

Canolfan Adnoddau Ty Luke O'Connor
21 Llys Barter
Hightown
Wrexham
LL13 8QT



Luke O'Connor House Resource Centre
21 Barter Court
Hightown
Wrexham
LL13 8QT

T: 01978 291562 E: clerk@offa-cc.gov.uk W: www.offa-cc.gov.uk

In attendance : Councillors Alun Jenkins (Chair), David Jones (Vice-Chair), Keith Williams, Steve Vale, Grahame Wynn, Alan Filmer and Mark Stephens

Also in Attendance : H McCarthy (Acting Clerk)

MINUTES OF THE PLANNING COMMITTEE MEETING HELD ON THURSDAY 4th June 2026

Members were welcomed to the meeting. There were no apologies – all seven members were present in person.

Councillor Alan Filmer and Grahame Wynn were welcomed as new members appointed at the Annual Meeting in May.

Members were reminded that in accordance with the Terms of Reference for the Planning Committee “All Councillors are entitled to attend the meetings, but only those appointed as Members of the Committee are entitled to vote”.

It is noted that at the Annual Council Meeting, Councillor Alun Jenkins was appointed as Chair of the Planning Committee. Listed in the Standing orders and the Terms of Reference, there is a discrepancy regarding the appointment of the Vice Chair. This is to confirm that Councillor David Jones was nominated and approved as Vice Chair.

The Acting Clerk reported that there has been a reply from the Planning Department regarding the bins being left on pavements, outside businesses, and overflowing. The situation is being investigated. There has been no reply from the LDP as yet. Further correspondence will be raised regarding the matter.

Agenda Item 8: To receive and consider apologies for absence – There were no apologies.

Agenda Item 9: To receive declarations of Members' interests.

There were no declarations of Members' interests at the start of the meeting

Agenda Item 10: To approve and sign the minutes of the Planning and Environment Committee meeting held on Thursday 30th April 2026.

Resolved : To sign the minutes as a true and accurate record.

Agenda Item 11: Public Session

There were no Members of the Public in attendance.

Agenda Item 12:

Application No 1: P/2026/0264

Description: **INSTALLATION OF REPLACEMENT WINDOWS**

Site Address Newton Lodge, Fairy Road, Wrexham, LL13 7PR

Decision: Welcome replacement of current wooden and uPVC windows with Accoya Timber to be painted white - as uPVC windows are not acceptable in a Conservation Area

Application No 2: P/2026/0299

Description: **WORK TO TREES IN FAIRY ROAD CONSERVATION AREA**

Site Address: Newton Lodge, Fairy Road, Wrexham, LL13 7PR

Decision: No objection, subject to the work being restricted to the minimum required to clear the adjacent building, and carried out under the supervision and control of the Arboricultural Officer

Fairy Road Conservation Area:

Set up in 1975 because of its “special architectural or historic interest, the character and appearance of which it is desirable to preserve and enhance.” Trees make a significant contribution to the environment of the Conservation area, particularly significant in the area each side of Fairy Road. The last Character Assessment and Management Plan was adopted in 1999, and this is not available on the Web site as it is in the process of being updated. The area was extended in 1997, and the Article 4(2) direction approved in 1997

Salisbury Road Conservation Area:

Designated in 1996 and the Article 4(2) direction approved in 1997, the Character Assessment and Management Plan was adopted in 2013 - copy available on the Web site.

Over the years, many trees along both Fairy Road and Salisbury Road have disappeared, and in some instances even where felling was given approval, agreed replanting has not taken place,

Offa CC contacts Wrexham Council’s Conservation and Arboricultural Officers to carry out a review of the trees in both Conservation Areas, and to update the Management Plans to ensure that the significant character of the two streets is maintained and can be enhanced.

Application No 3: P/2026/0308

Description: **REMOVAL OF CONSERVATORIES, AND ERECTION OF REAR, FRONT AND SIDE EXTENSIONS, INCLUDING TERRACE TO RE**

Site Address: 2, Green Park, Wrexham, LL13 7YE

Councillor David Jones expressed an interest and remained impartial regarding this planning application for Green Park

Decision and Comment: Offa CC objects to the application for the following two reasons:

- 1: The first floor terrace at the rear of the building will cause overlooking of neighbouring properties, and will interfere with the privacy of the residents of those nearby properties, and of the owners themselves.
- 2: The Green Park estate is designed as Open Plan, and the proposed 1.8m high wall and sliding gate across the frontage will be out of keeping with the rest of the estate.

Meeting ended : 19:38pm

Signed:- Chair of Planning Councillor Alun Jenkins

Date:-