



Whitchurch Town Council

Civic Centre

Whitchurch

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PLANNING COMMITTEE

Notes of the Town Council Planning Meeting held on 14th November 2016 (not quorate)

PRESENT

Cllrs: T. Harris and T O'Neill.

IN ATTENDANCE

Cllr J. Sinnott

Z. Dean (Acting Town Clerk)

Cllr G. Dakin (Shropshire Council)

Aimee Jones (Whitchurch Herald)

7 x members of the public

Apologies

Cllrs B. Duffy and B. Slater.

Declarations of Interest

None.

Matters Arising

There were none.

Correspondence

There were none.

Public Participation

Mrs Julia Gallacher expressed concern over the name change of the applicant for Planning Application 16/04784/VAR (Anaerobic Digestion Plant) to Whitchurch Biogas Ltd. Mrs Gallacher noted that limited companies are only liable while they have funds. The application states that whey permeate has no use which Mrs Gallacher stated was wrong as the product can be used to feed young animals. Mrs Gallacher questioned whether the Anaerobic Digester would be able to power the entire Whitchurch industrial estate as it is perceived to be an unreliable heat source. Mrs Sue Whitson asked why the digester had gone so far without proper planning permission. The load of the digester had been changed from 1kw to 2kw.

Cllr Gerald Dakin noted that the planning authority had expressed concern; there could be enforcement action if the plan was refused. Cllr Dakin noted that planning had been previously approved and it was a commercial decision, therefore the plant is only illegal at this stage if it is used. The developer had not been told to take it down. Cllr Dakin noted that if Shropshire Council refuse the application the developers could take Shropshire Council to court, if the plant was accepted on appeal then it could cost the unitary council hundreds of thousands in legal fees. Mr J. Mullock asked who is responsible if there is an accident on Ash Road as the traffic levels had increased dramatically during the construction and preparation of the plant.

Planning Applications for consideration contained within the table below:

Date of Application	Reference	Location	Decision
27 th October 2016	16/04784/VAR	Broughall Fields, Ash Road, Whitchurch, Shropshire, SY13 4DE.	The committee noted that the site must comply with the ecology report and plant trees on the site. The bare concrete

			had not been painted green as per the plans; the plant must be properly camouflaged. Object on the loss of air quality in the affected area.
13 th October 2016	16/04460/FUL	5 Mill Street, Whitchurch, Shropshire, SY13 1SE.	Objection on the grounds of overdevelopment and lack of parking.
2 nd November 2016	16/04803/FUL	First Floor, 16 Station Road, Whitchurch, Shropshire, SY13 1RF	No objection
1 st November 2016	16/04841/FUL	56 Edgeley Road, Whitchurch, Shropshire, SY13 1EU.	No objection
3 rd November 2016	16/04740/FUL	Tesco Stores, White Lion Meadow, Whitchurch, Shropshire, SY13 1BA.	Objection that the parking cameras will affect trade and damage other business which surround the Tesco site, i.e. Bredwood Arcade, R. Haydock's Woodyard, etc. Members of the public will struggle to access and return to areas of the site other than Tesco if the cameras are sited in the given positions.
3 rd November 2016	16/04827/FUL	Queenways Playing Fields, Queensway, Whitchurch, Shropshire.	Support
26 th October 2016	16/04803/FUL	Land at Edward German Drive, Whitchurch, Shropshire/	No objection.

It was agreed to send the above comments to Shropshire Council's Planning Department.

8. Confidential Business

None.

Meeting closed at 3:00pm.

Chairman Dated