



Minutes of the meeting of the Planning Committee
of Broseley Town Council
held at 7.00pm on 30th June 2016
at The Birchmeadow Centre, Broseley

Standard abbreviations to be used throughout:

Shropshire Council:

SC

Telford & Wrekin Council:

T&W

19. PRESENT

Councillors Childs, Harris, Jones, Pickles, Smith

20. IN ATTENDANCE

Mrs T Barrett, Clerk

21. PUBLIC PARTICIPATION

There were no members of the public present.

22. APOLOGIES

Councillors Burton and Cooke – work commitments.

23. DECLARATION OF INTERESTS

Councillor	Agenda item	Subject	Type of interest	Reason	Minute no.
Smith	7c	Planning permission 15/04877/VAR re Dark Lane development of 88 dwellings	Bias	Point of contact between jointly owned land and development site.	27c
	8	Planning permission 13/01141/OUT for land off Birchmeadow Road	Pecuniary	Joint owner of wayleave over the development site	28

24. MINUTES OF THE PLANNING COMMITTEE MEETING HELD ON 26TH MAY 2016
RESOLVED to approve the minutes of the meeting held on 26th May 2016.

25. MATTERS ARISING FROM THE MINUTES OF THE PLANNING COMMITTEE MEETING HELD ON 26TH MAY 2016

Minute 18a: the Clerk had written to register the Council's support for the yellow lines on Harris's Green and High Street.

26. PLANNING APPLICATIONS

Councillors considered the following application and resolved to respond as stated:

- a. 16/02616/FUL
Erection of single storey extension to form new nursery with associated external works at John Wilkinson Primary School. **No objections.**

27. PLANNING DECISIONS

Councillors noted the following planning decisions:

- a. **15/01244/FUL**
Erection of 2 no. three bedroomed semi-detached houses on proposed residential development land to the west of Cockshutt Lane. **Grant permission.**

- b. **15/02968/FUL**
Erection of one dwelling and alterations to existing access on land adj. Broseley Methodist Church, Duke Street. **Grant permission.**
- c. **15/04877/VAR**
Variation of Conditions 2 (drawings) and 4 (landscaping) of planning permission 14/02911/FUL residential development comprising 88 dwellings (to include affordable housing) creation of new vehicular access (off Dark Lane), open space and landscaping, attenuation pond, new surface water drain south of Dark Lane and footpath links to Birch Row and Birch Meadow on residential development land adjacent Dark Lane. **Grant permission.**
- d. **16/00472/FUL**
Erection of one dwelling, formation of new vehicular access on land off Fox Lane. **Grant permission.**
- e. **16/01514/FUL**
Application under Section 73a of the Town & Country Planning Act for the retrospective change of use from betting office to café at 16 Delphside. **Grant permission.**
- f. **16/01725/FUL**
Erection of single storey rear extension at 2 Fielding Close. **Grant permission.**
- g. **14/05409/FUL**
Erection of four bed dormer bungalow and erection of detached double garage and formation of parking area for 2-6 Hockley Bank. **Grant permission.**

Having declared a prejudicial interest in the following item, Councillor Smith left the meeting.

28. APPLICATION 13/01141/OUT – LAND OFF BIRCHMEADOW ROAD

Councillors noted the response from SC Planning regarding concerns about design aspects of the approved outline application. The provision of a lamp post on the site and chimneys for the buildings would be considered at the reserved matters stage of the application.

Councillor Smith returned to the meeting.

29. APPEALS

Councillors noted that no further information had been received regarding the appeal case 16/02438/REF against the SC decision on 14/04019/OUT (development land adj. to Avenue Road).

30. EXCLUSION OF PUBLIC AND PRESS

RESOLVED that by the Public Bodies (Admission to Meetings) Act 1960 and under Section 100(A) of the Local Government Act 1972, the public and press be excluded for the following item of business, on the grounds it involves the likely disclosure of exempt information as defined in the Acts:

11. ENFORCEMENT MATTERS

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Councillors noted an update on enforcement matters in the town.

32. TREES

Councillors considered the following application and **RESOLVED to respond as noted:**

- a. **16/02789/TCA**
Work to group of trees at All Saints Church, Church Street.
No objections.

33. DECISIONS ON TREES

Councillors noted the following decision:

a. 16/01931/TCA

(1) Removal of Leylandii; (2) Cut down Leylandii by approx. 12 ft; (3) Holly bushes trim top and sides; (4) Leylandii hedge to be regularly trimmed (5) Sycamore tree to be trimmed to existing size every couple of years at 37 High Street. **No objection.**

34. COMMUNITY INFRASTRUCTURE LEVY (CIL)

a. Councillors noted that another holding response had been received on 20th June from SC to the Town Council's email of 31st May regarding CIL funding for a project at Broseley CofE Primary School (original email sent 17th May). The Clerk was asked to send a further chaser.

b. Councillors noted SC advice that the allocation and use of CIL monies was on hold while arrangements and needs were reviewed, which should be completed in the autumn of 2016.

c. **RESOLVED to leave the matter in abeyance pending the outcome of the review.**

35. LISTED BUILDINGS AND SCHEDULED MONUMENTS

Councillors reviewed the list provided by Historic England. Councillor Pickles offered to check the location of those buildings with which Councillors were unfamiliar. He would also arrange for each of the listed buildings to be photographed.

36. HIGHWAYS

Councillor Jones provided a highways report:

a. Bollards had been installed on the pavement at the end of Jackson Avenue to prevent vehicles parking on the pavement. It had not been possible to install the bollards exactly in the positions desired due to the presence of underground services.

b. The Cape Street matters were still to be addressed.

c. There were concerns about Syspal lorries coming through town rather than up Dark Lane. Councillor Harris agreed to raise this with the management.

d. A new bollard had been installed on the Avenue Road pinch point. However, the build-out was still not very visible. Councillor Jones would review this again with the SC Highways Officer.

e. A resident had raised concerns about occasional lorry parking overnight by All Saints Church. No action could be taken as there were no parking restrictions in the street.

f. Councillor Harris would check progress with the relocation of Rosewood.

g. SC were hoping to implement the new traffic calming scheme on Ironbridge Road in the spring of 2017.

37. FOOTPATHS

Councillors noted advice from SC Planning that hazards beside the Dark Lane to Calcutts Road footpath were regarded as a matter for SC Footpaths and were not a planning matter.

Chairman