

At a **MEETING of the PLANNING COMMITTEE** held on Wednesday 5<sup>th</sup> February 2020 in the Council Chamber, Wellington Community Centre, Rhyl following the preceding meeting of the Finance and General Purposes Committee.

**PRESENT**

Councillor Mrs W. Mullen James (Chair)

Councillors B. Blakeley, Mrs. J. Butterfield JP MBE, K. R. Jones, Mrs D. L. King, B. Mellor, Ms V. Roberts, R. Turner, and Miss C.L. Williams.

Mr G. J. Nickels – Town Clerk

Also in attendance

Councillor T. Thomas (Observer)

**40. APOLOGIES**

Apologies for absence was submitted from Councillors, J. Ball, Mrs J. Chamberlain-Jones, A.S. Johnson, Mrs. P.M. Jones and Ms J. McAlpine, Miss S. Roberts, and A.J. Rutherford.

**41. 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.

**[Councillor K.R. Jones declared his personal and prejudicial interest in Application No. 45/2019/0674 and vacated the chamber during debate and voting thereon]**

<b>PLANNING APPLICATIONS SCHEDULE</b>	
41.1	<p><b><u>SITE LOCATION:</u></b> Former Suncentre Site, East Parade, Rhyl</p> <p><b><u>WARD:</u></b> Plastirion</p> <p><b><u>WARD CLLRS:</u></b> K.R. Jones T. Thomas</p> <p><b><u>APPLICATION No:</u></b> 45/2019/0674</p> <p><b><u>DESCRIPTION:</u></b> Construction of a lake/pool to support a wake boarding facility and seasonal inflatable course with associated café, toilet block and ancillary facilities for the public</p> <p><b><u>APPLICANTS</u></b> : Mr. Simon Jones, Pro Kitesurfing</p>

	<p><b><u>DECISION:</u></b> <i>No objection</i></p>
41.2	<p><b><u>SITE LOCATION:</u></b> 30 Elwy Street, Rhyl</p> <p><b><u>WARD:</u></b> Bodfor</p> <p><b><u>WARD CLLRS:</u></b> Ms J. Hughes Ms J. McAlpine</p> <p><b><u>APPLICATION No:</u></b> 45/2019/0864</p> <p><b><u>DESCRIPTION:</u></b> Change of use and alterations of ground floor shop to form a single flat at first and second floor into two flats</p> <p><b><u>APPLICANTS :</u></b> Mr. Luke Denver, Adever, Unit 7F Colomendy Industrial Estate, Denbigh</p> <p><b><u>DECISION:</u></b> <i>No objection subject to the provision of a suitable means of escape for the first and second floor flats in the event of fire</i></p>
41.3	<p><b><u>SITE LOCATION:</u></b> 141 Rhyl Coast Road, Rhyl</p> <p><b><u>WARD:</u></b> Brynhedydd</p> <p><b><u>WARD CLLRS:</u></b> B. Mellor R. Turner</p> <p><b><u>APPLICATION No:</u></b> 45/2019/1090</p> <p><b><u>DESCRIPTION:</u></b> Erection of extension and alterations to dwelling</p> <p><b><u>APPLICANTS :</u></b> Mr. Euros Jones of Lluest wen, Ffordd Eglwyswen, Denbigh</p> <p><b><u>DECISION:</u></b> <i>No objection</i></p>
41.4	<p><b><u>SITE LOCATION:</u></b> 28-30 High Street, Rhyl</p> <p><b><u>WARD:</u></b> Bodfor</p> <p><b><u>WARD CLLRS:</u></b> Ms J. Hughes Ms J. McAlpine</p> <p><b><u>APPLICATION No:</u></b> 45/2020/0008</p> <p><b><u>DESCRIPTION:</u></b> Formation of external seating area in relation to Costa Coffee</p> <p><b><u>APPLICANTS :</u></b> Mr. Bharet Patel, 10 Brightside Lane, Sheffield.</p> <p><b><u>DECISION:</u></b> <i>No objection subject to a condition requiring the removal of the external seating area during town centre events and markets</i></p>

**42. PLANNING POLICY – PROLIFIRATION OF POOR QUALITY ACCOMODATION**

A Member referred to the previous consideration by the Planning Committee (min no 24 of 3<sup>rd</sup> October 2018 refers) in respect of the number of properties being converted to lower quality flats and the potential cumulative negative impact of such properties on the overall available housing supply within Rhyl. It was noted that while the individual applications were acceptable in planning terms the cumulative impact of the number of such properties was of concern especially when the results of the recently released 2019 Welsh Index of Multiple Deprivation were taken into account.

***RESOLVED*** that the Town Clerk write to Denbighshire County Council to again raise the issue.

**43. CLOSURE OF MEETING**

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

Signed: .....

Date: .....