

**PLANNING COMMITTEE**  
**25 SEPTEMBER 2024**

Minutes of the Planning Committee of Flintshire County Council held as a hybrid meeting on Wednesday, 25 September 2024

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

Councillors: Mike Allport, Bernie Attridge, Chris Bithell, Helen Brown, Paul Cunningham Adele Davies-Cooke, Carol Ellis, Gladys Healey, Dave Hughes, Paul Johnson, Richard Jones, Allan Marshall, Hilary McGuill, Ted Palmer, and Mike Peers

**ALSO PRESENT:** Councillor Bill Crease (as an Observer) for agenda items 6.1 and 6.2 only

**IN ATTENDANCE:**

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

**20. DECLARATIONS OF INTEREST**

Councillor Carol Ellis declared a personal and prejudicial interest, as a School Governor of Elfed High School, on agenda item 6.1 FUL/000826/23 – Full application - Erection of 159 dwellings, construction of a new vehicular access, landscaping and associated works at Land north of Well Street, Buckley

Councillor Mike Peers also declared a personal interest in agenda item 6.1 as a family member works for Clwyd Alyn

Councillor Bernie Attridge declared a personal interest, as joint local Ward Member, on agenda item 6.3 FUL/000826/23 - ground floor extension to the rear of the house to provide a new kitchen space and enhance family living area and a downstairs shower room and separate toilet to aid disability.

**21. LATE OBSERVATIONS**

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

**22. MINUTES**

The minutes of the meeting held on 4 September 2024 were submitted.

Accuracy

Councillor Bernie Attridge to be recorded as present at the meeting.

The minutes were confirmed as a correct record, subject to the above amendment, as moved and seconded by Councillor Mike Peers and Councillor Chris Bithell.

**RESOLVED:**

That, subject to the above amendment, the minutes be approved as a true and correct record.

**23. ITEMS TO BE DEFERRED**

There were no items recommended to be deferred.

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

**RESOLVED:**

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

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

There were 4 members of the public present at the start of the meeting.

(The meeting started at 2.17 pm and ended at 4.30 pm)

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**Chair**

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**PLANNING COMMITTEE ON 25 SEPTEMBER 2024**

ITEM NO	TOWN/ COMMUNITY COUNCIL	SITE/PROPOSAL	THIRD PARTY / LOCAL MEMBER OBSERVATIONS	RESOLUTION
FUL/000826/23	Buckley Town Council	Full application - Erection of 159 dwellings, construction of a new vehicular access, landscaping and associated works at Land north of Well Street, Buckley	<p>Mr P Newby, local resident, spoke against the application.</p> <p>Mr S Andrew, applicant, spoke in support of the application.</p> <p>Councillor Carolyn Preece (joint local Ward Member) spoke against the application.</p>	<p>That planning permission be granted, in accordance with the Officer's recommendation, subject to the conditions set out in the report and the late observations, and the following additional condition:</p> <ul style="list-style-type: none"> <li>• an on-site construction management plan to include hours of working etc.</li> </ul>
FUL/000209/24	Sealand Community Council	Full application – for proposed redevelopment of the former hotel site to provide 4 no. food and retail units falling within use class A1 and A3, together with landscaping, car parking and site signage at Former Gateway to Wales Hotel, Welsh Road, Garden City, Deeside	<p>Mr R Davies, applicant, spoke in support of the application.</p> <p>A statement was read out on behalf of Councillor Christine Jones (joint local Ward Member) against the application.</p> <p>A statement was read out on behalf of Ms C Cousins (local resident) against the application.</p>	<p>That planning permission be granted, in accordance with the Officer's recommendation, subject to the conditions set out in the report and in the late observations.</p>

ITEM NO	TOWN/ COMMUNITY COUNCIL	SITE/PROPOSAL	THIRD PARTY / LOCAL MEMBER OBSERVATIONS	RESOLUTION
FUL/000497/24	Connah's Quay Town Council	Full application - Ground floor extension to the rear of the house to provide a new kitchen space and enhance family living area and a downstairs shower room and separate toilet to aid disability at Burton House, Church Hill, Connah's Quay, Deeside		That planning permission be granted, in accordance with the Officer's recommendation, subject to the conditions set out in the report and in the late observations.