



Donnington & Muxton Parish Council
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PLANNING COMMITTEE

Minutes of the **Planning Committee Meeting** held at Turreff Hall, Donnington on **6th January 2025** commencing at 6:30pm.

Present: Councillors L Dugmore (Chairman), F Doran, T Hoof and J Urey.

Also Present: R Morgan (Clerk to the Parish Council). Residents of High Mount, Donnington.

Absent: Councillor I Alexander.

P25/01/16 Apologies: Councillors R Coates and O Vickers.

Resolved – that the apologies are noted.

P25/01/17 Declaration of Interests: As per Registers of Interests.

P25/01/18 Planning Applications

Councillors considered the following planning applications:

- a. TWC/2024/0890
Wrekin Housing Group, Site of 87 - 93 (odds), Oakengates Road & 33, 35 Cordingley Way, Donnington, Telford.
Erection of 9no. affordable bungalows with associated parking and landscaping works following demolition of existing 6no. bungalows.
Councillors were concerned about the drainage at this site and loss of green space. Whilst bungalows should be encouraged to be built, as there is a need for smaller properties, there is potentially an over-development of the site.
Resolved – to have no objections to this application but concerns about the drainage and consequent requirement of an attenuation pond.
- b. TWC/2024/0919
B Swanson, 11 Morris Drive, Donnington, Telford.
Erection of a single storey side extension (Part-Retrospective).
Resolved – to have no objections to this application.
- c. TWC/2024/0926
Madumere, 9 High Mount, Donnington, Telford.
Change of use from dwellinghouse (Use Class C3) to Residential Institution (Use Class C2).
The Chair allowed the residents of High Mount to make comments to the Committee regarding this proposed application. The residents were concerned that they are reaching a saturation point with care homes in this street as there are already two at this location and, as such, should not be accused of Nimbyism.

There are issues with the narrow road as carers at the current homes have to park half on/half off the pavement making it difficult for the residents and service vehicles to access the street. This property is in the middle of the cul-de-sac on a bend and there is not much room for parking. One resident objected to the fact that only the properties either side of this site were informed of the application and failed to understand why the whole street was not informed as there are only fourteen dwellings. Residents were also concerned about what category of child would be homed there. The proposed residential institution is completely in the wrong place as it will be in the middle of an elderly persons residential street. The Chair thanked the residents for attending the meeting and raising these issues. The Chair informed them that they should send their concerns to Telford & Wrekin Council and offered to show them how to do this.

Resolved – to object to this application on the grounds of:

- highway safety, as the single-track road on a bend is unsuitable for this business in this location and therefore potentially dangerous.
- Contravenes this Parish Councils Neighbourhood Development Plan which:
 - Identified the need for bungalows as a priority for residents (1.9 page 6).
 - To meeting the needs of ‘older people’ the Parish Council expects the Planning Authority to recognize the value of bungalows in providing housing for ‘older people’ (3.1.8 page 11).

This Council is concerned that there are a number of these applications currently in the planning system throughout Telford thus reducing the availability of bungalows for older people wishing to downsize and consequently freeing up larger dwellings for families. The Clerk was asked to “call-in” this application for consideration by the Local Planning Authority.

The meeting closed at 1930hrs.

Signed:

Date: