

# Wellington Town Council

Town Mayor  
Cllr Anthony Lowe



Town Clerk  
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## PLANNING COMMITTEE

Minutes for the meeting held at the Wellington Civic Offices on **Wednesday, 11th September 2019** commencing at 6.00pm.

### **Present:**

Cllr J Alvey – Chairman  
Cllr S deLauney  
Cllr D Roberts

Cllr F Burns – Deputy Chairman  
Cllr L Jinks

**In attendance:** Andrew Roberts, Deputy Town Clerk

### **69/19 Welcome and Introductory Comments**

The Chairman welcomed all members to the meeting.

### **70/19 Apologies for Absence**

Cllr G Luter – another on holiday  
Cllr U Ahmed – work commitment  
Apologies accepted.

### **71/19 Declarations of Interest**

None.

### **72/19 To confirm the minutes of the meeting – 21st August 2019**

It was proposed by Cllr deLauney, seconded by Cllr Burns and **RESOLVED** that the minutes of the meeting held on Wednesday 21st August 2019 be approved and signed by the Chairman as a true and accurate record.

### **73/19 Matters arising from those minutes**

None.

### **74/19 To receive details of Planning Applications received since the last meeting:**

- TWC/2019/0711 Site of Masonic Hall, Constitution Hill, Wellington**  
Erection of 4 no detached dwellings with integral garages and shared entrance and access road. No objection.
- TWC/2019/0699 The William Withering PH, 45 New Street, Wellington, TF1 1LU**  
Partial demolition of first floor with associated alterations to create a roof garden. No objection.

- TWC/2019/0695 Site of 47 Parklands, Wellington**  
Erection of 1 no dwelling, associated access and landscaping.  
Consideration of this item was deferred to enable a site visit to be undertaken on Friday 13 September 2019, commencing at 2:00pm.
- TWC/2019/0687 2 Market Square, Wellington, TF1 1BP**  
Installation and display of new fascia signage, window decals and external painting. (Listed Building Application). No objection.
- TWC/2019/0672 Land adjacent 39 Shawbirch Road, Admaston**  
Erection of new medical centre (Class D1) with associated parking and landscaping. The Committee in principle raised no objection to the proposal, whilst recognising that the medical provision in the existing location was at or near full capacity and there was a recognition that greater capacity was required. However the Committee wished to raise the following points that could or should be considered as part of the proposal.  
Green Network – it was noted that the proposed development site was within the existing green network.  
Road Safety issues – it was noted that the B4394 Shawbirch Road was a busy road and vehicles were known to travel at excessive speeds, which would have a resulting impact on safety. As a result it was considered as to whether a mini-roundabout should be installed at the Brandon Road/Shawbirch Road junction in order to reduce the vehicle speed along the Shawbirch Road. It was further noted that there would be greater vehicle usage should the development proceed. It was also suggested as to whether a road crossing should be installed in the vicinity of the proposed development to assist local residents in crossing the Shawbirch Road, particularly for residents in the Dothill area.  
Alternative site – it was considered as to whether a better site would be at the former Maxell factory location. Members acknowledged however that associated access/egress would be more difficult than the proposed location. Further reference was made to the Allscott Sugar Beet factory site and the resulting residential development. It was noted that this development had no similar provision and this would result in these residents seeking medical support at this proposed development.  
Members were keen to confirm that all of these issues had been discussed and considered as part of their response.
- TWC/2019/0611 14 Bank Road, Wellington, TF1 1SA**  
Erection of a wall with associated fence and pillars at a maximum height of 2.5 metres. (Retrospective). This matter was deferred to the next meeting in order that more information could be obtained as to the extent and nature of the wall. Members were referred to the photograph that had been taken by the Clerk and distributed in advance of the meeting. The photograph was displayed at the meeting. Following a discussion it was agreed that the Committee wished to raise objection as they considered that the height of the wall was excessive within the immediate locality and was an adverse feature within the local street scene.
- TWC/2019/0605 29 Barnfield Crescent, Wellington, TF1 2EU**  
Erection of a two storey side and rear extension including widening of the existing front access. No objection.

**75/19 Correspondence**

None.

**76/19 Telford & Wrekin Planning Committee Applications**

None.

**77/19 Urgent matters (for information only).**

Cllr Alvey referred to the former Haygate PH site – he noted that the area was becoming unsightly and attracting fly-tipping. The Clerk was requested to contact planning enforcement raising the issue with them with a request that they should investigate the matter further.

**78/19 To agree date and time of next meeting**

The next meeting would be held on Wednesday 2nd October 2019 at 6.00pm.

Signed .....  
2nd October 2019