

TOWN PLANNING COMMITTEE

The Minutes of the proceedings of the hybrid meeting of the Town Planning Committee, held on Monday 21st July, 2025.

PRESENT: Councillor R. Davies (in the Chair).

Councillors: M. Buckley, D. Challenger, P. Cunningham, C. Griffiths, M. Hanson, E. Jones, M. Moore, M. Perfect, V. Perfect, I. Roberts, J. Stoneley and M. Whittaker.

APOLOGIES FOR ABSENCE: Councillors N. Davies and D. Jones.

IN ATTENDANCE: L. Wood, Town Clerk and N. Thornton, Support Officer.

56. PUBLIC ENQUIRY ITEM

There were no members of the public present.

57. DECLARATION OF INTEREST – MEMBERS CODE OF CONDUCT

Councillor P. Cunningham declared an interest on the Town Planning Committee due to being a member of the Flintshire County Council Planning Committee and left the meeting.

RESOLVED: That the declaration of interests will be recorded.

58. MINUTES

Councillor M. Buckley proposed the Minutes of the meeting held on Monday 16th June, 2025, be approved, which was seconded by Councillor D. Challenger.

RESOLVED: That the minutes of the Meeting held on Monday 16th June, 2025, be approved as a correct record and signed by the Chair.

59. PLANNING APPLICATIONS

a. Planning Applications to be considered.

Application Number	Proposal	Location
FUL/000545/25	Single-storey flat roof extension at rear of property to provide fully accessible bathroom and bedroom With internal alterations to existing house	72, Ffordd Dewi, Oakenholt, Flint, CH6 5WU

Councillor M. Buckley proposed to support this application and given that the proposed extension is intended to accommodate a young disabled individual in urgent need of additional space, the Council respectfully asks that the application be progressed without delay and treated as a matter of priority, and this was seconded by Councillor M. Perfect.

RESOLVED: That the Council supports this application, and these comments are passed onto the Flintshire Planning department.

Application Number	Proposal	Location
COU/000203/25	<u>Amendments to submitted application COU/000203/25</u> Change of use of the site into a dual use Wedding & Events Venue with self-contained accommodation (Sui Generis) and individual self-contained tourist accommodation (Use Class C6) with amended site entrance.	Plas Bellin Hall, Oakenholt Lane, Oakenholt, CH7 6DF

Councillor M. Buckley proposed to support this application, and this was seconded by Councillor M. Moore.

RESOLVED: That the Council supports this application, and these comments are passed onto the Flintshire Planning department.

Application Number	Proposal	Location
FUL/000570/25	Single Storey side extension with 2 no ramped access	24 Coed Onn Road, Flint, CH6 5NE

Councillor M. Perfect proposed to support this application, and this was seconded by Councillor M. Buckley.

RESOLVED: That the Council supports this application, and these comments are passed onto the Flintshire Planning department.

b. Applications Determined - due to on-line consultation period closing prior to Council meeting.

Application Number	Proposal	Location	Decision
COU/000463/25	Change of use of ground floor retail use to d1 dental practice and change of use of first floor to form 4no. Self-contained flats	30 - 32, Church Street, Flint, CH6 5AL	Support
FUL/000505/25	Side extension for garage	43 , Min Awel, Flint, CH6 5TG	Support
FUL/000506/25	Proposed two story rear extension	Middle Barn, Higher Farm, Oakenholt Lane, Oakenholt, Flint, CH6 5SU	Support
FUL/000536/25	Extension to existing garage	4, Cornist Road, Flint, CH6 5HG	Support
FUL/000372/24	Construction of 121 affordable homes, new vehicular and pedestrian accesses off Ffordd Pedrog including public open space, landscaping, highways works, foul and surface water drainage infrastructure and associated ancillary works (amended proposal).	Land at Quarry Farm and Leadbrook Drive, Oakenholt, Flintshire	Refused

RESOLVED: That the Applications determined were noted.

c. Planning Decisions

Application Number	Proposal	Location	Decision
FUL/000914/24	Conversion of outbuilding to part-time overnight sleeping accommodation for staff of the takeaway - part retrospective	49, Northop Road, Flint, CH6 5LG	Approved
FUL/000706/24	Construction of 6 Detached Houses on former retail/industrial site	Pandy Garage, Chester Road, Oakenholt, Flint, CH6 5SD	Approved after payment of Commuted Sum

RESOLVED: That the Applications decisions made by Flintshire County Council were noted.

Date of Council Meeting	Monday 21st July 2025
..... Chair	