



**Committee and Date**

Southern Planning Committee

27 June 2023

**SOUTHERN PLANNING COMMITTEE**

**Minutes of the meeting held on 9 May 2023**

**2.00 - 4.30 pm in the Shrewsbury/Oswestry Room, Shirehall, Abbey Foregate, Shrewsbury, Shropshire, SY2 6ND**

**Responsible Officer:** Tim Ward / Ashley Kendrick

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**Present**

Councillors David Evans (Chairman), Nick Hignett (Vice Chairman), Caroline Bagnall, Andy Boddington, Richard Huffer, Christian Lea, Hilary Luff, Nigel Lumby, Tony Parsons, Ed Potter and Robert Tindall

**131 Apologies for Absence**

There were no apologies for absence received.

**132 Minutes**

**RESOLVED:**

That the Minutes of the meeting of the Southern Planning Committee held on 11 April 2023 be approved as a correct record and signed by the Chairman.

**133 Public Question Time**

There were no public questions.

**134 Disclosable Pecuniary Interests**

Members were reminded that they must not participate in the discussion or voting on any matter in which they had a Disclosable Pecuniary Interest and should leave the room prior to the commencement of the debate.

In respect of agenda item 8 Councillor David Evans declared that he was the local Member and that he would withdraw from the meeting and take no part in the debate or voting.

In respect of agenda item 8 Councillor Hilary Luff declared that she was the local Member and that she would withdraw from the meeting and take no part in the debate or voting.

**135 Proposed Solar Farm to the west of Berrington, Shrewsbury, SY5 6HA  
(22/04355/FUL)**

Councillor Claire Wild, Local Member for the application declared a non-pecuniary interest in the application and stated that following advice from the Council solicitor she would make a statement and then leave the room.

The Principal Planner introduced the application which was an application for the erection of an up to 30 MW Solar PV Array, comprising ground mounted solar PV panels, vehicular access, internal access tracks, landscaping and associated infrastructure, including security fencing, CCTV, client storage containers and grid connection infrastructure, including substation buildings and off-site cabling and with reference to the drawings and photographs displayed, he drew Members' attention to the to the location and layout.

The Principal Planner confirmed that members had attended a site visit and drew attention to the information contained in the schedule of late representations and copies of further correspondence received ahead of the meeting which Members had before them.

David King spoke against the proposal in accordance with Shropshire Council's Scheme for Public Speaking at Planning Committees.

Councillor Marcia Rathbone spoke on behalf of Berrington Parish Council against the proposal in accordance with Shropshire Council's Scheme for Public Speaking at Planning Committees

Councillor Claire Wild, local Ward Councillor spoke against the application in accordance with Shropshire Council's Scheme for Public Speaking at Planning Committees.

Jaques Carboni, (Agent), spoke in support of the proposal in accordance with Shropshire Council's Scheme for Public Speaking at Planning Committees.

Members felt that the mitigations offered in respect of the best and most versatile land and ecological concerns were not sufficient and that the benefits of the clean energy was outweighed by the negative effects of the development.

**RESOLVED:**

That contrary to Officer recommendation planning permission be refused for the following reasons: -

- The application would result in the loss of best and most versatile agricultural land.
- The application would have a harmful ecological effect
- The application would have a harmful effect on the landscape

**136 Land North of B4380, Buildwas, TF8 7DA (22/04666/DSA106)**

Members were advised that following legal advice the item had been withdrawn because it was considered not to meet the relevant criteria for committee referral. Members were asked to note that the application would be determined instead by officers.

**137 West Bungalow Chirbury Montgomery Shropshire SY15 6BH (22/04842/OUT)**

The Development Manager introduced the application which was an outline application for the demolition of existing bungalow and erection of 2No. dwellings (all matters reserved) and with reference to the drawings and photographs displayed, she drew Members' attention to the to the location and proposed layout and elevations.

The Development Manager confirmed that members had attended a site visit and drew attention to the information contained in the schedule of late representations. which Members had before them.

Margaret Koenig spoke against the proposal in accordance with Shropshire Council's Scheme for Public Speaking at Planning Committees.

Councillor Scott Higgins spoke on behalf of Chirbury with Brompton Parish Council against the proposal in accordance with Shropshire Council's Scheme for Public Speaking at Planning Committees

Councillor Heather Kidd, local Ward Councillor spoke in accordance with Shropshire Council's Scheme for Public Speaking at Planning Committees.

Members felt that single storey dwellings would be more suitable for the plot as they would fit in with the existing street scene and preserve the view of the listed church behind the plot. Officers were asked to convey this to the applicants.

Members requested that the reserved matters application be brought to committee for determination

**RESOLVED:**

That in accordance with the Officer recommendation Outline Planning Permission be granted subject to the conditions set out in the report, and that the reserved matters application be brought to Committee for determination

**138 Barn To The Rear Of Brockhurst Church Stretton Shropshire (23/00820/FUL)**

In accordance with her declaration Hilary Luff left the meeting and took no part in the consideration of the application.

The Vice Chairman, Councillor Nick Hignett took the chair.

The Principal Planner introduced the application which was an outline application for the demolition of existing bungalow and erection of 2No. dwellings (all matters reserved) and with reference to the drawings and photographs displayed, she drew Members' attention to the to the location and proposed layout and elevations.

The Development Manager confirmed that members had attended a site visit and drew attention to the information contained in the schedule of late representations.

Councillor David Evans, local Ward Councillor made a statement in accordance with Shropshire Council's Scheme for Public Speaking at Planning Committees, and then left the room.

Stephanie Smith Pearse (Applicant) spoke in favour of the application in accordance with Shropshire Council's Scheme for Public Speaking at Planning Committees.

Members felt that the design was sympathetic and would be an improvement on the existing building. They also felt that it would allow a local family to remain in the area.

**RESOLVED:**

That contrary to Officer recommendation planning permission be granted and that delegated authority be given to officers to apply conditions as necessary, including the removal of permitted development rights

**139 Schedule of Appeals and Appeal Decisions**

**RESOLVED:**

That the Schedule of Appeals and Appeal Decisions for the southern area as at 9 May 2023 be noted.

**140 Exclusion of Press and Public**

**RESOLVED:**

That under Section 100 (A) of the Local Government Act 1972 the proceedings in relation to the following items shall not be conducted in public on the grounds that they involve the likely disclosure of exempt information as defined by the provisions of Schedule 12A of the Act.

**141 Planning Enforcement Quarterly Report**

Member received the report of the Assistant Director of Economy and Place which updated them on the performance of the Enforcement Team and advised them of the outcome of recent significant decisions.

**RESOLVED:**

That Members note the progress of planning enforcement case investigations and the exercise of delegated powers in respect of decisions in accordance with the Council's enforcement protocol

**142 Date of the Next Meeting**

Members were advised that the meeting scheduled to be held on 30 May 2023 had been cancelled and that the next meeting of the Southern Planning Committee would be held on Tuesday 27 June 2023 at 2.00pm

Signed ..... (Chairman)

Date: .....