

Clerk to the Council/RFO: Caroline Higgins

Chairman: Cllr Fred Jones

12 January 2017

Minutes of a Planning Meeting held at 7.00 pm on Monday 9 January 2017 in the Memorial Hall.

Present: Cllrs Mrs Lewis (Chair), Breeze (Vice Chair), Gouge, Jones and Miles

In attendance: Clerk, Caroline Higgins

P1.17 **APOLOGIES** – None

P2.17 **DECLARATIONS OF DISCLOSABLE PECUNIARY INTEREST** – None other than those listed in the Register of Interests folder

P3.17 **MINUTES** – It was **RESOLVED unanimously** to approve the minutes of the meeting held on Monday 28 November 2016 as a true record. The Chairman signed the minutes.

P4.17 **PUBLIC SPEAKING/QUESTIONS AT COUNCIL MEETINGS** – No members of the public were present.

P5.17 **SHROPSHIRE COUNCIL'S LOCAL PLAN REVIEW** – The Chairman circulated some provisional notes as a starting point for discussion with reference to the questions posed in paragraph 5 of the Shropshire Council briefing note:

1. **Potential benefits and opportunities of future growth?** – The Chair proposed that there are limited opportunities for future development within the village boundary as some previously brownfield sites have already been developed, all for housing. It was noted that there has for some time been discussion of the former Oaklands School site for redevelopment with the potential (with the inclusion of the Glebe Field) for 51 additional houses.

The Clerk tabled an anonymous letter and illustrative drawings, dated 2 January 2017, suggesting improvements to the Parade shopping centre. The Committee agreed it would keep an open mind about the enhancement of existing facilities, including those in private ownership.

It was suggested by the Chair that over recent years, villagers had been resistant to development but that no statistics existed to support this. It was agreed that the lack of an up-to-date parish plan was a stumbling block to responding to this question. It was noted that there will be a meeting of the Community Led Plan Steering Group the following evening and the Chair would press for progress on the development of the questionnaire. Cllr Candy suggested a large banner be produced showing the timeline for the Parish Plan, which could be displayed outside the shops to raise awareness.

2. **Significant infrastructure investment objectives?** – The Committee confirmed that the Council's aspiration for a Community Hub and co-location of library and parish office has been agreed in principle and included in the

Signed.....

Date.....

Page 1 of 2

current Place Plan. The aspiration for an expanded doctor's surgery and improvement of existing critical roads and junctions were also identified as requiring developer contributions to deliver.

P6.17 **REVIEW OF BAYSTON HILL PLANNING POLICY** – The Chairman proposed and the Committee resolved that the review of the Parish Council's Planning Policy be deferred to a dedicated planning meeting on 16 January 2017 at the Memorial Hall, to start at 7:30pm

P7.16 a. **PLANNING** – The following planning applications were considered:

Cllr F Jones declared his personal, non-pecuniary interest as an acquaintance of the applicants for Davina, The Fold and stated his intention to withdraw from the discussion and vote on this item. This was noted by the Committee.

Application Number	Location	Proposal	Decision/Comments
16/05591/FUL	95 Lyth Hill Road, Bayston Hill, SY3 0AT	Erection of a new garage following demolition of existing creation of new dropped kerb access and formation of new driveway (existing access to be pedestrian only); demolition of two timber sheds and erection of sun room and veranda to rear of house.	No objections - Unanimous
16/01163/FUL	Davina, The Fold, Bayston Hill	Erection of two storey front extension – amended plans.	No objection – 1 abstention (F Jones)

b. Planning decisions since last meeting – The following Planning decisions were noted:

Application Number	Location	Proposal	Decision
16/04548/FUL	71 Hollies Drive, Bayston Hill, SY3 0NP	Erection of single storey rear extension and front porch extension	Permission granted

Due to time restraints the Chairman proposed that the remaining discussions on Shropshire Council's Local Plan Review be deferred until the dedicated planning meeting on 16 January 2017 and that the meeting be held in closed session. This was **resolved unanimously** and the meeting closed at 7:30pm