

Welshampton and Lyneal Parish Council

Minutes of the Meeting of the Parish Council held on Wednesday 14 June 2017, at Welshampton Parish Hall, starting at 7pm

Formal Meeting

Present:

Councillors: Andrew Haydon (Chair), Michael Dinsdale, and Chris Symes

Clerk: Carole Warner.

Members of the Public: 6

73/17 Public Participation Period

A resident spoke in support of the planning application at Marcher House and gave the background for the application. He advised Highways had requested extending the visibility splays so amended plans had been submitted. The resident requested the Parish Council's support for the application.

A resident spoke in objection to the planning application at Northwood Grove. He had noted the Parish Council's reasons for objection but the additional information submitted by the applicant had not covered those points. The resident considered the application was still inadequate and scant on detail.

A second resident spoke in objection to the planning application at Northwood Grove. He considered the proposal would lead to adverse environmental impact on the locally. He believed Highways should review the location of the entrance and the removal of 100m of hedgerow.

PCSO Tracey Walker gave an update on local incidents over the previous month. She was pleased the Council had now received the West Mercia Safer Road Partnership's report on the traffic monitoring at the Parish Hall.

74/17 Apologies for absence:

Cllrs Sarah Jefferies, Lawrence Houghton MBE and Martin Withington (accepted).
Shropshire Councillor Brian Williams

75/17 Minutes:

The minutes of the Annual Meeting held on 18 May 2017 were approved and signed.

76/17 Disclosable Pecuniary Interests

- a. Members were reminded that they are required to leave the room 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.
- b. *To consider any requests for Dispensation*
None
- c. *Members were reminded that they are required to declare any acceptance of gifts and hospitality.*

It was agreed to bring forward agenda item 12b

77/17 Planning Applications:

- a. 17/01903/FUL Cheyne Walk, Lyneal Lane, Lyneal, SY12 0QQ

Erection of single storey extension to rear elevation

It was resolved there were no objections to the application.

- b. 17/02261/OUT Proposed Dwelling Adjacent Marcher House Lyneal

Outline application for the erection of a single new dwelling and the demolition of existing stables and outbuildings to include access

It was resolved there were no objections to the application subject to revised plans being submitted which meet requirements outlined by Highways Dept.

- c. 17/02294/REM Brownlow Cottage Welshampton

Approval of reserved matters (layout, scale, appearance and landscaping) pursuant to

15/01305/OUT erection of 2 detached dwellings with garages to include means of access.

It was resolved there were no objections to the application. It was requested that the Bin Collection Area be moved from the front of the site to along the new shared private access drive so not to change the village street scene

- d. 17/01048/FUL - Northwood Grove, Northwood, SY12 0NF

Erection of a Building, Manège, Associated Hardstanding, Access, associated Infrastructure and Change of Use of Land to Equine (*amendments received*)

The submitted Transport Statement was reviewed and it was considered incomplete due to omission of feed and bedding deliveries, the turnaround of horses and the potential of horses being trained away from the site. The absence of a Business Plan made it impossible to agree the accuracy of the Statement. The revised Site Area was reviewed. It was impossible to assess whether this reduction of the area to be used for the proposed business was accurate and/or achievable without sight of a Business Plan. From documents submitted it was believed the purpose the business is to train horses up to competition standard. However, it is not clear the type of competition the horses will be trained for. For example, if Eventing is to be included then training on Cross County fences will be required. Will these be built on the land designated as grazing or will trips to hired facilities be required?

The submission of the additional information does not make the proposal any clearer but enforces the need for the submission of a Business Plan to fully assess the application.

The proposed Barn Sections were noted but the adverse impact of this imposing structure on the open rolling fields in the vicinity had not been mitigated and therefore contrary to Policy CS6.

The Council was extremely disappointed with the response from the Flood and Water Management Team as an 'informative'. The size of the proposed barn, ménage, muck heap and car parking area should require an assessment of the impact of these buildings on the local drainage/water systems prior to determination. In addition, based on local knowledge of similar activities, the Council considered a full environmental assessment is required.

The Council strongly requested that details of a lighting plan for the site be submitted. It is required to comply with the NPPF.

The Parish Council had no alternative but to resolve to continue to object to the application due to lack of detail and supporting evidence.

It was agreed to bring forward agenda item 16a

78/17 Parish Matters - Land at Brookmill, Hampton Wood, Northwood

An update was received regarding enforcement measures. It was understood a further application to vary conditions of the planning permission had been submitted.

79/17 Communication/Consultation:

a. Appoint Communication Team

It was resolved to appoint Cllrs Dinsdale, Haydon, Houghton MBE and the Clerk

b. Appoint moderator for Social Media communications

It was resolved to appoint the Clerk

80/17 Policy Review

a. Standing Orders

b. Financial Regulations

c. Procedures for Dispensation in relation to Disclosable Pecuniary Interests

It was resolved to re-adopt the Policies

81/17 Appoint officers and representatives to the following outside bodies:

a. Shropshire Association of Local Councils

It was resolved to appoint Cllr Houghton MBE.

b. Local Joint Committee

It was resolved to appoint Cllr Haydon.

c. Emergency Planning Officer

It was resolved to appoint Cllr Withington

d. Helicopter Noise Liaison Group

It was resolved to appoint Cllr Jefferies

e. Welshampton Parish Hall Management Committee (2 representatives)

Cllr Dinsdale offered to represent the Council if the date of the scheduled meetings could change. It was agreed to defer appointment of the second representative until a full complement of Councillors was in place.

f. Wood Lane Quarry Liaison Group

It was resolved to appoint Cllr Withington and the Clerk.

82/17 Resolved:

The Parish Council meets the criteria to exercise the General Power of Competence.

83/17 Consider and agree issuing summons and agenda for meetings electronically.

It was resolved to continue to issue summons and agenda for meetings electronically.

84/17 Consider and agree procedures in relation to the co-option of Parish Councillors.

It was agreed to publicise through notices, newsletter and word and mouth.

The Clerk showed a typical Councillor induction pack for new Councillors. Councillors with previous experience would receive the same documents on a USB rather than paper.

85/17 Shropshire Council Member's Report

It was noted that following the change in meeting day, Councillor Williams would not be able to attend as many meetings as previously. It was agreed to write to Cllr Williams acknowledging the difficulty in attending meetings and that his contributions were valued.

86/17 Planning

a. Decisions Received: noted

16/04551/FUL - Proposed Residential Development Land West Of, Stocks Lane, Welshampton,
Erection of an open market dwelling; detached double garage; creation of access drive with visibility splay.
Decision: Grant Permission

87/17 Parish Clerk's Report

a. Local Council Award Scheme

The Clerk outlined the scheme and agreed to circulate the criteria.

b. Parish Plan Actions

The Clerk agreed to update the monitoring report for the next meeting.

c. Community-Led Planning

This topic needed to be considered in conjunction with the Shropshire Local Plan Review process. An update from Shropshire Council on the Review was expected before the next meeting.

d. Newsletter

The Clerk agreed to work on a July edition together with the Annual Report.

e. Deposit of Minutes with Shropshire Council Archives

It was resolved to store minutes prior to April 2017 with Shropshire Archives.

f. Welshampton Walks Leaflets

The Clerk advised she was in possession of a number of leaflets. These would be distributed.

g. Policy Review

The Clerk advised she would schedule a review plan.

88/17 Financial Matters:

a. Balances for information

Noted

b. Outstanding accounts

The following accounts were approved:

R Turner	£660.10
Highline Electrical Ltd	£64.80
Came & Co	£685.16
SALC	£28.80
Silver Marbles	£90.00
Compass (Shropshire) Ltd	£79.75
Alan Russon	£400.00

c. Environmental Maintenance Grant and Neighbourhood Funds

The payments from Shropshire Council were noted.

d. Notice board at Village Hall

It was agreed to research new boards for the Hall and Lyneal.

e. Bank Mandates

It was resolved to add Cllr Dinsdale to the mandate.

f. Risk Management Scheme and Assessment

It was resolved to adopt the Scheme and Assessment.

g. Asset Register

It was resolved to approve the Register

h. Internal Audit Report

The Internal Audit report was received and noted. No issues had been reported by the Auditor.

i. Statement of Internal Control

The prepared Statement was approved.

j. Annual Return March 2017

i. Section 1

The responses to Section 1 were considered, agreed and completed.

ii. Section 2

Section 2 was approved.

k. Insurance Policy renewal

It was resolved to renew with Ecclesiastical Insurance with an annual premium of £685.16

l. Street Lights

The Clerk advised that she had advised SP Networks of the new LED lanterns. This had resulted in a review of the unmetered supplies certificate.

89/17 Councillor Reports

None

90/17 Parish Matters

a. Stocks Lane Car Park repairs

It was resolved to instruct John Dickin to carry out repairs to the Car Park. It was agreed to discuss longer term repairs with Welshampton School.

b. Tudor Griffiths Ltd, Wood Lane

Following discussion, it was agreed the Council should request a meeting of the Wood Land Liaison Group.

91/17 Highways

a. Traffic Calming Measures

The monitoring report carried out by West Mercia Safer Roads Partnership at the east end of Welshampton on A495 was noted. SRP had classed that area as a Community Concern and will carry out periodic enforcement.

A resident's concerns regarding the speed of traffic along the new speed restrictions on B5063 was supported. The Clerk agreed to follow up with Shropshire Council and SRP.

92/17 Date of future meeting and to consider agenda items: 12 July 2017 to commence at 7.30pm due to a prior booking of the Hall.

93/17 Resolved: That under Section 1(2) of the Public Bodies (Admission to Meetings) Act 1960 the public and press be excluded from the meeting for the item of business numbered 20 as publicity would be prejudicial to the public interest by reason of the inclusion of personal nature in the business to be transacted.

94/17 Employment Matters
Documentation relating to the employment of the Clerk was signed.

The Chair, Cllr Andrew Haydon, declared the meeting closed at 9pm.

Signed..... Date.....