



SHIPSTON ON STOUR TOWN COUNCIL

PLANNING COMMITTEE MEETING

MINUTES

New Clark House, West Street, Shipston on Stour, CV36 4HD
01608 662180 email: clerk@shipstontowncouncil.org

Minutes of a meeting of the Shipston on Stour Planning Committee held at Council Chambers, New Clark House on Monday 28th April 2025

Those present: Cllrs: P. Tesh (Chair), G. Kelly, J. Dinnie, C Howarth, J Williams and non-councillor member: Mr P. Sykes **of Shipston Town Council Planning Committee**, District Councillor Olivia Hatch

Public: 0 **SDC:** 1 **Clerk:** C Howarth taking the minutes

1	TO NOTE APOLOGIES FOR ABSENCE – Clerk Debbie Hardiman
2	DECLARATIONS OF DISCLOSABLE PECUNIARY INTEREST Councillors are reminded that, unless they have been granted a dispensation, if they have a Disclosable Pecuniary Interest in any matter as defined by Regulations made by the Secretary of State where the interest is theirs, their spouse or civil partner's, or is an interest of somebody with whom they are living as a husband or wife or as if they were civil partners, they may not participate in any discussion of or vote on the matter and must also leave the room for the duration of the matter. They must also disclose the interest if it has not yet been entered on the Authority's register unless it is a sensitive interest. None.
3	TO NOTE DISPENSATIONS RECEIVED BY THE CLERK None
4	MINUTES To approve minutes of the meeting held 24 th March, 2025 <u>Proposed Cllr G.Kelly, seconded Cllr J. Dinnie 1 abstention due to absence.</u> <u>Motion Carried</u>
5	OPEN FORUM None
6	PLANNING MATTERS – all planning applications can be viewed at: https://apps.stratford.gov.uk/eplanning/
a	NEW PLANNING APPLICATIONS The following 3 Applications to be discussed in retrospect, decisions made after the March meeting, due to expiry date falling before the next meeting. 25/00473/LBC – Lloyds TSB, 25 High Street, Shipston on Stour, CV36 4AJ – Replacement of certain doors on ground floor following health and safety review.

	<p><u>No Rep – proposed by Cllr G Kelly, seconded by Cllr J Dinnie, motion carried unanimously</u> 25/00526/LBC – Thornton Cottage, 27 Telegraph Street, Shipston on Stour, CV36 4DA – Replace existing timber framed kitchen window with high grade UPVC French doors in the same style, providing access to the garden. The kitchen window is part of the 1980s extension to the original cottage.</p> <p><u>No Rep – Proposed by Cllr G Kelly, seconded by Cllr J Williams, motion carried unanimously</u> 25/00356/FUL – 9 Hay Meadow, Shipston on Stour, CV36 4SA – Proposed conversion and extension of existing garage and first floor over, plus alterations to kitchen frontage.</p> <p><u>Objection – design has potential to be a separate dwelling for which it is unsuited. Proposed by Cllr G Kelly, seconded by Cllr J Dinnie, 1 abstention, 3 for, motion carried</u> *Planning Officer has been in contact regarding application 25/00356/FUL - will committee re-consider objection – an ancillary use condition will be placed on the application that would state “the extension can only be used for uses incidental to the dwelling and not as a separate dwelling, holiday unit or business etc”</p> <p><u>Objection was agreed to be withdrawn on proposal from SDC Planning – Proposed Cllr P.Tesh, seconded J.Dinnie All agreed</u></p>
b	<p>PLANNING DECISIONS RECEIVED 24/03260/FUL – 11 Gerrards Road, Shipston on Stour, CV36 4HH – Permission with Conditions 25/00134/FUL - 1 Greenway Road, Shipston on Stour, CV36 4EA – Permission with Conditions 25/00017/VARY - 18 Hay Meadow, Shipston on Stour, CV36 4SA – Variation Permitted with Conditions</p>
c	<p>AMENDED PLANNING APPLICATIONS</p>
d	<p>PLANNING APPLICATIONS WITHDRAWN 24/02811/LBC – 50 Sheep Street, Shipston on Stour, CV36 4AE – Proposed single storey rear extension and general repair and decoration to front of property resubmission of previously refused applications 23/020558/LBC and 23/02557/FUL.</p>
e	<p>PLANNING APPLICATION QUERIES</p>
f	<p>PLANNING APPLICATION APPEALS</p>
7	<p>OTHER PLANNING/INFRASTRUCTURE MATTERS</p>
a	<p>Chapel View Residents written to Orbit re road and sewer adoption, requesting meeting – awaiting response. Combined open space is with SDC Planning – discussions ongoing. Cllr D.Passingham in discussions with both SDC Enforcement and Orbit. Residents Meeting Tuesday 29th April in George – Cllr J.Dinnie to attend</p>

b	Oldbutt Green/Crest Nicholson Unofficial pathway still an issue, complaints received by Cllr H. Kelly. They don't want pathway and request it to be grassed. Apparently have tried to grass but not taken. Suggest to Crest Nicholson to return area. Suggestion to pass to General Purposes re stone in gateway, quotes etc.
c	Herdwick Gate/ Herdwick Fold Residents complaints to TW re roads and pavements, problems with drainage etc. Works due to start and discussions ongoing with management company for Orbit to arrange for concurrent works to address both areas – Cllr D. Passingham to continue discussions with both. Residents submitted complaint to H&S Executive regarding dangerous condition of roads and pavements
d	Drainage/Sewage Issues Update from Cllr J. Dinnie re Cherington Meeting. Still issues on Campden Road, Queens Avenue discussions with ST. Cllr Olivia Hatch sent video evidence etc and awaiting replies
e	Electric Vehicle Charging None after Cllr Corless resigned. Cllr J.Dinnie contacted by Blink and having meeting re chargers in car park
f	S106 Update Discussions about parcels of land and possible use of monies. Change of use of SDC money originally for bridge to possible Youth provision. Need land for sports pitches
g	Neighbourhood Plan No update, possible links to other Parishes bordering us to have joined up approach.
h	South Warwickshire Local Plan No update
i	Reserve Housing Site – Lonestar No update
j	Consequent Local Projects Look at local CIL monies for crossings also grant from Highways/WCC
k	DATE OF THE NEXT MEETING Proposed Tuesday 27 th May,2025 TBC

The meeting closed at hrs.

Signed.....

Date.....

Cllr P. Tesh (Chair), Shipston Town Council Planning Committee