

To: Chair and Members of the Planning Committee

Date: 5 November 2015

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Dear Councillor

You are invited to attend a meeting of the **PLANNING COMMITTEE** to be held at **1.00 pm** on **WEDNESDAY, 11 NOVEMBER 2015** in the **COUNCIL CHAMBER, COUNTY HALL, RUTHIN.**

Yours sincerely

G Williams
Head of Legal and Democratic Services

AGENDA

1 APOLOGIES

2 DECLARATIONS OF INTEREST (Pages 9 - 10)

Members to declare any personal or prejudicial interests in any business identified to be considered at this meeting.

3 URGENT MATTERS AS AGREED BY THE CHAIR

Notice of items which, in the opinion of the Chair, should be considered at the meeting as a matter of urgency pursuant to Section 100B(4) of the Local Government Act, 1972.

4 MINUTES (Pages 11 - 14)

To confirm the accuracy of the minutes of the Planning Committee meeting held on the 14 October 2015 (copy attached).

APPLICATIONS FOR PERMISSION FOR DEVELOPMENT (ITEMS 5 - 10) -

5 APPLICATION NO. 07/2015/0414/PFT - TYFOS, LLANDRILLO, CORWEN (Pages 15 - 48)

To consider an application for erection of one wind turbine with a hub height of 30.5m (48.01m to tip), control box and associated works at Tyfos, Llandrillo, Corwen (copy attached).

6 APPLICATION NO. 08/2015/0792/PO - LAND ADJOINING HAFOD WEN, CYNWYD, CORWEN (Pages 49 - 60)

To consider an application for development of 0.09ha of land by the erection of 1 dwelling (outline application with all matters reserved) at land adjoining Hafod Wen, Cynwyd, Corwen (copy attached).

7 APPLICATION NO. 19/2015/0699/PF - GRAIG, LLANELIDAN, RUTHIN (Pages 61 - 74)

To consider an application for demolition of existing attached outhouse building and erection of two storey extension and associated works at Graig, Llanellidan, Ruthin (copy attached).

8 APPLICATION NO. 25/2015/0636/PFWF - LAND EAST OF LLYN BRENIG, NANTGLYN (Pages 75 - 126)

To consider an application for construction and operation of a wind farm comprising of sixteen wind turbines along with transformers, access tracks, on-site switchgear and metering building, two anemometry towers and associated construction and operation infrastructure (revised scheme partially implemented under planning permission reference 25/2007/0565) at land east of Llyn Brenig, Nantglyn (copy attached).

9 APPLICATION NO. 45/2015/0786/PF - HOME BARGAINS, MARSH ROAD, RHYL (Pages 127 - 144)

To consider an application for erection of extension and alterations to existing retail unit and demolition of building at southern end of site at Home Bargains, Marsh Road, Rhyl (copy attached).

10 APPLICATION NO. 45/2015/0944/PF - 26 WALNUT CRESCENT, RHYL (Pages 145 - 158)

To consider an application for erection of garage to front of dwelling at 26 Walnut Crescent, Rhyl (copy attached).

11 DEVELOPER GUIDANCE NOTE (Pages 159 - 174)

To consider a report presenting the planning guidance note for use in the pre-application process and the determination of planning applications for approval.

MEMBERSHIP

Councillors

Raymond Bartley (Chair)

Win Mullen-James (Vice-Chair)

Ian Armstrong
Brian Blakeley
Joan Butterfield
Jeanette Chamberlain-Jones
Bill Cowie
Meirick Davies
Richard Davies
Stuart Davies
Peter Evans
Huw Hilditch-Roberts
Rhys Hughes
Alice Jones
Pat Jones
Barry Mellor

Bob Murray
Peter Owen
Dewi Owens
Merfyn Parry
Pete Prendergast
Arwel Roberts
Anton Sampson
David Simmons
Bill Tasker
Julian Thompson-Hill
Joe Welch
Cefyn Williams
Cheryl Williams
Huw Williams

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