



**Bryniau Clwyd a  
Dyffryn Dyfrdwy**  
Clwydian Range  
and Dee Valley

Ardal o Harddwch Naturiol Eiddoradol  
Area of Outstanding Natural Beauty

## SUMMARY OF AONB PLANNING CONSULTATIONS

APRIL 2019 - SEPTEMBER 2019

Code No. (1)	Site Address	Brief Description of Development	Summary of AONB Comments	LPA Decision	Response to AONB Comments (2)
16/2019/0280	2 Tunnel Bungalow Llanbedr D C LL15 1YF	Alterations and extensions to dwelling	No observations subject to materials and lighting	Refused 17/05/19	N/A
15/2019/0299	Bryn Awel, Eryrys CH7 4DD	Erection of extensions and balcony to dwelling	No objection subject to materials, lighting and landscaping	Granted 31/05/19	
21/2019/0197	Tan Y Graig Maeshafn CH7 5LR	Erection of a replacement dwelling and detached garage	<b>Concerns</b> re loss of traditional dwelling and trees	Granted 17/07/19	
20/2019/0289	Waen Y Ffynnon Pentre Coch LL15 2YF	Erection of an agricultural workshop/store	No objection in principle subject to revised siting, colour and lighting	Granted 10/05/19	
03/2019/0290	7 Castle Street Square, Llangollen, LL20 8NT	Display of Advertisement Signs	No objection subject to Conservation Officer views	Granted 31/05/19	N/A
20/2019/0162	Bryn Teg Graigfechan LL15 2HA	Erection of extensions to property with associated works (Amended plans)	No objection subject to materials and lighting	Granted 17/04/19	
P/2019/0266	Paddock adj and south of Bryn Celyn, Garth LL20 7YD	Reserved matters layout scale and landscaping of residential development	Require further information, suggest revised materials and landscaping	Granted 29/07/19	
43/2018/0751	Land south west of Ffordd Ty Newydd off Ffordd Talargoch, Meliden	Construction of new link road in association with application 43/2018/0750 for residential development (Amended plans)	No further observations other than advance landscaping	Refused 13/11/19	N/A
43/2018/0750	Land at Mindale Farm, Meliden LL19 8PG	Demolition of dwelling and erection of 133 dwellings, in association with application 43/2018/0751 for link road (Amended plans)	No further observations	Refused 13/11/19	N/A
05/2019/0215	Outbuilding at Carreg Afon Corwen, LL21 9EH	Conversion of outbuilding to dwelling, erection of workshop/store (amended scheme to previous permission)	No objection subject to Conservation Officer views. Suggest revised materials and lighting condition	Granted 04/06/19	
21/2019/0301	Holt Hostel, Maeshafn, Mold, CH7 5LR	Alterations to dwelling comprising extension of balcony and retention of glazed balustrade (Retrospective Listed Building application)	<b>Object</b> , deplore retrospection, scheme does not conserve or enhance the character of the Listed Building. <b>Concerns</b> about other developments on site.	Refused 14/06/19	
20/2019/0289	Waen Y Ffynnon Pentre Coch LL15 2YF	Erection of an agricultural workshop/store (Amended plans)	No objection in principle subject to revised siting and lighting	Granted 10/05/19	N/A
05/2019/0189	St Thomas Church Hall, Glyndyfrdwy LL21 9HG	Construction of a new vehicular access, parking area and associated works	No objection subject to alternative materials	Granted 11/06/19	
03/2019/0374	38 Castle Street Llangollen, LL20 8NH	Display of non-illuminated fascia sign and a hanging sign	No objection subject to views of Conservation Officer	Granted 21/06/19	N/A
03/2019/0353	Land rear of 7 Maes Pengwern, Llangollen LL20 8BA	Erection of a domestic store	No objection subject to colour and lighting conditions	Granted 09/10/19	
42/2019/0378	Land off Meliden Road, Dyserth, Ll18 6BP	Details of landscaping and (Planning permission Code no 42/2018/0923)	No objection, suggest additional boundary landscaping	Granted 03/06/19	
15/2019/0371	Outbuilding at Ty Isa Llanferres, CH7 5SN	Conversion of outbuilding to dwelling and associated works	<b>Object</b> , unsympathetic scheme of conversion. Suggest revised design.	Granted 26/06/19	N/A
05/2019/0346	Carreg Afon Corwen, LL21 9EH	Internal and external alterations to Listed Building	No objection subject to views of Conservation Officer and lighting	Granted 23/07/19	

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			details		
47/2019/0369	Land south to Burwen, Rhualt LL17 0TE	Details of materials, landscaping and external lighting (Planning permission 47/2018/1066)	No objection, suggest additional boundary landscaping and amended lighting	Granted 07/06/19	
41/2019/0213	Outbuilding at Warren House Bodfari, LL16 4DP	Conversion of outbuilding to holiday accommodation (Amended plans)	No objection subject to holiday use condition	Granted 26/06/19	
058561	Thomas Plant Hire Depot, Caerwys, CH7 5BL	Retrospective application for retention of lighting (Amended Plans)	Restate <b>concerns</b> re impact on AONB Dark Sky; suggest amended scheme	Granted 24/07/19	
059876	Caledonia, Pantymwyn, CH7 5EN	Loft conversion and erection of extensions	No objection subject to materials and lighting conditions	Granted 20/06/19	
059625	Ty Dwr, Trelawnyd, LL18 6DY	Construction of single storey dwelling	<b>Object</b> . Not infill, no local need	Refused 21/05/19	
20/2019/0329	Pen Y Ffordd Pentre Celyn LL15 2HP	Erection of agricultural building for storage	<b>Concerns</b> re retrospection, agricultural need and siting	Granted 13/06/19	
15/2019/0371	Outbuilding at Ty Isa Llanferres, CH7 5SN	Conversion of outbuilding to dwelling and associated works (Amended plans)	Maintain <b>Objection</b> ; unsympathetic scheme of conversion. Suggest revised design.	Granted 26/06/19	
47/2019/0419	Sylwfan Tremeirchion LL17 0UN	Erection of outbuilding and erection of retaining wall (partly retrospective)	Deplore retrospection but no observations; suggest lighting condition	Granted 19/06/19	
03/2019/0362	The Grange Llangollen LL20 8AP	Alterations and extension to existing garage to provide ancillary accommodation	No objection	Granted 26/06/19	N/A
21/2019/0145	Aberduna Farm Gwernymynydd CH75LE	Erection of 2 no. agricultural buildings, track and associated works	<b>Serious concerns</b> re agricultural need; additional information required	Granted 06/08/19	N/A
16/2019/0285	Griffin Inn, Llanbedr Dyffryn Clwyd LL15 1UP	Erection of extension, fire escapes and internal alterations	No objection subject to views of Conservation Officer	Granted 25/06/19	N/A
059782	Cartref, Gwernaffield, CH7 5ET	Erection of Ino. dwelling (Outline application)	No objection subject to legal agreement, tree protection, landscaping and lighting	Withdrawn 25/11/19	N/A
03/2019/0114	Land at (Part garden of) Bryn Goleu Llangollen LL20 8DY	Development of land by the demolition of garage, erection of dwelling and installation of treatment plant (outline application)	Further details required to assess acceptability of proposals.	Refused 28/06/19	
060007	Ochr Y Foel, Cilcain, CH7 5PR	Erection of single storey extension to dwelling	No objection subject to materials	Granted 11/07/19	
059957	Bron Wylfa, Cilcain, CH7 5NW	Erection of 3 bay garage with storeroom above	No objection subject to materials and lighting	Granted 11/07/19	
17/2019/0438	Bodidris Hall Llandegla LL11 3AI	Amendments to detached domestic outbuilding (previous permission 17/2014/1114)	No objection subject to views of Conservation Officer, materials and lighting	Granted 11/07/19	
21/2019/0423	Glan Y Gors Maeshafn CH7 5LR	Erection of two storey side/rear extension	No objection subject to materials and lighting	Granted 24/06/19	
03/2018/1177	Ty Canol Caravan Park, Llangollen, LL20 7UI	Regularise layout of static caravans; increase number of caravans from 60 to 69; and retention of 2 caravans for residential occupancy	Deplore retrospection but no objection in principle subject to landscaping, colour, lighting and occupancy conditions	Granted 29/07/19	
16/2019/0481	2 Tunnel Bungalow Llanbedr DC LL15 1YF	Alterations and extensions to dwelling to provide accommodation in roof space (Amended scheme)	No objection subject to materials and lighting	Granted 05/07/19	
20/2019/0487	Coleg Cambria Llysfasi LL15 2LB	Erection of a community building	Support subject to materials and lighting	Granted 22/08/19	
09/2019/0429	Efail Y Waen Farm Bodfari LL16 4EE	Removal of part of hedgerow and creation of new field access	No observations subject to Biodiversity Officer Views and landscaping	Granted 24/06/19	
09/2019/0349	Land Adjacent to Allt Y Ddol, Bodfari LL16 4DP	Erection of an agricultural building and hard standings	Query need; suggest materials, landscaping and lighting conditions	Granted 02/07/19	
03/2019/0274	Land South Of, Vicarage Road, Llangollen, LL20 8HF	Construction of reservoir including new vehicular and pedestrian access and landscaping	No objection subject to landscaping and materials	Granted 18/07/19	

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15/2019/0436	Bryn Hyfryd Llanferres CH7 5TA	Erection of porch	<b>Object;</b> inappropriate design	Refused 23/07/19	
18/2019/0492	Islwyn Llandyrnog LL16 4LY	Erection of extensions and alterations to dwelling	No objection subject to materials, landscaping and lighting	Granted 05/08/19	
05/2019/0455	Land adjoining Cemetery Carrog LL21 9AP	Development of land with 2 detached dwellings (outline application)	No objection in principle but <b>concerns</b> re affordable housing, loss of hedge and design.	Granted 14/08/19	
057427	Ty Hir, Ffordd Glyndwr, Nercwys, CH7 4AU	Change of use from paddock/timber storage to a site providing 17 tourist lodges (Amended Plans)	Maintain <b>objection</b> on landscape grounds		
060004	Fron Farm, Rhesycae Road, Hendre, CH7 5QW	Retrospective application for use of agricultural land as touring caravan storage	Deplore retrospection but no observations subject to landscape retention and lighting condition	Granted 16/07/19	
059815	Five Acre, Nercwys CH7 4EN	Change of use of land to touring caravan/camping area with amenity block	Deplore retrospection but no observations subject to landscaping, lighting and design of highway works.	Refused 26/09/19	N/A
20/2019/0487	Coleg Cambria Llysfasi LL15 2LB	Erection of a community building (Amended plans)	No further observations	Granted 22/08/19	N/A
15/2019/0250	North Hills Farm, Graianrhyd, CH7 4QS	Replacement of agricultural store to provide 4 no. holiday accommodation units	<b>Object;</b> scale and design of development	Granted 04/12/19	
18/2019/0540	Glyn Arthur Llandyrnog LL16 4NB	Demolition of conservatory and erection of extension	No objection subject to Conservation Officer views. Further details of Solar PV panels required.	Granted 11/02/20	
18/2019/0541	Glyn Arthur Llandyrnog LL16 4NB	Demolition of conservatory and erection of extension (Listed Building)	No objection subject to views of Conservation Officer. Further details of Solar PV panels required.	Granted 13/03/20	
03/2019/0504	7 Castle Street Square Llangollen, LL20 8NT	Installation of awnings, and display of advertisements (Listed Building)	No objection subject to views of Conservation Officer	Granted 25/07/19	N/A
060020	Brynffynnon, Gwernymynydd, CH7 5LW	Extension of agricultural building	Further details of need required; suggest lighting and landscaping conditions	Granted 01/10/19	
16/2019/0409	Maenor Plas Isaf Llanbedr Dyffryn Clwyd LL15 1UP	Demolition of outbuildings, erection of new building and additional parking (Listed Building)	No objection subject to views of Conservation Officer	Granted 23/07/19	N/A
03/2019/0557	Hollies Cottage Llangollen, LL20 8LN	Alterations and extension to dwelling	No objection	Granted 23/07/19	N/A
03/2019/0356	Tan Y Bwlch Isa Vivod Llangollen, LL20 7LP	Conversion and roof extension to garage to annexe accommodation (retrospective)	Deplore retrospection. No objection in principle but concerns re design	Granted 07/08/19	
10/2019/0104	Bryn Y Ffynnon Bryneglwys LL21 9LN	Extension to dwelling and detached agricultural building	No observations subject to materials, lighting and permitted development limits	Granted 26/07/19	
21/2019/0145	Aberduna Farm Gwernymynydd CH75LE	Erection of 2 no. agricultural buildings, track and associated works (Amended plans)	Welcome amendments but agricultural need still to be determined	Granted 06/08/19	
21/2019/0185	Holt Hostel Maeshafn CH7 5LR	Erection of multiple buildings, alterations to dwelling, extend residential curtilage, remodelling of land, vehicular access tracks and yard (partly retrospective)	<b>Object.</b> Deplore retrospection; unacceptable impact on landscape and setting of Listed Building		
10/2019/0443	Land and Barn at Deio Uchaf Bryneglwys LL21 9NP	Change of use to equestrian, erection of stables/manege and use of barn as dwelling	<b>Object.</b> Unacceptable impact on landscape in current form	Granted 19/09/19	
060035	Cae Newydd Farm, Nercwys, CH7 4AY	Erection of agricultural barn	Query agricultural need; suggest materials, landscaping and lighting conditions		
P/2019/0266	Paddock adj and south of Bryn Celyn, Garth LL20 7YD	Reserved matters layout scale and landscaping of residential development (Amended plans)	Welcome some changes but suggest landscaping, materials and height reduction	Granted 29/07/19	N/A
03/2019/0503	4 Park Avenue Llangollen, LL20 8AF	Erection of extension to dwelling	No objection	Granted 07/08/19	N/A

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20/2019/0487	Coleg Cambria Llysfas LL15 2LB	Erection of a community building (Amended plans)	No objection subject to solar panel colour	Granted 22/08/19	N/A
02/2019/0500	Land off A525 between Ruthin Auction and Brickfield Lane, Ruthin	Erection of foodstore, employment unit and associated works and outline permission for the employment units	No objection subject to landscaping and lighting conditions	Granted 12/09/19	
060130	Homefield, Pantymwyn, CH7 5EN	Proposed alterations, extension and erection of replacement garage	No objection subject to materials	Granted 06/08/19	
03/2019/0353	Land rear of 7 Maes Pengwern Llangollen LL20 8BA	Change of use to extend residential curtilage and erection of domestic store (Amended proposals)	No objection subject to lighting condition	Granted 09/10/19	N/A
08/2019/0562	Talwrn Uchaf Cynwyd LL21 0NF	Erection of extension to dwelling	No objection subject to lighting condition	Granted 20/08/19	
15/2019/0583	Gweryd Lake Llanarmon Yn Ial CH7 4QJ	Proposed engineering works to existing reservoir in connection with fishery	No objection	Granted 07/08/19	N/A
09/2019/0622	Land Adjacent to Allt Y Ddol, Bodfari LL16 4DP	Details of colour finish for planning permission Code No. 09/2019/0349	Recommend alternative roof colour	Granted 21/08/19	
05/2019/0391	Land adjoining Awel Y Mynydd Glyndyfrdwy LL21 9BN	Erection of affordable dwelling and associated works	<b>Object.</b> Open countryside location with no established need; inappropriate design	Refused 24/04/20	
060056	Mynydd Tegfan, Gwaenysgor, LL18 6EP	Construction of sun room and link to main dwelling	No objection	Granted 20/08/19	N/A
060213	Yr Hafod, Trelawnyd, LL18 6EF	Removal of existing conservatory and erection of extension	No objection	Granted 28/08/19	N/A
41/2019/0600	Nant Gwilym Farm Tremerchion LL17 0UG	Variation of condition 2 of permission 41/2018/0943 to amend design	No objection	Granted 13/09/19	N/A
16/2019/0518	Teiran Farm Llanbedr Dyffryn Clwyd LL15 1SU	Change of use of agricultural barn to storage of building materials	No objection subject to restrictions on external storage	Granted 16/08/19	
27/2019/0673	Dinbren Isa Llangollen, LL20 8ED	Variation of permission 27/2004/1196/PF to amend design of barn conversion	No objection subject to views of Conservation Officer		N/A
09/2019/0668	Trout Cottage Bodfari LL16 4DR	Erection of a balcony to dwelling	No objection subject to lighting condition	Granted 13/09/19	
17/2019/0527	Gloppa, Llandegla, LL11 3AU	Erection of a detached garage/store and annex above	No objection, but suggest revised design and lighting conditions	Granted 19/08/19	
21/2019/0667	Telegraph pole adj to Moel Findeg Maeshafn CH7 5LR	Replacement of existing telegraph pole with a taller pole, antenna and cabinet	No objection	Granted 17/09/19	N/A
17/2019/0702	6 Trem Y Grug Llandegla, LL11 3EJ	Erection of single storey rear extension	No objection	Granted 18/09/19	N/A
16/2019/0700	Outbuilding at Wernog, Llanbedr DC LL15 1YE	Conversion of outbuilding to form holiday accommodation unit	No objection subject to lighting condition	Granted 19/11/19	
059394	Heron's Retreat, Afonwen, CH7 5AD	Approval of reserved matters - outline approval 057687 (Additional plans)	No further observations		N/A
17/2019/0628	Outbuildings at Penlan Farm Llandegla LL11 3AA	Conversion of outbuildings to holiday accommodation and associated works	No objection subject to materials, landscaping and lighting condition	Granted 11/09/19	
25/2019/0691	Pant Y Maen, Nantglyn Denbigh	EIA Scoping Opinion proposed Pant y Maen windfarm tip height (from 102m to 125m)	Support need for LVIA, including Moel Famau viewpoint; suggest addition to cumulative assessment	Opinion Issued 01/10/19	
41/2019/0671	Land south-west of Ty Draw Farm Bodfari LL16 4DP	Erection of stables (retrospective application)	Deplore retrospection, recommend landscaping, lighting and use conditions	Granted 12/02/20	
03/2019/0670	Glascoed, Llangollen LL20 8AW	Refurbishment of existing stone wall	No objection subject to landscaping	Granted 14/10/19	
05/2019/0735	Pentir, Carrog LL21 9AP	Erection of extension to form garden room	No objection subject to materials and details of retaining wall	Granted 30/09/19	
47/2019/0546	Marian Mawr Cwm LL18 6HT	New vehicular access and agricultural track	No objection subject to need and landscaping	Granted 27/12/19	
27/2019/0638	Land at Bedw Isa Rhewl Llangollen, LL20 7YT	Siting of 1 no. timber holiday cabin and associated works	<b>Object.</b> Inappropriate development in open countryside	Withdrawn 21/10/19	N/A

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060444	Tarmac Hendre Limestone Quarry, Hendre, CH7 5QL	EIA Scoping Opinion for proposed eastern extension and consolidation scheme	Within AONB setting; suggest Moel Famau as selected viewpoint for photomontages	Opinion Issued 25/10/19	N/A
03/2019/0486	Pengwern Hall Llangollen, LL20 8AW	Erection of roof over cow yard and concrete walls to existing silage store	No objection subject to materials and landscaping	Granted 28/10/19	
47/2019/0763	Land near Vicarage, Tremeirchion LL17 0UN	Upgrade and installation of 2 new overhead electricity lines	<b>Concerns</b> re impact on Conservation Area	Approved 14/10/19	
43/2019/0730	Former Plas Deva Caravan Park Meliden LL19 8NR	Erection of 41 affordable dwellings and associated works	No objection, suggest tree retention, landscaping and lighting conditions.	Granted 24/02/20	
060382	Larkfield, Pantymwyn, CH7 5EN	Construction of dormer extension and replacement sun room to rear	No objection in principle but <b>concerns</b> re design and materials	Granted 15/11/19	
16/2019/0756	2 Tan Yr Eglwys Llanbedr Dyffryn Clwyd LL15 1UP	Erection of two storey extension to rear of dwelling	No objection, suggest minor design change and lighting condition	Granted 28/10/19	
17/2019/0686	Llandegla Fisheries Casgan Dittw Llandegla LL11 3AA	Development of land for 2 holiday pods, 3 shepherd's huts, 2 lodges 15 camping pitches, 10 touring caravan pitches and communal building.	No objection subject to layout amendments, landscaping, lighting and seasonal holiday use conditions.	Granted 24/12/19	
Total Number of Applications: 96					

## Policy and Strategic Consultation Responses: April - September 2019

### Denbighshire LDP 2018-2033 Draft Preferred Strategy and Candidate Sites Consultation

#### Notes:

- (1.) Denbighshire planning application code numbers are shown as **12/3456/7891**, Flintshire as **12345** and Wrexham as **P/1234/5678**. Details of applications can be viewed on the Planning Portal for the relevant authority. See links below:

<http://planning.denbighshire.gov.uk/Planning/lg/GFPlanningWelcome.page>

[http://planning.wrexham.gov.uk/Planning/lg/plansearch.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning](http://planning.wrexham.gov.uk/Planning/lg/plansearch.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning)

<http://www.flintshire.gov.uk/en/Resident/Planning/Databases/Planning-Applications.aspx>

- (2.) LPA response to AONB comments colour coded as follows: **green** for fully accepted, **amber** for part accepted and **red** for not accepted.
- (3.) Local Planning Authority (LPA) position updated 27/05/2020.
- (4.) Copies of full AONB comments on specific applications available on request.