

MUCH WENLOCK TOWN COUNCIL

Minutes of a Planning & Environment Committee meeting held at The Guildhall, Much Wenlock
6 p.m. on Thursday 30 April 2015

PRESENT:

Mary Hill (Chairman), Cllr. Bert Harper, Cllr. Yvonne Holyoak, Cllr. Paul Laming, and Cllr. Milner Whiteman.

TOWN CLERK:

Sharon Clayton

1) CHAIRMAN'S WELCOME

The Chairman welcomed everyone to the meeting. She expressed concern that the planning applications received for this evening's meeting were of a poor quality and did not provide sufficient information for Members to make an informed decision.

2) APOLOGIES

The following apologies were received:

COUNCILLOR	REASON FOR ABSENCE
Dafydd Jenkins	Work commitment

This apology was accepted as **APPROVED** absence.

3) MINUTES

The minutes of the Planning and Environment Committee meeting held on 31 March 2015 were **APPROVED**.

It was **PROPOSED**, **SECONDED** and unanimously **RESOLVED** that the minutes be signed and **ADOPTED** as a true record.

4) 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.

5) DISPENSATIONS

None requested.

6) PUBLIC SESSION

There were no members of the public present.

7) PLANNING MATTERS

The following planning applications were considered:

15/01335/TCA 32 Barrow Street, Much Wenlock	To crown reduce one Yew tree by approx. 1 m all round and sever Ivy at base of trunk within Much Wenlock Conservation Area. No comment since permission had already been granted.
15/01453/FUL 4 Stretton Road, Much Wenlock	Erection of two storey front and side extensions following removal of existing stone chimney. It was unanimously AGREED no objection, but the Committee would have liked to have seen more details within the planning application about materials to be used.
15/01496/FUL 27 Sheinton Street, Much Wenlock	Erection of a single storey rear extension and associated works. It was unanimously AGREED that: No objection, providing the Conservation Officer is prepared to accept aluminium frames which may be contrary to Objective 6, Policy GQD2, in the Neighbourhood Plan since the property is in a Conservation Area.

15/01591/FUL 5 Farley Dingle, Much Wenlock Road, Farley, Much Wenlock	Erection of a single storey link between dwelling and annex: including glass balcony at first floor; erection of a first floor; extension to existing annex. It was unanimously AGREED that: <ol style="list-style-type: none"> i. Flood defence consent is necessary in accordance with the Water Resources Act 1991 and associated byelaws. ii. Details are required to determine what provision will be made to address flooding so that it conforms to Objective 3 in the Neighbourhood Plan. iii. A design and access statement should be provided. iv. More details are required of the materials to be used.
15/01764/TCA 3 Barrow Street, Much Wenlock	To fell one Cherry Plum tree within Much Wenlock Conservation Area. It was unanimously AGREED that: <ol style="list-style-type: none"> i. Insufficient information was available on which to comment. ii. In order to meet the consultation deadline, the Town Clerk to have delegated authority, in liaison with the Committee, to respond once further information had been obtained.

The following **DECISIONS** were **NOTED**.

14/04950/FUL Homer House, 35 Homer, Much Wenlock	Change of use of land to horse exercise school/manege Permission GRANTED 31 March 2015
14/05535/FUL Hill Farm House, Bourton, Much Wenlock	Erection of a timber framed open fronted double garage with store Permission GRANTED 15 April 2015
15/00677/LBC 16 High Street, Much Wenlock	Alterations to include insertion of window as replacement for a door in rear elevation (amended description) Permission GRANTED 1 April 2015
15/00815/LBC The Old Vicarage, Victoria Road, Much Wenlock	Works to reinstate top of rear chimney, reinstatement of pots on main chimney and blocking off external cellar steps affecting a Grade II Listed Building Permission GRANTED 10 April 2015
15/01193/TPO Much Wenlock Town Council, Station Road, Much Wenlock	To reduce 4 Red Cedars and 1 Sweet Chestnut protected by Bridgnorth District Council (William Brookes School/Gaskell Recreation Ground, Much Wenlock) TPO 2008 Permission GRANTED 28 April 2015
15/01335/TCA 32 Barrow Street, Much Wenlock	To crown reduce one Yew tree by approx. 1m all round and sever Ivy at base of trunk within Much Wenlock Conservation Area No objection 28 April 2015

8) PRE-APPLICATION ADVICE

Members received information following the Town Council's questions to Shropshire Council concerning pre-planning application advice. RPS had submitted a preapp but Shropshire Council had given no response other than to pass on consultee comments. Between 2011 and 2014 ten sites across Shropshire have been granted permission for 183 homes but not all have been implemented. All of these homes were "affordable" as defined by HCA and Shropshire Council policy. There are no open market properties on exception sites.

It was AGREED to NOTE the information.

Cllr. Yvonne Holyoak left at this point in the meeting.

9) SHROPSHIRE COUNCIL PLANNING APPLICATION DECISION PROCESS

Members received information that Shropshire Council was planning to reduce its current three planning committees to one committee which would be responsible for all planning decisions referred to Members for a decision. Parish councils had not been consulted and SALC had advised that parish councils might want to give their views on the impact.

It was unanimously AGREED that the Town Clerk should write to Shropshire Council stating that:

- i. No further delegation should be granted to officers.
- ii. The current three committees should be retained in the interests of openness and accountability.

10) STREET NAMING

None received.

11) FOOTPATH/BRIDLEWAY CREATION ORDERS

None received.

12) FOOTPATH DIVERSION ORDERS

None received.

13) ROAD CLOSURES

None received.

14) TREE PRESERVATION ORDERS

None received.

15) STOPPING UP ORDERS

None received.

16) SPEED LIMIT ORDERS

None received.

17) PROHIBITION ORDERS

None received.

18) TRAFFIC ISSUES

None received.

19) CORRESPONDENCE

None received.

20) DATE OF NEXT MEETING

To be advised

21) PLANNING ENFORCEMENT CASES

None received.

The meeting closed at 18:53.

Signed.....
Chairman

Date.....