

At a **MEETING of the PLANNING COMMITTEE** held on Wednesday 6th July 2016 in the Council Chamber, Wellington Community Centre, Rhyl following the preceding meeting of Finance and General Purposes Committee.

PRESENT

Councillor A. R. James (Chair)

Councillors Mrs E. M. Chard, Ms J. McAlpine, Mrs W. Mullen-James, S. H. Ratcliffe, Miss S. L. Roberts, A. J. Rutherford, Miss R. Siddall and T. Thomas and Rev. S. Walker.

Mr G. J. Nickels – Town Clerk

8. APOLOGIES

Apologies were submitted from Councillors Ms J. Hughes (indisposed), and B. F. Moylan (indisposed).

9. PLANNING APPLICATIONS

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

PLANNING APPLICATIONS		06 July 2016
9.1	<p><u>SITE LOCATION:</u> Aranway House, Dyserth Road, Rhyl.</p> <p><u>WARD:</u> Tynewydd</p> <p><u>APPLICATION No:</u> 45/2016/0471</p> <p>Removal of condition Number 3 of Planning permission ref 45/2015/0654 relating to the provision of open space</p> <p>The Applicants are Mr & Mrs S Parker of Gelli Farm, Pen yr Allt, Trelogan, Holywell.</p> <p><u>DECISION:</u> <i>Objection: Rhyl as a Town is understood to have a deficit of open space and the policy is designed to prevent the development of new properties from exasperating the current shortfall to the detriment of both the proposed occupiers of the property and existing residents.</i></p> <p><i>If permitted the removal of the obligation will set a precedent for other developers.</i></p>	
9.2	<p><u>SITE LOCATION:</u> 66 Eastville Avenue, Rhyl.</p> <p><u>WARD:</u> Brynhedydd</p> <p><u>APPLICATION No:</u> 45/2016/0543</p> <p>Erection of two storey extension to side of dwelling</p>	

	<p>The Applicants are Denbighshire County Council.</p> <p><u>DECISION:</u> <i>No objection</i></p>
9.3	<p><u>SITE LOCATION:</u> Fronfraith, 1 Boughton Avenue, Rhyl.</p> <p><u>WARD:</u> Plastirion</p> <p><u>APPLICATION No:</u> 45/2016/0553</p> <p>Change of use of offices to form 1 no. dwelling unit.</p> <p>The Applicant is Mr. David Bailey</p> <p><u>DECISION:</u> <i>No objection</i></p>
9.4	<p><u>SITE LOCATION:</u> 31 Pendyffryn Road, Rhyl</p> <p><u>WARD:</u> Pendyffryn</p> <p><u>APPLICATION No:</u> 45/2016/0566</p> <p>Erection of extension to dwelling</p> <p>The Applicants are Mr. Gareth Allsopp and Mrs. Tracey Allsopp of the same address</p> <p><u>DECISION:</u> <i>No objection</i></p>
9.5	<p><u>SITE LOCATION:</u> 6 Wellington Road Rhyl</p> <p><u>WARD:</u> Bodfor</p> <p><u>APPLICATION No:</u> 45/2016/0577</p> <p>Change of use of part of first floor workshop to 1 No. self-contained flat</p> <p>The Applicant is Mr. Cameron Henderson of the same address</p> <p><u>DECISION:</u> <i>No objection</i></p>
9.6	<p><u>SITE LOCATION:</u> 12 Grange Road, Rhyl</p> <p><u>WARD:</u> Tynewydd</p> <p><u>APPLICATION No:</u> 45/2016/0578</p> <p>Erection of extension and change of use from retail to residential to create three number flats</p> <p>The Applicant is Mr. Kiran Parmar of the same address</p>

	<p><u>DECISION:</u> <i>No objection however the Council would wish to see the historical advertisement painted/attached on the South side of the property retained and if possible restored as part of the Town's built heritage. The advertisement is a well-known local landmark and the Council believes this request to be in-accordance with Policy RD1 (iii) of the Adopted Local Development Plan</i></p> <p><i>"Protects and where possible enhances the local natural and historic environment"</i></p>
9.7	<p><u>SITE LOCATION:</u> 50 Madryn Avenue, Rhyl</p> <p><u>WARD:</u> Pendyffryn</p> <p><u>APPLICATION No:</u> 45/2016/0580</p> <p>Erection of detached pitch roof garage</p> <p>The Applicant is Mr. Nick Longfield of the same address</p> <p><u>DECISION:</u> <i>No objection</i></p>
9.8	<p><u>SITE LOCATION:</u> Building rear of 49 Kinmel Street, Rhyl</p> <p><u>WARD:</u> Bodfor</p> <p><u>APPLICATION No:</u> 45/2016/0586</p> <p>Conversion of disused building to form 1 No. residential dwelling including raised roof to form first floor</p> <p>The Applicant is Mr. Tony Flynn, 44 Grosvenor Road, Rhyl</p> <p><u>DECISION:</u> <i>No objection</i></p>

10. CLOSURE OF MEETING

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

Signed:

Date: