

Gareth Owens LL.B Barrister/Bargyfreithiwr
Chief Officer (Governance)
Prif Swyddog (Llywodraethu)



To: Cllr David Wisinger (Chair)

CS/NG

Councillors: Marion Bateman, Chris Bithell,
Derek Butler, David Cox, Ian Dunbar, Carol Ellis,
David Evans, Alison Halford, Ray Hughes,
Christine Jones, Richard Jones, Richard Lloyd,
Billy Mullin, Mike Peers, Neville Phillips,
Mike Reece, Gareth Roberts, David Roney,
Carolyn Thomas and Owen Thomas

9 December 2014

Tracy Waters 01352 702331
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Dear Sir / Madam

A meeting of the **PLANNING & DEVELOPMENT CONTROL COMMITTEE** will be held in the **COUNCIL CHAMBER, COUNTY HALL, MOLD CH7 6NA** on **WEDNESDAY, 17TH DECEMBER, 2014** at **1.00 PM** to consider the following items.

Yours faithfully

Democracy & Governance Manager

A G E N D A

- 1 **APOLOGIES**
- 2 **DECLARATIONS OF INTEREST**
- 3 **LATE OBSERVATIONS**
- 4 **MINUTES** (Pages 1 - 34)

To confirm as a correct record the minutes of the meeting held on 29th October and 12th November 2014.

- 5 **ITEMS TO BE DEFERRED**

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The Council welcomes correspondence in Welsh or English
Mae'r Cyngor yn croesawau gohebiaeth yn y Cymraeg neu'r Saesneg

6 **PLANNING APPLICATION 052369 BY ALDI STORES LIMITED FOR FOOD STORE AT BROUGHTON SHOPPING PARK** (Pages 35 - 58)

Report of Chief Officer (Governance) enclosed.

7 **REPORTS OF CHIEF OFFICER (PLANNING AND ENVIRONMENT)**

The report of the Chief Officer (Planning and Environment) is enclosed.

LOCAL GOVERNMENT (ACCESS TO INFORMATION) ACT 1985 – TO CONSIDER THE EXCLUSION OF THE PRESS AND PUBLIC

The following item is considered to be exempt by virtue of Paragraph 16 of Part 4 of Schedule 12A of the Local Government Act 1972 (as amended).

8 **APPEAL BY ANWYL CONSTRUCTION COMPANY LIMITED IN RESPECT OF LAND AT OLD HALL ROAD/GREEN HILL AVENUE, HAWARDEN**(Pages 159 - 166)

Report of Chief Officer (Governance) and Chief Officer (Planning and Environment).

REPORT OF CHIEF OFFICER (PLANNING AND ENVIRONMENT)
TO PLANNING AND DEVELOPMENT CONTROL COMMITTEE ON
17 DECEMBER 2014

Item No	File Reference	DESCRIPTION
<u>Applications reported for determination (A=reported for approval, R=reported for refusal)</u>		
7.1	052369	052369 - General Matters - Full Application for a Foodstore (Use Class A1) and 5 Three Bedroom Affordable Houses (Use Class C3) with Associated Car Parking, Access, Servicing and Landscaping at Broughton Shopping Park, Broughton (Pages 59 - 64)
7.2	052377 - A	052377 - A - Outline Application - Proposed Re-Development for the Erection of 12 Dwellings Including Deolition of Existing Outbuildings and Creation of Nw Access at Bank Farm, Lower Mountain Road, Penyffordd. (Pages 65 - 84)
7.3	052570 - A	052570 - A - Full Application - Residential Development to Provide 10 No. Two Bedroom Apartments and 4 No. One Bedroom Apartments and Associated Parking at New Inn, Station Road, Sandycroft. (Pages 85 - 96)
7.4	052645 - R	052645 - R - Full Application - Change of Use of the Sundawn Garden Centre to a Plant Hire Depot, Including the Demolition of the Existing Garden Centre Buildings, the Erection of a Workshop Building and the Conversion of the Teapot Cafe for Use as Ancillary Office Accommodation at Teapot Cafe & Sundawn Garden Centre, Llwybr Hir, Caerwys (Pages 97 - 110)
7.5	052803 - A	052803 - A - Full Application - Erection of Office (B1) and Storage (B8) Building with Associated Landscaping and Parking at Vista, St. David's Park, Ewloe. (Pages 111 - 122)
7.6	052599 - A	052599 - A - Renewal of Outline Planning Permission 046362 to Allow Residential Development at Former Laura Ashley Unit, Pontybodkin Hill, Leeswood (Pages 123 - 130)
7.7	052406 - A	052406 - A - Full Application - Erection of 4 Dwellings. (i) Substitution of House Type on Previously Approved Phase 1 Plot 38; (ii) Substitution of Sub-Station with Additional Dwellings; (iii) Erection of 2 Dwellings (Re-Plan of Plots 19 & 20 Phase 2) at Cae Eithin, Village Road, Northop Hall. (Pages 131 - 138)
7.8	052429 - A	052429 - A - Removal of Condition No. 6 Attached to Planning Permission Ref: 048032 as Amended by Planning Permission Ref: 030805 at Overlea Drive, Hawwarden. (Pages 139 - 146)
7.9	045999	045999 - General Matters - Proposed Amendment to Section 106 Agreement - Morrison's Supermarket, High Street, Saltney (Pages 147 - 152)

Item No	File Reference	DESCRIPTION
<u>Appeal Decision</u>		
7.10	051948	051948 - Appeal by Notemachine Against the Decision of Flintshire County Council to Refuse Planning Permission for the Installation of an ATM at 18 High Street, Mold - DISMISSED. (Pages 153 - 158)