

MUCH WENLOCK TOWN COUNCIL

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

PRESENT:

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

TOWN CLERK:

Sharon Clayton

IN ATTENDANCE:

Cllr. David Turner

9 Members of the public

1) CHAIRMAN'S WELCOME

The Chairman welcomed everyone to the meeting and reminded members of the public about filming and recording of council meetings and the requirements of the Data Protection Act 1998.

2) APOLOGIES

Apologies were received from Cllr. Dafydd Jenkins who had work commitments.

This apology was accepted as APPROVED absence.

3) MINUTES

The minutes of the Planning and Environment Committee meeting held on 2 June 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.

None declared.

5) DISPENSATIONS

None requested.

6) PUBLIC SESSION

The Chairman informed the meeting that due to the fact that members of the public wished to speak for and against planning application number 15/01850/FUL (Fox Studios), in accordance with Standing Order number 10(a)(vi) the order of business would be changed so that the application for Fox Studios would be the last to be considered by the Committee once it had considered all other applications received. The Chairman then invited the applicant of Fox Studios to speak.

The applicant explained that the proposed development was for two flats, one of which was to be occupied by the applicant and the other by his son. They were currently living outside of the town and wanted to move back in and live next door to their business. The application was essentially to secure the applicant's business and to enable his family to live closer to essential amenities such as the doctor's surgery. He said that the application would add no more than 5% of additional building to the current development.

One member of the public spoke against the application which she felt would cause some loss of privacy and light to her property. Another member of the public also spoke against the application and expressed concern about traffic in King Street. He said it is the only street in Much Wenlock which does not have a pavement and that additional development in the street would add danger to pedestrians. More parked vehicles would also create further visibility issues. He said that traffic issues should be addressed before any further development takes place in King Street.

7) PLANNING MATTERS

The following planning applications were considered:

15/01808/EIA Wheatlands Site, Woodhouse Fields, Bourton, Much Wenlock	Erection of two agricultural buildings for rearing livestock (table fowl); biomass boiler building, five feed bins and associated hard-standing and landscaping. It was unanimously AGREED to support the application because: <ol style="list-style-type: none"> i. The proposals support local food production therefore reducing the need to import. ii. The proposals conform to Objective 8 (The local landscape and wildlife) and Objective 9 (Sustainability and climate change) in the Neighbourhood Plan for Much Wenlock.
15/02071/FUL 27 Stretton Road, Much Wenlock	Erection of two storey side extension. The Committee was not able to respond to this application since permission had already been granted. It was AGREED that the Town Clerk should write to Shropshire Council stating that the application had been determined in too short a time scale and therefore not giving the Committee time to respond.
15/02191/FUL Sheinton House, Sheinton Street, Much Wenlock	Provision of render to external walls It was unanimously AGREED to support the application because the proposals will enhance the street.
15/02698/TPO Land opposite Fairview, Homer, Much Wenlock	To crown lift over highway one Lime tree protected by Bridgnorth District Council (Near entrance to Bache Farm House, Homer) TPO 2002 It was unanimously AGREED no objection.
15/01850/FUL Fox Studio, King Street, Much Wenlock	Proposed extension and conversion of existing studio building to form two residential units and one commercial unit. Members felt that some of the issues raised by local residents did not relate to the development itself but rather traffic issues. This was an amended application which had now addressed the Town Council's concerns when it had previously considered the original application. This application reduces the proposed development by 50%. Access arrangements have not changed, the site provides off-road parking, and there would not necessarily be additional traffic visiting the site. Concern about boundaries is not a material consideration; it is a legal issue, and the site is already shaded by existing trees. It was unanimously AGREED to support the application because it conforms with Neighbourhood Plan policies H2, H4, and H6 in Objective 1.

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

15/00568/FUL Puzzlewood, Woodside, Homer, Much Wenlock	Erection of a single storey pitched roof side extension to include new screen wall and rear access gate Permission GRANTED 3 June 2015
15/01453/FUL 4 Stretton Road, Much Wenlock	Erection of two storey front and side extensions following removal of existing stone chimney Permission GRANTED 25 June 2015
15/01496/FUL 27 Sheinton Street, Much Wenlock	Erection of a single storey rear extension and associated works Permission GRANTED 11 June 2015
15/02040/FUL Whitwell Cottage, Sheinton Road, Much Wenlock	Erection of first floor extension above existing garden room Permission GRANTED 29 June 2015

15/02071/FUL 27 Stretton Road, Much Wenlock	Erection of two storey side extension Permission GRANTED 29 June 2015
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8) STREET NAMING

None received.

9) FOOTPATH/BRIDLEWAY CREATION ORDERS

None received.

10) FOOTPATH DIVERSION ORDERS

None received.

11) ROAD CLOSURES

None received.

12) TREE PRESERVATION ORDERS

None received.

13) STOPPING UP ORDERS

None received.

14) SPEED LIMIT ORDERS

None received.

15) PROHIBITION ORDERS

None received.

16) TRAFFIC ISSUES

None received.

17) CORRESPONDENCE

None received.

18) DATE OF NEXT MEETING

It was **NOTED** that the next meeting would take place on Tuesday 4 August 2015

The meeting closed at 18:44.

Signed.....
Chairman

Date.....