



Dinas a Sir Abertawe

**Cofnodion Cyfarfod y Panel Perfformiad Craffu –
Datblygu ac Adfywio**

O bell drwy Microsoft Teams

Dydd Mawrth, 7 Medi 2021 am 10.00 am

Yn Bresennol: Y Cyngorydd J W Jones (Cadeirydd) oedd yn llywyddu

Y Cyngorydd(wyr)

P M Black
D W Helliwell
L James
T M White

Y Cyngorydd(wyr)

E W Fitzgerald
C A Holley
P K Jones

Y Cyngorydd(wyr)

S J Gallagher
P R Hood-Williams
S M Jones

Mynychwyr eraill

Phil Holmes
Huw Mowbray
Yr Athro Keith Lloyd

Yr Athro Steve Wilks
Emily Davies

Pennaeth Cynllunio ac Adfywio'r Ddinas
Rheolwr Strategol Datblygu ac Adfywio Ffisegol
Dirprwy Is-Ganghellor a Deon Gweithredol Meddygaeth,
Iechyd a Gwyddor Bywyd
Profost Prifysgol Abertawe
Swyddog Craffu

Ymddiheuriadau am absenoldeb

P Downing, T J Hennegan, M H Jones a/ac W G Thomas

17 Datgeliadau o fuddiannau personol a rhagfarnol.

Ni ddatganwyd unrhyw fuddiannau

18 Gwahardd pleidleisiau Chwip a Datgan Chwipiau'r Pleidiau

Ni wnaethpwyd unrhyw ddatganiadau

19 Cofnodion y Cyfarfod(ydd) Blaenorol

Ystyriodd y Panel gofnodion o gyfarfodydd blaenorol a chytunwyd bod cofnodion y cyfarfod a gynhaliwyd ar 1 Gorffennaf 2021 yn gofnod cywir o'r cyfarfod.

20 Cwestiynau gan y Cyhoedd

Ni chyflwynwyd unrhyw gwestiynau gan aelodau'r cyhoedd

21 Prif Ysgol Abertawe

Daeth yr Athro Keith Lloyd a'r Athro Steve Wilks i'r cyfarfod i gyflwyno'r wybodaeth ddiweddaraf i'r Panel am ddatblygiadau'r Brifysgol ochr yn ochr â'r Fargen Ddinesig. Roedd y trafodaethau'n canolbwyntio ar:

- Brosiect y Fargen Ddinesig, sy'n ymwneud â'r bartneriaeth rhwng Cyngor Abertawe, y Bwrdd Iechyd Lleol a Phrifysgol Abertawe
- Galluoedd unigryw'r rhanbarth, dyheadau i dyfu clwstwr sylweddol o ddiwydiannau Technoleg Feddygol a Thechnoleg Chwaraeon.
- Sefydliad Gwyddor Bywyd – dros y blynyddoedd mae wedi creu cyfuniad unigryw o ddiwydiant a'r GIG.
- Buddsoddi mewn Technoleg Feddygol – dyfeisiau meddygol a thriniaethau newydd. Mae'r galw wedi cynyddu am le i ddarparu ar gyfer gwaith newydd/rhagor o waith.
- Mae cwmnïau'n gwerthfawrogi cael eu lleoli o fewn y Brifysgol a chael cyfleoedd i gydweithio.
- Cyfle i gynyddu presenoldeb rhanbarthol mewn chwaraeon, gan ganolbwyntio ar Dechnoleg Chwaraeon.
- Disgwylir iddo dyfu clwstwr o oddeutu 300 o gwmnïau, a thua 1000 o swyddi o ganlyniad.
- Mae partneriaid masnachol yn eu lle, i'w cadarnhau, gan gynnwys Chwaraeon Cymru.
- Safle Treforys – creu lle i gwmnïau weithio ochr yn ochr â chlinigwyr i weithio ar ddyfeisiau meddygol, gan hyrwyddo triniaethau a thechnoleg newydd.
- Bydd Prifysgol Abertawe hefyd yn gweithio gyda'r Bwrdd Iechyd Lleol a Chyngor Abertawe i wella mynediad ffyrdd ac isadeiledd o amgylch safle Treforys.
- Ailddatblygu safle Sketty Lane - uchelgeisiau i ddatblygu cyfleusterau chwaraeon eraill, ar gyfer y gymuned ac sy'n cynnig cyfleoedd ar gyfer chwaraeon elft.
- Amlinelliad o'r cynnydd hyd yma, gan gynnwys y statws cymeradwyo cyfredol.
- Cododd yr Aelodau gwestiynau cyffredinol ynghylch yr wybodaeth a'r cynlluniau a rannwyd a diolchwyd i'r Brifysgol am y cyflwyniad diddorol a chyffrous.

22 Adroddiad Diweddaraf am y Prosiect

Rhoddodd Huw Mowbray, Rheolwr Strategol Datblygu ac Adfywio Ffisegol yr wybodaeth ddiweddaraf i'r Panel am y prosiectau adfywio yn Abertawe. Roedd Phil Holmes, Pennaeth Cynllunio ac Adfywio'r Ddinas, hefyd yn bresennol ar gyfer yr eitem hon. Roedd y trafodaethau'n canolbwyntio ar y canlynol:

Cam 1 Bae Copr

- Mae'r paneli LED bron â bod yn barod ac mae profion yn dechau ar y ffasâd.
- Mae gwaith ar y parcdir/gwaith tirlunio'n parhau.
- Bydd unedau dros dro yn cael eu hychwanegu at y safle ar gyfer bwyd/diod yn ardal y parc.

- Mae Hysbysiad Cwblhau wedi'i gyflwyno i ATG, a disgwylir cyhoeddiadau am ddiwyddiadau yn yr wythnosau i ddod.
- Holodd yr Aelodau am y cynnydd o ran datblygu'r Gwesty. Esboniodd swyddogion fod trafodaethau cyllid ac ariannu'n parhau, ac maent yn ystyried opsiynau wrth gefn os oes angen.
- Mae pwyntiau gwefru trydan wedi'u cynyddu yng nghyffiniau'r Arena.

Gogledd Abertawe Ganolog

- Asiantaeth Eiddo Llywodraeth y DU yn ystyried cynigion.
- Bydd safle'r Hwb yn cael ei laswelltu a chaiff (unedau masnachol) dros dro eu gosod yno wrth i'r cynllun terfynol gael ei gadarnhau.

Ffordd y Brenin

- Mae'r gwaith bron â'i gwblhau.
- Mae triniaeth croesfan i gerddwyr yn yr arfaeth.
- Costau terfynol i'w clymu, gan gynnwys bondiau.

71-72 Ffordd y Brenin

- Dewiswyd y contractwr ac mae trafodaethau contract yn parhau.
- Ceir diddordeb da yn y safle, mae swyddogion yn gobeithio cael newyddion cadarnhaol am hyn maes o law.
- Mae cyflenwi deunyddiau adeiladu'n agwedd barhaus ac arwyddocaol ar y rhan fwyaf o brosiectau adeiladu cyfredol.
- Holodd yr Aelodau am yr effeithiau ar gostau'r materion hyn. Esboniodd swyddogion nad effeithir ar gontractau prisiau sefydlog.

Wind St

- Mae cynnydd da'n cael ei wneud gyda'r 'fideo o'r awyr' o'r prosiect gorffenedig.
- Bwriedir cwblhau'r gwaith erbyn canol mis Tachwedd o hyd, yn barod ar gyfer cyfnod y Nadolig.
- Mae'r gwaith i lanhau ac ailosod cerrig yn symud yn ei flaen.
- Croesfannau Enfys – cynnig i'r Cabinet ar gyfer 3 o'r croesfannau hyn i gerddwyr, sy'n cwmpasu croesfan i gerddwyr gyda lliwiau'r enfys.
- Holodd yr Aelodau a oes gwelliannau wedi'u gwneud i du blaenau adeiladau a chynllun celfi stryd. Esboniodd swyddogion y gallai grantiau fod ar gael i ddeiliaid drwy gynlluniau eraill, er mwyn gwella'r tu blaenau. Cadarnhaodd swyddogion fod ymgynghoriad yn mynd rhagddo ynghylch cynllun celfi stryd, nid i rwystro busnes ond i sicrhau llif da o bobl ar hyd y stryd.
- Holodd y Panel a fyddai presenoldeb diogelwch gweladwy ar Wind Street. Cadarnhaodd swyddogion fod y cyngor yn ystyried y posibilrwydd o gyflogi rhagor o Geidwaid Canol y Ddinas.

Sgwâr y Castell

- Mae cynigion tirlunio ar droed; bydd angen i'r Cabinet gymeradwyo'r dyluniad cyn symud ymlaen i'r cam caniatâd cynllunio.
- Mae cynigion i newid adeiledd y ffynhonnau fel nodweddion parhaol, ond i allu defnyddio'r lle drwy droi nodweddion dŵr i ffwrdd.
- Nid yw'r sefyllfa gostau wedi'i chytuno eto.

- Cododd yr Aelodau ymholiadau ynghylch diddordeb archeolegol posib yn safle Sgwâr y Castell. Esboniodd swyddogion fod y rhan fwyaf o archaeoleg wedi'i symud yn ystod oes Fictoria.

Adfywio Abertawe

- Prosiect graddfa hirdymor, sy'n cynnwys 7 prif safle cychwynnol.
- Bydd datblygwr o'r sector preifat yn gweithio gyda'r cyngor i symud pethau ymlaen. Mae swyddogion yn rhagweld y caiff cynnydd sylweddol ei wneud o fewn 12 mis.

Y Fargen Ddinesig

- Holodd Aelodau'r Panel ynghylch y swm o £15m ar gyfer prosiect lechyd Prifysgol Abertawe, a'r ffaith ei fod wedi'i gynnwys yn nyraniad gwreiddiol y Fargen Ddinesig. Esboniodd swyddogion y neilltuwyd ffigur i'r prosiect lechyd oedd yn debyg, ond ar wahân i'r un a gafodd Prifysgol Cymru y Drindod Dewi Sant. Cytunodd y Panel i ofyn am ragor o wybodaeth am y pwynt hwn.
- Mae'r Drindod Dewi Sant (DDS) wedi gwneud cais am newid i'r Matrics Arloesi (SA1). Bwriedir i'r ail brosiect, yr Ardal Arloesedd, symud i ganol y ddinas.
- Holodd yr Aelodau ym mhle yng nghanol y ddinas y bydd yr ardal hon. Esboniodd swyddogion nad yw hyn wedi'i gadarnhau eto. Mae achos busnes yn cael ei ddiweddarau i'w ailgyflwyno.

Y Pwerdy a'r Tŷ Allan

- Mae contractwyr yn rhannu timau i liniaru'r risg o gael COVID-19.
- Derbyniwyd ceisiadau am fwy o amser gan y Contractwr ar y safle llai hwn.
- Mae'r tîm yn symud ymlaen mor gyflym â phosib.

Safleoedd Strategol

- Ymgynghoriad CNC: bwriedir plannu coed yn lle'r hen rai ger safle Skyline, gan ganolbwyntio ar rywogaethau lleol.
- Mae trafodaethau cadarnhaol yn mynd rhagddynt gyda Skyline, ar ôl neilltuo'u harian i gyflwyno achos busnes i Lywodraeth Cymru.
- Mae swyddogion wedi'u boddi gan ddiddordeb yn safle Felindre, ac yn gobeithio am newyddion am hyn dros y misoedd nesaf.
- Perygl o Lifogydd: Cynhyrchwyd dogfen Nodyn Cyngor Technegol (TAN 15) newydd gan Lywodraeth Cymru, sy'n ystyried newid yn yr hinsawdd. Mae gwaith i'w wneud ar safleoedd y mae TAN 15 yn effeithio arnynt.

23 **Cynllun Gwaith**

Derbyniwyd y rhaglen waith

24 **Llythyrau**

Daeth y cyfarfod i ben am 12.00

Cadeirydd



To:
Councillor Robert Francis-Davies
Cabinet Member for Investment,
Regeneration and Tourism

Please ask for:
Gofynnwch am:

Direct Line:
Llinell Uniongyrochol:

e-Mail
e-Bost:

Date
Dyddiad:

Overview & Scrutiny

01792 637314

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30 September 2021

BY EMAIL

Summary: This is a letter from the Development and Regeneration Scrutiny Performance Panel to the Cabinet Member for Investment, Regeneration & Tourism following the meeting of the Panel on 7 September 2021. It covers the Project Update Report.

Dear Councillor Francis-Davies,

On the 7th September, the Panel met to discuss the Project Update Report. The Panel thanked Huw Mowbray, Development and Physical Regeneration Strategic Manager, and Phil Holmes, Head of Planning & City Regeneration, for their attendance and contributions.

The Panel also thanked Professor Steve Wilks and Professor Keith Lloyd, who attended on behalf of Swansea University to provide an update on City Deal projects. Discussions focused on the following:

Swansea University

The Panel heard about City Deal developments, in the context of Swansea University and their partnership with Swansea Council and the Local Health Board. The Panel heard about the aspirations for investment in the *MedTech* and *SportsTech* sector, aiming to provide opportunities for companies to collaborate with Swansea University.

Under proposals for the Sketty and Morrison University sites, we heard that the Swansea University developments are expected to foster a group of up to 300 firms,

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and circa 1000 jobs, creating a space for companies to work alongside clinicians, advancing new treatments and technology. We understand that Swansea University will also work with the Local Health Board and Swansea Council to improve road access and infrastructure around the Morrision site.

The Panel queried the total amount of City Deal funding being allocated to Swansea University and, separately, Trinity Saint David (UWTSD). Officers undertook to provide further clarification on this breakdown, which has now been received with thanks. Members also noted that the UWTSD original 'Box Village' scheme will now not proceed and will be replaced with a new scheme.

Panel Members discussed the information shared and thanked Swansea University for the interesting and informative update.

Project Update Report

Huw Mowbray, Development and Physical Regeneration Strategic Manager, updated the Panel on the regeneration projects in Swansea. Discussions focused on the following:

We heard that work continues to progress well on the **Copr Bay Phase 1** project, despite challenges faced by Covid cases on-site. Officers explained that LED Panels are nearing the completion stage and that façade testing is to commence shortly.

Officers explained to us that parkland / landscaping work continues and that temporary commercial units will be added within the park area.

We questioned the progress of the Hotel development. Officers explained that finance and funding discussions are on-going, and that the Council is considering other alternative options that may become necessary.

Officers explained that the Government Property Agency (GPA) is considering proposals for the **Swansea Central North** site, highlighting to us the positive response from a recent Ministerial site visit.

The Panel understand that works are nearing completion on the **Kingsway** project and that the final pedestrian crossing treatment is pending. Officers explained that final costs, taking account of bonds, are yet to be confirmed on this project.

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The Panel heard that a contractor has been selected for the **71/72 The Kingsway** project, and contract discussions ongoing. We understand that the reduced supply of materials is an on-going and significant aspect of all construction projects presently, having regard to on-going effects of the pandemic.

Members raised queries over the impacts on costs of such supply issues. Officers explained that fixed-price contracts will not be affected, and as such this project will remain unaffected in that respect.

It was pleasing to hear that good progress is being made with the production of a fly-through of the **Wind Street** project, with completion anticipated for November. The Panel heard that three Rainbow Crossings have been proposed to Cabinet, encompassing a pedestrian crossing with rainbow road markings.

Members queried whether improvements have been made to building facades along **Wind Street** and the improvement in street furniture layout. Officers explained that grants may be available to occupiers through other schemes, to improve façades, and that consultation was underway as to street furniture layout.

The Panel questioned whether there would be visible security presence on **Wind Street**. Officers confirmed that the possibility of employing extra City Centre Rangers was being considered by the Council. Officers also reiterated that the Wales Extremism and Counter Terrorism Unit (WECTU) had been consulted in project designs.

The Panel heard that landscaping proposals are underway for **Castle Square**, including some suggested designs to incorporate interchangeable fountains and water features, enabling space to be utilised for other purposes when water supply is turned off.

Members raised queries over possible archaeological interests at the **Castle Square** site. Officers explained that most archaeology was removed during the Victorian era, however, there will be a requirement for a watching brief during initial ground work stages.

The Panel were interested to hear about the long-term project **Shaping Swansea**, which we were informed will comprise seven initial main sites. Officers explained to us that they anticipate significant progress will be made within the next twelve months.

We heard that, under the **City Deal**, Trinity Saint David (UWTSD) have made a change request regarding their Innovation Matrix project in the SA1 area. Their second project,

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the Innovation Precinct, is proposed to move into the City Centre. Members queried where in the City Centre this will be based and officers explained this is yet to be confirmed.

Panel Members also queried the sum of £15M for the Swansea University Health project, and its inclusion in the original City Deal allocation. Officers explained that the Health project was allocated a similar, but separate, figure to Trinity St David.

We heard that an extension of time request has been received from the Contractor on the **Powerhouse** site, but that the team are moving forward as quickly as possible alongside Covid restrictions.

The Panel noted that there has been a significant increase in interest surrounding the vacant **Felindre** site. Officers explained that they are hopeful for further news on this over coming months.

Your Response

We are interested in any thoughts you may have on the contents of this letter but, in this instance, we require no formal written response.

Yours sincerely,

A handwritten signature in black ink, appearing to be "J. Jones", written in a cursive style.

Councillor Jeff Jones
Convener, Development and Regeneration Performance Panel
✉ cllr.jeff.jones@swansea.gov.uk

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