



Committee and Date

Northern Planning Committee

18th February 2025

NORTHERN PLANNING COMMITTEE

Minutes of the meeting held on 21 January 2025

In the Council Chamber, Shirehall, Abbey Foregate, Shrewsbury, SY2 6ND

2.00 - 3.45 pm

Responsible Officer: Emily Marshall

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Present

Councillor Paul Wynn (Chairman), Joyce Barrow, Geoff Elner, Roger Evans, Pamela Moseley, Alex Wagner, Vince Hunt (Vice Chairman), Roy Aldcroft (Substitute) (substitute for Garry Burchett), Andy Boddington (Substitute) (substitute for Nat Green) and Julia Evans (Substitute) (substitute for Julian Dean)

52 Apologies for Absence

Apologies for absence were received from Councillors Garry Burchett, Julian Dean and Nat Green

Councillor Roy Aldcroft substituted for Councillor Burchett
Councillor Julia Evans substituted for Councillor Dean and
Councillor Andy Boddington substituted for Councillor Green

53 Minutes

RESOLVED:

That the Minutes of the meeting of the Northern Planning Committee held on 19 November 2024 be approved as a correct record and signed by the Chairman.

54 Public Question Time

There were no public questions received.

55 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.

With regard to agenda items 6 and 7 Councillor Joyce Barrow declared that she was the local member and would withdraw from the table during discussion and voting on the applications.

With regard to agenda item 8 Councillor Alex Wagner declared that he was the local member and would withdraw from the table during discussion and voting on the application.

56 Springfields, Rowton, Shrewsbury, Shropshire, SY5 9EJ (24/04206/FUL)

The Planning Officer introduced the application which sought permission for the erection of a replacement dwelling following the demolition of the existing dwelling and with reference to the drawings and photographs displayed, she drew Members' attention to the to the location and layout.

Councillor Ed Potter, local Ward Councillor made a statement in accordance with Shropshire Council's Scheme for Public Speaking at Planning Committees

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

Members considered that the amendment made to the application to bring the total footprint within that allowed by the existing footprint and by permitted development rights was acceptable.

RESOLVED:

That contrary to the Officer recommendation planning permission be granted and delegated authority be given to officers to set conditions including a condition to remove permitted development rights

57 Proposed Development Land Off Mile End Roundabout, Oswestry, Shropshire (24/04641/AMP)

The Principal Planning Officer introduced the application which sought permission for Non material amendment to shorten the length of the road and to remove a number of vehicle access points from Road 1 to the proposed plots of the Oswestry Innovation Park relating to Planning Permission 21/01334/EIA and with reference to the drawings and photographs displayed, he drew Members' attention to the to the location and layout.

RESOLVED

That in accordance with the Officer recommendation Permission be granted due to the proposed amendment being considered non-material when having regard to the effect of the original permission

58 Proposed Development Land Off Mile End Roundabout, Oswestry, Shropshire (24/04642/AMP)

The Principal Planning Officer introduced the application which sought permission for Non-material amendment to change a number of vehicle access points from Road 2 and 3 to the proposed plots of the Oswestry Innovation Park, relating to Planning

Permission 23/04776/REM and with reference to the drawings and photographs displayed, he drew Members' attention to the to the location and layout.

RESOLVED

That in accordance with the Officer recommendation Permission be granted due to the proposed amendment being considered non-material when having regard to the effect of the original permission

59 Welshpool Road, Bicton Heath, Shrewsbury, Shropshire (21/00924/EIA)

The Consultant Planner introduced the application which sought permission for the North West Relief Road scheme. comprising - construction of 6.9km single carriageway (7.3m wide) road; severance of local roads and footpaths; provision of combined footway/cycleway; erection of three bridged structures over carriageway; diversion of existing bridleway/footpath via an underpass; 670m long viaduct; bridge over railway; two flood storage areas; provision of two new roundabout junctions and improvements to two existing roundabouts; associated traffic calming measures, landscaping and drainage schemes (Amended) to the drawings and photographs displayed, she drew Members' attention to the to the location and layout.

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

Councillor Nick Bardsley spoke in support the proposal in accordance with Shropshire Council's Scheme for Public Speaking at Planning Committees.

John Leggett, Agent on behalf of the applicant spoke in support of the proposal in accordance with Shropshire Council's Scheme for Public Speaking at Planning Committees.

Some Members expressed concern that the proposals were against council policy as they meant that the Council would not achieve its agreed target of net zero by 2030.

It was proposed and seconded that the application be referred to full council for determination. On taking a vote this was not supported.

RESOLVED:

That Authority be delegated to the Planning and Development Services Manager to grant planning permission subject to amended wording of condition 41 and the final wording of conditions 8, 30, 44 and 58 and subject to signed S106 obligations from the relevant landowners to deliver off site mitigation and the compensation strategy as laid out in the report below and appendices and to make non-material amendments to the final wording of conditions before the issue of permission

60 Appeals and Appeal Decisions

RESOLVED:

That the appeals and appeal decisions for the northern area be noted.

61 Date of the Next Meeting

It was noted that the next meeting of the North Planning Committee would be held at 2.00 p.m. on 18 February 2025

Signed (Chairman)

Date: