

At a **MEETING of the PLANNING COMMITTEE** held on Wednesday 15th April 2015 in the Council Chamber, Wellington Community Centre, Rhyl following the preceding meeting of the Council.

PRESENT

Councillor A. R. James (Chair)

Councillors B. Blakeley, Mrs E. M. Chard, Ms J. Hughes, B. F. Moylan, S. H. Ratcliffe, Miss S. L. Roberts, A. J. Rutherford, Miss R. Siddall and Rev. S. F. Walker.

Mr G. J. Nickels – Town Clerk
Miss H. J. Windus – Personal Assistant & Secretary

59. APOLOGIES

Apologies were received from Councillor J. May (work commitment).

60. PLANNING APPLICATIONS

Members gave consideration to the received Planning Applications as shown below and **RESOLVED** as now marked thereon.

(Note 1: The Local Planning Authority is advised that Rhyl Town Council wish to state that where appropriate all applications listed below relating to locations such as offices, businesses, shops and supermarkets should be required to erect bilingual signage reflecting the linguistic nature of the Rhyl area.)

(Note 2: The Town Clerk declared his prejudicial interest in application no 45/2015/0298/PF and vacated the Chamber during consideration and voting thereon)

PLANNING APPLICATIONS		15th April 2015
60.1	<p><u>SITE LOCATION:</u> 23 Lynton Walk, Rhyl.</p> <p><u>WARD:</u> Plastirion</p> <p><u>APPLICATION No:</u> 45/2015/0316/PF Erection of single storey and two storey extensions to rear. The Applicant's are Mr & Mrs C and H Bollen of the same address.</p> <p><u>DECISION:</u> Object on the grounds of over intensification as per decision notice 45/2014/1071/PF</p>	
60.2	<p><u>SITE LOCATION:</u> Land at Rhyl South East between Bro Deg and Dyserth Road, Rhyl.</p> <p><u>WARD:</u> Trellewelyn</p> <p><u>APPLICATION No:</u> 45/2015/0320/OB</p>	

	<p>Modification of Section 106 Obligation on Application Code No. 45/2015/0056/OB to:- Vary the Section 106 Agreement by replacing Section (4) in the first Schedule with a list of the revised off-site highway works required to be undertaken by the Council, and not the applicant/developer (Anwyl Construction Company Limited), provided a commuted sum payment of £40,000.00 is made by the applicant/developer (Anwyl Construction Company Limited).</p> <p><u>DECISION:</u> No objection</p>
60.3	<p><u>SITE LOCATION:</u> Natwest 5 Queen Street, Rhyl.</p> <p><u>WARD:</u> Bodfor</p> <p><u>APPLICATION No:</u> 45/2015/0289/AD Replacement of existing signage – 6 no. fascia signs, 2 no. projecting sign and 1 no. other signs. The Applicant is Mrs Jacqui Thomson of RBS PO Box 1000, Second Floor, Business House D, Gogarburn, Edinburgh.</p> <p><u>DECISION:</u> No objection</p>
60.4	<p><u>SITE LOCATION:</u> 140A Vale Road, Rhyl.</p> <p><u>WARD:</u> Cefndy</p> <p><u>APPLICATION No:</u> 45/2015/0298/PF Change of use from builders merchants to motor vehicle body shop and spray booth and associated alterations including installation of vent chimney. The Applicant is Mr Lee Rainford of Coastal Cars 116 Vale Road, Rhyl.</p> <p><u>DECISION:</u> Objection. The Town Council are concerned that the proposals will have negative impact on the residential amenity of neighbouring residential properties (particularly the nearby sheltered accommodation and Ysgol Emmanuel playing field)</p> <p>The Council is concerned as to the fumes to be generated by the business and distributed by the vent chimney from a health and environmental pollution aspect.</p> <p>The Council feel that the proposal would also lead to potential increased noise to the detriment of adjacent residential properties.</p> <p>The Council is also concerned that the development site is not well maintained at present and should be the subject of an order to require it to be improved.</p>
60.5	<p><u>SITE LOCATION:</u> 61 Ffordd Anwyl, Rhyl.</p> <p><u>WARD:</u> Tynewydd</p>

	<p><u>APPLICATION No:</u> 45/2015/0322/PF Erection of a two storey extension to rear of dwelling. The Applicant is Mr Christopher Bradley of the same address.</p> <p><u>DECISION:</u> No objection</p>

61. CLOSURE OF MEETING

There being no further business, the Chair declared the meeting closed.

Signed:

Date: