

**Flintshire County Council – Decisions taken by the Planning Committee on Wednesday, 4 September 2024**

Agenda Item No	Topic	Decision
<b>A1</b>	Declarations of Interest	Councillor Chris Bithell declared a personal interest in agenda item no. 6.3.
<b>A2</b>	Late Observations	The late observations were presented prior to each item being discussed.
<b>A3</b>	Minutes	The minutes of the meeting held on 17 July 2024 were approved as a true and correct record.
<b>A4</b>	Items to be deferred	There were no items recommended for deferral.
<b>A5</b>	OUT/000470/23 - Outline application - For the erection of up to 17 No. dwellings with associated works at Tan Y Bryn, Bryn Road, Flint	Approved in accordance with the Officer's Recommendation subject to the conditions set out in the report and in the Late Observations.
<b>A5</b>	FUL/000337/24 - Full application - Change of use to 5 bedroom, 6 person HMO at 13, Rowden Street, Shotton, Deeside	Refused contrary to Officer Recommendation on the following ground(s):  Overdevelopment Proliferation of HMO's in Rowden Street and surrounding areas resulting in detrimental impact on the living conditions of nearby residential properties
<b>A5</b>	FUL/000451/24 - SC - Vary/Remove condition application - Application for variation of condition no.10 attached to Planning Permission ref : FUL/000498/22 at KFC, Chester Road, Mold	Refused contrary to Officer Recommendation on the following ground(s):  Detrimental impact on the living conditions of nearby residential properties
<b>A6</b>	Members of the public and press in attendance	There were 3 members of the public present at the start of the meeting.