

# MUCH WENLOCK TOWN COUNCIL

Minutes of an Extraordinary Planning & Environment Committee meeting held at The Corn Exchange, Much Wenlock  
10 am on Wednesday 20 April 2016

## **PRESENT:**

Cllr. Milner Whiteman OBE (Chairman), Cllr. Graham Edgcumbe Venning, and Cllr. Bert Harper

## **TOWN CLERK:**

Sharon Clayton

### **1) CHAIRMAN'S WELCOME**

In the absence of the Chairman, the Deputy Chairman, Cllr. Milner Whiteman welcomed everyone to the meeting. He said he hoped that Cllr. Mary Hill would soon feel better.

### **2) APOLOGIES**

Apologies were received from Cllr. Dafydd Jenkins who had work commitments, Cllr. Mary Hill who was poorly, and Cllr. Paul Laming who had work commitments.

**These apologies were ACCEPTED and CONFIRMED as APPROVED absence.**

### **3) DISCLOSURE OF PECUNIARY INTERESTS**

Members were reminded that they are required to leave the room during the discussion and voting on matters in which they have a disclosable pecuniary interest, whether or not the interest is entered in the Register of Members' Interests maintained by the Monitoring Officer.

None declared.

### **4) DISPENSATIONS**

None requested.

### **5) PLANNING MATTERS**

The following planning application was considered:

16/00981/FUL - 7 Shrewsbury Road, Much Wenlock for the erection of self-contained annexe and garage.

Members studied the map for the parish and concern was expressed that the proposed development was outside of the development boundary, and that there was a covenant on the land which stated that it could only be used as meadowland/garden land. The Core Documents Policy Map (CD3s13) within the SAMDev showed that the proposed development site lies outside of the development boundary of the Neighbourhood Development Plan and the SAMDev.

Having reviewed that consideration in the greatest possible detail, and taking note of submitted documentation in relation the Neighbourhood Development Plan for Much Wenlock supplied by Shropshire Council, Members were still adamant that the proposed site lies outside of the development boundary for the Much Wenlock area. The development line stops at the end of the building line at the original boundary of number 7 Shrewsbury Road. Accordingly Members agreed that Shropshire Council planners should refuse the application. Members further agreed that, If this land is for use other than for designated agricultural use, Shropshire Council should provide the Lawful Development Certificate and further details of the enforcement case dated 17 September 2013.

**It was unanimously AGREED to object to the proposed development on the following grounds:**

- **Policy H5 – the application does not contribute to affordable housing for developments outside of the development boundary.**
- **Members could not see how it was envisaged that the proposal was a minor development since it did not accord with Page 37 of the Neighbourhood Development Plan, Appendix 3, and**
- **A letter should be sent to Ian Kilby at Shropshire Council expressing Members' concerns.**

**6) DELEGATED AUTHORITY**

Members considered granting delegated authority to the Town Clerk, in emergencies only, (when the consultation period for planning applications had a response deadline before the next Committee meeting), in consultation with at least three Committee Members. This would remove the need to call extraordinary meetings in order to respond within the consultation period.

**It was unanimously AGREED that the Town Clerk should be granted delegated authority to respond to planning applications, on behalf of the Committee, in consultation with at least three Committee Members who would agree a united response.**

The meeting closed at 10:47.

Signed.....  
Chairman

Date.....