### **SWT Planning Committee - 13 January 2022**

Present: Councillor Simon Coles (Chair)

Councillors Marcia Hill, Ian Aldridge, Mark Blaker, Roger Habgood, John Hassall, Mark Lithgow, Ray Tully, Sarah Wakefield, Brenda Weston

and Loretta Whetlor

Officers: Alison Blom-Cooper, Rebecca Miller, Martin Evans (Shape Legal

Partnership), Karen Wray and Tracey Meadows

Also

Councillor Janet Lloyd

Present:

(The meeting commenced at 1.05 pm)

#### 90. Apologies

Apologies were received from Councillors Palmer, Morgan and Wheatley

## 91. Minutes of the previous meeting of the Planning Committee

(Minutes of the meeting of the Planning Committee held on 16 December 2021 circulated with the agenda)

**Resolved** that the minutes of the Planning Committee held on 16 December 2021 be confirmed as a correct record.

Proposed by Councillor Habgood seconded by Councillor Hill

The **Motion** was carried.

### 92. **Declarations of Interest or Lobbying**

Members present at the meeting declared the following personal interests in their capacity as a Councillor or Clerk of a County, Town or Parish Council or any other Local Authority:-

| Name            | Application<br>No.<br>43/20/0086 | Description of Interest  | Reason   | Action Taken    |
|-----------------|----------------------------------|--|----------|-----------------|
| Cllr I Aldridge | 43/20/0086                       | Received correspondence from Lidl and residents of Wellington. Responded to public but did not fetter interest | Personal | Spoke and Voted |

| Cllr M Blaker    | 43/20/0086 | Received correspondence from Lidl and residents of Wellington.  | Personal | Spoke and Voted |
|------------------|------------|---|----------|-----------------|
| Cllr S Coles     | 43/20/0086 | Received<br>correspondence<br>from Lidl and<br>residents of<br>Wellington.  | Personal | Spoke and Voted |
| Cllr R Habgood   | 43/20/0086 | Received<br>correspondence<br>from Lidl and<br>residents of<br>Wellington.<br>Responded to<br>public but did not<br>fetter interest | Personal | Spoke and Voted |
| Cllr J Hassall   | 43/20/0086 | Received correspondence from Lidl and residents of Wellington.  | Personal | Spoke and Voted |
| Cllr Mrs Hill    | 43/20/0086 | Received correspondence from Lidl and residents of Wellington.  | Personal | Spoke and Voted |
| Cllr M Lithgow   | 43/20/0086 | Received<br>correspondence<br>from Lidl and<br>residents of<br>Wellington.  | Personal | Spoke and Voted |
| Cllr R Tully     | 43/20/0086 | Received<br>correspondence<br>from Lidl and<br>residents of<br>Wellington.  | Personal | Spoke and Voted |
| Cllr S Wakefield | 43/20/0086 | Received correspondence from Lidl and residents of Wellington.  | Personal | Spoke and Voted |
| Cllr B Weston    | 43/20/0086 | Received<br>correspondence<br>from Lidl and<br>residents of<br>Wellington.  | Personal | Spoke and Voted |
| Cllr L Whetlor   | 43/20/0086 | Received correspondence   | Personal | Spoke and Voted |

| from Lidl and |  |
|---------------|--|
| residents of  |  |
| Wellington.   |  |

# 93. **Public Participation**

| Application No | Name             | Position                   | Stance    |
|----------------|------------------|----------------------------|-----------|
| 43/20/0086     | Mr D Price       |                            | Against   |
|                | Mr J Horton      |                            | Against   |
|                | Mrs J Penny      | Local Resident             | In favour |
|                | Mr J Thorne      | Resident/and Cllr          | Against   |
|                | Ms George-Taylor | On behalf of the Applicant | In favour |
|                | Cllr J Lloyd     | Ward Member                | Against   |
|                |                  |                            |           |

# 94. 43/20/0086 Erection of a Class E (a) foodstore with associated parking, landscaping and access works on land north west of the Nynehead Road/Taunton Road/Torres Vedras Drive Roundabout, Wellington

# Comments from members of the public included; (summarised)

- Concerns that the application breached multiple Development Policies including protecting Wellington Town Centre, protecting the green wedge, making retail uses accessible on foot from the town centre to encourage linked trips, protecting the visual gateway approach to Wellington and reserving employment land outside Wellington;
- Concerns that allowing this application would set a precedent for Wellington in retail, economic and visual terms;
- Concerns that this application was listed as a convenience store, not a supermarket;
- Concerns with landscaping;
- Concerns with the lack of a Northern Relief Road and access to the site:
- Wellington could support another supermarket;
- Wellington would be viewed as a destination to explore rather than a sign passed on the main road.
- This development would bring much needed employment into Wellington and had received lots of support from residents;
- The site was in a sustainable location, with electric charging points on the site:
- New trees would be planted on the site;
- Traffic reduction with residents shopping locally;
- The development would create 40 new lobs

# **Comments from Members included;**

(summarised)

- There was a need in Wellington for a low-cost outlet and this application would not take trade away from the independent stores in Wellington Town Centre:
- No concerns from Highways;
- Concerns with Public safety with regards to the crossing and speed limit on the road;
- Concerns that the site was not designated for retail use;
- Traffic concerns:
- Concerns with the impact on Nynehead Court;
- Concerns with the hedge removal and trees used for screening;

Councillor Hill proposed and Councillor Lithgow seconded a motion for Full planning permission to be **APPROVED** as per Officer Recommendation with amended conditions as per the update sheet and subject to a S106 agreement. The motion was carried

95. Latest appeals and decisions received - Noted

(The Meeting ended at 3.15 pm)