

**PLANNING APPLICATIONS RECEIVED FOR CONSIDERATION  
MEETING TO BE HELD ON MONDAY 20th JULY 2020**

	CCBC Plan Number	Applicant name	Details of plans	Address	Recommendations/Comments
1	0/47413	Mr & Mrs Stuart Gibson	Single storey extension to front (South), single storey link extension to rear (North)	Don Heulog, 26 Whinnacres, Conwy, LL32 8ET	No objection.
2	0/47366	A Stanley & R Macbryde	Proposed 2 storey extension to side, new driveway and access steps (amended plans / additional information)	Vectis, Maesdu Avenue, Llandudno, LL30 1NR	No objection.
3	0/47436	Mr Peter Falkingham	Single storey extension	51 Doctor Garrett's Drive, Conwy, LL32 8GZ	No objection.
4	0/47441	Ms Alison Laing	1) Demolition of existing detached garage 2) Proposed single storey extension to provide accommodation for parents 3) Provision of additional parking space 4) Internal alterations and associated	40 Tir Estyn, Deganwy, Conwy, LL31 9PY	No objections but the Town Council notes the concerns of a neighbouring property regarding the proximity of the proposed extension to its boundary.
5	0/47446	Miss Lauren Jones	Proposed rear two storey extension	86 Victoria Drive, Llandudno Junction, Conwy, LL31 9PF	No objections but the Town Council notes the concerns of a neighbouring property and requests that CCBC takes these into account.
6	0/47454	Ms Rhian Jones	New steel 1st floor balcony on front elevation	Windsor Court, Flat 4, Parc Sychnant, Conwy, LL32 8SB	No objection.
7	0/47458	Mr Richard Williams	Roof extension, Major Alterations and Extensions	Atchley, Gannock Park West, Deganwy, LL31 9HQ	The Town Council objects on the grounds of overlooking neighbouring properties and potential noise nuisance.
8	0/47457	Mr Neil Mason	Construction of balcony	15 Mulberry Close, Conwy, LL32 8GS	No objection.
9	0/47463	Mr W Burton	Proposed new painting scheme and new external doors. (Permitted development works withdrawn by the Conwy Conservation Area Article 4 Direction)	15 Berry Street, Conwy, LL32 8DG	The Town Council is unable to comment on this application without having details of the proposed colour scheme.
10	0/47466	Mr Kevin Bird	Construction of decking and associated works	22 Acrau Hirion, Conwy, LL32 8AP	The Town Council objects on the grounds of overlooking properties in Pen Garth and potential noise nuisance.
11	0/47473	S Hulme	Proposed first floor extension with hipped roof over existing kitchen extension and proposed single storey extension to existing sun room. Addition of side window.	1 Mona Road, Conwy, Conwy, LL32 8HF	No objection.
12	0/47479	Mr J Mortimer	Variation of condition no. 10 (Delivery times) of planning consent 0/47209 (Variation of condition nos. 19, 21 and 24 of planning approval 0/45970) (Variation of condition no. 2 of planning approval	Former Arriva and Daily Post Buildings, Vale Road, Llandudno Junction, LL31 9SH	The Town Council objects on the grounds of potential noise nuisance and disturbance to neighbouring properties and believes that deliveries should take place no later than 6am on

**Additional Planning Notes**

**A guidance to “Material Considerations”.**

To be able to successfully oppose or make a successful objection to a planning matter you must state what is

- The number, size, layout, siting, density, design and external appearance of buildings;
- Impact on the neighbourhood;
- Planning history of the site;
- Adequate parking and servicing;
- Loss of ecological habitats;
- Effect on Listed Building(s) and Conservation Areas;
- Noise and disturbance from the scheme;
- Planning gain.

- The availability of infrastructure.
- Overshadowing;
- Overbearing nature of proposal;
- Archaeology;
- Access and highways safety;
- Disturbance from smells;
- Landscaping;
- The proposed means of access;
- Overlooking and loss of privacy;
- Contamination by a previous use;
- Public visual amenity;
- Traffic generation;
- Flood risk;
- Loss of trees;

**Examples of factors that cannot normally be considered as Material Planning Considerations are:**

- Loss of value to an individual property;
- The applicant’s motives;
- Matters covered by other statute;

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- Loss of a private individual's view;
- Boundary disputes including encroachment of foundations or gutters;
- Private covenants or agreements;
- The applicant's personal conduct or history;
- Age, health, status, background and work patterns of the objector;
- Potential profit for the applicant or from the application;

- Private rights to light;
- Private rights of way;
- Damage to property;
- Time taken to do the work;
- Alcohol or gaming licence.

- Building and structural techniques;
- Loss of trade to individual competitors;