

PLANNING COMMITTEE
28 OCTOBER 2020

Minutes of the remote meeting of the Planning Committee of Flintshire County Council held on Wednesday, 28 October 2020.

PRESENT: Councillor David Wisinger (Chairman)

Councillors: Mike Allport, Bernie Attridge, Chris Bithell, Derek Butler, Ian Dunbar, Veronica Gay, Gladys Healey, Patrick Heesom, Kevin Hughes, Paul Johnson, Christine Jones, Richard Jones, Richard Lloyd, Mike Peers, Neville Phillips and Owen Thomas

ALSO PRESENT: Councillors: Marion Bateman, Dave Hughes and Brian Lloyd (As observers)

IN ATTENDANCE:

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

01. DECLARATIONS OF INTEREST

Councillor Mike Peers declared a personal and prejudicial interest on agenda item 6.5 (061154) as a family member was employed by Clwyd Alyn (the joint applicant).

02. LATE OBSERVATIONS

The Chairman explained that the late observations had been circulated to Members of the Committee prior to the meeting, a copy of which was appended to the agenda on the Flintshire County Council website:

<https://committeemeetings.flintshire.gov.uk/ieListDocuments.aspx?CId=490&MId=4852&Ver=4&LLL=0>

03. MINUTES

The draft minutes of the meeting on 30 September 2020 were confirmed as a correct record, as moved by Councillor Chris Bithell and seconded by Councillor Ian Dunbar.

RESOLVED:

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

04. ITEMS TO BE DEFERRED

The Chief Officer (Planning, Environment & Economy) advised that the following item was recommended for deferral to enable planning officers to consider a copy of the legal opinion submitted by objectors to the application which had been recently circulated. If the Committee agreed to the deferral, the item would be brought back to a future meeting of the Committee.

Agenda Item 6.9 (061489) - Full application – Retrospective change of use for operating site as B1, B2 and B8 uses for a temporary period of 18 months comprising the recycling and storage of non-hazardous carpet waste and retention of existing buildings for offices and manufacturing including ancillary storage at 300 Recycling, Deva Industrial Estate, Sandycroft.

Councillor Richard Lloyd moved the deferral which was duly seconded by Councillor Kevin Hughes. On being put to the vote, the item was deferred.

RESOLVED:

That agenda item 6.9 (061489) be deferred to a future meeting of the Committee for the reason stated.

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

RESOLVED:

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

06. MEMBERS OF THE PUBLIC AND PRESS IN ATTENDANCE

There were no members of the press or public present.

(The meeting started at 1.00 pm and ended at 5.09 pm)

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Chairman

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PLANNING COMMITTEE ON 28 OCTOBER 2020

ITEM NO	TOWN/ COMMUNITY COUNCIL	SITE/PROPOSAL	THIRD PARTY / LOCAL MEMBER OBSERVATIONS	RESOLUTION
060220	Argoed Community Council	Full Application – Residential development for the erection of 92 dwellings including the provision of affordable units, areas of public open space, landscaping and associated works at New Brighton Road, New Brighton, Mold.	A statement of objection from the Local Member, Councillor Mared Eastwood, was appended to the report in the agenda. A statement of objection from the Local Residents Group was appended to the report in the agenda.	That planning permission be refused in accordance with the officer's recommendation for the reasons set out in the report.
060855	Buckley Town Council	Reserved matters - application for the approval of reserved matters for residential development including access, open space, and all associated works at Woodside Cottages, Bank Lane, Drury	Councillor Mike Peers, as Local Member, spoke on the application.	That planning permission be granted, subject to the conditions set out in the report, in line with the officer's recommendation.
061229	Cilcain Community Council	Full application - Demolition of Conservatory to front of bungalow and erection of Single Storey Front Extension at Marwin, Dolfechlas Road, Rhydymwyn	Councillor Owen Thomas, as Local Member, spoke against the application. A statement of objection from Cilcain Community Council was appended to the report.	That planning permission be granted, subject to the conditions set out in the report, in line with the officer's recommendation.

ITEM NO	TOWN/ COMMUNITY COUNCIL	SITE/PROPOSAL	THIRD PARTY / LOCAL MEMBER OBSERVATIONS	RESOLUTION
			A statement of objection from a local resident was appended to the report in the agenda.	
060372	Cilcain Community Council	Full application – siting of log cabin to provide ancillary use to the main residential dwelling and siting of a static caravan temporary 12 month period (retrospective) at Brynsholyn, Cefn Road, Cilcain	Councillor Owen Thomas, as Local Member, spoke against the application. Cilcain Community Council objected to the application A statement of support from the agent for the application was appended to the report in the agenda	That planning permission be refused, against the officer’s recommendation, on the following grounds: <ul style="list-style-type: none"> • inappropriate development in the open countryside; and • does not represent annexed accommodation
061154	Mold Town Council	Full application – Proposed residential development for 90 No. residential units of accommodation (of which 40% will be affordable and supported living), public open space, landscaping, means of highway and pedestrian access, local highway and pedestrian infrastructure improvements at Plas Aney, Ruthin Road, Mold	A statement of objection from the Local Member, Councillor Geoff Collett, was appended to the report in the agenda. A statement of objection from Mold Town Council was appended to the report. A statement of objection from a local resident was appended to the report.	That planning permission be refused in accordance with the officer’s recommendation for the reasons set out in the report.

ITEM NO	TOWN/ COMMUNITY COUNCIL	SITE/PROPOSAL	THIRD PARTY / LOCAL MEMBER OBSERVATIONS	RESOLUTION
			A statement of support from a local resident was appended to the report.	
061248	Llanfynydd Community Council	Outline Application with all matters reserved for residential development consisting of 14 No. units with a mixture of 2 storey semi-detached and 3 storey detached dwellings at former Spectrum Home & Garden Centre, Wrexham Road, Cefn-y-Bedd .	<p>A statement of support from the agent for the application was appended to the report.</p> <p>A statement from the Local Member, Councillor Dave Hughes, was appended to the report.</p> <p>A statement of objection from a local resident was appended to the report.</p>	That planning permission be granted, subject to the conditions set out in the report, in line with the officer's recommendation.
061230	Holywell Town Council	Full application – residential development including 15 No. new housing units and the change of use/conversion of the former infirmary wing into 14 No. apartments at Llesty Hospital, Old Chester Road, Holywell.	<p>A statement of support from the Applicant was appended to the report.</p> <p>A statement of support from the Local Member, Councillor Paul Johnson, was appended to the report.</p>	That planning permission be granted, subject to the conditions set out in the report, in line with the officer's recommendation.
060783	Mostyn Community Council	Full application – residential development for 20 No. dwellings and associated gardens and car parking at Ffordd Pandarus, Maes Pennant, Mostyn.	Councillor Patrick Heesom, as Local Member, spoke against the application.	That planning permission be granted, subject to the conditions set out in the report, in line with the officer's recommendation.

ITEM NO	TOWN/ COMMUNITY COUNCIL	SITE/PROPOSAL	THIRD PARTY / LOCAL MEMBER OBSERVATIONS	RESOLUTION
			<p>A statement of objection from Mostyn Community Council was appended to the report.</p> <p>A statement of objection from a local resident was appended to the report.</p> <p>A statement of support from a local resident was appended to the report.</p>	
061489	Queensferry Community Council	Full Application – retrospective change of use for operating site as B1, B2 and B8 uses for a temporary period of 18 months comprising the recycling and storage of non-hazardous carpet waste and retention of existing buildings for offices and manufacturing including ancillary storage at 300 Recycling, Units A-D, Deva Industrial Estate, Sandycroft, Deeside.	<p>A statement of support from the agent for the application was appended to the report.</p> <p>A statement of objection from local business was appended to the report.</p>	That the application be deferred to a future meeting of the Committee for the reason stated.