

**PLANNING COMMITTEE**  
**29 MARCH 2023**

Minutes of the Planning Committee of Flintshire County Council held as a hybrid meeting on Wednesday, 29 March 2023

**PRESENT: Councillor Richard Lloyd (Chair)**

Councillors: Mike Allport, Bernie Attridge, Chris Bithell, Helen Brown, Paul Cunningham, Rob Davies, Adele Davies-Cooke, Carol Ellis, Gladys Healey, Dave Hughes, Paul Johnson, Richard Jones, Hilary McGuill, Ted Palmer (for application 063778), Mike Peers and Dan Rose

**APOLOGIES:** None

**ALSO PRESENT:** The following attended as Local Members:

Councillor Mel Buckley - agenda item 6.1 (FUL/000776/22)

Councillor Glyn Banks - agenda item 6.3 (FUL/000434/22)

Councillor Sean Bibby - agenda item 6.5 (063778)

**IN ATTENDANCE:** Chief Officer (Planning, Environment & Economy), Service Manager - Strategy, Service Manager - Development, Senior Engineer - Highways Development Control, Senior Planning Officers, Solicitor and Democratic Services Officers

**56. DECLARATIONS OF INTEREST**

Councillor Richard Jones declared a personal interest on agenda item 6.4 (064109) as he had been contacted on more than three occasions.

Councillor Bernie Attridge declared a personal interest on agenda item 6.5 (063778) as he had been contacted by five objectors.

**57. LATE OBSERVATIONS**

The Chairman allowed Members an opportunity to read the late observations which had been circulated prior to the meeting and were appended to the agenda item on the Council's website:

<https://committeemeetings.flintshire.gov.uk/ieListDocuments.aspx?CId=490&MId=5284&LLL=0>

**58. MINUTES**

The minutes of the meeting held on 1 March 2023 were confirmed as a correct record, as moved and seconded by Councillors Bernie Attridge and Rob Davies.

**RESOLVED:**

That the minutes be approved as a true and correct record.

**59. ITEMS TO BE DEFERRED**

The Chief Officer (Planning, Environment & Economy) advised that no items were recommended for deferral.

**60. REPORTS OF THE CHIEF OFFICER (PLANNING, ENVIRONMENT & ECONOMY)**

**RESOLVED:**

That decisions be recorded as shown on the Planning Application schedule attached as an appendix.

**61. MEMBERS OF THE PUBLIC AND PRESS IN ATTENDANCE**

There were five members of the public present at the start of the meeting.

(The meeting started at 1pm and ended at 3.45pm)

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**Chairman**

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**PLANNING COMMITTEE ON 29 MARCH 2023**

ITEM NO	TOWN/ COMMUNITY COUNCIL	SITE/PROPOSAL	THIRD PARTY / LOCAL MEMBER OBSERVATIONS	RESOLUTION
FUL/ 000776/22	Flint Town Council	Full application - New, two storey 240 FTE Place Welsh Medium Primary School building and 30 Place PTE Nursery. New, partial two storey wrap around childcare, Welsh Immersion and Community building. Project associated external works, inclusive of boundary treatments, new pedestrian access points, new car parking arrangements and extended vehicular access off Ffordd Dewi, Flint	Councillor Mel Buckley (Local Member) spoke in support of the application.  The Chief Officer agreed to liaise with Education colleagues regarding comments on the green belt maintenance fee.	That planning permission be granted subject to the conditions set out in the report, in accordance with the officer recommendation.
FUL/ 000562/22	Buckley Town Council	Full application - The erection of a Solid Recovered Fuel Facility, together with ancillary development including an electricity/power room, pipeline and conveyor system at Castle Cement, Padeswood, Mold	-	That planning permission be granted subject to the conditions set out in the report, in accordance with the officer recommendation.

ITEM NO	TOWN/ COMMUNITY COUNCIL	SITE/PROPOSAL	THIRD PARTY / LOCAL MEMBER OBSERVATIONS	RESOLUTION
FUL/ 000434/22	Llanasa Community Council	Full application - Change of use of existing property to a holiday accommodation for 185 days per calendar year and to allow residential use for remainder of year at Arosfa, Axton, Holywell	<p>Nikki Foulkes (Resident) spoke against the application.</p> <p>Dean Scott (Applicant) spoke in support of the application.</p> <p>Councillor Glyn Banks (Local Member) spoke against the application.</p>	<p>That planning permission be granted subject to the conditions set out in the report, in accordance with the officer recommendation, subject to the following changes:</p> <ul style="list-style-type: none"> <li>• Condition 1: One year temporary permission (instead of two years).</li> <li>• Additional condition 'Maximum occupancy to be restricted to 16 people' as included in the late observations.</li> <li>• Conditions to be implemented from the time that permission is granted.</li> </ul>
064109	Buckley Town Council	Full application - Amendment to planning permission 062649 to allow the repositioning of the erection of one dwelling with integral garage (in retrospect) at Tabernacle Street, Buckley	A statement of objection was read out on behalf of Malcolm Parry (Resident).	That planning permission be granted subject to the conditions set out in the report, in accordance with the officer recommendation.

ITEM NO	TOWN/ COMMUNITY COUNCIL	SITE/PROPOSAL	THIRD PARTY / LOCAL MEMBER OBSERVATIONS	RESOLUTION
063778	Shotton Town Council	Full application - Conversion of vacant commercial premises to form a mixed used commercial (A1, A2) at ground floor with HMO (Unique Use) unit behind and above at 11 Chester Road West, Shotton	<p>A statement of objection was read out on behalf of Sheila Kavanagh (Resident).</p> <p>Nick Daccus (Agent) spoke in support of the application.</p> <p>Councillor Sean Bibby (Local Member) spoke against the application.</p>	That planning permission be granted subject to the conditions set out in the report, in accordance with the officer recommendation.