



Cyngor Tref Abergele Town Council

MINUTES

Cyfarfod Pwllgor AMCANION CYFFREDINIOL a CHYNLLUNIO i'w gynnal ar Dydd Iau, 8fed Chwefror 2024 am 6.45 y.h gyda presenoldeb o bell. A meeting of the GENERAL PURPOSES and PLANNING COMMITTEE, to be held on Thursday 8th February 2024 by hybrid attendance at 6:45pm.

483/23 **Cofrestr Presenoldeb - Attendance Register**

Cllrs: T. Brennan; M. Davies; D. Fetherstonhaugh; P. Fletcher; A. Hunter; J. Jones, T. Jones; P. Luckock; N. Williams; A. Williamson
Mr. R. Grimward (Deputy Clerk)
Mrs. F. Taggart (Assistant Clerk)

484/23 **Ymddiheuriadau am Absenoldeb – Apologies for Absence**

Cllrs: D Green; P. Heap-Williams; S. Jones-Roberts; C. McCoubrey; A. Wood; K. Yarwood

485/23 **Yn absennol heb ymddiheuriad- Absence without Apology**

None

486/23 **Datganiad o Ddiddordeb: Côt Ymddygiad - Declaration of Interest: Code of Conduct**

Cllr. D Fetherstonhaugh MIN NO: 491/23 Personal

487/23 **Guest Speaker**

The Chairman welcomed Mr. Dave Morse from Baltic Planning and Development Ltd and Mr. Barry Woods from WW Developments Ltd. A presentation on a proposed development at Gainsborough Park was RECEIVED.

Cllr Brennan asked if an idea of price points could be provided. Mr. Woods said prices will start at c. £300,000 for a small bungalow, £400,000 for a large bungalow, and £200,000 for apartments. Cllr Fletcher said that the starting prices may exclude local people. Cllrs asked if there would be affordable housing provided as part of the development, and Mr. Woods said that affordable housing would have to be sold on reduced price basis. Mr. Woods stated that there would be an open weekend in the future to view the proposed site and that an invitation would be extended to Council. The Chairman thanked Mr. Morse and Mr. Woods for their presentation.

488/23 **Cofnodion – Minutes**

It was RESOLVED to Receive, Approve and Sign the Minutes of the General Purpose and Planning Committee Meeting held on 11th January 2024.

PROPOSED by Cllr. T Brennan

SECONDED by Cllr. M Davies

489/23 **Materion yn codi o gofnodiaon blaenorol – Matters Arising from Previous Minutes**

An update regarding CAB services in Abergele was RECEIVED and NOTED.

Cllr T. Jones retired 7.15pm



490/23 **Gohebiaeth – Correspondence**

To receive the following correspondence:

- a) An email from a resident regarding maintenance issues in Abergele was RECEIVED. **It was RESOLVED that the Deputy Town Clerk would contact the resident to address their concerns.**

PROPOSED by Cllr. D Fetherstonhaugh

SECONDED by Cllr. T Brennan

- b) An agenda from the North and Mid Wales Association was RECEIVED.
- c) An email from CCBC regarding CCTV service enhancement and a report from Cllr. T Jones were RECEIVED. The Chairman recommended that individual members should contact CCBC to provide their suggestions for CCTV deployment where appropriate. The Chairman thanked Cllr. T Jones for his detailed report.
- d) An email from CCBC regarding consultation on school transportation was RECEIVED.
- e) An agenda and an update from members regarding One Voice Wales Conwy and Denbighshire Area Committee was RECEIVED.

491/23 **Confidential Matters**

In accordance with the Public Bodies (Admission to Meetings Act) 1960, Local Government Act 1972, Schedule 12A, and with Standing Order no.68, in view of the confidential nature of the business about to be transacted, it is advisable in the public interest that the press and public be temporarily excluded and instructed to withdraw.

- a) **A Section 106 proposal regarding Abergele Library was RECEIVED. It was RESOLVED to support this proposal.**

Proposed by Cllr T. Brennan

Seconded by Cllr P. Luckock

Meeting adjourned at 7.35pm

Meeting resumed at 7.50pm

492/23 **Materion Cynllunio - Planning Matters**

- a) Planning Applications:

The applications, as detailed below were considered and concluded as detailed on the Schedule A thereon:

Ref	Description	Location	Observations
0/51383	Installation of temporary shelters and planters on former forecourt of Slaters Garage to create public open space during development of wider Slater Garage/Bee hotel site	Slaters Garage, Market Street, Abergele LL22 7AL	Abergele Town Council supports this application.
0/51385	Erection of 10 No. Apartments & associated landscaping and car parking on Former British Legion building	Former British Legion, Water Street, Abergele LL22 7SH	Abergele Town Council supports this application.



0/51389	Conversion of redundant commercial premises to one dwelling, removing shop window and replacement with timber sash windows. (Part Retrospective)	3 Chapel Street, Abergele LL22 7AW	Abergele Town Council supports this application, but notes that the new windows will need to fit with the style as it is within a conservation area.
0/51413	To fell the tree and replace with native species endemic to the wood (yew, beech, oak) Alternatively to sympathetically Crown reduce and prune tree 652 Beech by 4 metres. in the top of the crown and to make the leaning tree safe by reducing the top-heavy crown.	Tanglewood, 8 Plas Y Bryn, Abergele LL22 8QP	No observations
0/51418	Residential development of 128 dwellings, access, open space and all associated works	Former Interleisure Site, Towyn Road, Pensarn, Abergele, LL22 9AD	Abergele Town Council supports this application with an aspiration that additional play space, sports area and growing space is provided.
0/51399	Banking hubs signage and branding including two new externally illuminated heritage brand fascia and a projecting sign. A directory of services sign and 1 illuminated marketing poster. An A4 opening hours sign and A5 CCTV sign will be positioned to the left on the ground floor glazing.	Shop Adj, 67 Market Street, Abergele LL22 7AF	Abergele Town Council supports this application.

b) Planning Decisions:

The planning decisions as detailed below – as issued by CCBC for the Abergele area – were NOTED:

25/12/2023 – 21/01/2024

Application No: 0/51225

Location: 23 Marine Road, Pensarn, Abergele Conwy LL22 7PR

Proposal: Change of use of ground floor of 23 Marine Road Pensarn from former cafe to two apartments

Decision: Refused



Application No: 0/51226

Location: 27 Marine Road, Pensarn, Abergele Conwy LL22 7PR

Proposal: Retrospective planning application for the erection of a single storey building to be used as a mechanics garage.

Decision: Refused

Meeting Closed at 8.15pm

Signed
(Chairman)