At a hybrid **MEETING of the PLANNING COMMITTEE** held on Wednesday 16th September 2026, following the preceding meeting of Council.

PRESENT

Councillor Mrs Joan Butterfield JP MBE (chair)

Councillors S. Feeney, C. L. Jones, K. R. Jones, W. Price, Ms R. S. Roberts, Ms V. Roberts, A. J. Rutherford and A. Walker.

Also in attendance:

A. R. James (observing)
Mrs E. M. Chard (observing)
Mrs H. J. Mead – Town Clerk
Mrs T. A. Jones – Deputy Clerk

9. APOLOGIES

Apologies for absence were submitted from Councillors M. Blackwell, Mrs S. Connolly, Mrs D. L. King, Ms J. L. McAlpine, B. Mellor, D. Simmons, T. Thomas and Miss C. L. Williams.

10. DECLARATIONS OF INTEREST

The chair asked if members had any personal or personal and prejudicial interests to declare, with regard to any of the business to be considered on the agenda.

No declaration were made.

11. PLANNING APPLICATIONS DETERMINED DURING THE AUGUST RECESS

Further to min.no.57 of the meeting of council held on 15th July 2026, the chair reported that the following applications (schedules 1-3) had been determined following consultation with members since the last meeting in order to comply with the required timescales for responding.

Note 1: The Local Planning Authority is advised that the 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: Both the Rhyl Town and Denbighshire County Councils' have recently formally declared a climate emergency and as such would wish that steps are now taken by developers and the Planning Authority to ensure that in future all larger scale applications for development maximize use of existing technologies to minimize negative impact on the climate.

PLANNING APPLICATIONS SCHEDULE 1 – AUGUST RECESS	
i.	**SITE LOCATION:** 2 Edward Henry Street, Rhyl, Denbighshire **WARD:** Bodfor **WARD CLLRS**: Ms J. L. McAlpine **APPLICATION No:** 45/2026/0292/PF **DESCRIPTION**: Conversion of a three-storey corner terrace block of flats to form 2 no. dwellings and associated works **APPLICANT:** John Jones (Clwyd Alyn Housing Association) ***DECISION**: No objection*
ii.	**SITE LOCATION:** BEE AND STATION BUSINESS CENTRE, 41 Bodfor Street, Rhyl, Denbighshire **WARD:** Bodfor **WARD CLLRS:** Ms J. L. McAlpine **APPLICATION No:** 45/2026/0296/PF **DESCRIPTION**: Change of use and refurbishment of ground floor from offices to enable the running of baby and parenting groups. External alterations including the siting of a storage container, pram/buggy store, secure safe play area and associated works **APPLICANT:** Vona Law ***DECISION**: No objection*
iii.	**SITE LOCATION:** Land At Rhyl South East (phase 6), South of Ffordd Elsie, Rhyl, Denbighshire **WARD:** Trellewelyn **WARD CLLRS**: Mrs M. A. Blakeley-Walker W. Price Ms V. Roberts **APPLICATION No:** 45/2025/0577/MD **DESCRIPTION:** Erection of 59 no. affordable dwellings, on site public open space, site infrastructure and associated works **APPLICANT:** Anwyl Construction Company Ltd & Wales and West Housing Association ***DECISION**: No objection*

iv	**SITE LOCATION:** Conwy And Denbighshire NHS Trust, ROYAL ALEXANDRA HOSPITAL Marine Drive, Rhyl, Denbighshire, LL18 3AS **WARD:** Plastirion **WARD CLLRS**: Mrs J. M. Evans K. R. Jones **APPLICATION No:** 45/2026/0308/LBC **DESCRIPTION:** Works to the North Elevation, undertaking masonry repairs and repointing, window, external timber doors and rainwater goods repairs and replacement (Listed Building application) **APPLICANT:** Betsi Cadwaladr University Health Board ***DECISION****: No objection*

PLANNING APPLICATIONS SCHEDULE 2 – AUGUST RECESS	
i.	**SITE LOCATION:** 5 Patagonia Avenue, Rhyl, Denbighshire, LL18 4RT **WARD:** Pendyffryn **WARD CLLRS**: A. J. Rutherford D. Simmons **APPLICATION No:** 45/2026/0065/HH **DESCRIPTION**: Erection of a single storey rear extension and a two-storey side extension to dwelling **APPLICANT:** Mr Mike Brooks ***DECISION****: No objection*
ii.	**SITE LOCATION:** Denbighshire County Council, RUSSELL HOUSE Churton Road, Rhyl, Denbighshire, LL18 3DP **WARD:** Plastirion **WARD CLLRS:** Mrs J. M. Evans K. R. Jones **APPLICATION No:** 45/2026/0322/PF **DESCRIPTION**: Installation of Solar PV Carport and associated infrastructure **APPLICANT:** Energy Gain UK ***DECISION****: No objection*

iii.	**SITE LOCATION:** PIZZA HUT Clwyd Retail Park, Rhuddlan, Rhyl, Denbighshire, LL18 2TJ **WARD:** Derwen **WARD CLLRS**: Mrs E. M. Chard Mrs S. L. Connolly T. Thomas **APPLICATION No**: 45/2026/0285/PF **DESCRIPTION:** Subdivision to form 2 no. units, external alterations including demolition of existing entrance, formation of replacement entrances and new/replacement materials, erection of a new refuse store, provision of external seating area and associated works **APPLICANT:** Peter Brown (RI MDC UK134 Limited) ***DECISION****: No objection*
iv	**SITE LOCATION:** Former, Sea Aquarium Site East Parade, Rhyl, Denbighshire, LL18 3AF **WARD:** Bodfor **WARD CLLRS**: Ms J. L. McAlpine **APPLICATION No:** 45/2026/0333/PF **DESCRIPTION:** Relocation of fun fair and associated works **APPLICANT:** Mr Andrew Ford (Denbighshire County Council) ***DECISION****: No objection*
v	**SITE LOCATION:** The Marsh, 2 Marsh Road, Rhyl, Denbighshire, LL18 2DH **WARD:** Cefndy **WARD CLLRS**: C. L. Jones Mrs D. L. King Ms R. S. Roberts **APPLICATION No:** 45/2026/0108/PF **DESCRIPTION:** Erection of a conservatory extension to existing cafe/bistro **APPLICANT:** Mr Stephen Darbey ***DECISION****: No objection*

PLANNING APPLICATIONS SCHEDULE 3 – AUGUST RECESS	
i.	**SITE LOCATION:** Part Of, Former Aldi Car Park Wellington Road, Rhyl, Denbighshire **WARD:** Foryd **WARD CLLRS**: Mrs J. Butterfield JP MBE A. R. James **APPLICATION No:** 45/2026/0341/PF **DESCRIPTION**: Change of use of former car park to a rental vehicle premises including the erection of an office building and vehicle wash bay and associated works **APPLICANT:** Enterprise Rent-A-Car UK Ltd ***DECISION****: No objection*
ii.	**SITE LOCATION:** Part Of, Former Aldi Car Park Wellington Road, Rhyl, Denbighshire **WARD:** Foryd **WARD CLLRS:** Mrs J. Butterfield JP MBE A. R. James **APPLICATION No:** 45/2026/0342/AD **DESCRIPTION**: Display of signage in relation to proposed rental vehicle premises **APPLICANT:** Enterprise Rent-A-Car UK Ltd ***DECISION****: No objection*
iii.	**SITE LOCATION:** TY MOR, 23 Westbourne Avenue, Rhyl, Denbighshire, LL18 1EG **WARD:** Foryd **WARD CLLRS**: Mrs J. Butterfield JP MBE A. R. James **APPLICATION No:** 45/2026/0348/PF **DESCRIPTION:** / Change of use from an adult day centre to a residential facility for 3 no. looked after children between the ages of 12-16 **APPLICANT:** Mr Rees James (Denbighshire County Council) ***DECISION****: No objection*

12. 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 the 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 of equal prominence, reflecting the linguistic nature of the Rhyl area.

Note 2: Both the Rhyl Town and Denbighshire County Councils' have recently formally declared a climate emergency and as such would wish that steps are now taken by developers and the Planning Authority to ensure that in future all larger scale applications for development maximize use of existing technologies to minimize negative impact on the climate.

PLANNING APPLICATIONS SCHEDULE	
i.	**SITE LOCATION:** 109-111 High Street, Rhyl, Denbighshire **WARD:** Bodfor **WARD CLLRS**: Ms J. L. McAlpine **APPLICATION No:** 45/2026/0334/PF **DESCRIPTION**: Change of use of ground floor shop to a launderette. Demolition of single storey rear extension and erection of a replacement extension. Conversion of upper floors to form 3 no. self-contained flats. Construction of dormer to front and associated works **APPLICANT:** Mr Andrew Davies (Bay Wash Launderette Ltd.) ***DECISION****: No objection to the proposed change of use subject to the required consent from the lead local flood authority, and any relevant drainage body for the appropriate disposal of trade effluent.*

13. CLOSURE OF MEETING

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

Chair: ……..……

Date: ……....