

**SHREWSBURY TOWN COUNCIL LIST OF PLANNING DECISIONS
REGISTERED BETWEEN 11 - 31 March 2015**

Application	Location	Proposal	Shropshire Council Decision	STC Decision	STC Comments	Mtg Date
14/05343/FUL	Residential Development Land West Of, Ellesmere Road, Shrewsbury, Shropshire, No Postcode	Residential development of 153 properties, including detached and semi detached 2/3 bedroom housing and 1/2 bedroom apartments.	Grant Permission	Objection	Whilst members recognise this as a site for development, they have several issues with the proposed plans. * Members are aware of several other applications for large developments along Ellesmere Road and feel the cumulative affect on the traffic is going to be significant. They feel this development will only exacerbate the problem and as a result feels the density of the development needs reducing. * Having solely one point of access is inadequate for the number of properties which is likely to become blocked by existing traffic jams from Station Bridge to Greenfields Street. Members would like to see a second entrance/exit be considered. * The application makes reference to a transport assessment report but this is not present. * Members would like to see amenity/open space incorporated into the plan. * The local school is full to capacity so children from this development would be a priority to attend Greenfields School. This will disadvantage children in Coton Hill whose alternative school is across town. * Members feel the timing of the application disadvantaged any residents who wished to raise comments as for 10 of the 21 days of consultation, Shropshire Council staff were unavailable due to the Christmas holidays. * The site is known to be at risk of flooding and large amounts of standing water are often visible at the one end of the site. It is therefore concerning that the plans include the removal of trees, digging up the site and re-landscaping the area, all which could affect the water drainage of the site. * Members recognise the need for extra care apartments but feel the parking facilities are inadequate for the number of dwellings. It is wrong to assume the residents will not have cars as stated at the public consultation. The extra care building is based on existing projects where there are good road systems and off street parking in neighbouring streets. In this case there is a lot of on-street parking amongst Victorian terraced housing and overflow parking is an issue already as the Greenfield Garden Flats only have one allocated car parking space per dwelling. * Where are visitors to the cafe expected to park? * Members feel the four storey height of the proposed extra care building will intrudes on the privacy of other residents, especially with the roof terrace, and will be imposing and totally out of scale with its surroundings.	06.01.2015