

Clerk to the Council/RFO: J Hodgkiss
Chairman: Cllr R Ruscoe

Committee Members: Cllrs Clode, Markham, Osenton, Price, Ruscoe, and Underwood (Chair)

You are summoned to attend a **Planning Committee** meeting on **Tuesday 11th August 2026 at 7:15pm** at Christ Church.



J Hodgkiss
Clerk to the Council

4th August 2026

AGENDA

P17.26/27 TO RECEIVE APOLOGIES AND REASONS FOR ABSENCE

P18.26/27 DISCLOSURE OF PECUNIARY INTEREST

Disclosure of any disclosable pecuniary interest in a matter to be discussed at the meeting and which is not included in the register of interests. Members are reminded that they are required to leave the meeting during the discussion and voting on matters in which they have a disclosable pecuniary interest, whether or not the interest is entered in the register of members' interests maintained by the Monitoring Officer.

P19.26/27 PUBLIC SPEAKING AT COUNCIL MEETINGS

To allow members of the public to speak on any planning related item for a maximum of 3 minutes each at the Chairman's discretion. Please contact the Clerk if you wish to speak in the public session.

P20.26/27 MINUTES

To approve and sign off the minutes of the Planning Committee meeting held on Monday 13th July 2026.

P21.26/27 PLANNING APPLICATIONS

To consider the following planning applications;

1. **26/02667/FUL** Change of use of an existing Class E (Commercial, Business and Service) unit to a community-focused micropub (Sui Generis) The Parade 3 Lansdowne Road Bayston Hill Shrewsbury Shropshire SY3 0HT [here](#)
2. **26/02501/FUL** Erection of single storey extension and siting of 2No portable units Bluebird Care Hereford Road Bayston Hill Shrewsbury Shropshire SY3 0ET [here](#)

3. **26/02424/ADV** Internally illuminated fascia sign and totem sign, fence signage along boundary of site Bluebird Care Hereford Road Bayston Hill Shrewsbury Shropshire SY3 0ET [here](#)
4. **26/02664/DIS** Discharge of Biodiversity Gain Plan on planning permission 24/03437/FUL Lythwood Sports Complex Bayston Hill Shrewsbury Shropshire SY3 0AB [here](#)
5. **26/02663/DIS** Discharge of condition 4 (Bat and Bird Boxes) 5 (External Lighting) to planning permission 24/03437/FUL Lythwood Sports Complex Bayston Hill Shrewsbury Shropshire SY3 0AB [here](#)
6. **26/02842/TPO** Crown reduce to previous pruning points by approx. 2m and remove deadwood of 1no Sycamore protected by the Shrewsbury & Atcham Borough Council (Oak Tree Drive, Hanley Lane, Parrs Lane, Bayston Hill) Variation of Tree Preservation Order 2003 (Ref: SA/374)|69 Overdale Road Bayston Hill Shrewsbury Shropshire SY3 0JR [here](#)
7. **26/02771/DIS** Discharge of Condition 8 (Drainage) relating to Planning Permission 25/02424/FUL White Gate 53 Lythwood Road Bayston Hill Shrewsbury Shropshire SY3 0NA [here](#)
8. **26/02848/AMP** Non Material Amendment to move Plot 1, 1.5m away from the boundary to allow the drainage work through the site to planning permission 25/00308/VAR Variation of Condition No.s 2 and 3 attached to permission 23/02695/FUL dated 10 August 2023|Proposed Residential Development Land To The North Of Betley Lane Bayston Hill Shrewsbury Shropshire [here](#)
9. **26/02916/AMP** Non material amendment for the removal of first floor element relating to Planning Permission 26/01006/FUL|6A Lansdowne Road Bayston Hill Shrewsbury Shropshire SY3 0HX [here](#)
10. *To **consider** any planning applications validated since the publication of the agenda*

P22.26/27 PLANNING DECISIONS

1. 26/02333/FUL New rear porch and decking area following demolition of existing porch 3 Sharpstones Lane Bayston Hill Shrewsbury Shropshire SY3 0AN **GRANTED**
2. 26/02264/CPL Lawful development certificate for proposed single storey rear extension 1 Vicarage Court Bayston Hill Shrewsbury Shropshire SY3 0BY **Certified Lawful**
3. 26/02079/FUL Proposed detached single storey timber building. 42 Green Lane Bayston Hill Shrewsbury Shropshire SY3 0NR **GRANTED**
4. 26/02048/TPO Selectively reduce crown by 2-2.5m on street side and 3-3.5m on property side, removing low hanging secondary growth over driveways and footpath, of 1no. Beech (T1) protected by the SABC (Green Lane, Bayston Hill) Tree Preservation Order 1992 (SA/242)|Beechwood Green Lane Bayston Hill Shrewsbury Shropshire SY3 0NS **GRANTED**
5. 26/01967/DIS Discharge of Biodiversity Gain Plan for application number 25/02424/FUL White Gate 53 Lythwood Road Bayston Hill Shrewsbury Shropshire SY3 0NA **APPROVED**
6. 26/01956/TPO Section fell 1no Scots Pine tree (T1), reduce branches extending towards garage by approx. 1-2m and remove deadwood and rubbing branches from 1no Scots Pine tree (T2), reduce side branches by approx. 1-2m of 1no Monkey Puzzle (T3) & reduce one low decaying limb by approx. 1-2m and remove deadwood and rubbing branches from 1no

Scots Pine (T4) protected by the Shrewsbury and Atcham Borough Council (95 Lyth Hill Road, Bayston Hill) Tree Preservation Order 2000 (Ref: SA/346)|95 Lyth Hill Road Bayston Hill Shrewsbury Shropshire SY3 0AT **GRANTED**

7. 26/01576/CPL Application for a Lawful Development Certificate for the proposed erection of detached garden room in rear garden.|80 Glebe Road Bayston Hill Shrewsbury Shropshire SY3 0PZ **Certified Lawful**
8. *To **note** any decisions since the publication of the agenda*

P23.26/27 PLANNING APPEALS

1. *To note any planning appeal hearings/decisions and consider any new planning appeals validated since the publication of the agenda*