

To: Chair and Members of the
Planning Committee

Date: 2 October 2019

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Dear Councillor

You are invited to attend a meeting of the **PLANNING COMMITTEE** to be held at **9.30 AM** on **WEDNESDAY, 9 OCTOBER 2019** in **THE COUNCIL CHAMBER, COUNTY HALL, RUTHIN.**

Yours sincerely

G Williams
Head of Legal, HR 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 - 26)

To confirm the accuracy of the minutes of the Planning Committee meeting held on the 4 September 2019 (copy attached).

APPLICATIONS FOR PERMISSION FOR DEVELOPMENT (ITEMS 5-13) –

5 APPLICATION NO. 02/2019/0680 - PENNANT, BRYN GOODMAN, RUTHIN
(Pages 27 - 46)

To consider an application for the erection of 2 No. dwellings, 2 detached garages, construction of a new vehicular access and associated works at Pennant, Bryn Goodman, Ruthin (copy attached).

6 APPLICATION NO. 11/2019/0472 - LAND AT TYN Y CELYN, CLOCAENOG (Pages 47 - 68)

To consider an Erection of a manure storage building for use in connection with existing poultry unit, formation of a new vehicular access to serve the building and associated works at Land at Tyn y Celyn, Clocaenog (copy attached).

7 APPLICATION NO. 11/2019/1149 - BRON PARC, GALLTEGFA, RUTHIN
(Pages 69 - 110)

To consider an application for the erection of a free range egg production unit including silos and associated works including access at Bron Parc, Galltegfa, Ruthin (copy attached).

8 APPLICATION NO. 43/2018/0750 - LAND AT MINDALE FARM, MELIDEN, PRESTATYN (Pages 111 - 246)

To reconsider the Mindale farm, Meliden planning applications which were considered at the Committee on 4th September 2019 (copy attached).

9 APPLICATION NO. 43/2018/0751 - LAND SOUTH WEST OF FFORDD TY NEWYDD OFF FFORDD TALARGOCH (A547), MELIDEN, PRESTATYN
(Pages 247 - 336)

To reconsider the Mindale farm, Meliden planning applications which were considered at the Committee on 4th September 2019 (copy attached).

10 APPLICATION NO.43/2019/0359 - WOODLEA, BISHOPSWOOD ROAD, PRESTATYN (Pages 337 - 370)

To consider an application for the erection of extensions and alterations to dwelling at Woodlea, Bishopswood Road, Prestatyn (copy attached).

11 APPLICATION NO. 43/2019/0555 - 15 PENDRE AVENUE, PRESTATYN
(Pages 371 - 390)

To consider a retrospective application for the Erection of single storey rear extension at 15 Pendre Avenue, Prestatyn (copy attached).

12 APPLICATION NO. 43/2019/0697 - 27 PLAS AVENUE, PRESTATYN
(Pages 391 - 408)

To consider an application for the erection of extension and alterations to dwelling at 27 Plas Avenue, Prestayn (copy attached).

13 APPLICATION NO. 45/2019/0181 - 17/19 WESTBOURNE AVENUE, RHYL
(Pages 409 - 428)

To consider an application for the refurbishment and conversion of two derelict houses to form 4 1xbed apartments on the first floor (to provide supported accommodation for the homeless) with ground floor offices at 17/19 Westbourne Avenue, Rhyl (copy attached).

14 DENBIGHSHIRE LOCAL DEVELOPMENT PLAN 2006 - 2021: DRAFT ANNUAL MONITORING REPORT 2019 (Pages 429 - 482)

To consider a report by the Planning Officer on the Denbighshire Local Development Plan 2006 – 2021: Draft Annual Monitoring Report 2019.

15 WELSH GOVERNMENT: NATIONAL DEVELOPMENT FRAMEWORK 2020 - 2040; CONSULTATION DRAFT (Pages 483 - 492)

To consider a report by the Planning Officer on the Welsh Government: National Development Framework 2020 – 2040; Consultation Draft (copy attached).

16 INFORMATION REPORT - PLANNING APPEALS UPDATE (Pages 493 - 500)

To receive an information report on recent planning appeal decisions received from the Planning Inspectorate on cases within the County. It covers the 6 month period from March 2019 to date (copy attached).

MEMBERSHIP

Councillors

Councillor Joe Welch (Chair)

Councillor Alan James (Vice-Chair)

Ellie Chard
Ann Davies
Peter Evans
Brian Jones
Huw Jones
Tina Jones
Gwyneth Kensler
Christine Marston

Melvyn Mile
Merfyn Parry
Pete Prendergast
Andrew Thomas
Tony Thomas
Julian Thompson-Hill
Emrys Wynne
Mark Young

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