

SHREWSBURY TOWN COUNCIL

Planning Committee Meeting held in the Guildhall, Frankwell Quay, Shrewsbury, SY3 8HR At 6.00pm on Tuesday 19 July 2016

PRESENT – Councillors A Townsend (Chairman), Mrs B Baker, A Bannerman, P Nutting and K Roberts.

IN ATTENDANCE – Helen Ball (Town Clerk), Rebecca Oliver (Committee Clerk) and one member of the press.

APOLOGIES – Councillors Ms J Mackenzie and M Price.

22/16 DECLARATIONS OF INTEREST IN ACCORDANCE WITH THE CODE OF CONDUCT

(i) Declarations of Pecuniary Interest

There were no pecuniary interests declared.

(ii) Declarations of Non-Pecuniary Interest

Shropshire Councillors	<ul style="list-style-type: none">Those twin-hatted members declared a personal interest in any matters relating to the Town Council's relationship with Shropshire Council.
Councillors A Bannerman & P Nutting	<ul style="list-style-type: none">As a member of Shropshire Council Central Planning Committee they reserved the right to take a different view of the same applications considered in light of any additional information presented to the Central Planning Committee.
Councillor Roberts	<ul style="list-style-type: none">Declared a personal interest in application 16/02764/FUL as the applicant is known to him.

23/16 MINUTES OF THE LAST MEETING

The minutes of the Planning Committee meeting held on 28 June 2016 were submitted as circulated and read.

RESOLVED:

That the minutes of the Planning Committee meeting held on 28 June 2016 be approved and signed as a correct record.

24/16 MATTERS ARISING

24.1 Reconsultation 15/04374/FUL - 9 Shelton Hall Gardens

In light of amended plans received, the committee reconsidered this application and noted the changes. No further comments were made.

24.2 Reconsultation 16/01327/OUT - Monkmoor Trading Estate

In light of amended plans received, the committee reconsidered this application and noted the changes. No further comments were made.

25/16 HIGHWAYS MATTERS

25.1 Various Waiting Restrictions

Members considered the introduction of various waiting restrictions, in a number of streets in Shrewsbury, and raised no concerns.

26/16 TREE PRESERVATION ORDERS FOR NOTING

There were no tree preservation orders for consideration.

27/16 PREMISES LICENCE APPLICATIONS

Members noted the new premises licence application 16/02514/LPREM for Blind Tiger in Hills Lane and raised no concerns.

28/16 NIGHT TIME ECONOMY GUIDANCE

The Town Clerk reported on the progress of developing a Night Time Economy Guidance document having met with SC Planning and Licencing teams, the Business Improvement District and Shrewsbury Town Centre Residents Association. This will be a proactive document to be used alongside existing policies and cannot be used retrospectively. The British Transport Police and Street Pastors will also be involved.

Sheffield has created a similar document which the Town Clerk will circulate. The document will give guidance on managing the dispersement of crowds from events in the town centre and also the Quarry.

A draft guidance document will be available in September/October 2016 when further public consultation will be conducted. It is intended to be adopted in Spring 2017.

Members were concerned that by involving so many departments for what they regard as a planning issue will over-complicate the process but are open minded and look forward to seeing how this progresses.

RECOMMENDED:

That the Town Clerk circulates Sheffield's Nighttime Economy Plan to members.

29/16 PLANNING APPLICATIONS

29.1 Schedules of Planning Applications

The Town Clerk submitted schedules of valid planning applications for planning consent for development within the Town Council's area which had been registered between 25 June – 15 July 2016.

RESOLVED:

That the following comments be submitted to Shropshire Council:

1	16/02898/FUL	23 - 25 Chester Street, Shrewsbury, SY1 1NX	Conversion of building to form 3No dwellings	No Objection
2	16/03006/TPO	69 Mytton Oak Road, Shrewsbury, Shropshire, SY3 8UQ	Works to 1 x Oak Tree protected by Shrewsbury and Atcham Borough Council (Land at the rear of 69 Mytton Oak Road, Shrewsbury) Tree Preservation Order 1995	No Objection
3	16/02862/TCA	36 Kemps Eye Avenue, Shrewsbury, Shropshire, SY3 7QW	To reduce by 10% and crown lift away from telephone lines 1 no. Oak tree lying within the Shrewsbury Conservation Area	No Objection
4	16/03091/TCA	Kingsland Bridge, Shrewsbury, Shropshire,	To fell 1No Thorn Tree and 1No Elm Tree; crown lifting of 2No Sycamore Trees and trim back hard group of Laurel, Berberis and Hazel all lying within the Shrewsbury Conservation Area	No Objection
5	16/02979/FUL	49 Porthill Drive, Shrewsbury, Shropshire, SY3 8RS	Erection of 2 storey and single storey extensions, new porch and new garage	No Objection
6	16/02976/TPO	14 Pendle Way, Shrewsbury, Shropshire, SY3 9QH	Works to 1no Maple Tree protected by Shrewsbury & Atcham Borough Council (Meole Brace) Tree Preservation Order 2002	No Objection
7	16/02878/FUL	6 Hawkestone Road, Shrewsbury, Shropshire, SY1 4NY	Erection of a single storey ground floor extension	No Objection
8	16/02873/LBC	Flax Mill, St Michaels Street, Shrewsbury, Shropshire, SY1 2SZ	Works for the repair and restoration of the Main Mill and Kiln, installation of structural strengthening solution; re-opening of windows to all floors; installation of services and utilities	Deferred

9	16/02872/FUL	Flax Mill, St Michaels Street, Shrewsbury, Shropshire, SY1 2SZ	Repair and restoration of the Main Mill and Kiln; installation of structural strengthening solution; re-opening of windows to all floors; formation of visitor interpretation centre, learning space and cafe; restoration of upper floors for commercial use; landscaping and formation of car parking area (98 spaces) with improved accessibility across the site	Deferred
10	16/02834/ADV	Co-operative Group Food Ltd, Sutton Road, Shrewsbury, SY2 6HN	Erect and display one non illuminated sign; 3 x internally illuminated logos; 3 x non illuminated wall mounted panels and one internally illuminated totem	No Objection
11	16/02889/TPO	Former Shelton Hospital, Welshpool Road, Bicton Heath, Shrewsbury, Shropshire,	Notification of works to trees (see attached schedule) protected by Shrewsbury & Atcham Borough Council (Shelton Hospital No 3) Tree Preservation Order 2003 (varied 2004	No Objection
12	16/02848/FUL	Chestnut House, 33B Kennedy Road, Shrewsbury, SY3 7AB	Erection of 1.8m high hazel screening within the side garden boundary	Support with comment
13	16/02786/FUL	50 Roman Road, Shrewsbury, SY3 9AS	Erection of a double garage, formation of turning area and new vehicular and pedestrian access	Objection
14	16/03005/TCA	9 Woodlands Park, Shrewsbury, SY2 6JN	To fell 4 No. Leylandii, crown reduce 1 No. Goat Willow by approximately 6ft and fell 3 No. Field Maples within Shrewsbury Conservation Area (Sutton Road extension)	No Objection
15	16/02836/FUL	Unit F7 Greenwood Court Industrial Estate , Cartmel Drive, Shrewsbury, SY1 3TB	Change of use from an industrial unit to a fitness club/gymnasium D2 Leisure	No Objection

16	16/02985/TCA	45 Abbey Wharf, Mill Road, Abbey Foregate, Shrewsbury, SY2 6AY	To crown thin by 15-20% and reduce side branches by 15-20% within Shrewsbury Conservation Area	No Objection
17	16/02636/FUL	Oteley Island, Oteley Road, Shrewsbury, Shropshire, SY2 6QP	Erection of a dwelling with double garage and formation of associated access	No Objection
18	16/02832/FUL	Derelict Garages Off, Havelock Road, Shrewsbury, Shropshire,	Erection of one dwelling following demolition of all buildings on site	Objection
19	16/02828/FUL	Orchard House, Bradford Street, Shrewsbury, SY2 5DP	Erection of a two storey extension to the side elevation.	No Objection
20	16/02823/TPO	9 Swift Close, Shrewsbury, Shropshire, SY1 4UQ	Remove all deadwood and crown reduce by 15% 5No Oak Trees protected by Shrewsbury & Atcham Borough Council (Sundorne Meadows No 1) Tree Preservation Order 1983	No Objection
21	16/02656/FUL	Rosemount, St Giles Road, Shrewsbury, Shropshire, SY2 6NT	Conversion of existing garage to study	No Objection
22	16/02790/TPO	1 Leighton Park, Bicton Heath, Shrewsbury, Shropshire, SY3 5FS	Works to trees protected by Shrewsbury & Atcham Borough Council (Shelton Hospital No 3) Tree Preservation Order 2003 (varied 2004	No Objection
23	16/02787/FUL	8 Roseway, Shrewsbury, Shropshire, SY1 4HJ	Erection of a two storey extension to side following demolition of existing garage; single storey front and rear extensions; new garden walls; bay window to rear	No Objection
24	16/02776/CPL	58 Whitemere Road, Shrewsbury, SY1 3DD	Erection of a single storey side extension	Application not available on system

25	16/02774/FUL	30 Broadway Close, Shrewsbury, SY2 6HY	Erection of a conservatory	No Objection
26	16/01987/TCA	2B Longden Gardens, Shrewsbury, SY3 7EG	To fell 1No Bay Tree within Belle Vue Conservation Area	No Objection
27	16/02924/HHE	46 Netley Road, Shrewsbury, Shropshire, SY3 9PB	Erection of a single storey rear extension to semi detached dwelling, dimensions 3.3 metres beyond rear wall, 3.6 metres maximum height, 2.4 metres high to eaves	No Objection
28	16/02764/FUL	19 Kennedy Road, Shrewsbury, Shropshire, SY3 7AB	Erection of a first floor extension; to include rear balcony and associated works	No Objection
29	16/02684/FUL	Proposed Residential Development, 67 Mytton Oak Road, Shrewsbury, Shropshire, SY3 8UQ	Erection of 8 no. residential dwellings and 1 no. part conversion/new build dwelling; erection of detached garage for plot 2; formation of new vehicular access, car parking and associated landscaping following demolition of industrial shed and ancillary building	Objection
30	16/02642/FUL	45 Ridgebourne Road, Shrewsbury, SY3 9AB	Erection of two storey rear extension	No Objection
31	16/01988/OUT	9 Arden Close, Shrewsbury, Shropshire, SY2 5YP	Outline planning application for the erection of a dwelling to include access	No Objection
32	16/02746/FUL	Fairleigh, Station Road, Shrewsbury, Shropshire, SY3 9HD	Erection of single storey rear extension and replacement garage	No Objection
33	16/02735/FUL	9 Dounton Close, Shrewsbury, Shropshire, SY1 4LY	Erection of a two storey extension to the rear, single storey extension to the side; conversion of roof space to include insertion of rooflights (revised scheme)	No Objection

34	16/02707/FUL	3-6 Corporation Gardens , Corporation Lane, Shrewsbury, SY1 2PE	Erection of single storey side extension and additional second storey extension	No Objection
35	16/02700/FUL	Unit 3 Market Place, Battlefield Road Shrewsbury,	Change of Use from B8 (Warehousing) to D2 (Leisure)	No Objection
36	16/02293/FUL	Unit 21 Vernon Drive, Shrewsbury, Shropshire, SY1 3TF	Application under Section 73a of the Town and Country Planning Act 1990 for change of use from B1 use to mixed B1 and D1 use	No Objection
37	16/02645/FUL	5 Leamore Crescent, Shrewsbury, Shropshire, SY3 7QB	Erection of single storey rear extension	No Objection
38	16/02123/FUL	3 Carline Crescent, Longden Coleham, Shrewsbury, SY3 7EU	Formation of new entrance door to the rear	No Objection

29.2 Schedule of Planning Decisions

Members noted decisions made by Shropshire Council which conflicted with Shrewsbury Town Council's comments as registered between 24 June – 15 July 2016.

The Town Clerk referred to 16/01872/FUL and informed members that the opening times have been changed from 6am to 12am as per their objectional comments, therefore the original objections made by the Town Council were withdrawn.