

**MINUTES of a MEETING
of the
PLANNING COMMITTEE
held in the
Council Chamber, BUCKLEY
on
Tuesday 26th February 2019**

PRESENT

Councillor M J Peers – in the Chair

Cllr V E Blondek	Cllr H D Hutchinson	Cllr E L Preece
Cllr C A Ellis	Cllr W A Lewis	Cllr P G Shone
Cllr D Ellis	Cllr I Peters	Cllr J F Thornton
Cllr I D Howes	Cllr N Phillips	Cllr A Woolley
Cllr E J Hutchinson	Cllr C M Preece	

IN ATTENDANCE

Mr M B Wright – Town Clerk & Financial Officer
Mrs L George – Personal Assistant
Mrs T J Reece – Personal Assistant

17462- APOLOGIES

Apologies for absence and reasons were received and approved from Councillors J S Jones (illness), R B Jones (holiday), S Peers (work commitments), M P Teire (work commitments) and A G Williams (family commitments).

17463- DECLARATIONS OF INTEREST

One Declaration of Interest was made by Councillor P G Shone in relation to Agenda item 4(a) – Planning Applications - 059510 and one Declaration of Interest was made by Councillor J F Thornton in relation to Agenda item 4(a) – Planning Applications – 059387. It was –

Resolved – that the Declarations of Interest were noted.

17464- MINUTES

Resolved - that the Minutes of the Meeting of the Planning Committee held on 22nd January 2019, as now submitted, be signed by the Committee Chair.

17465- PLANNING APPLICATIONS

Resolved - (i) that the Town Clerk be authorised to convey to Flintshire County Council the Town Council's observations, as under (listed on the Agenda 4(a)), in respect of applications for development under the provisions of the relevant Town and Country Planning and Building Regulations legislation, namely:-

<u>Plan No.</u>	<u>Location, Applicant and proposed Development</u>	<u>Observations</u>
059368	Land at The Precinct Way JPH Architects Ltd (Agent) Outline application for the erection of a 75 – 90 bed extra care facility to include supporting communal facilities, 12 bungalows and all ancillary works	Withdrawn
059387	Land to the south of Megs Lane Paige Linley (Agent) Outline application for residential development	The application was recommended for refusal on the same grounds as notified to Flintshire County Council on 27 th September 2017 (planning application 057056 referred). A copy of the original letter and the minutes of the Town Council meeting held on 26 th September 2017 were enclosed with the letter forwarded on 27 th February 2019. It was also noted that Welsh Water had objected to the application.
Due to the volume of information received with this application, full details had been placed in the Council Chamber for Members' perusal (059387).		

059510	Spon Green Farm Spon Green Kennels & Cattery Extension to existing kennel building	No observations
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(ii) With regard to Agenda item 4(b) the Committee noted the following applications were dealt with in consultation with local Ward Members in view of the time limit for observations:-

<u>Plan No.</u>	<u>Location, Applicant and Proposed Development</u>	<u>Observations</u>
057165	Amendments to submitted application Land adjacent to Mill Lodge, Mill Lane Demolition of existing buildings and erection of 13no. houses and 6no. apartments	No observations
059350	149 Princess Avenue JNL Design (Agent) Erection of two storey side extension, single storey rear extension and front porch	No observations

059353	23 Aberllanerch Drive Erection of single storey side extension	No observations
059388	Land at Spencer Industrial Estate Standard Road Datrys (Agent) Erection of 10no. Industrial units	No observations
059415	23 Moorfields Mr N Pickard (Agent) Erection of two storey side extension	No observations
059419	Hawthorne Cottage, Spon Green Mrs D Johansson Creation of extended dropped kerb	No observations
059457	128 Mold Road Kevin Shone (Agent) Outline application for construction of two semi-detached two storey houses	No observations
059497	Land at Tram Road Ms A Waliczek-Pieczka Application for variation of condition no. 2 following grant of planning	No observations

17466- HMO DEVELOPER ADVICE NOTE CONSULTATION

The Committee received a report from the Clerk which enclosed an email from Flintshire County Council's Chief Officer (Planning, Environment and Economy). The email advised that the County Council had produced a new Developer Advice Note on Flats and Houses in Multiple Occupation (HMOs). The Committee was advised that a copy of the Advice Note had been forwarded to all Members in case they wished to respond as individuals. It was –

Resolved – that the Clerk's report and enclosed Advice Note be received and noted.

17467- PLANNING APPLICATION DECISIONS

The Committee received the monthly update of planning decisions that had been notified to this Council by Flintshire County Council, Members noted that the spreadsheet also enclosed the reasons for any refusals.

Resolved – that the monthly update of Planning Decisions be received and noted.

CHAIR