

Wellington Town Council

Town Mayor
Cllr Dorothy Roberts



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PLANNING COMMITTEE

Minutes for the meeting held at the Wellington Civic Offices, Wellington on **Wednesday, 1st February 2023** commencing at 6.00pm.

Present:

Cllr L Jinks – Deputy Chairman
acting as Chair for the meeting
due to the absence of the
Chairman.
Cllr S Hall

Cllr G Cook

In attendance: Andrew Roberts, Deputy Town Clerk; Cllr D Roberts – Town Mayor (ex-officio) and Mrs J Lewis for the Correspondence item relating to the planning appeal enquiry in relation to the Steeraway Solar Farm.

135/22 Welcome and Introductory Comments

The Chairman welcomed all members to the meeting and thanked them for their attendance, she further welcomed those members of the public who were watching the meeting online, and that it was appreciated by the Members and provided an insight to the workings of the Planning Committee. She also welcomed Mrs J Lewis for her attendance at the meeting as well.

136/22 Apologies for Absence

Cllr S deLauney – holiday
Cllr J Alvey – illness.
Cllr G Luter – another commitment
Cllr J Latter – illness

Apologies accepted. The following members unanimously voted in agreement Cllr Jinks, Cllr Hall and Cllr Cook. There were no votes recorded against or any abstentions.

137/22 Correspondence

Steeraway Solar Farm – an email had been received from Mrs J Lewis who had requested an opportunity to formally request someone to speak at the forthcoming public enquiry anticipated to be held in March 2023. The Chair invited Mrs Lewis to address the Committee to provide an update and details of her request. Mrs Lewis indicated that she was submitting a further request similar to the one previously submitted prior to the New Works planning enquiry which had now been called-in by the Secretary of State. Members were advised that the Planning Inspector's decision had been anticipated prior to Christmas but that this would now be a recommendation to the Secretary of State, but it had been anticipated that the decision would be made during February 2023. Members were advised that the Steeraway Solar Farm Planning Enquiry would be held on four days commencing on the 21 March 2023 and that the first day had been identified as the date for the hearing of any public statements and this was the day she was requesting for any Wellington Town

Councillor to attend. Following a discussion it was agreed that a statement would be formulated by the Chairman and Deputy Chairman which would then be submitted to the Enquiry in due course. Mrs Lewis thanked the Members of the Town Council's Planning Committee for their continued support.

138/22 Declarations of Interest

None.

139/22 To approve the minutes of the meeting of the Committee held on 11th January 2023

It was proposed by Cllr Cook, seconded by Cllr Jinks and RESOLVED that the minutes of the meeting held on Wednesday 11th January 2023 be approved and signed by the Chairman as a true and accurate record. The following members unanimously voted in agreement Cllr Jinks, Cllr Hall and Cllr Cook. There were no votes recorded against or any abstentions.

140/22 Matters arising from the Minutes

The Clerk referred on a number of matters that had been previously reported, namely the site of the former Clifton Cinema there had been reports of people entering the former site, which had been reported to officials and that arrangements had been made for Council Enforcement Officers to visit the site, with the resulting damage being fully repaired and access to the site had been secured. There was a discussion as to whether any asbestos was present and it was confirmed that as part of the approved demolition consent that any asbestos would need to be appropriately dealt with. In relation to the former New College site on King Street, it was noted that the area of concern had now been adequately fenced off and was subsequently now safe.

141/22 To receive details of Planning Applications received since the last meeting:

TWC/2023/0003 139 Haygate Road, Wellington, TF1 2DA

Erection of a two storey front and side extension, first floor side extension, single storey rear extension and first floor rear extension. No objection. The following members unanimously voted in agreement Cllr Jinks, Cllr Hall and Cllr Cook. There were no votes recorded against or any abstentions.

TWC/2023/0005 The Mount, Haygate Road, Wellington

Crown lift by up to 2m. to 1no. Oak tree. No objection, subject to any works being undertaken following consultation with the Telford & Wrekin Council Tree Officer. The following members unanimously voted in agreement Cllr Jinks, Cllr Hall and Cllr Cook. There were no votes recorded against or any abstentions.

TWC/2023/0006 11 Cote Road, Shawburch, Telford, TF5 0NQ

Replacement of existing flat roof with sloping roof. No objection. The following members unanimously voted in agreement Cllr Jinks, Cllr Hall and Cllr Cook. There were no votes recorded against or any abstentions.

TWC/2023/0016 1 Cart Gate, Wellington, TF1 1RB

Change of use of business premises for the delivery of disability specific support for children, young people and adults (use class C2) to residential (use class C3). No objection. The following members unanimously voted in agreement Cllr Jinks, Cllr Hall and Cllr Cook. There were no votes recorded against or any abstentions.

TWC/2023/0030 118 Regent Street, Wellington, TF1 1PG

Erection of a single storey rear extension and detached single storey garden room annexe (part retrospective). Members expressed the view that they could see no problems in principle to the application although

a comment was made in connection with the part retrospective nature of the application. Questions were raised in relation to the access and as to whether this was shared in character and also as to whether the application would have an adverse impact on the access to the rear of the neighbouring property. Following a further discussion the item was deferred to the next meeting in order for clarification being sought on the access arrangements. Members requested that the Clerk should make further enquiries in this regard and he indicated that any further information would be shared in due course, prior to the date of the next meeting.

142/22 Telford & Wrekin Planning Committee Applications

It was noted that the next meeting of the Telford & Wrekin Council Planning Committee would be held on 8th February 2023 it was further noted that there were no agenda items to be considered which would relate to any matters relevant to Wellington.

143/22 Urgent matters (for information only).

None.

144/22 To agree date and time of next meeting

The next meeting would be held on Wednesday 22nd February 2023 at 6.00pm, which would be held on a face-to-face basis. The following members unanimously voted in agreement Cllr Jinks, Cllr Hall and Cllr Cook. There were no votes recorded against or any abstentions.

Signed
22nd February 2023