

At a **MEETING of the PLANNING COMMITTEE** held via video conference and in the Council Chamber on Wednesday 19th July 2023 following the preceding meeting of the Council.

PRESENT

Councillors M. Blackwell, Mrs. M. Blakeley-Walker, Mrs. J. Butterfield JP MBE, Mrs. J. Chamberlain-Jones, Mrs. J.M. Evans, S. Feeney, K.R. Jones, Mrs. D.L. King, P. Prendergast, Ms. V. Roberts, A.J. Rutherford, and A. Walker.

Also in attendance:
Councillor Mrs. E. Chard (observing)

Mr G. J. Nickels – Town Clerk
Ms. H. Windus – Deputy Town Clerk

7. APPOINTMENT OF CHAIR FOR MEETING

In the absence of both the Chair and Vice-Chair it was **RESOLVED** that Councillor A.J. Rutherford be appointed chair for the meeting.

8. OPENING OF MEETING & APOLOGIES

Apologies were submitted from Councillors Ms. J. McAlpine, and D. Simmons.

9. 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	
9.1	<p><u>SITE LOCATION:</u> 7 Grange Court, Rhyl</p> <p><u>WARD:</u> Tynewydd</p> <p><u>WARD CLLRS:</u> M. Blackwell A. Walker Miss C.L. Williams</p> <p><u>APPLICATION No:</u> 45/2023/0384</p>

	<p><u>DESCRIPTION:</u> Works to 1 Sycamore trees subject to Tree Preservation Order No. 2/28/1988 of the Former Rhuddlan Borough Council</p> <p><u>APPLICANTS:</u> Miss Joanne Smith of the above address</p> <p><u>DECISION:</u> <i>No objection</i></p>
9.2	<p><u>SITE LOCATION:</u> 19 Lynton Walk, Rhyl</p> <p><u>WARD:</u> Plastirion</p> <p><u>WARD CLLRS:</u> Mrs. J. Evans K.R. Jones</p> <p><u>APPLICATION No:</u> 45/2023/0413</p> <p><u>DESCRIPTION:</u> Erection of a flat roof extension and first floor balcony to rear and associated works</p> <p><u>APPLICANTS:</u> Miss Sarah Parry of the above address.</p> <p><u>DECISION:</u> <i>No objection</i></p>
9.3	<p><u>SITE LOCATION:</u> 32 Weaverton Drive, Rhyl</p> <p><u>WARD:</u> Derwen</p> <p><u>WARD CLLRS:</u> Mrs. J. Chamberlain Jones Mrs. E.M. Chard Miss S. Roberts</p> <p><u>APPLICATION No:</u> 45/2023/0364</p> <p><u>DESCRIPTION:</u> Erection of single storey extensions and alterations to dwelling including integral garage</p> <p><u>APPLICANTS:</u> Nikolay of the above address</p> <p><u>DECISION:</u> <i>No objection</i></p>
9.4	<p><u>SITE LOCATION:</u> 5 Bodfor Street, Rhyl</p> <p><u>WARD:</u> Bodfor</p> <p><u>WARD CLLRS:</u> Ms J. Hughes Ms J. McAlpine</p> <p><u>APPLICATION No:</u> 45/2023/0393</p> <p><u>DESCRIPTION:</u> Change of use from shop (Use Class A1) to hot food restaurant/takeaway (Use Class A3) installation of extractor flue and associated works</p> <p><u>APPLICANTS:</u> Mr Yashir Molik of 17 – 19 Kinmel Street, Rhyl</p>

	<p><u>DECISION:</u> <i>No objection</i></p>
9.5	<p><u>RECONSULTATION</u></p> <p><u>SITE LOCATION:</u> 59 East Parade, Rhyl</p> <p><u>WARD:</u> Plastirion</p> <p><u>WARD CLLRS:</u> Mrs. J. Evans K.R. Jones</p> <p><u>APPLICATION No:</u> 45/2022/0920</p> <p><u>DESCRIPTION:</u> Erection of dormer window to rear and alterations to roof and gable to allow loft conversion</p> <p><u>APPLICANTS:</u> Mr. Chris Powel of the above address</p> <div style="border: 1px solid black; padding: 5px; margin-top: 10px;"> <p><u>PREVIOUS DECISION</u> – No objection</p> </div> <p><u>DECISION:</u> <i>No objection</i></p>
9.6	<p><u>SITE LOCATION:</u> George Hotel, 37 Queen Street, Rhyl</p> <p><u>WARD:</u> Bodfor</p> <p><u>WARD CLLRS:</u> Ms J. Hughes Ms J. McAlpine</p> <p><u>APPLICATION No:</u> 45/2023/0452</p> <p><u>DESCRIPTION:</u> Use of first and second floors of building as one self-contained flat</p> <p><u>APPLICANTS:</u> Mr. L. Wright of the above address</p> <p><u>DECISION:</u> <i>No objection</i></p>
9.7.	<p><u>SITE LOCATION:</u> 157-159 Vale Road, Rhyl</p> <p><u>WARD:</u> Pentyffryn</p> <p><u>WARD CLLRS:</u> A.J. Rutherford D. Simmons</p> <p><u>APPLICATION No:</u> 45/2023/0435</p> <p><u>DESCRIPTION:</u> Change of use of part of existing nursery to form one dwelling and associated works</p> <p><u>APPLICANTS:</u> Mr. Chris Walsh of Welsh Commercial Properties, Office 6, Hanover House, The Roe, St. Asaph.</p> <p><u>DECISION:</u> <i>No objection</i></p>

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10. PLANNING APPEAL 45/2022/0533: APPEAL NO CAS-02522-K5Z4C4 ROGER W. JONES, CEFNDY ROAD, RHYL

Further to Minute No. 11.9 of the meeting held on 20th July 2022 it was reported that an appeal has been lodged by the applicant against the refusal of the Local Planning Authority to grant planning permission for the “erection of additional external yard racking” at the above site. The appeal to be determined by way of the exchange of written statements.

RESOLVED *that the report be received.*

11. CLOSURE OF MEETING

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

Signed:

Date:21.09.2023.....