

PLANNING COMMITTEE
10 APRIL 2024

Minutes of the Planning Committee of Flintshire County Council held as a hybrid meeting on Wednesday, 10 April 2024

PRESENT: Councillor Richard Lloyd (Chair)

Councillors: 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, Mike Peers and Dan Rose

APOLOGIES: Councillors: Mike Allport and Bernie Attridge

ALSO PRESENT: The following attended as Local Members:

Councillors Mared Eastwood and Marion Bateman (for agenda item 6.1)
Councillor Kevin Rush (for agenda item 6.3)

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

62. DECLARATIONS OF INTEREST

Councillor Rob Davies declared a personal and prejudicial interest (for agenda item 6.3)

63. LATE OBSERVATIONS

The late observations would be presented prior to each item being discussed.

64. MINUTES

The minutes of the meeting held on 13 March 2024 were confirmed as a correct record, as moved and seconded by Councillors Dave Hughes and Ted Palmer.

RESOLVED:

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

65. ITEMS TO BE DEFERRED

There were no items recommended for deferral.

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

RESOLVED:

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

67. MEMBERS OF THE PUBLIC AND PRESS IN ATTENDANCE

There were 7 members of the public present at the start of the meeting.

(The meeting started at 2pm and ended at 2.51 pm)

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Chair

Meetings of the Planning Committee are webcast and can be viewed by visiting the webcast library at: <http://flintshire.public-i.tv/core/portal/home>

PLANNING COMMITTEE ON 10 APRIL 2024

ITEM NO	TOWN/ COMMUNITY COUNCIL	SITE/PROPOSAL	THIRD PARTY / LOCAL MEMBER OBSERVATIONS	RESOLUTION
063507		Full application - Residential development comprising 90 Dwellings including the provision of affordable units, areas of public open space, landscaping and associated works at Land to the south of New Brighton Road, New Brighton, Mold, CH7 6RB.	Derek Walters – resident Carl Davis – Applicant Cllr Mared Eastwood Cllr Hilary McGuill Cllr Marion Bateman	Approved in accordance with the Officer’s Recommendation subject to the conditions set out in the report and in the Late Observations and the Section 106 Obligations.
COU/000312/23		Full application - Change of Use from Class C3 (Single Residential Dwelling) to Class C4 (House of Multiple Occupancy) at 4 Salisbury Street, Shotton.	Cllr Sean Bibby	Approved in accordance with the Officer’s Recommendation subject to the conditions set out in the report and in the Late Observations.
FUL/000254/22		Full application - Proposed erection of structure together with formation of access (Partly Retrospective) at Dee Bank Industrial Estate, Whelston, Bagillt.	Cllr Kevin Rush Christopher Owens – resident Kerry Davies – Applicant’s representative	Approved in accordance with the Officer’s Recommendation subject to the conditions set out in the report and in the Late Observations and an additional condition(s) to be included as follows: 9. No further development shall take place until an engineering report/investigation and risk

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				<p>assessment in relation to the stability/structural integrity of the land/bank along the northern/north-western boundary of the application site, in addition to any assessment provided with the planning application, has been submitted to and approved in writing by the Local Planning Authority. The investigation and risk assessment must be undertaken by competent persons.</p> <p>10. In the event that the land/bank subject to the engineering report/investigation and risk assessment required by Condition 9 is found to insufficient stability/structural integrity then details of a retaining structure to mitigate any such issues shall be submitted to and approved in writing by the Local Planning Authority. Any retaining</p>

ITEM NO	TOWN/ COMMUNITY COUNCIL	SITE/PROPOSAL	THIRD PARTY / LOCAL MEMBER OBSERVATIONS	RESOLUTION
				structure as approved shall be permanently retained and maintained.