

Wellington Town Council

Town Mayor
Cllr Paul Davis



Town Clerk
KAREN ROPER
B.A (HONS) DMS
Civic Offices, Larkin Way
Tan Bank, Wellington
Telford TF1 1LX
Tel: 01952 567697
Fax: 01952 567690

Email: wellingtontowncouncil@telford.gov.uk
www.wellington-shropshire.gov.uk

PLANNING COMMITTEE

Minutes for the meeting held at the Wellington Civic Offices, Wellington on **Wednesday, 30th August 2023** commencing at 6.00pm.

Present:

Cllr R Snell
Cllr G Cook
Cllr L Woolley

Cllr J McGinn
Cllr M Jobe

In attendance: Andrew Roberts, Deputy Town Clerk.

57/23 Welcome and Introductory Comments

The Chairman welcomed all members to the meeting and thanked them for their attendance.

58/23 Apologies for Absence

Cllr S Williams – holiday.

Apology accepted. The following members unanimously voted in agreement Cllr Snell, Cllr McGinn, Cllr Cook, Cllr Woolley and Cllr Jobe. There were no votes recorded against or any abstentions.

59/23 Declarations of Interest

None.

60/23 To approve the minutes of the meeting of the Committee held on 9th August 2023

It was proposed by Cllr Cook, seconded by Cllr Jobe and **RESOLVED** that the minutes of the meeting held on Wednesday 9th August 2023 be approved and signed by the Chairman as a true and accurate record. The following members unanimously voted in agreement Cllr Snell, Cllr McGinn, Cllr Cook, Cllr Woolley and Cllr Jobe. There were no votes recorded against or any abstentions.

61/23 Matters arising from the Minutes

None.

62/23 To receive details of Planning Applications received since the last meeting:

TWC/2023/0567 25 Tan Bank, Wellington, TF1 1HJ

Change of use from mixed use accommodating concert hall and live music venue (Use Class D2) and nightclub (Sui Generis) to mixed use space accommodating community centre, arts centre, food bank, retail shop, social supermarket, pop-up restaurant space, bingo, taxi/private hire operations, cafe, bar, takeaway, concert hall, grassroots music venue, nightclub and residential unit with no external changes.

Following a discussion comments were made that there were some concerns raised that there was a proposed change of use for various activities and there was some concern in relation to potential reduction in regulation as a result of the proposed change of use. The Committee further noted the concerns that had been raised by the neighbouring premises – and that the proposal was deemed to be not in the public interest at present and the potential for reported anti-social behaviour in the past. The following members unanimously voted in agreement Cllr Snell, Cllr McGinn, Cllr Cook, Cllr Woolley and Cllr Jobe. There were no votes recorded against or any abstentions.

TWC/2023/0602 2 St Helens Close, Dothill, TF1 3GF

Erection of a single storey rear extension. No objection. The following members unanimously voted in agreement Cllr Snell, Cllr McGinn, Cllr Cook, Cllr Woolley and Cllr Jobe. There were no votes recorded against or any abstentions.

TWC/2023/0610 7 Bell Street, Wellington, TF1 1LS

Installation of 1no. dormer window, 13no. replacement windows and reinstatement of 1no. door (retrospective). No objection, although there was a general comment in relation to the fact that the planning application was retrospective in nature, given that the property was situated within the Wellington Conservation Area, and that particular details applied. The following members unanimously voted in agreement Cllr Snell, Cllr McGinn, Cllr Cook, Cllr Woolley and Cllr Jobe. There were no votes recorded against or any abstentions.

TWC/2023/0611 Faizan E Ramdan, Constitution Hill, Wellington, TF1 3AY

Erection of a boundary fence up to 2.3m high (Retrospective). No objection. The following members unanimously voted in agreement Cllr Snell, Cllr McGinn, Cllr Cook, Cllr Woolley and Cllr Jobe. There were no votes recorded against or any abstentions.

TWC/2023/0612 11 Mary Lewis Close, Arleston, TF1 2NQ

Erection of a timber framed gazebo (Retrospective). No objection in principle although some concerns were raised that the gazebo was proposed to be attached to the neighbouring fence. The following members unanimously voted in agreement Cllr Snell, Cllr McGinn, Cllr Cook, Cllr Woolley and Cllr Jobe. There were no votes recorded against or any abstentions.

TWC/2023/0618 16 Sweet Chariot Way, Wellington, TF1 3JE

Crown lift by up to 4m and branch reduction by up to 3m to 1no. Lime tree (T1). Members agreed to defer consideration of this application until their next meeting to be held on 20 September and asked the Clerk to request an extension of the consultation deadline and to seek further information. It was noted that there was no report from a tree consultant providing any reasons for why the proposed tree works were required and further that there were no comments from the Telford & Wrekin Council Tree Officer, given that the tree was subject to a Tree Preservation Order. The following members unanimously voted in agreement Cllr Snell, Cllr McGinn, Cllr Cook, Cllr Woolley and Cllr Jobe. There were no votes recorded against or any abstentions.

63/23 Correspondence

Members were advised that the Town Council had recently received notification of the approved street names for the former New College site that Telford & Wrekin Council had

previously consulted on. The Clerk confirmed that this notification had been circulated to all Wellington Town Councillors.

64/23 Telford & Wrekin Planning Committee Applications

It was noted that the next meeting of the Telford & Wrekin Council Planning Committee was scheduled to be held on Wednesday 6 September 2023. Members were advised that this meeting date was the date for the consideration of the planning application reference TWC/2023/0442: Site of the Lion PH, 3 Whitchurch Road, Wellington, which had been the application that WTC Planning Committee members had requested should be “called-in” following their previous meeting. The Clerk confirmed that he had circulated the agenda for this particular meeting to all Wellington Town Councillors. He further reported that following a request from Cllr Jinks who wished to speak at this particular meeting, he had applied on her behalf to Telford & Wrekin Council and her request had been accepted.

65/23 Urgent matters (for information only).

It was reported that some initial works had been commenced at the site of the former Clifton Cinema site, in Bridge Road. It was confirmed to members that demolition consent had been granted by Telford & Wrekin Council some while ago and that there had been some delay as the telecommunication equipment on the top of the building had to be dealt with. Members further noted that the building contained some asbestos which would require specialist work when removed.

66/23 To agree date and time of next meeting

The next meeting would be held on Wednesday 20th September 2023 at 6.00pm unless an earlier meeting was required. The following members unanimously voted in agreement Cllr Snell, Cllr Woolley, Cllr Cook and Cllr Jobe. There were no votes recorded against or any abstentions.

Signed
20th September 2023