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 ***‘protecting and improving the quality of life***

 ***for all Bayston Hill residents’***

**Clerk to the Council/RFO: Caroline Higgins**

**Chairman: Cllr Fred Jones**

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Committee Members**:** Cllrs Mrs Lewis (Chairman), Breeze, Candy, Gouge and Jones.

Dear Councillors,

You are summoned to attend a Planning Committee meeting on Monday 18 April 2016 at **7.00 pm** in the Memorial Hall.

**Caroline Higgins**

**Caroline Higgins**

**Clerk to the Council**

12 April 2016

**AGENDA**

P26.16 **TO RECEIVE APOLOGIES AND REASONS FOR ABSENCE**

P27.16 **DISCLOSURE OF PECUNIARY INTEREST** – *Disclosure of any disclosable pecuniary interest in a matter to be discussed at the meeting and which is not included in the register of interests. Members are 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.*

P28.16 **MINUTES** - *To approve and sign off the minutes of the Planning Committee meeting held on Monday 21 March 2016.*

P29.16 **PUBLIC SPEAKING/QUESTIONS AT COUNCIL MEETINGS** – *To allow members of the public the opportunity to speak on a Planning Application listed on the Agenda up to a maximum of 3 minutes.*

P30.16 **MATTERS ARISING** – *Any matters arising from the minutes of the Planning Committee meeting held on Monday 21 March 2016.*

1. To note the decision on recommendation of additional trees on or around the Glebe Fields site, for protection under a TPO, following a site visit

P31.16 **CONSULTATION ON DRAFT SUPPLEMENTARY PLANNING DOCUMENTS :**

1. **Draft Type and Affordability of Housing SPD**.**-** guidance for the implementation of housing policies relating to the type, mix and design of housing, affordable housing contributions and exception sites, agricultural workers dwellings, houses in multiple occupation and gypsy and traveller accommodation;
2. **Draft Natural Environment SPD –** guidance for the implementation of policies to protect, conserve and enhance the natural environment. Guidance is provided on: assessing the effects of development proposals on Shropshire’s natural assets; the type of information needed to support a planning application to ensure significant adverse effects are avoided, mitigated, or compensated for; background to the interaction between nationally and internationally protected areas, sites, species, features and the planning system.
3. **Draft Historic Environment SPD –** guidance that expands upon and explains historic environment policies. Guidance is provided on how to assess the effects of proposed developments on heritage assets; background on both designated and non-designated assets and what to do if harm is likely to cause an adverse effect on the significance of a heritage asset(s).

Documents may be viewed online at the following web page:

<http://new.shropshire.gov.uk/get-involved/draft-supplementary-planning-documents-spd-consultation/>

Paper copies are available to view at Shropshire Council Shirehall office. Consultation ends 29 April 2016.

P32.16 **PLANNING WORKSHOPS FOR PLAY, RECREATION AND SPORT –** To authorise any Councillor wishing to attend a workshop.

P23.16 **PLANNING** – *To be considered*

1. **New Planning Applications:**
* **16/01108/FUL – Land opposite 1 Betley Terrace, Betley Lane, Bayston Hill –** Erection of a detached bungalow with single detached garage to replace existing Dutch barn <http://pa.shropshire.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=O3VO6RTD07U00>
* **16/01385/FUL –15 Grove Lane, Bayston Hill, SY3 0HJ –** Application under Section 73a of the Town & Country Planning Act 1990 for the erection of a garden shed, open sided hot tub canopy and a garden room (retrospective) together with the erection of a garage

<http://pa.shropshire.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=O4X0UOTDLHR00>

* *To consider any new planning applications validated since the publication of the agenda*
1. **Planning decisions since last meeting:**
	* ***16/00977FUL – 8 Lansdowne Road, Bayston Hill*** *– Erection of a first floor side extension over existing garage and utility –* ***Grant permission***
	* *To note any planning decisions notified since the publication of the agenda*
2. **Planning Appeals:**
	* **14/00989/OUT – Appeal against refusal of an application for proposed residential development land, off Gorse Lane, Bayston Hill –** Outline application (all matters reserved) for the erection of 5 dwellings with garages. To note this appeal will be decided on the basis of a **hearing** and to consider submitting any comments to the Planning Inspectorate by **5May 2016**, quoting the appeal reference.
	* *To note and consider any new planning appeals registered since the publication of the agenda*