Severn Centre, Bridgnorth Road, Highley, Nr. Bridgnorth WV16 6JG
Email: clerk@highleyparish.co.uk
Phone: 07496821159

To: All members of the Planning Committee,

You are summoned to attend a Meeting **of the Planning Committee** which will be held in **The Severn Centre library** on **Tuesday 3rd November 2026** at **6.00pm** for the transaction of business as set out in the agenda below.

Members of the public are invited to address the Council at the start of the meeting. If you wish to speak at the meeting, please contact the Clerk prior to the meeting.

A. Palmer
Clerk/RFO to Highley Parish Council.

HIGHLEY PARISH COUNCIL: AGENDA

PLANNING COMMITTEE MEETING

PL26-27.58 Apologies for Absence

To receive apologies for absence. *Power: Local Government Act 1972, Sch.12, para.40.*

PL26-27.59 Declarations of Interest

To receive any declarations of disclosable pecuniary interests or other registerable interests in accordance with the Localism Act 2011 and the Council's Code of Conduct.

Members are reminded that they must leave the room during discussion and voting on any item in which they have a disclosable pecuniary interest or other registerable interest, whether or not the interest is recorded in the Register of Members' Interests.

PL26-27.60 Parishioners' Question Time

Members of the public who are electors of the Parish of Highley may ask questions relating to items on the agenda.

If a question relates more generally to the business of the Council, advance notice is preferred to allow a considered response. Verbal responses may not always be possible and may be followed up in writing.

In accordance with Standing Order 1 (HPC/SO 2024), questions must relate to Parish Council policy or practice and not to the personal affairs of the questioner or any named individual.

Clerk's Note: The Chair will generally allow up to **15 minutes** for public questions, with **3 minutes per speaker**. Standing Orders may be suspended to allow discussion from the floor between applications.

PL26-27.61 Minutes

To approve the minutes of the Planning Committee meeting held on Tuesday 6th October 2026.
Power: Local Government Act 1972, Sch.12, para.41(1).

PL26-27.62 Planning Applications

Members are requested to consider and comment on the following planning applications (plus any applications that are submitted following publication of the agenda)

Reference: 26/03683/FUL (validated: 01/10/2026)
Address: 12 Netherfield, Highley, Bridgnorth, Shropshire, WV16 6EZ
Proposal: Erection of front extension, fenestration changes to frontage, insertion of rooflights to front roofline and installation of double boxed dormer to rear roofline to facilitate loft conversion
Applicant: Mr Chong (12 Netherfield, Highley, Shropshire, WV16 6EZ)
View online at: http://pa.shropshire.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=TM6VLWTDLLY00

Reference: 26/03900/FUL (validated: 16/10/2026)
Address: 15 Netherfield, Highley, Bridgnorth, Shropshire, WV16 6EZ
Proposal: Conversion of existing loft space and installation of roof windows, external alterations including new pitched roof construction over bay window and new facing materials and juliette balcony
Applicant: Marion Rumble (15 Netherfield, Highley, Shropshire, WV16 6EZ)
View online at: http://pa.shropshire.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=TMYNGETDLXU00

Reference: 26/03557/FUL (validated: 22/10/2026)
Address: 31 Highley Park Homes, Netherton Road, Highley, Bridgnorth, Shropshire, WV16 6NR
Proposal: Change of use from 12 month occupancy leisure basis to a full time residential basis.
Applicant: Ms Kathleen Owen
View online at: http://pa.shropshire.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=TLQ0QOTD06Z00

Power: Town and Country Planning Act 1990; Local Government Act 1972, s.101.

PL26-27.62 i) Determined Applications: following decisions made and published by Shropshire Council

(plus, any following publication of agenda)
Power: Town and Country Planning Act 1990; Local Government Act 1972, s.101.

PL26-27.63 Standing Agenda Item: County Councillor Report

To receive a verbal or written update from the County Councillor on matters relevant to Highley, including planning issues, enforcement, and updates from Shropshire Council.
Members may ask questions for clarification. No decisions will be made under this item. Any matters requiring a decision will be placed on a future agenda.

PL26-27.64 Planning Breaches – Reported Concerns and Required Action

To receive updates on reported breaches and agree any actions required:

Case Reference: 26/11175/ENF
Planning Enquiry: Alleged unauthorised illuminated advert, display of a flag and structure in car park
Location: Malt Shovel Inn (now Called The Edge), Woodhill Road, Highley, Bridgnorth, Shropshire (shared 15/10/26 and in supporting documents)

Reported regarding Silverwoods possibly culverted the water stream of the Borle brook, grey pipes have now disappeared covered with ground, surely this would require planning permission.

PL26-27.65 Updates to Respond Back to Committee from Previous Actions

To receive updates on matters previously raised and agree any further action.

PL26-27.66 Agenda Item: Developer Response – Netherton Lane Consultation

To note receipt of the written response from LVA/Boyer to the Parish Council's 27 pre-application questions following the 22 September public session (shared 15/10/26) The response confirms that key details (red line, dwelling numbers, survey list, highways data, drainage capacity, consultation results) will only be provided at planning application stage through the Transport Assessment, FRA/Drainage Strategy, Coal Mining Risk Assessment and Statement of Community Involvement.

Committee to decide:

1. Whether any further clarification should be requested from the developer at this stage.
2. Whether the developer's response should be published publicly, and if so, where (HPC website etc)

PL26-27.66 i – Housing Needs Survey: Initial Land Analysis (Craig Bethel, Rural Housing Enabler)

To note receipt of the Rural Housing Enabler's initial land analysis and accompanying correspondence outlining three potential areas of land for community-led housing to meet evidenced local housing need.
Committee to consider:

- Any initial observations on the sites identified and whether any should be discounted at this stage.
- Whether additional land parcels should be submitted to the Rural Housing Enabler for desktop review.
- Any questions or clarification required ahead of the Housing Enabler and Shropshire Council's Housing Officer attending the meeting on 5 January 2027.

No decisions will be made under this item. Any matters requiring resolution will be placed on the December agenda ahead of the January meeting.

PL26-27.67 – Correspondence

(plus, any received after publication of agenda)

* None Received

PL26-27.68 Next Meeting Date

To confirm the date and time of the next Planning Committee meeting: **Tuesday 1st December 26**

PL26-27.69 Exclusion of the Press and Public

To resolve that, under **Section 1(2) of the Public Bodies (Admission to Meetings) Act 1960**, the press and public be excluded for the following item(s) due to the confidential nature of the business to be transacted.

Planning Enforcement Cases for 12/10/2026 relating to parish of: Highley

Date Received: 12/10/2026
Reference: 26/11168/ENF

Confidential email received 12/10/26 – clerk to share verbally with committee