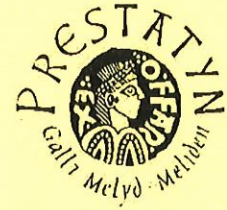




CYNGOR TREF PRESTATYN
PRESTATYN TOWN COUNCIL



7 Nant Hall Road
Prestatyn
LL19 9LR

28th March 2023

Dear Councillor

You are SUMMONED to attend a meeting of TOWN PLANNING COMMITTEE to be held in The Chambers, Prestatyn Town Council, 7 Nant Hall Road, Prestatyn on Wednesday 5th April 2023 upon rise of FULL COUNCIL

Yours sincerely


Town Clerk

- 1 APOLOGIES**
- 2 DECLARATIONS OF INTEREST**
To receive notice of Councillors personal and/or prejudicial interests in tonight's proceedings as required by Code of Conduct legislation
- 3 PUBLIC PARTICIPATION**
- 4 MINUTES 5th March 2023**
Appendix i
- 5 URGENT MATTERS ARISING**
- 6 DENBIGHSHIRE COUNTY COUNCIL PLANNING CONSULTATIONS**
Appendix ii
- 7 SUPPLEMENTARY PLANNING**
To follow
- 8 ADOPTION OF THE FLINTSHIRE LOCAL DEVELOPMENT PLAN**
Appendix iii

To: All Town Councillors
County Councillors
Public Notices

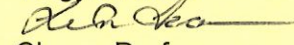
7 Ffordd Llys Nant
Prestatyn
LL19 9LR

28^{ain} Mawrth 2023

Annwyl Gynghorydd

Fe'ch GELWIR i gyfarfod y PWYLLGOR CYNLLUNIO TREF yn Y Siambrau, Cyngor Tref Prestatyn, 7 Ffordd Llys Nant, Prestatyn ar Ddydd Mercher 5^{ed} Ebrill 2023 pan ddaw CYFARFOD LLAWN Y CYNGOR i ben.

Yn gywir iawn


Clerc y Dref

- 1 YMDDIHEURIADAU**
- 2 DATGANIADAU O DDIDDORDEB**
Derbyn hysbysiad am ddiddordebau personol a/neu ragfarnus y Cyngorwyr yn nhrefodion y cyfarfod heno fel sy'n ofynnol dan y ddeddfwriaeth Cod Ymddygiad
- 3 CYFRANOGAETH GYHOEDDUS**
- 4 COFNODION 5^{ed} Mawrth 2023**
Atodiad i
- 5 MATERION BRYN YN CODI**
- 6 YMGYNGHORIADAU CYNLLUNIO CYNGOR SIR DDINBYCH**
Atodiad ii
- 7 CYNLLUNIO ATODOL**
I ddilyn
- 8 MABWYSIADU CYNLLUN DATBLYGU LLEOL SIR Y FFLINT**
Atodiad iii

I'r: Cyngorwyr Tref i Gyd
Cyngorwyr Sir
Hysbysiadau Cyhoeddus

TOWN PLANNING COMMITTEE

Minutes of Council's Town Planning Meeting held on 8th March 2023 at 20.15pm – 20.45pm.

PRESENT

Councillors: A. West (Chair), T. Jones MBE (Mayor), B. Murray (Deputy Mayor), A. Tomlin, I. Lifford, K. Clewett (Deputy Chair), J. Matthews. C. Evans, A. Sampson, and C. Holliday.
Remote: H. Irving and E. Heaton.

IN ATTENDANCE

Mrs. L. Fearn - Town Clerk/ Responsible Financial Officer, Mrs. S. Hembrough - Office Manager, Miss. S. Clarke – Community Liaison Officer and Mr. S. Fenner - Member of the Public.

APOLOGIES

Councillors: J. McLellan, G. German, G. Sandilands, B. Williams, S. Frobisher, and J. Thompson-Hill.

299 DECLARATIONS OF INTEREST

Cllr C. Evans declared a personal interest in item 5 Appendix i Minute Number 302 43/2022/0590 Prestatyn Football Pitch/Ground, The Meadows, Ffordd Penrhwylyfa, Meliden.

Cllr J. Matthews declared a personal interest in item 5 Appendix I Minute Number 302 43/2023/0071 Erection of 45 dwellings, construction of a new vehicular access, landscaping, and associated works. Land at Midnant Farm Gronant Road, Prestatyn.

Cllr A. Tomlin declared a personal interest in item 5 Appendix I Minute Number 302 43/2023/0071 Erection of 45 dwellings, construction of a new vehicular access, landscaping, and associated works. Land at Midnant Farm Gronant Road, Prestatyn.

All Cllrs present declared an interest in item 5 Appendix i Minute Number 302 43/2023/0116.
RECEIVED

300 PUBLIC PARTICIPATION

No member of the public contributed.
NONE RECEIVED

301 MINUTES FOR TOWN PLANNING 8th February 2023

The minutes from the Town planning meeting held on 8th February 2023 were accepted and signed.

APPROVED

302 DENBIGHSHIRE COUNTY COUNCIL- PLANNING CONSULTATIONS.

Committee considered planning consultations and submitted the following observations:

APPLICATION	COMMENT
43/2023/0071 Erection of 45 dwellings, construction of a new vehicular access, landscaping, and associated works. Land at Midnant Farm Gronant Road, Prestatyn (E)	Observations – consideration to retain the original farmhouse and include in the development to provide additional housing. Proposed by Cllr H. Irving. Seconded by Cllr A. Sampson. VOTE HELD FOR – Cllr B. Murray, Cllr T. Jones, Cllr E. Heaton, Cllr A. Sampson, and Cllr H. Irving. AGAINST – Cllr C. Evans, Cllr K. Clewett, and Cllr I. Lifford ABSTAINED – Cllr A. West and Cllr C. Holliday. Cllr J. Matthews and Cllr A. Tomlin were unable to vote due to being members of Denbighshire County Council Planning Committee. Cllr A. Tomlin raised residents' concerns centred around the impact on highways and potential of extra demand on essential services.
43/2023/0091 Erection of side extension. 18 Beverley Drive, Prestatyn (N)	No Observations
43/2023/0093 Erection of rear extension and removal of conservatory and pagoda. 44 Sandy Lane, Prestatyn (N)	No Observations
43/2022/0590 Erection of spectator stand, 2 No. dugouts and laying of associated hardstanding. Prestatyn Football Pitch/Ground, The Meadows, Ffordd Penrhwyfya, Meliden (M)	Observation – Dugout to be the same colour (green) as the other buildings on site. Car parking standing needs improving.
43/2023/0116 Change of use and alterations to existing shop to form a dental surgery to include new entrance canopy, front boundary wall and replacement windows. 5 Nant Hall Road, Prestatyn (E)	No Observations
43/2023/0058 Erection of detached garage and associated works. Garth Cottage Oak Hill Lane, Prestatyn (C)	No Observations

303 SUPPLEMENTARY PLANNING APPLICATION

APPLICATION	COMMENT
43/2023/0129 Erection of extensions and alterations to existing dwelling. 3 East Avenue, Prestatyn (E)	No Observations
43/2023/0101 Erection of extension to rear of dwelling and associated works. 67 Meliden Road, Prestatyn (C)	No Observations

Chair _____

DENBIGHSHIRE COUNTY COUNCIL

PLANNING APPLICATIONS

APPLICATION	COMMENT
43/2023/0101 Erection of extension to rear of dwelling and associated works. 67 Meliden Road Prestatyn (C)	
43/2023/0129 Erection of extensions and alterations to existing dwelling. 3 East Avenue, Prestatyn (E)	
43/2022/1084 Demolition of existing garage and erection of 4 terraced houses, formation of accesses and parking, landscaping, and associated works. 2 Gronant Road, Prestatyn (SW)	
43/2022/1085 Demolition of existing garage and erection of an apartment block comprising of 8 apartments, formation of accesses and parking, landscaping, and associated works. 2 Gronant Road, Prestatyn (SW)	
4/2023/0149 Alterations to existing vehicular access and formation of hardstanding. 2 Exeter Close, Prestatyn (SW)	
43/2022/1031 Installation of concession pod (Use Class A1) and associated works. Prestatyn Shopping Park, Nant Hall Road, Prestatyn (E)	
43/2023/0056 Erection of single-storey lean-to extension to front of dwelling. 24 Grasmere Close, Prestatyn (N)	

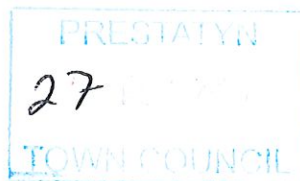
All applications must be viewed on the Planning Portal prior to the meeting and comments brought to the meeting for recording.

T/P APR 23

FOR INFORMATION

Appendix iii

Andrew Farrow
Chief Officer (Planning, Environment & Economy)
Prif Swyddog (Cynllunio, Amgylchedd ac Economi)



Prestatyn Town Council
7/9 Nant Hall Road
Prestatyn
Denbighshire
LL19 9LN

Our Ref/Ein Cyf LDP/Adoption/Feb 2023
Date/Dyddiad 16/02/2023
Ask for/Gofynner am Andy Roberts
Direct Dial/Rhif Union 01352 703213
E-mail/e-bost developmentplans@flintshire.gov.uk

Dear Sir / Madam

Adoption of the Flintshire Local Development Plan (LDP)

I am writing to advise that Flintshire County Council resolved to formally adopt its Local Development Plan (LDP) at its meeting held on January 24th 2023. The LDP became operational on its adoption date.

The Flintshire LDP is now the adopted development plan for the County of Flintshire. It represents the basis for making decisions on planning applications and development proposals for the period up to 2030. The Flintshire LDP replaces the Flintshire Unitary Development Plan.

Copies of the interim adopted LDP written statement, the report of the Planning Inspectors appointed to hold the independent examination, the Sustainability Appraisal (SA) report (incorporating the Strategic Environmental Assessment [SEA]) and Habitats Regulations Assessment (HRA Report), together with the Adoption Statement, are available for inspection online at:

<https://www.flintshire.gov.uk/en/Resident/Planning/Flintshire-Local-Development-Plan.aspx>

or to view in person at County Hall, Mold; Ty Dewi Sant, Ewloe and at Connects Offices and libraries during normal opening hours. Until such time as the adopted proposals maps are published, the proposals maps will be available in interactive format online only. Final published versions of the written statement and proposals maps will be made available online and at the venues listed above, as soon as is practicably possible.

Any queries relating to the LDP should be directed to the helpline 01352 703213 or development.plans@flintshire.gov.uk

Yours faithfully

Andrew Farrow
Chief Officer (Planning, Environment and Economy)

County Hall, Mold. CH7 6NF
www.flintshire.gov.uk
Neuadd y Sir, Yr Wyddgrug. CH7 6NF
www.sirfflint.gov.uk

We welcome correspondence in Welsh. We will respond to correspondence received in Welsh without delay.
Rydym yn croesawu gohebiaeth Gynraeg. Ymatebwn yn ddi-od i ohebiaeth a dderbynimur drwy gyflwyn y Gynraeg.

