

To: Chair and Members of the Planning Committee

Date: 6 September 2016

Direct Dial: 01824 712568

e-mail: democratic@denbighshire.gov.uk

Dear Councillor

You are invited to attend a meeting of the **PLANNING COMMITTEE** to be held at **9.30 am** on **WEDNESDAY, 14 SEPTEMBER 2016** 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 - 18)

To confirm the accuracy of the minutes of the Planning Committee meeting held on the 27 July 2016 (copy attached).

APPLICATIONS FOR PERMISSION FOR DEVELOPMENT (ITEMS 5 - 11) -

5 APPLICATION NO. 01/2016/0672/PF - DENBIGH MUSEUM, GROVE ROAD, DENBIGH (Pages 19 - 36)

To consider an application for change of use of part of Class D1 museum into a self-contained dwelling at Denbigh Museum, Grove Road, Denbigh (copy attached).

6 APPLICATION NO. 02/2016/0422/PF - LAND AT GLASDIR FARM, RUTHIN (Pages 37 - 56)

To consider an application for demolition of existing farmhouse and associated outbuildings, and construction of new school accommodating two primary schools with associated external works, including formation of new vehicular and pedestrian accesses, improvements to existing footpath, on-site parking with drop off area, external play and games areas, playing field, wildlife gardens and shelters, landscaping and boundary fencing, and surface water drainage works involving filter drains and soakaways at land at Glasdir Farm, Ruthin (copy attached).

7 APPLICATION NO. 02/2016/0526/PF - RUTHIN SCHOOL, MOLD ROAD, RUTHIN (Pages 57 - 80)

To consider an application for demolition of 2 storey detached house and linked single storey garage and erection of two storey Dining Hall with plant space within the roof void, to replace existing 2 storey detached dwellinghouse at Ruthin School, Mold Road, Ruthin (copy attached).

8 APPLICATION NO. 03/2016/0584/LB - WYNNSTAY ARMS HOTEL, BRIDGE STREET, LLANGOLLEN (Pages 81 - 92)

To consider an application for erection of replacement signs to the exterior of the building and repainting of front render at Wynnstay Arms Hotel, Bridge Street, Llangollen (copy attached).

9 APPLICATION NO. 25/2015/0321/PFWF - LAND ADJACENT TO LLYN BRAN, BYLCHAU, DENBIGH (Pages 93 - 166)

To consider an application for construction and operation of wind farm comprising of 7 turbines, transformers, access tracks, on site substation, anemometry tower and associated construction and operational infrastructure at land adjacent to Llyn Bran, Bylchau, Denbigh (copy attached).

10 APPLICATION NO. 40/2016/0256/PC - FIELDS SOUTH-WEST OF BORTH CROSSROADS, ABERGELE (Pages 167 - 186)

To consider an application for change of use of agricultural building to wood processing and use of yard as wood storage (retrospective application) (re-submission) at fields south-west of Borth Crossroads, Abergele (copy attached).

11 APPLICATION NO. 44/2016/0378/PF - LAND ADJOINING MORFA LODGE, ABERGELE ROAD, RHUDDLAN (Pages 187 - 200)

To consider an application for formation of new vehicular access for agricultural vehicles at land adjoining Morfa Lodge, Abergele Road, Rhuddlan (copy attached).

12 SUPPLEMENTARY PLANNING GUIDANCE: 'PLANNING FOR COMMUNITY SAFETY' CONSULTATION DRAFT (Pages 201 - 216)

To consider a report recommending members agree the draft Supplementary Planning Guidance on planning for community safety as a basis for public consultation (copy attached).

13 NATIONALLY SIGNIFICANT INFRASTRUCTURE PROJECT DEVELOPMENT CONSENT ORDERS - APPROVAL OF REQUIREMENTS (Pages 217 - 246)

To consider a report seeking delegated powers to Officers to issue decisions on technical detail submitted to the local planning authority in accordance with planning 'Requirements' contained in Nationally Significant Infrastructure Project Development Consent Orders (copy attached).

14 INFORMATION REPORT: NORTH WALES WIND FARMS CONNECTIONS MAJOR INFRASTRUCTURE PROJECT - SECRETARY OF STATE DECISION ON DEVELOPMENT CONSENT ORDER APPLICATION (Pages 247 - 252)

To receive an information report outlining the Secretary of State's decision to grant the Development Consent Order for the overhead line connection scheme (copy attached).

15 INFORMATION REPORT: PLANNING APPEAL DECISIONS (Pages 253 - 258)

To receive an information report outlining the recent decisions issued by the Planning Inspectorate on appeals against decisions of the County Council (copy attached).

MEMBERSHIP

Councillors

Raymond Bartley (Chair)

Bill Cowie (Vice-Chair)

Brian Blakeley

Merfyn Parry

Joan Butterfield

Pete Prendergast

Jeanette Chamberlain-Jones

Arwel Roberts

Meirick Davies

Anton Sampson

Stuart Davies

Gareth Sandilands

Peter Evans

David Simmons

Huw Hilditch-Roberts

Bill Tasker

Rhys Hughes

Julian Thompson-Hill

Alice Jones

Joe Welch

Pat Jones

Cefyn Williams

Barry Mellor
Bob Murray
Dewi Owens

Cheryl Williams
Huw Williams
Mark Young

COPIES TO:

All Councillors for information
Press and Libraries
Town and Community Councils