

**MOLD TOWN COUNCIL
CYNGOR TREF YR WYDDGRUG**

Unit 10
Daniel Owen Precinct
Mold
Flintshire
CH7 1AP

Telephone: 01352 758532
Fax: 01352 755804



Uned 10
Canolfan Daniel Owen
Yr Wyddgrug
Sir y Fflint
CH7 1AP

Ffôn: 01352 758532
Ffacs: 01352 755804

www.moldtowncouncil.org.uk

**Members of Planning Committee
and other Members of the Town Council for information**

6th January 2026

Dear Councillor,

You are asked to consider the items listed below at the **Planning Committee** meeting to be held via Zoom only at 6.00pm on Monday 12th January 2026, Zoom – link below.

Yours sincerely,

A handwritten signature in black ink, appearing to read 'Jo Lane'.

Jo Lane - Town Clerk and Finance Officer

Join Zoom Meeting

<https://us02web.zoom.us/j/86008228580?pwd=nVUuKzh1bP4xogjKMPzSRcs6ey6hlc.1>

Meeting ID: 860 0822 8580

Passcode: 450362

Agenda

1. APOLOGIES

To **receive** apologies

2. DECLARATIONS OF INTEREST

To **receive** any known declarations of interest in items below.

3. MINUTES

To **approve** the Minutes of the meeting held on 15th December 2025 (copy attached).

Agenda for a Meeting of the Planning Committee to be held on 12th January 2026

Members of Planning Committee –

The Mayor, Deputy Mayor and Councillors: Richard Clarke, Haydn Jones, Brian Lloyd and Sarah Taylor.

This is also for the information of all other Members of the Town Council, if they wish to make comments.

4. PLANNING APPLICATIONS

To consider the following applications and any received before the meeting:

(a) **PLANNING APPLICATION CONSULTATION - ADV/001067/25**

PROPOSAL: Directional sign showing Daniel Owen Square, toilets etc. This will replace the existing fingerpost

LOCATION: 2, DANIEL OWEN PRECINCT, Daniel Owen Precinct Pedestrianised Area, Mold, CH7 1AP

TARGET DETERMINATION DATE: 13 Feb 2026

[Citizen Portal Planning - application details](#)

(b) **PLANNING APPLICATION CONSULTATION - FUL/001074/25**

PROPOSAL: Demolish Vacant building adjacent to the Old Court House & Terrig House

LOCATION: Mold Civic Society, THE OLD COURT HOUSE, Chester Street, Mold, CH7 1EG

TARGET DETERMINATION DATE: 17 Feb 2026

[Citizen Portal Planning - application details](#)

(c) **PLANNING APPLICATION CONSULTATION - FUL/001011/25**

PROPOSAL: Replacement of existing garage that has major structural issues and is a risk of collapse.

LOCATION: 91, Pentre, Ruthin Road, Mold, CH7 1QH

TARGET DETERMINATION DATE: 02 Mar 2026

[Citizen Portal Planning - application details](#)

5. CORRESPONDENCE RECEIVED

To **consider** the following correspondence and any received before the meeting. Correspondence received on the following applications, which can be viewed on the portal - <https://planning.agileapplications.co.uk/flintshire>

- (i) Correspondence Case – ADV/001067/25 – agenda item 4(a)
- (ii) Correspondence Case – FUL/001074/25 – agenda item 4(b)
- (iii) Proposed communications installation for Vodafone Three at Cellnex Site: MOLD ATE, CHESTER STREET, MOLD, CLWYD, CH7 1E (see attached information)

Join Zoom Meeting

<https://us02web.zoom.us/j/86008228580?pwd=nVUuKzh1bP4xogjKMPzSRcs6ey6hlc.1>

Meeting ID: 860 0822 8580

Passcode: 450362



cittaslow mold
cittaslow yr wyddgrug

e-mail : e-bost

townclerk@moldtowncouncil.org.uk

Agenda Item: 3.

MOLD TOWN COUNCIL

Minutes of the Planning Committee Meeting held by Video Conferencing on 15th December 2025.

PRESENT: Councillors Sarah Taylor (Chair), Richard Clarke, Haydn Jones and Joanne Edwards (Deputy Mayor)

Officer: Jo Lane, Town Clerk and Finance Officer

Absent: None

APOLOGIES:

35. APOLOGIES

Apologies were received from Councillors Paul Beacher (Mayor) and Brian Lloyd.

36. DECLARATIONS OF INTEREST

None

37. MINUTES

It was **resolved** that the minutes of the Planning Committee Meeting held on the 17th November 2025 are agreed as a correct record.

38. PLANNING APPLICATIONS

To following applications were considered:

(a) PLANNING APPLICATION CONSULTATION - FUL/000959/25

PROPOSAL: Front-side and rear extension

LOCATION: Hazelcliffe, Upper Bryn Coch, Mold, CH7 1PX

TARGET DETERMINATION DATE: 06 Jan 2026

Citizen Portal Planning

No objections from the Planning Committee.

(b) PLANNING APPLICATION CONSULTATION - FUL/000955/25

PROPOSAL: Change of use of first floor to provide self contained 2 bedroom flat and changes to the ground floor shopfront and additional rear door.

LOCATION: 39 - 41, Wrexham Street, Mold, CH7 1ET

TARGET DETERMINATION DATE: 22 Jan 2026

Citizen Portal Planning - application details

No objections from the Planning Committee.

39. CORRESPONDENCE RECEIVED

- (i) Correspondence Case – FUL/000959/25 – agenda item 4(a)
- (ii) Correspondence Case – FUIL/000955/25 – agenda item 4(b)

It was noted that the above correspondence had already been discussed as part of the agenda and the Planning Committee had no further comments.

Meeting closed at 18.02pm

**SUMMARY OF DECLARATIONS MADE BY MEMBERS
IN ACCORDANCE WITH MOLD TOWN COUNCIL'S
CODE OF CONDUCT**

PLANNING COMMITTEE	DATE: 15.12.25
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MEMBER	ITEM	MINUTE NO. REFERS

Chair's signature: Date:

WORD/MINUTES/PLANNING JL

Agenda Item: 5 (iii)



Ref: COL.MOD.UK.0006650 - MOLD ATE

Date: 15th December 2025

Mold Town Council,
Unit 10,
Daniel Owen Precinct,
Mold,
Flintshire,
CH7 1AP

Email: townclerk@moldtowncouncil.org.uk

Dear Councillors,

**Proposed communications installation for VodafoneThree at Cellnex Site:
MOLD ATE, CHESTER STREET, MOLD, CLWYD, CH7 1E (E: 323880 & N: 363920).**

My name is Eoin Ritchie, and I am the Town Planner for WHP Telecoms Ltd acting on behalf of Cellnex. I am writing to you in your capacity as Local Town Councilors for the Mold area and to draw your attention to a proposal by Cellnex to install mobile phone communications apparatus at the above site and to provide contact details should you wish to enquire further about it.

Who is Cellnex?

Cellnex is a Shared Infrastructure Provider, and we own, host and operate shared communications infrastructure across the UK. All the Mobile Network Operators utilise our sites in order to provide important mobile communications coverage to communities around the UK.

I am writing to you to explain that existing mobile communications apparatus at this existing Cellnex site will be changed or added to, as part of the operator's new and advanced 5G mobile communications networks.

What is 5G technology?

We understand that some of your constituents might have reservations about this new mobile technology. Like previous generations of mobile connectivity, there are strict guidelines and regulations on how mobile communication sites must operate.

All mobile communication sites must comply with guidelines set by the International Commission on Non-Ionizing Radiation Protection (ICNIRP).

These ICNIRP guidelines are based on decades of published research, and they have been recently updated to reflect 5G technology. The guidelines are accepted by the UK government on the Advice of Public Health England as well as by the EU and the World Health Organisation, as the appropriate safeguard for people of all ages and all

states of health. Our FAQs provide some links to various resources that explain health and safety of mobile communications apparatus.

All mobile communication sites incorporate public exclusion zones to ensure strict compliance with ICNIRP guidelines. Together with operational requirements, this can require apparatus to be located at specific positions and heights, as reflected in the proposed development at this site.

Next steps

To get a fully enabled 5G network and connectivity for your area, the operators need to build the infrastructure that supports that.

At this site the work will consist of:

REMOVAL AND REPLACEMENT OF 6NO. ANTENNAS, THE INSTALLATION OF 1NO. GPS MODULE AND ANCILLARY DEVELOPMENT THERETO.

Is planning permission required?

The installation as currently proposed requires planning permission and we are preparing to make an application to the local planning authority, Flintshire Council. It is possible that in due course the authority may notify you about it.

We would be grateful if you could consider this letter and the accompanying information about the proposals and let us know your views no later than 14 days from the date of this letter. Any comments received from you within this period will be considered by us and will be summarised with our application to the local planning authority.

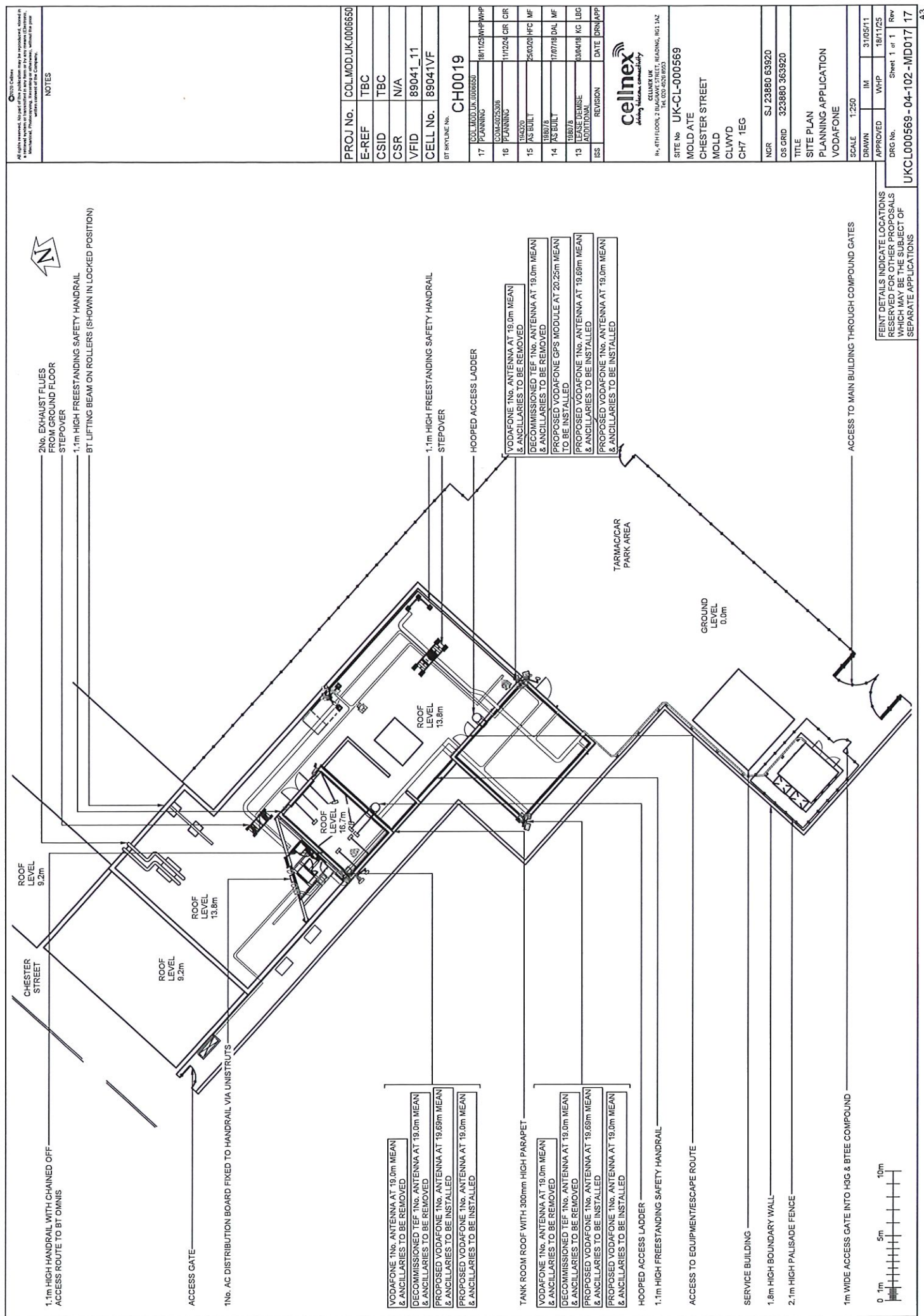
Should you require any additional information then please do not hesitate to contact me directly, my contact details are given below.

Yours sincerely,

Eoin Ritchie

**Eoin Ritchie
Graduate Town Planner
WHP Telecoms Ltd.**

Email: e.ritchie@whptelecoms.com



TANK ROOM ROOF WITH 300mm HIGH PARAPET -
ACCESS TO EQUIPMENT/ESCAPE ROUTE

VODAFONE 1No. ANTENNA AT 19.0m MEAN
& ANCILLARIES TO BE REMOVED

DECOMMISSIONED TEF 1No. ANTENNA AT 19.0m MEAN
& ANCILLARIES TO BE REMOVED

PROPOSED VODAFONE 1No. ANTENNA AT 19.69m MEAN
& ANCILLARIES TO BE INSTALLED

PROPOSED VODAFONE 1No. ANTENNA AT 19.0m MEAN
& ANCILLARIES TO BE INSTALLED

PROPOSED VODAFONE GPS MODULE AT 20.25m MEAN
TO BE INSTALLED

VODAFONE 1No. ANTENNA AT 19.0m MEAN & ANCILLARIES TO BE REMOVED	DECOMMISSIONED TEF 1No. ANTENNA AT 19.0m MEAN & ANCILLARIES TO BE REMOVED	PROPOSED VODAFONE 1No. ANTENNA AT 19.69m MEAN & ANCILLARIES TO BE INSTALLED	PROPOSED VODAFONE 1No. ANTENNA AT 19.0m MEAN & ANCILLARIES TO BE INSTALLED
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R.L. 16.7m

R.L. 13.8m

STEPOVER

SITE ACCESS GATES

SERVICE BUILDING —

2.1m HIGH PAISADE FENCE

A vertical scale bar with markings at 0, 1m, 5m, and 10m.

NORTH EAST ELEVATION

FEINT DETAILS INDICATE LOCATIONS
RESERVED FOR OTHER PROPOSALS
WHICH MAY BE THE SUBJECT OF
SEPARATE APPLICATIONS

[illegible]

CELLNEX UK
R+, 4TH FLOOR, 2 BLAUGRAVE STREET, READING, RG1 1AZ
Tel. 070 4579 8933

SITE No UK-CL-000569

MOLD ATE
CHESTER STREET
MOLD
CLWYD
CH7 1EG

NGR SJ 23880 63920

323880 363920

TITLE

ELEVATION

PLANNING APPLICATION

VODAFONE

SCALE 1-200

SCALE	1.200		
GRAIN	114		

APPROVED	WMP
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APPROVED	VHPF	CL-14
APPROVED		

JKO No. _____ Sheet 1 of 1

000569-04-151-MDC