Market Drayton Town Council

Minutes of Planning Meeting
held at The Town Hall, Frogmore Road on Thursday 16 October 2025 at 7.15 pm.

PRESENT: Councillors: R. Adcock, A. Cartwright, G. Goves, R. Hughes (Chairman), and T. Manton.

ABSENT: Councillor R. Aldcroft, Mrs. J. Beckett, T. Beckett, J. Blandford, P. Glover, I. Nellins and I. Sharp.

In Attendance: 1 member of the public was present, and 2 members of the public listened to the meeting via Teams.

Clerks: Sue Thomas, Town Clerk and Kate Harvey Assistant Clerk.

1.PL APOLOGIES

Members **NOTED** the following apologies:

Councillor R. Aldcroft	-	Prior Appointment
Councillor Mrs. J Beckett	-	Prior Appointment
Councillor T. Beckett	-	Prior Appointment
Councillor J. Blandford	-	Prior Appointment
Councillor P. Glover	-	Prior Appointment
Councillor I. Nellins	-	Work Commitments
Councillor I. Sharp	-	Prior Appointments

Councillor Groves entered the Chamber and joined the meeting.

2.PL DISCLOSABLE PECUNIARY INTERESTS

i. Councillor Manton declared a non-pecuniary interest in item 5.PL Planning Application 25/03380/TCA; he knows the applicant.
ii. Councillor Manton submitted an application for Dispensations for Item 5.PL Planning Application 25/03380/TCA under s33 of the Localism Act 2011. This was accepted; Councillor Manton was able to discuss the application but will abstain from the vote.

3.PL PUBLIC SESSION

No members of the public had requested a wish to speak at the meeting.

4.PL MINUTES

Councillor Hughes proposed, Councillor Manton seconded, and it was **RESOLVED:**

To approve the minutes of Planning Committee meeting held on 18 September 2025.

5.PL PLANNING APPLICATIONS

Reference: 25/03380/TCA (validated: 11/09/2025)
Address: Paul Atkins Farm Services, Phoenix Garage, Great Hales Street, Market Drayton, Shropshire, TF9 1JW
Proposal: Fell 2no. Sycamores within Market Drayton Conservation Area

Councillor Groves proposed, Councillor Adcock seconded, and it was **RESOLVED** with 1 abstention:

To support the planning application.

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Reference: 25/03536/FUL (validated: 22/09/2025)
Address: Broadoaks , Buntingsdale Road, Market Drayton, Shropshire, TF9 2EN
Proposal: Erection of detached garden office

Councillor Manton proposed, Councillor Groves seconded, and it was **RESOLVED:**

To support this planning application; the design, appearance and materials are acceptable.

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Reference: 25/02923/VAR (validated: 30/09/2025)
Address: 36 Cheshire Street, Market Drayton, Shropshire, TF9 1PF
Proposal: Variation of Condition No. 2 (opening hours) attached to permission 17/02216/PRCPA dated 30 August 2017

Councillor Manton proposed, Councillor Adcock seconded, and it was **RESOLVED:**

To support this planning application.

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Reference: 25/03581/FUL (validated: 02/10/2025)
Address: Land West Adderley Road, Market Drayton, Shropshire
Proposal: Proposed development of 115No. dwellings, public open space and associated works.

After an in-depth discussion:

Councillor Manton proposed, Councillor Groves seconded, and it was **RESOLVED:**

To object to this planning application on the following grounds:

- **Layout and density of the development is inappropriate for the site.**
- **Design, appearance and materials of the development is unacceptable in the location.**
- **Not in line with the National Planning Policy framework.**

6.PL DECISIONS

Members **NOTED** the following Shropshire Council decisions:

Reference: 25/02649/FUL (validated: 25/07/2025)
Address: 6 Milton Drive, Market Drayton, Shropshire, TF9 3SP
Proposal: Proposed single storey rear extension, to replace existing conservatory
Decision: Grant Permission

Town Council Resolution: To support the planning application; design, appearance, and materials are acceptable.

The meeting concluded at 7.27 pm.

Chairman: ..... Date: 13.11.25