

## SHREWSBURY TOWN COUNCIL

### Planning Committee Meeting held at the Guildhall, Frankwell Quay, Shrewsbury At 6.00pm on Tuesday 21 April 2015

**PRESENT** – Councillors A Townsend (Chairman), A Bannerman, Mrs A Chebsey, I Jones, M Kenny, A Mosley, P Nutting, M Price and K Roberts.

**IN ATTENDANCE** – Helen Ball (Town Clerk), Hilary Humphries (Admin Assistant), Tim Sneddon (Shropshire Council Service Manager in Environment Maintenance Central), Andy Sheldon from Hollyhead Estates Limited and one member of the press.

**APOLOGIES** – None received.

#### 128/14 DECLARATIONS OF INTEREST IN ACCORDANCE WITH THE CODE OF CONDUCT

##### (i) Declarations of Pecuniary Interest

All Councillors	<ul style="list-style-type: none"><li>Declared a pecuniary interest in 15/01547/FUL as the company is a supplier of telecommunication systems at the Town Council's Weeping Cross Depot.</li></ul>
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##### (ii) Declarations of Non-Pecuniary Interest

Shropshire Councillors	<ul style="list-style-type: none"><li>Those twin-hatted members declared a personal interest in any matters relating to the Town Council's relationship with Shropshire Council.</li></ul>
Councillors A Bannerman and P Nutting	<ul style="list-style-type: none"><li>As members of Shropshire Council Central Planning Committee they reserve the right to take a different view of the same applications considered in light of any additional information presented to the Central Planning Committee.</li></ul>
Councillor M Price	<ul style="list-style-type: none"><li>As Shropshire Council Cabinet Portfolio Holder for Planning &amp; Housing he reserved the right to take a different view of the same applications considered in light of any additional information presented to him in his Portfolio capacity.</li></ul>

#### 129/14 MINUTES OF THE LAST MEETING

The minutes of the Planning Committee meeting held on 31 March 2015 were submitted as circulated and read.

#### RESOLVED:

**That the minutes of the Planning Committee meeting held on 31 March 2015 be approved and signed as a correct record.**

#### 130/14 LAND SOUTH OF HOLYHEAD ROAD, BICTON

Andy Sheldon (Hollyhead Estates Ltd) attended the meeting to present proposals for a development of 300 properties adjacent to the Shrewsbury West SUE (in the Parish of Bicton). This site was not part of SAMDev, but developers felt that this development was appropriate as there were no technical constraints on site, all

ecology matters could be addressed, there was sustainability given its location and there was a belief that Shropshire did not have a 5-year land supply.

Members saw this as speculative development and there should be an order of development of the SUE before outlying land should be considered. Councillor Price speaking in his capacity as the Portfolio Holder for Planning advised that this application was currently not being supported by the planning policy team and they would question the developer's logic that there is less than a 5-year land supply as current calculations show a 5.45-year supply.

Members questioned the relevance of this application being presented to the Town Council given that the site is solely in Bicton Parish Council area. The Town Clerk advised that given its proximity to the Shrewsbury West SUE which straddles the parish boundary, it seemed sense that members were aware of potential urban creep of Shrewsbury into outlying parish council areas.

**RESOLVED:**

**That the presentation be noted and no further comment be made until such time as a formal application is submitted.**

**131/14 MATTERS ARISING**

**131.1 14/05710/FUL - Gordana House, The Mount, Shrewsbury, SY3 8BH**  
Members discussed the amendments to the original application and felt that the revised plans for The Lodge were an improvement from those seen before. However, members did express concerns regarding the width of the footpath and hedges on The Mount which were brought to the attention of Tim Sneddon who noted their comments and informed the committee that these would be passed on to the relevant department at Shropshire Council.

**RESOLVED:**

**That the Town Council withdraws its objections to the principals of development. It would, however, wish to see conditions in place to improve the pedestrian footways in the vicinity of the development site.**

**131.2 14/05208/FUL – Development Site, Harcourt Crescent, Shrewsbury**  
It was reported that an appeal has been submitted to the Secretary of State for this application.

**RESOLVED:**

**That the appeal be noted.**

**131.3 15/00842/FUL – 37 Regents Drive, Shrewsbury, SY1 2TN**  
Members considered the revisions submitted with this application.

**RESOLVED:**

**Whilst the Town Council has no objections per se to enhancing buildings within the curtilage of the main property to provide additional living accommodation, conditions should be established to ensure that the additional living space remains ancillary to the main property and cannot be sold as a separate residence.**

**131.4 13/02708/OUT – The Stew, Frankwell, Shrewsbury**

Members noted the public inquiry to be held at Shirehall in relation to the planning appeal for the above application. It was reported that an appeal against refusal on the development of The Stew has to be considered by way of Public Inquiry.

**RESOLVED:**

**That the Appeal be noted.**

**132/14 SHROPSHIRE COUNCIL'S ROAD SAFETY STRATEGY**

Tim Sneddon (Environmental Services Manager) attended the meeting to appraise members on the outcome of investigations in relation to previous submissions of Community Road Safety Concern. Of the 43 sites, 12 had been submitted for LTP funding, 7 were under further consideration, 5 could be possible locations for Town Council VAS equipment and 19 did not warrant any further action.

Highway Engineers required the Town Council's submission for 2015 no later than the end of July.

Members questioned the speed by which some projects are completed as they had examples where a scheme had been agreed, but had not yet been completed. Members also questioned how serious some areas need to be before action is taken as they felt a number on the "no further action" pile were genuine concerns for resident safety.

The Town Clerk advised that some members had submitted suggestions for inclusion in the 2015 list; a list would be collated and circulated for further consideration.

<b>Priority</b>	<b>Location</b>	<b>Concern</b>	<b>Engineers Response</b>	<b>Action</b>
	Belvidere Road Bridge	Speeding traffic. The road is narrow, on a bend, with no road markings and a footway on one side only. The road takes a lot of pedestrian traffic (route to Crowmoor, Belvidere & St Giles Schools) and a lot of vehicular traffic (bus route)	Regular Issue - LJC, etc. Scheme previously proposed (2004) but not supported by residents. General perception is that a footbridge is preferred, this is incredibly costly. No PIC in last 3 years.	No Further Action
	Abbey Foregate	New development on the Old Bush carpark. Vehicles unable to see pedestrians and vice versa	HDC issue - use and vehicle flow unlikely to be significantly different to when PH	No Further Action

	Junction of Abbey Foregate with 'little' Abbey Foregate	Splay of the junction is so wide that cars turning left don't have the cycle lane in their field of vision as they turn. Several near misses reported and one accident observed.	Possible tightening of junction mouth - LTP bid? No PIC in last 3 years	LTP Bid submitted
	Junction of Preston Street & Portland Crescent	Sharp bend is taken too quickly so vehicles cross the pavement & collide with the property wall.	On-going concern addressed in past through improved signing. New housing development may assist in improving the traffic flow on the bend	No Further Action
	Junction of Belvidere Avenue & Preston Street	Near misses reported as vehicles pull out of Belvidere Avenue too quickly	Visibility good in both directions. Parking control measures already in place. NFA	No Further Action
	Junction of Canon Street, Bishop Street, King Street and the track behind King Street with Bell Lane	Egress onto Bell Lane is frequently obscured by parked vehicles	Waiting restriction proposal developed on the junctions to improve visibility. Intention is to formally consult in Jan 2015	For local delivery by traffic team
	Abbey Foregate - crossing outside Wakeman	Vehicles go too quickly around corner	Improved signing of crossing on approach from Belle Vue direction	Sign ordered should be in place shortly.
	Junction of Abbey Foregate with Horsefair & Holywell Street	5-way junction with wide splays and bends cause poor visibility	Possible tightening of junction mouth - LTP bid No PIC in last 3 years	LTP Bid submitted
	Egress of Horsefair & Railway Terrace onto 'little' Abbey Foregate	Roads egress over the pavement with poor visibility	Change character of access?	LTP Bid submitted
	Whitehall Street, Cherry Orchard & Belvidere	many residents supportive of 20mph limits in residential areas	Would not say it meets 20mph criteria. NFA	No Further Action

	Ellesmere Road (between Greenfields Street and Ellesmere Drive)	Speed in the vicinity of Greenfields School	Possible developer led interventions - crossing. Ped links to school generally good. Do not think speed reduction measures necessary as access to school is from side road	No Further Action
	Hubert Way	Speeding traffic	Long established concern - compliance with 30mph is very poor. LTP Bid	LTP Bid submitted
	Harlescott Lane	Significant back-up when barriers down. Refuse lorries are using Harlescott lane for accessing HWRC.	Crossing automated - as line gets busier crossing will be down more frequently - need to look at establishing alternate routing. Weight restriction not considered necessary as bin wagon movements are small compared to overall vehicle movements and other HGV movements	Routing to be given further consideration under LEP
	Battlefield Road	Speeding traffic	ATC Sep 14 (at to end of Battlefield Road) - Townbound mean 31.2, 85%ile 36, Towards Battlefield Island mean 31.1, 85%ile 35.3. Speed limit compliance marginal - STC already using rotational VAS. Could also consider raising it as site of community concern with Safer Roads Partnership.	STC to consider for Safer roads Partnership for enforcement
	Wenlock Road (near no.98 where it narrows by Armoury Gardens)	Speeding traffic	Have no relevant speed data, but was a site of community concern for speed enforcement by Safer roads Partnership	STC to consider use of self-funded VAS.
	London Road by speed camera location outside SCAT, by zebra crossing	Speeding traffic	Have no relevant speed data, but is a speed enforcement location for Safer roads Partnership	STC to consider use of self-funded VAS.
	Oteley Road	Already a fast road. Are planners content that the SUE will reduce speeding traffic appropriately	Under SUE plan is to urbanise Oteley Road so would be engineered to manage speed through the road.	No Further Action

	Old Potts Way	At times can be a fast road and given there are facilities that require pedestrian crossing we request traffic counts	Recent revision to the layout by the Reabrook Roundabout, would influence speeds. Improved informal pedestrian crossings included within scheme. No recent ATC data held	Still under consideration
	Hazeldine Way	Concerns for those crossing	There are uncontrolled crossing points at each end of the road, with an underpass linking Sutton Park to Reabrook estate. Further pedestrian improvements are proposed under LEP for Meole Brace Roundabout. Additionally, there is a proposed scheme to make pedestrian and cycling crossing improvements on Sutton park Roundabout on Pritchard way arm in FY 2015/16.	No Further Action
	Belle Vue Road	Speed of traffic	ATC carried out by South Hermitage junction in 2009 - mean speeds 25.3 & 25.7, 85%iles 31.8 & 31.3. Speeds assessed as well constrained by existing road layout and parking. Therefore, recommend NFA	No Further Action
	Greyfriars Road	Speed of traffic and parked vehicles outside Coleham Primary School, making it unsafe when crossing.	Parents behaviour contributing significantly to this issue. Site visit to monitor behaviour carried out, observation is that behaviour generally sound. But will forward for consideration in LTP for school safety zone improvements.	LTP Bid submitted
	Racecourse Lane	Concerns about the ability of residents to cross the road by the Cricket Pitch & near the narrow unpaved section	Scheme funded for this FY to make improvements to crossing point, proposed build is Easter 2015. HDC involved in possible measures which will be developed. Also, likely major changes to route - i.e. possible closure to prevent through traffic.	NFA - Review in 12 months
	Cavendish Close/Florence Close	Speed of traffic entering roundabout and turning onto Somerby Drive	Cavendish Close and Florence Close are side roads off Somerby Drive. Any measures would be linked to Somerby Drive.	No Further Action

	Somerby Drive	Speed of traffic entering into Somerby Drive	ATC (Dec 13) on Somerby Drive shows speeds in vicinity of Winterton Way to be low and well within requirements for a 30mph speed limit. Town Council may wish to consider using one of their rotational VASs	Town Council may wish to consider using one of their rotational VASs
	The Mount	Concern about safety and speed following recent collision. Inadequate width of pavement, especially where it only exists one-side of the road (too narrow for wheelchair and mobility vehicles	Still under consideration	Still under consideration
	Little Harlescott Lane	On TC list when first considering VAS	STC may wish to consider for rotational VAS	STC may wish to consider for rotational VAS
	Longden Road	Traffic speed and quantity of vehicles when in the vicinity of 2 schools	Aware of concerns from schools - consequently will submit for consideration into LTP for speed management measures	LTP Bid submitted
	Conway Drive	Speed of traffic	Still under consideration	Still under consideration
	Galton Drive	Speed of traffic	Still under consideration	Still under consideration
	New Street	Clash between vehicles and pedestrians on narrow highway and footway	Residents keen for 20mph - believe road would not meet SC 20mph criteria - speeds too high for 20mph but appropriate for 30mph	No Further Action
	Copthorne Road	Request a crossing point on Copthorne Road near to its junction with Hafren Road to facilitate residents wishing to cross.	Still under consideration	Still under consideration
	Kennedy Road	Speeding from the right corner where the old Junior High School is towards Kingsland Bridge	Sep 2012 - Speeds mean = 29 85%ile = 35 - marginal compliance levels. No collision history but is a residential area with a large boarding school close by. Severance issues not consider to	No Further Action

			be high. Low priority for speed management measures	
	Berwick Road (from Corporation Road to 40mph signs)	Speed of traffic coming into the town. Would this be a suitable location for VAS	Ok for it to be STC Rotation VAS site	Possible VAS location
	Radbrook Road (junction with Oakfield Road and Ridgebourne Road)	Concerns for children crossing from school with the heavy flow of traffic	Still under consideration	Still under consideration
	Ridgebourne Road	General concerns of speeding traffic	ATC carried out Nov/Dec 13 mean speeds 29.7/30.1, 85%iles 35.3. Compliance levels marginal, but road is lightly trafficked. Considering how wide the road is speeds are pretty good. TC could consider requested SRP enforcement or as VAS rotational site.	TC to consider a site for enforcement by Safer Roads Partnership or VAS rotational site
	Mousecroft Lane	Developer surveys suggest the speed at which 85% of the traffic travels along this road is in excess of 37mph.	Developer led intervention unlikely in short-term. Will submit for consideration as LTP Bid for speed limit.	LTP Bid submitted
	Bank Farm Road	Residents are concerned about the increase in HGV traffic using Bank farm Road as a short cut to London Road Industrial Estate. Couth there be a Weight Restriction imposed?	Would like to avoid as impacts on Mousecroft and Nobold lanes - road more than suitable for HGV traffic, also quite a few movements would be for shops and residents. Possible ATC required to quantify the issue.	Still under consideration
	Oakfield Road	Speed of traffic	Still under consideration	Still under consideration
	Toronto Drive	Inconsiderate parking at the entrance to Toronto Drive at the RSH traffic island - potential for a collision	Waiting restriction proposal developed on the junctions to improve visibility. Intention is to formally consult in Jan 2015	For local delivery by traffic team



	Meadow Farm Drive & Moston Road	Part of a circuit for speeding traffic. Police have raised concerns. Area is close to schools and play area	Could consider for speed management measures	LTP Bid submitted
	Sundorne Avenue	Used as a rat-run between Sundorne Road and Whitchurch Road	Further details of concern - is it volume or speed?	STC to provide further justification
	Old Heath	Resident's complaints about speeding around the circle	This is a loop road which would only attract resident traffic, it is considered that the road layout does not promote excessive speed. NFA`	No Further Action
	Sundorne Road	Speeding traffic	STC have this as a Safer Roads Partnership site of community concern enforcement site. ATC June 14 Means 28.7/28 & 85%iles 32.9/31.8. Compliance levels generally sound. STC may wish to consider for rotational VAS	Possible VAS location

**RESOLVED:**

**That the Town Clerk circulates a list of community safety concerns to all members with a view to sharing with the Environmental Services Manager ahead of submission prior to the end of July deadline.**

**133/14 PREMISES LICENCE APPLICATIONS**

**133.1 Licensing Issues in Shrewsbury Town Centre**

Following a request from members, the Town Clerk made representations to West Mercia Police and Shropshire Council Licensing Department and members received an update following her meeting with Inspector Preece, Mandy Beever (Shropshire Council Licensing), Councillors Keith Roberts and Andrew Bannerman.

It was felt that a saturation point had already been reached in the town at night with respect to both Police and Ambulance staff and that with an increase in visitors' disposable income, it was predicted that there may well be a change in the current night-time economy. There was a need to strike a balance and members discussed the need to introduce a Cumulative Impact Zone (CIZ), similar to the ones recently introduced in Hereford and Stratford upon Avon. Members had previously raised the need to consider a CIZ.

Members agreed that there needed to be more harmonisation between planning, licensing and pavement licensing departments as all were working in isolation, which often resulted in a lack of consistency particularly around opening times. Members felt that licensing should be taking a steer from the Police, particularly if they felt the work of public sector parties in managing the night-time economy was being challenged.

**RESOLVED:**

- That the Town Council supports a request for Shropshire Council Licensing to consider the introduction of a CIZ in the town.

**133.2 Premises Licence Applications**

Members noted the premises licence applications received from Shropshire Council for Shrewsbury.

**134/14 TREE PRESERVATION ORDERS**

**134.1 4 Westwood Drive, Shrewsbury**

Members noted the Tree Preservation Order applied to one Oak tree in the rear garden of the above address. No further comments were made.

**135/14 HIGHWAY MATTERS**

There were no Highway Matters received.

**136/14 PLANNING APPLICATIONS**

**136.1 Schedules of Planning Applications**

The Town Clerk submitted schedules of valid planning applications for planning consent for development within the Town Council's area which had been registered between 1-21 April 2015.

**RESOLVED:**

**That the following comments be submitted to the Shropshire Council:**

<b>1</b>	15/01680/TCA	24 Coton Crescent, Shrewsbury, Shropshire, SY1 2NZ	Various works to various trees as per attached schedule within Shrewsbury Conservation Area.		No Objection
<b>2</b>	15/01505/FUL	19 Chevin Close, Shrewsbury, Shropshire, SY1 3RJ	Erection of a porch.		No Objection
<b>3</b>	15/01504/COU	Heritage Glass Shrewsbury Ltd, 51 Racecourse Crescent, Shrewsbury, Shropshire, SY2 5BW	Change of use from residential into additional office space (B1a).		No Objection
<b>4</b>	15/01493/LBC	Boots, 7 - 9 Pride Hill, Shrewsbury, Shropshire,	Installation of new roof top condenser unit affecting a Grade II Listed Building.		Support with comment

The Town Council is supportive of this application but would like officers to ensure that the unit is not visually intrusive and that the noise does not have an impact on surrounding properties.					
5	15/01492/FUL	Boots, 7 - 9 Pride Hill, Shrewsbury, Shropshire,	Installation of new roof top condenser unit.		Support with comment
The Town Council are supportive of this application but would like officers to ensure that the unit is not visually intrusive and that the noise does not have an impact on surrounding properties.					
6	15/01406/FUL	55 Whitemere Road, Shrewsbury, Shropshire, SY1 3BY	Erection of single storey extension to provide self contained ancillary accommodation.		Support with comment
The Town Council has no objections per se to enhancing buildings within the curtilage of the main property to provide additional living accommodation. It would however request that conditions are established that ensures that the additional living space remains ancillary to the main property and cannot be sold as a separate residence.					
7	15/01547/TEL	Telecommunica tion Mast Site 35331, Oteley Road, Shrewsbury, Shropshire,	Application under Part 24 of Schedule 2 of the Town & Country Planning (General Permitted Development) Order 1995 for works to facilitate the replacement of the existing 15m column for a 17.5m dual user monopole; installation of two equipment cabinets.		No Objection
8	15/01529/CPL	29 Woodvine Road, Shrewsbury, Shropshire, SY1 4NR	Certificate of lawful development for the proposed erection of a timber walled lean-to summer house.		No Objection
9	15/01522/LBC	76 Mardol, Shrewsbury, Shropshire, SY1 1PZ	Proposed change of use from A1 to A3 including internal alterations affecting a Grade II Listed building.		No Objection
10	15/01521/FUL	76 Mardol, Shrewsbury, Shropshire, SY1 1PZ	Proposed change of use from A1 to A3 including internal alterations.		No Objection
11	15/01485/ADV	Former Ambulance Station, Abbey Foregate,	Erect and display two internally illuminated fascia signs.		No Objection

		Shrewsbury, Shropshire, SY2 6LX			
<b>12</b>	15/01478/HHE	25 Alexandra Avenue, Shrewsbury, Shropshire, SY3 9HU	Erection of a single storey rear extension to semi detached dwelling, dimensions 3.3 metres beyond rear wall, 3.75 metres maximum height, 2.2 metres high to eaves.		No Objection
<b>13</b>	15/01467/FUL	The Shropshire Nuffield Hospital , Longden Road, Shrewsbury, Shropshire, SY3 9DP	Erection of a two storey temporary unit on raised foundations to provide theatre with plant room above.		Objection
<p>The Town Council is of the view that given the number of temporary permissions on this site, it was time that a permanent application be made with plant that could be insulated to mitigate against any noise emanating from the site, becoming an intrusion to nearby residents.</p>					
<b>14</b>	15/01215/FUL	Oteley Bungalow, Sutton Grange Drive, Shrewsbury, Shropshire, SY2 6QJ	Erection of a detached self-contained dwelling for ancillary use following demolition of existing garage.		Support with comment
<p>The Town Council has no objections per se to enhancing buildings within the curtilage of the main property to provide additional living accommodation. They would however request that conditions are established that ensures that the additional living space remains ancillary to the main property and can it be sold as a separate residence.</p>					
<b>15</b>	15/01395/FUL	Shrewsbury Weir Adj, Underdale Road, Shrewsbury, Shropshire,	Installation of an underground water turbine alongside the Shrewsbury Weir to generate hydroelectricity from the River Severn and to demolish the existing fish pass and replace it with a new fish pass, fish bywash and debris channel; removal of 7No trees.		Support with comment

It should be noted that the Town Council owns part of the land on which this application is to be based and any comments made by the Town Council should not be construed as a tacit permission to proceed with development on their land.

Members are of the view that this application has such prominence in the town and in the heart of the Conservation Area that it should not be considered under Officer Delegation, but by the Planning Committee.

The Town Council is supportive of the principle of developing a hydro-scheme at the Weir, however the devil in the detail of this application will determine the success of such a scheme. In particular members would wish to see greater detail on the impact on Castlewalk as a valuable amenity area. Further detail should be submitted in terms of the design proposals for the hard infrastructure and in particular its impact from the adjacent river bank. Members also remain cautious about the loss of very mature trees and the impact of such on the visual amenity of the area. Replanting areas should also be reconsidered particularly in view of the former use of Castlewalk as a tip and the need not to break the protective capping over the area.

<b>16</b>	15/01340/FUL	Hazledine Court, Longden Coleham, Shrewsbury, Shropshire,	Formation of an additional four car parking spaces.		No Objection
<b>17</b>	15/01531/TCA	26 Belle Vue Gardens, Shrewsbury, Shropshire, SY3 7JH	To fell 1No Apple Tree and crown lift 1No Cedar Tree to around 5m and shorten long lateral limbs to growing point within Belle Vue Conservation area.		No Objection
<b>18</b>	15/01424/FUL	24 Coton Crescent, Shrewsbury, Shropshire, SY1 2NZ	Erection of single storey rear extension.		No Objection
<b>19</b>	15/01321/CPL	6 Kenwood Drive, Shrewsbury, Shropshire, SY3 8TA	Application for Certificate of Lawfulness for proposed loft conversion to include forming new gable with Suffolk hip, new rooflights to the front elevation, and dormer window to the rear elevation, as indicated on attached plans.		No Objection
<b>20</b>	15/01317/TPO	Brookhills, 21 Ridgebourne Road, Shrewsbury, Shropshire, SY3 9AA	To fell 1no. Spruce tree protected by The Borough of Shrewsbury (Ridgebourne Road) Tree Preservation Order 1968.		No Objection
<b>21</b>	15/01311/CPL	10 Hardwick Drive, Shrewsbury, Shropshire, SY3 8UZ	Application for a Lawful Development Certificate for a proposed change of use of existing garage to utility room/garden		No Objection

			room.		
<b>22</b>	15/01294/COU	69B Wyle Cop, Shrewsbury, Shropshire, SY1 1UX	Change of use from B1 Office to D2 Leisure for a personal training studio.		No Objection
<b>23</b>	15/01254/VAR	Percy Throwers Gardening Centre , Oteley Road, Shrewsbury, Shropshire, SY2 6QW	Variation of Condition No.24 (goods for sale) attached to planning permission 12/01946/FUL dated 21.02.13 to include gardening footwear in List 1 and outdoor footwear, outdoor leisure clothing, outdoor leisure footwear, clothing accessories and household textiles in List 2.		No Objection
<b>24</b>	15/01328/ADV	St Giles Church, Wenlock Road, Shrewsbury, Shropshire,	Erect and display 1No non-illuminated replacement noticeboard.		No Objection
<b>25</b>	15/01368/FUL	69 Whitchurch Road, Shrewsbury, Shropshire, SY1 4EE	Change of use of ground floor from retail (Use Class A1) to hot food takeaway (Use Class A5), with minor external alterations on side and rear elevations and retention of first floor residential dwelling.		No Objection
<b>26</b>	15/01352/ADV	11A Castle Street, Shrewsbury, Shropshire, SY1 2BB	Erect and display 2No internally illuminated fascia and 1No externally illuminated projecting Signs.		Objection
<p>The Town Council understands the need for corporate branding and is accepting of signage on the building. However, much of the signage throughout the town relies on external illumination; members do not see the need for the sign to be internally illuminated as it is felt that such a precedent will inevitably detract from the ambience of the Conservation Area. Members feel these proposals are not in-keeping with the street scene on one of the most prominent and well used streets of the town.</p>					
<b>27</b>	15/01347/FUL	11 Besford Square, Belle Vue Road,	Erection of single storey rear extension following demolition of		No Objection

		Shrewsbury, Shropshire, SY3 7PG	existing.		
<b>28</b>	15/01224/FUL	7A Claremont Street, Shrewsbury, Shropshire, SY1 1QG	Proposed conversion of upper floors into eight residential flats, construction of additional second floor and roof structure and removal of external staircase.		Support with comment
<p>Whilst this may be a contemporary building within the Conservation Area, any development should always preserve and enhance that area. Members welcome the proposals to convert the upper floors of the building into residential use, but it is felt that the plans lack architectural merit and would inevitably detract from the streetscene.</p>					
<b>29</b>	15/01382/FUL	Land Adjoining 1B Racecourse Avenue, Shrewsbury, Shropshire, SY2 5BU	Erection of one terraced dwelling.		No Objection
<b>30</b>	15/01212/P3JPA	163 Abbey Foregate, Shrewsbury, Shropshire, SY2 6AL	Change of use from office unit to dwelling (prior notification under Part 3, Class J of Town and Country Planning (General Permitted Development) Order 2013.)		No Objection

### 136.2 Schedule of Planning Decisions

Members noted decisions made by Shropshire Council which conflicted with Shrewsbury Town Council's comments as registered between 1-21 April 2015.