bydd yn cyfrannu at safleoedd bach.

The site cannot accommodate 5 or more dwellings. It will be included within development limits due to its position in the urban form, and will contribute to small sites.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/164/002 CA0584	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn Berrington Hill, Ystradowen / Land at Berrington Hill, Ystradowen	Ardal Safle / Site Area:	0.6977ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cydymffurfio â'r dadansoddiad uchod, wedyn bydd yn symud ymlaen i Gam 2b yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2b

Cam 2b – Asesiad Manwl Pellach o'r Safle / Stage 2b - Further Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score +/-
Cyffredinol / General			
7. A fyddai datblygu'r safle'n mynd yn groes i egwyddorion cynllunio cyffredinol? / Would development of the site be contrary to general planning principles?	✓		
8. A fyddai datblygu'r safle'n cael effaith niweidiol ar gymeriad ac amgylchiadau'r anheddiad neu ei nodweddion? / Would the development of the site have a detrimental impact on the character and setting of the settlement or its features?	✓	ACI8 ACI9 ISA8 ISA9	-
9. A fydd y cynnig yn cynnwys ailddefnyddio tir a/neu adeiladau addas a ddatblygwyd yn flaenorol? / Will the proposal involve the re-use of suitable previously developed land and/or buildings?	X	ACI7 ACI9 ISA7 ISA9	-

Cyffredinol - Sylwadau Ychwanegol / General – Additional Comments

Hygyrchedd / Accessibility			
10. A yw'r safle'n hygyrch o'r briffordd gyhoeddus bresennol? / Is the site accessible from the existing public highway?	✓		
11. A oes gan y safle bwynt mynediad sydd â gweledded digonol? / Does the site have an available access point with adequate visibility?	✓		
12. A oes unrhyw faterion sylweddol ar y briffordd wedi'u nodi ar sail tystiolaeth mewn perthynas â'r safle? / Have any significant and evidenced highway issues been identified relating to the site?	X		
13. A oes gan y safle fynediad addas i drafnidiaeth gyhoeddus a/neu lwybr teithio llesol? / Does the site have suitable access to public transport and/or active travel route?	✓	ACI3 ACI4 ACI6 ACI12 ACI13 ACI15 / ISA3 ISA4 ISA6 ISA12 ISA13 ISA15	+

14. A oes gan y safle fynediad i lecynnau gwyrdd/hamdden/cyfleusterau hamdden sydd o fewn pellter rhesymol? / Does the site have access to green space/ leisure/ recreational facilities that are within a reasonable distance?	✓	ACI12 ACI15 ISA12 ISA15	+
15. A yw'r safle o fewn pellter rhesymol i'r canlynol: / Is the site within reasonable distance of:			
(a) Darpariaeth cyflogaeth / Employment provision	✓	ACI6 ACI10 ACI14 ACI15 ISA6 ISA10 ISA14 ISA15	+
(b) Darpariaeth fanwerthu / Retail provision	✓		+
(c) Gwasanaethau a chyfleusterau eraill / Other services and facilities	✓		+
16. A yw'r safle o fewn pellter rhesymol i gyfleusterau addysg? / Is the site within a reasonable distance to education facilities?	✓	ACI13 ISA13	+
Hygyrchedd – Sylwadau Ychwanegol / Accessibility - Additional Comments			
Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued			
Ystyriaethau Amgylcheddol / Environmental Considerations			
17. A yw'r safle wedi'i leoli o fewn neu wrth ymyl parth clustogi mwynau? / Is the site located within or adjacent to a mineral buffer zone?	X	ACI6 ISA6	+
18. A yw'r safle o fewn Ardal Diogelu Mwynau? / Is the site located within a Mineral Safeguarding Area?	✓	ACI6 ISA6	-
19. A yw'r safle o fewn neu'n union wrth ymyl ardal rheoli ansawdd aer? / Is the site within or immediately adjacent to an AQMA?	X	ACI3 ISA3	+
20. A yw'r safle yn cynnwys pridd carbon uchel e.e. mawndiroedd? / Does the site contain high carbon soil e.g., peatlands?	X	ACI7 ISA7	+
21. A yw'r safle'n cynnwys tir amaethyddol o ansawdd uchel (gradd 1, 2, 3a)? / Does the site contain high quality agricultural land (grade 1, 2, 3a)?	X	ACI7 ISA7	+
22. A yw'r safle wedi'i leoli o fewn neu'n union gerllaw unrhyw Safleoedd Daearegol a Geomorffolegol Pwysig Rhanbarthol? / Is the site located within or immediately adjacent to any RIGs?	X	ACI9 ISA9	+
23. A oes unrhyw bryderon sylweddol wedi'u nodi yn yr Asesiad Strategol o Ganlyniadau Llifogydd - Cam 1 a allai effeithio ar gyflawni'r safle? / Are there any significant concerns set out in the SFCA - Stage 1 which could impact on the delivery of the site?	X	ACI4 ACI5 ISA4 ISA5	+
Ystyriaethau Amgylcheddol - Sylwadau Ychwanegol / Environmental Considerations - Additional Comments			
Seilwaith a Chyfleustodau / Infrastructure and Utilities			

24. A oes cysylltiad dŵr ar gael ar y safle? / Does the site have an available water connection?	✓		
25. A yw'r safle o fewn neu'n gyfagos i ddalgylch SAC sensitif ffosffad? / Is the site within or adjacent to a phosphate sensitive SAC catchment?	X	ACI2 ACI5 ACI7 ISA2 ISA5 ISA7	+
26. A oes gan y safle gysylltiadau â gofynion seilwaith eraill? / Does the site have connections to other infrastructure requirements?	✓		

Seilwaith a Chyfleustodau - Sylwadau Ychwanegol / Infrastructure and Utilities - Additional Comments

Y Gymraeg / Welsh Language

27. A oes gan leoliad a / neu raddfa'r safle'r potensial i gael effaith niweidiol ar yr Iaith Gymraeg? / Does the location and/or scale of the site have the potential to have a detrimental impact on Welsh Language?	X	ACI11 ISA11	+

Y Gymraeg - Sylwadau Ychwanegol / Welsh Language - Additional Comments

Cam 2b – Asesiad Manwl Pellach o'r Safle – Parhad / Stage 2b – Further Detailed Site Assessment – Continued

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
Hyfywedd ac Ymarferoldeb / Viability and Deliverability			
28. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i ddangos bod modd cyflawni'r datblygiad a'i fod yn hyfyw yn ariannol? / Has the applicant provided sufficient evidence to show the development is deliverable and financially viable?	✓		
29. A yw'r ymgeisydd wedi darparu digon o dystiolaeth i nodi pryd y caiff y safle ei gyflwyno i'w ddatblygu? / Has the applicant provided sufficient evidence to identify when the site will be brought forward for development?	✓		

Sylwadau Ychwanegol / Additional Comments

Byddai datblygiad yn arwain at estyniad afresymegol i'r ffurf drefol. Mae digon o gyfle preswyl yn yr anheddiad. Bydd y safle yn aros y tu allan i'r terfynau datblygu.

Development would lead to an illogical extension of the urban form. There is sufficient residential opportunity within the settlement. The Site will remain outside of limits.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/164/003 CA0608	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn Dolawel / Land at Dolawel	Ardal Safle / Site Area:	0.1413ha
Defnydd Presennol / Existing Use:	Glaswelltir / Grassland	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	✓		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Ni all y safle gynnwys 5 annedd neu fwy mwyach. Bydd yn cael ei gynnwys o fewn terfynau datblygu o achos ei leoliad o fewn y ffurf drefol, a bydd yn cyfrannu at safleoedd bach.

The site cannot accommodate 5 or more dwellings. It will be included within development limits due to its position in the urban form, and will contribute to small sites.

Capel Seion

SR/020/001 CA0525	I'r dde o Capel Seion, ger y fynwent / South side of Capel Seion, adj Cemetery	Linc/Link
SR/020/002 CA0838	Tir ger Llethr Garw, Capel Seion / Land adjacent to Llethr Garw, Capel Seion	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/020/001 CA0525	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	I'r dde o Capel Seion, ger y fynwent / South side of Capel Seion, adj Cemetery	Ardal Safle / Site Area:	0.0745ha
Defnydd Presennol / Existing Use:	Tir Pori / Grazing Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle o fewn anheddiad Haen 4 ac felly bydd unrhyw gynnig ar y safle yn cael ei ystyried o dan bolisïau a nodir yn y CDLl diwygiedig. The site is within a Tier 4 settlement and therefore any site proposal will be considered under policies set out within the revised LDP.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/020/002 CA0838	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir ger Llethr Garw, Capel Seion / Land adjacent to Llethr Garw, Capel Seion	Ardal Safle / Site Area:	1.252ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle o fewn anheddiad Haen 4 ac felly bydd unrhyw gynnig ar y safle yn cael ei ystyried o dan bolisïau a nodir yn y CDLl diwygiedig. The site is within a Tier 4 settlement and therefore any site proposal will be considered under policies set out within the revised LDP.

Derwydd

SR/048/001 CA0023	Tir gyferbyn Dolafon, Derwydd / Land opposite Dolafon, Derwydd	Linc/Link
SR/048/002 CA0024	Tir gyferbyn Tir-bach, Derwydd / Land opposite Tir-bach, Derwydd	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/048/001 CA0023	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir gyferbyn Dolafon, Derwydd / Land opposite Dolafon, Derwydd	Ardal Safle / Site Area:	0.3295ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle o fewn anheddiad Haen 4 ac felly bydd unrhyw gynnig ar y safle yn cael ei ystyried o dan bolisïau a nodir yn y CDLl diwygiedig. The site is within a Tier 4 settlement and therefore any site proposal will be considered under policies set out within the revised LDP.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/048/002 CA0024	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir gyferbyn Tir-bach, Derwydd / Land opposite Tir-bach, Derwydd	Ardal Safle / Site Area:	0.2899ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle o fewn anheddiad Haen 4 ac felly bydd unrhyw gynnig ar y safle yn cael ei ystyried o dan bolisïau a nodir yn y CDLl diwygiedig. The site is within a Tier 4 settlement and therefore any site proposal will be considered under policies set out within the revised LDP.

Heol Ddu

SR/070/001 CA0035	Tir ger Fferm Cwmcleddau, Heol Ddu / Land adj. Cwmcleddau Farm, Heol Ddu	Linc/Link
SR/070/002 CA0148	Tir yn Pant-y-Bryn, Heol Ddu / Land at Pant-y-Bryn, Heol Ddu	Linc/Link
SR/070/003 CA0840	Tir yn Heol Ddu, Ammanford / Land at Heol Ddu, Ammanford	Linc/Link
SR/070/004 CA0861	Tir rhan o Llidiard Ddu, Heol Ddu / Land part of Llidiard Ddu, Heol Ddu	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/070/001 CA0035	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir ger Fferm Cwmcleddau, Heol Ddu / Land adj. Cwmcleddau Farm, Heol Ddu	Ardal Safle / Site Area:	1.908ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle o fewn anheddiad Haen 4 ac felly bydd unrhyw gynnig ar y safle yn cael ei ystyried o dan bolisïau a nodir yn y CDLl diwygiedig. The site is within a Tier 4 settlement and therefore any site proposal will be considered under policies set out within the revised LDP.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/070/002 CA0148	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn Pant-y-Bryn, Heol Ddu / Land at Pant-y-Bryn, Heol Ddu	Ardal Safle / Site Area:	0.2053ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle o fewn anheddiad Haen 4 ac felly bydd unrhyw gynnig ar y safle yn cael ei ystyried o dan bolisïau a nodir yn y CDLl diwygiedig. The site is within a Tier 4 settlement and therefore any site proposal will be considered under policies set out within the revised LDP.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/070/003 CA0840	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn Heol Ddu, Ammanford / Land at Heol Ddu, Ammanford	Ardal Safle / Site Area:	0.3243ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle o fewn anheddiad Haen 4 ac felly bydd unrhyw gynnig ar y safle yn cael ei ystyried o dan bolisïau a nodir yn y CDLl diwygiedig. The site is within a Tier 4 settlement and therefore any site proposal will be considered under policies set out within the revised LDP.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/070/004 CA0861	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir rhan o Llidiard Ddu, Heol Ddu / Land part of Llidiard Ddu, Heol Ddu	Ardal Safle / Site Area:	1.668ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle o fewn anheddiad Haen 4 ac felly bydd unrhyw gynnig ar y safle yn cael ei ystyried o dan bolisïau a nodir yn y CDLl diwygiedig. The site is within a Tier 4 settlement and therefore any site proposal will be considered under policies set out within the revised LDP.

Maesybont

SR/110/001 CA0182	Tir yn Gorwen, 0.9Km D/Dd Maesybont / Land at Gorwen, 0.9Km S/E Maesybont	Linc/Link
SR/110/002 CA0821	Tir ger Ivy House, Maesybont / Land adjacent to Ivy House, Maesybont	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/110/001 CA0182	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn Gorwen, 0.9Km D/Dd Maesybont / Land at Gorwen, 0.9Km S/E Maesybont	Ardal Safle / Site Area:	0.1542ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle o fewn anheddiad Haen 4 ac felly bydd unrhyw gynnig ar y safle yn cael ei ystyried o dan bolisïau a nodir yn y CDLl diwygiedig. The site is within a Tier 4 settlement and therefore any site proposal will be considered under policies set out within the revised LDP.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/110/002 CA0821	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir ger Ivy House, Maesybont / Land adjacent to Ivy House, Maesybont	Ardal Safle / Site Area:	0.301ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle o fewn anheddiad Haen 4 ac felly bydd unrhyw gynnig ar y safle yn cael ei ystyried o dan bolisïau a nodir yn y CDLl diwygiedig. The site is within a Tier 4 settlement and therefore any site proposal will be considered under policies set out within the revised LDP.

Milo

SR/114/001 CA0011	Llwyndu, Milo	Linc/Link
SR/114/002 CA0526	Tir ger Lexington Court, Milo / Land adjoining Lexington Court, Milo	Linc/Link
SR/114/003 CA0602	Tir yn Venaway Fach, Milo / Land at Venaway Fach, Milo	Linc/Link
SR/114/004 CA0688	Tir ger Orchard, Milo / Land adjacent at the Orchard, Milo	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/114/001 CA0011	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Llwyndu, Milo	Ardal Safle / Site Area:	1.872ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle o fewn anheddiad Haen 4 ac felly bydd unrhyw gynnig ar y safle yn cael ei ystyried o dan bolisïau a nodir yn y CDLl diwygiedig. The site is within a Tier 4 settlement and therefore any site proposal will be considered under policies set out within the revised LDP.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/114/002 CA0526	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir ger Lexington Court, Milo / Land adjoining Lexington Court, Milo	Ardal Safle / Site Area:	0.2209ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle o fewn anheddiad Haen 4 ac felly bydd unrhyw gynnig ar y safle yn cael ei ystyried o dan bolisïau a nodir yn y CDLl diwygiedig. The site is within a Tier 4 settlement and therefore any site proposal will be considered under policies set out within the revised LDP.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/114/003 CA0602	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn Venaway Fach, Milo / Land at Venaway Fach, Milo	Ardal Safle / Site Area:	0.3752ha
Defnydd Presennol / Existing Use:	Gardd Breswyl / Residential Garden	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle o fewn anheddiad Haen 4 ac felly bydd unrhyw gynnig ar y safle yn cael ei ystyried o dan bolisïau a nodir yn y CDLl diwygiedig. The site is within a Tier 4 settlement and therefore any site proposal will be considered under policies set out within the revised LDP.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/114/004 CA0688	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir ger Orchard, Milo / Land adjacent at the Orchard, Milo	Ardal Safle / Site Area:	0.3138ha
Defnydd Presennol / Existing Use:	Tir Llwyd Masnachol / Commercial Brownfield	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle o fewn anheddiad Haen 4 ac felly bydd unrhyw gynnig ar y safle yn cael ei ystyried o dan bolisïau a nodir yn y CDLl diwygiedig. The site is within a Tier 4 settlement and therefore any site proposal will be considered under policies set out within the revised LDP.

Pentregwenlais

SR/131/001 CA0863	Tir ger 30 Heol Pentregwenlais / Land Adjacent 30 Pentregwenlais Rd.	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/131/001 CA0863	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir ger 30 Heol Pentregwenlais / Land Adjacent 30 Pentregwenlais Rd.	Ardal Safle / Site Area:	0.6874ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle o fewn anheddiad Haen 4 ac felly bydd unrhyw gynnig ar y safle yn cael ei ystyried o dan bolisïau a nodir yn y CDLl diwygiedig. The site is within a Tier 4 settlement and therefore any site proposal will be considered under policies set out within the revised LDP.

Temple Bar

SR/154/001 CA0105	Tir gyferbyn Parc Marlais / Land opposite Marlais Park	Linc/Link
SR/154/002 CA0527	Tir yn pentref Carmel (Rhan OS 7900) / Land at Carmel Village (Part OS 7900)	Linc/Link
SR/154/003 CA0528	Tir yn pentref Carmel (Rhan OS 7306) / Land at Carmel Village (Part OS 7306)	Linc/Link
SR/154/004 CA0529	Tir yn pentref Carmel (Rhan OS 8311) / Land at Carmel Village (Part OS 8311)	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/154/001 CA0105	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir gyferbyn Parc Marlais / Land opposite Marlais Park	Ardal Safle / Site Area:	1.828ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle o fewn anheddiad Haen 4 ac felly bydd unrhyw gynnig ar y safle yn cael ei ystyried o dan bolisïau a nodir yn y CDLl diwygiedig. The site is within a Tier 4 settlement and therefore any site proposal will be considered under policies set out within the revised LDP.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/154/002 CA0527	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn pentref Carmel (Rhan OS 7900) / Land at Carmel Village (Part OS 7900)	Ardal Safle / Site Area:	0.1024ha
Defnydd Presennol / Existing Use:	Tir Amwynder / Amenity Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle o fewn anheddiad Haen 4 ac felly bydd unrhyw gynnig ar y safle yn cael ei ystyried o dan bolisïau a nodir yn y CDLl diwygiedig. The site is within a Tier 4 settlement and therefore any site proposal will be considered under policies set out within the revised LDP.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/154/003 CA0528	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn pentref Carmel (Rhan OS 7306) / Land at Carmel Village (Part OS 7306)	Ardal Safle / Site Area:	0.1982ha
Defnydd Presennol / Existing Use:	Tir Amwynder / Amenity Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle o fewn anheddiad Haen 4 ac felly bydd unrhyw gynnig ar y safle yn cael ei ystyried o dan bolisïau a nodir yn y CDLl diwygiedig. The site is within a Tier 4 settlement and therefore any site proposal will be considered under policies set out within the revised LDP.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/154/004 CA0529	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn pentref Carmel (Rhan OS 8311) / Land at Carmel Village (Part OS 8311	Ardal Safle / Site Area:	0.2163ha
Defnydd Presennol / Existing Use:	Tir Amwynder / Amenity Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle o fewn anheddiad Haen 4 ac felly bydd unrhyw gynnig ar y safle yn cael ei ystyried o dan bolisïau a nodir yn y CDLl diwygiedig. The site is within a Tier 4 settlement and therefore any site proposal will be considered under policies set out within the revised LDP.

Cefnbrynbrain

SR/025/001 CA0208	Tir ger Pant y Brain & Heol yr ysgol / Land adj Pant y Brain & School Rd	Linc/Link
SR/025/002 CA0866	Tir ger Pant y Brain & Heol yr ysgol / Land adj Pant y Brain & School Rd	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033

Manylion y Safle / Site Details

Rhif y Safle Ymgeisio / Candidate Site Number:	SR/025/001 CA0208	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir ger Pant y Brain & Heol yr ysgol / Land adj Pant y Brain & School Rd	Ardal Safle / Site Area:	1.529ha
Defnydd Presennol / Existing Use:	Amaethyddol / Agricultural	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	

Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History

A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?	X
Hanes Cynllunio Perthnasol / Relevant Planning History	

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+

Sylwadau Ychwanegol / Additional Comments

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment

Ystyriaeth / Consideration	Ie, Yes, Na, No	Amcanion cysylltiedig / Related objectives	Sgôr ACI / ISA score
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle o fewn anheddiad Haen 4 ac felly bydd unrhyw gynnig ar y safle yn cael ei ystyried o dan bolisïau a nodir yn y CDLl diwygiedig / The site is within a Tier 4 settlement and therefore any site proposal will be considered under policies set out within the revised LDP.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	SR/025/002 CA0866	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir ger Pant y Brain & Heol yr ysgol / Land adj Pant y Brain & School Rd	Ardal Safle / Site Area:	0.1569ha
Defnydd Presennol / Existing Use:	Glaswelltir / Grassland	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle o fewn anheddiad Haen 4 ac felly bydd unrhyw gynnig ar y safle yn cael ei ystyried o dan bolisïau a nodir yn y CDLl diwygiedig / The site is within a Tier 4 settlement and therefore any site proposal will be considered under policies set out within the revised LDP.

Mynyddcerrig

CA0390 / SR/115/001	Tir i'r dde o Maenllwyd, Mynyddcerrig / Land south of Maenllwyd, Mynyddcerrig	Linc/Link
CA0414 / SR/115/002	Glyncaled, Mynyddcerrig	Linc/Link
CA0687 / SR/115/003	Tir yn Mynyddcerrig / Land at Mynyddcerrig	Linc/Link
CA0690 / SR/115/004	Tir ger Llys Teg ac yn rhan o Pantgwyn, Mynyddcerrig / Land adjoining Llys Teg being part of Pangwyn, Mynyddcerrig	Linc/Link
CA0714 / SR/115/005	OS lloc. no. 8855 rhan o Pantgwyn, Mynyddcerrig / OS encl. no. 8855 Part of Pantgwyn, Mynyddcerrig	Linc/Link

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0390 / SR/115/001	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir i'r dde o Maenllwyd, Mynyddcerrig / Land south of Maenllwyd, Mynyddcerrig	Ardal Safle / Site Area:	0.2559ha
Defnydd Presennol / Existing Use:	Defnydd Marchogol / Equestrian Use	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	X		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle o fewn anheddiad Haen 4 ac felly bydd unrhyw gynnig ar y safle yn cael ei ystyried o dan bolisïau a nodir yn y CDLl diwygiedig.

The site is within a Tier 4 settlement and therefore any site proposal will be considered under policies set out within the revised LDP.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0414 / SR/115/002	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Glyncaled, Mynyddcerrig	Ardal Safle / Site Area:	1.686ha
Defnydd Presennol / Existing Use:	Tir Amaethyddol / Agricultural Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle o fewn anheddiad Haen 4 ac felly bydd unrhyw gynnig ar y safle yn cael ei ystyried o dan bolisïau a nodir yn y CDLl diwygiedig.

The site is within a Tier 4 settlement and therefore any site proposal will be considered under policies set out within the revised LDP.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0687 / SR/115/003	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir yn Mynyddcerrig / Land at Mynyddcerrig	Ardal Safle / Site Area:	1.361ha
Defnydd Presennol / Existing Use:	Tir Amaethyddol / Agricultural Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle o fewn anheddiad Haen 4 ac felly bydd unrhyw gynnig ar y safle yn cael ei ystyried o dan bolisïau a nodir yn y CDLl diwygiedig.

The site is within a Tier 4 settlement and therefore any site proposal will be considered under policies set out within the revised LDP.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0690 / SR/115/004	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	Tir ger Llys Teg ac yn rhan o Pantgwyn, Mynyddcerrig / Land adjoining Llys Teg being part of Pangwyn, Mynyddcerrig	Ardal Safle / Site Area:	0.4109ha
Defnydd Presennol / Existing Use:	Tir Amaethyddol / Agricultural Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle o fewn anheddiad Haen 4 ac felly bydd unrhyw gynnig ar y safle yn cael ei ystyried o dan bolisïau a nodir yn y CDLl diwygiedig.

The site is within a Tier 4 settlement and therefore any site proposal will be considered under policies set out within the revised LDP.

Cynllun Datblygu Lleol Diwygiedig Sir Gar 2018-2033 / Carmarthenshire Revised Local Development Plan 2018 - 2033			
Manylion y Safle / Site Details			
Rhif y Safle Ymgeisio / Candidate Site Number:	CA0714 / SR/115/005	Cyfeirnod y Safle / Site Reference:	
Cyfeiriad y Safle / Site Address:	OS lloc. no. 8855 rhan o Pantgwyn, Mynyddcerrig / OS encl. no. 8855 Part of Pantgwyn, Mynyddcerrig	Ardal Safle / Site Area:	0.5245
Defnydd Presennol / Existing Use:	Tir Amaethyddol / Agricultural Land	Defnydd Arfaethedig / Proposed Use:	Preswyl Residential
		Os arall, nodwch / If other, specify:	
Defnydd Tir neu Hanes Cynllunio / Land Use or Planning History			
A yw'r safle yn Ddyraniad CDLl presennol? / Is the site an existing LDP Allocation?		X	
Hanes Cynllunio Perthnasol / Relevant Planning History			

Cam 1 - Asesiad Cychwynnol / Stage 1 – Initial Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
1. A yw'r safle'n gydnaws â lleoliad twf yn y dyfodol a gyflwynir yn y Strategaeth a Ffefrir? / Is the site compatible against the location of future growth presented in the Preferred Strategy?	✓	ACI1 ISA1	+
Sylwadau Ychwanegol / Additional Comments			

Os yw'r safle yn cyd-fynd â'r dadansoddiad uchod, yna mae'n symud ymlaen i Gam 2a yr Asesiad Safle / If the site accords with the analysis above, then it moves on to Stage 2a of the Site Assessment

Cam 2a - Asesiad Manwl Cychwynnol o'r Safle / Stage 2a – Initial Detailed Site Assessment			
Ystyriaeth / Consideration	**Ie, Yes, Na, No**	**Amcanion cysylltiedig / Related objectives**	**Sgôr ACI / ISA score**
2. A oes lle ar y safle am 5 neu ragor o anheddau? / Can the site accommodate 5 or more dwellings?	✓		
3. A yw'r safle o fewn anheddiad Haen 1-3 neu'n uniongyrchol gysylltiedig ag ef yn y Strategaeth a Ffefrir? / Is the site within or directly related to a Tier 1 - 3 settlement in the Preferred Strategy?	X		
4. A yw'r safle wedi'i leoli mewn parth lle ceir perygl o lifogydd fel y'i nodir ar Fapiau Cyngor Datblygu TAN 15? / Is the site located within a flood risk zone as identified in the TAN 15 Development Advice Maps?	X	ACI4 ACI5 ISA4 ISA5	+

5. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw safleoedd sydd wedi'u dynodi am bwysigrwydd i gadwraeth natur? / Is the site located within or immediately adjacent to any sites designated for importance to nature conservation?	X	ACI2 ISA2	+
6. A yw'r safle wedi'i leoli o fewn neu'n union wrth ymyl unrhyw Henebion Cofrestredig? / Is the site located within or immediately adjacent to any Scheduled Monuments?	X	ACI8 ISA8	+

Sylwadau Ychwanegol / Additional Comments

Mae'r safle o fewn anheddiad Haen 4 ac felly bydd unrhyw gynnig ar y safle yn cael ei ystyried o dan bolisïau a nodir yn y CDLl diwygiedig.

The site is within a Tier 4 settlement and therefore any site proposal will be considered under policies set out within the revised LDP.