

Minutes of the **Planning and Development Committee** meeting held in the
Old Courthouse, St. Peter's Square, Ruthin, on Monday, 2 December 2019 at 8:00p.m.

PRESENT: Councillors Stephen Beach, Ken Hawkins, Gavin Harris, Ian Lewney, Jabez Oakes, Robert Owen-Ellis, Heather Williams and Ifan Wyn.

36. APOLOGIES FOR ABSENCE

Apologies for absence were received from Councillor John Wynne Hughes.

37. DECLARATION OF INTERESTS

Declarations of personal interest were declared by Councillors Ken Hawkins and Heather Williams as Chair and Committee member of Canolfan Awelon Management Committee in relation to Item 6, planning applications 02/2019/0927 and 02/2019/0931 regarding Llys Awelon, School Road, Ruthin.

38. MINUTES OF THE PREVIOUS MEETING

The minutes of the previous meeting held on 11 November 2019 were confirmed as correct.

39. MATTERS ARISING

There were no matters arising.

40. PLANNING DECISIONS

The Clerk reported that the following planning decisions had been determined by Denbighshire County Council:

02/2019/0942 - Ye Olde Crosse Keys Inn, Llanfwrog, Ruthin – Details of photographic survey submitted in accordance with condition number 3 of planning permission code 02/2014/1121/PF – Approved

02/2019/0906 – Gwynfryn, Cerrig Street, Llanfwrog – Erection of extension to existing agricultural building – Granted

02/2019/0829 – Land off A525 between Ruthin Auction and Brickfield Lane, Ruthin – Display of 3 fascia signs – Approved

02/2019/0831 – 17 Ffordd Edern, Ruthin – Works to trees forming part of a Tree Preservation Order - Granted

41. PLANNING APPLICATIONS

The Committee considered the following applications for planning permission submitted by Denbighshire County Council for observations.

RESOLVED: *that there were no objections to the following planning applications.*

02/2019/0946 – Glaslyn, Greenfield Road, Ruthin

Erection of front porch extension and installation of dormer window to first floor accommodation and associated works

02/2019/0944 – Tŷ Cefn, Llanfwrog, Ruthin

Change of use of agricultural land to form an extension to the existing domestic curtilage (retrospective application)

02/2019/0968 – Nantclwyd y Dre, 10 Castle Street, Ruthin

Works to trees within Ruthin Conservation Area

02/2019/0983 – Flats 1-8 Pant Glas, Greenfield Road, Ruthin

External alterations to 2 no. block of flats

02/2019/0927 – Llys Awelon, School Road, Ruthin

Partial demolition of existing Care Home and Community Centre and erection of a 35 unit Extra Care scheme including associated on-site facilities, landscaping, parking and associated works

02/2019/0931 – Llys Awelon, School Road, Ruthin

Conservation area consent for the partial demolition of an existing Care Home and Community Centre

02/2019/0895 – Land at Glasdir, Ruthin

Erection of 77 affordable dwellings together with access, open space and associated works.

RESOLVED: *to send representations stating that the significant amount of affordable and social housing is welcomed, however members are of the opinion that use of the loop of land adjacent to the school compromises the housing scheme and Rhos Street School's play area provision and ability to extend in the future. These properties would be very close to the school and members requested that these five units be removed from the planning application.*

42. FINANCIAL ESTIMATES

Members were requested to discuss and consider the Committee's expenditure in the 2019 / 2020 financial year.

RESOLVED: *to agree on expenditure of £1,300 for the 2019/20 financial year.*

43. DATE OF THE NEXT MEETING

RESOLVED: *that the date of the next meeting will be Monday, 6 January 2020 at 8pm.*