

# Atcham Parish Council

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## Extraordinary Parish Council Meeting Wednesday 13<sup>th</sup> October 2021 MINUTES

1. Chairman's welcome the chairman welcomed all to the meeting
2. Present Councillor C Wildblood -Chairman, Councillor S Shedden, Councillor J Caswell, Councillor R Trow, Councillor S Cook, Councillor S Adney, Councillor L Dixon. There were no apologies, all members were present. Also, Present Shropshire Councillor C Wild, L Pardoe clerk to the Council and 8 members of the public
3. Declarations of Pecuniary Interest. Councillor R Trow declared an interest in application 21/04331/FUL
4. Public Session. *Standing Orders were suspended to allow the members of the public to speak.*

Application 21/04309/FUL

1<sup>st</sup> member of the public had already commented on Shropshire Council Planning portal with his concerns. He supports the conversion of the barns; the repositioning of the Barn is the main concern. There is a considerable amount of noise at the present which is causing a nuisance to residents. The Chairman assured those present that their concerns would be taken into account by the Parish Council and passed on to the Planning Authority. The Chairman was adamant that there should be NO access to the site from the lane but from the newly created entrance on the B4380.

Councillor Wild suggested that the Parish Council request a Traffic Management Plan as part of the conditions of the granting of the application.

The Parish Council to request an on-site meeting to look at the siting of the building to be repositioned. The proposed site for the building would require digging into the roots of an existing tree which has a TPO on it.

Also the level of the barn is approximately 6feet below so would need to be raised up, which will impede on local residents visibility.

Application 21/04470/VAR There were no speakers on this application

Application 21/04641/FUL there were no speakers on this application

Application 21/04331/FUL *Councillor Trow left the meeting at this point.*

1<sup>st</sup> member of the public stated that he had no objection to the use of the farm track for farm vehicles; however, it is not suitable for cars. The proposed dog walking area is right next to the cow track for the farm. On the Land registry the lane belongs to the farmer and the applicant has no rights only permissive access to it for farm vehicles.

2<sup>nd</sup> member of the public stated that he has small children who are terrified of dogs and this application would cause them considerable distress. He also had security concerns for his property as there have already been attempts to remove items from his property. This application should it be granted would give unknown members of the public access to the frontage of his property. He felt that it would be an invasion of his privacy.

3<sup>rd</sup> member of the public stated that the application would have a detrimental impact on the frontage of the river

*Councillor Trow returned to the meeting.*

*Standing Orders were re-instated.*

5. Planning Matters.
  - a) Clerk to report on previous applications to report on previous applications
    - Reference: 21/03784/FUL (validated: 03/08/2021)  
Address: Berwick New House Barns, Berwick Wharf, Shrewsbury, Shropshire  
Proposal: Construction of an accessible gravel access path from the new barn conversions at Berwick New House into Attingham park woodland. Permission Granted
    - Reference: 21/03320/FUL (validated: 05/07/2021)

Address: 30 Easthope Way, Shrewsbury, Shropshire, SY2 6JG  
Proposal: Erection of two storey front extension to provide ground floor bedroom and wet room. Permission Granted

b) Council to consider new application.

- Reference:21/04309/FUL (Validated 6<sup>th</sup> September 2021)
- Address: Proposed Residential Barn Conversions East Of Atcham Grange, Atcham, Shrewsbury, Shropshire
- Proposal: Conversion of traditional barns into 5 dwellings, demolition of stables, erection of recycling / refuse store, and re-siting of agricultural building  
After discussion the Parish Council agreed that they had no objection to the renovation of the derelict buildings but have concerns over the access to the site and relocation of the agricultural building. Please see below.

After discussion the Parish Council take on board the comments by the local residents.

1. There is no objection to the renovation of the derelict buildings that already occupy the yard. However, there is a great deal of opposition to the repositioning of the Agricultural building on the site. The applicants are moving it to not disturb the new properties but are proposing to move it closer to some existing properties, which are already inhabited. Which leads the council to ask if it is not possible to meet the agents on site to look at the new position for this unused building and discuss other options.
2. The estate owner has already been granted planning for a new access road off the B4380. The Parish Council and residents would like assurances that this will be completed prior to any work being done to renovate the derelict barns.
3. The Parish Council would like to request a Traffic Management Order be placed on the development to ensure that there is NO building traffic using the Lane to access the site.
4. The Lane is much used by agricultural vehicles which have caused much damage to the road. These vehicles also cause high levels of noise and disruption to the local residents.
5. There are also concerns over the plan to relocate the existing Farm building next to the sewage plant.
6. The proposed relocation site of the agricultural building could cause damage to the protected London plane tree that is located in the courtyard.

Proposed by Councillor S Shedden, seconded by Councillor J Caswell and agreed by all members.

- Reference: 21/04470/VAR  
Address: Proposed Residential Development Land to the East of Passey Close, Shrewsbury  
Proposal: Variation of Condition 2 attached to planning permission 19/02720/Ful dated 26 March 2021  
After discussion it was agreed that the Parish Council would offer a comment to this application Proposed By Councillor S Shedden, seconded by Councillor S Adney and agreed by all members
- Reference: 21/21/04641/FUL (validated: 08/10/2021)  
Address: Poppy Cottage, Emstrey Bank, Emstrey, Atcham, SY5 6QP  
Proposal: Erection of single storey side and rear extensions  
After discussion it was agreed that the Parish Council have no objection to this application, proposed by Councillor S Cook, seconded by Councillor L Dixon and agreed by all members

*Councillor R Trow left the meeting at this point*

- Reference: 21/04331/FUL (validated: 28/09/2021)  
Address: Proposed Dog Walking Facility At Emstrey Bank, Emstrey, Atcham, Shropshire  
Proposal: Installation of a fenced, safe dog walking facility with car parking area including change of use of land

After discussion the Parish Council agreed that there are many issues with this application. For the following reasons they feel that they cannot support this application.

1. Access. The private farm track is not suitable for private vehicles
2. There are concerns about the security of the children that are house in a residence near the proposed application

3. The security of a local resident who has a child and is terrified of dogs. This would have a detrimental impact on this child mental well-being.
  4. The cow track walk is by the side of the dog area.
  5. This facility would probably not be used by local residents as you would need to have a car to access the facility. Local people walk their dogs in the National Trust Park
  6. Fishermen feel that this would be detrimental to beauty of the locale.
  7. The proposed hours of opening are very early and would disturb the children who live nearby.
6. Date and time of next meeting; It was agreed that this would be on Wednesday 10<sup>th</sup> November 2021
  7. The Chairman thanked all for attending and closed the meeting at 8.30pm