

Wem Rural Parish Council

Minutes of the Meeting of the Parish Council held on Tuesday 5 April 2022, at Edstaston Village Hall starting at 7.10pm

Formal Meeting

Present:

Councillors: Ruth Williams (Chair), Peter Broomhall, Julia Goode, Huw Edwards, Peter Marsh, Jordan Page, Len Staines, and Liz Vernon.

Clerk: Carole Warner

Members of the Public: 2

44/22 Public Participation Period:

A member of the public spoke in connection with the planning application for development in Church Lane, Wem. He commented that the lane was narrow at the proposed site and traffic was regularly speeding along the lane. To have an entrance to a development at that location was dangerous. He asked the Council to carefully consider having a development at this end of the lane.

45/22 Apologies for absence:

Councillors: Peter Slack and Stella Whyte

Shropshire Councillor: Edward Towers

46/22 Minutes

The minutes of the meeting held on 1 March 2022 were approved and signed.

47/22 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.
Cllr Peter Marsh advised he would leave the meeting for agenda item 5b iv (Development in the Parish) due to the perception of bias and predetermination.
Cllr Jordan Page advised he would leave the meeting for agenda item 5b vii (Development in the Parish) due to the perception of bias and predetermination.
- b. *To consider any requests for Dispensation***
None
- c. *Members were reminded that they are required to declare any acceptance of gifts and hospitality.***

48/22 Development in the Parish

a. Planning Decisions received- noted

- i. 22/00007/PMBPA Agricultural Building At Providence Farm, Foxholes, Wem
Application for prior approval under Part 3, Class Q of the Town & Country Planning (General Permitted Development) (England) Order 2015 for the change of use from agricultural to form one residential unit
Decision: Refuse
- ii. 21/04587/FUL The Old Orchard, Weir Lane, Barkers Green, Wem, SY4 5JL
Redevelopment of existing site to enable the increase in the number of residential caravan pitches with 4no caravans and no more than 3no static caravans/mobile homes and to include extended hardstanding, the erection of 1x utility building and extension of existing dayroom
Decision: Grant Permission

It was noted a condition had been placed on the consent to restrict the occupation of the site.

- iii. 21/04520/FUL Land At Aston, Aston Village, Aston, Wem, SY4 5JH
Erection of a new affordable dwelling and detached garage
Decision: Grant Permission

b. Planning Applications Received - to consider response.

- i. 22/00710/FUL Hill Cop Bank Farm, Aston Village, Aston, SY4 5SB
Demolition of existing dwelling and erection of replacement dwelling and detached garage
It was resolved to object to the application and support the conservation officer's comments. It was agreed to draw the attention of the appropriate officer to the new entrance/driveway and whether consent was required.
- ii. 22/01149/FUL Nevesa House, 58 Coton, Whitchurch, SY13 3LT
Erection of a first floor extension to side
It was resolved to support the application.
- iii. 22/01157/FUL Rye Bank House, Rye Bank, Wem, SY4 5QX
Construction of private manege and installation of post and rail fencing
It was resolved to support the application for private use only.

Cllr Marsh left the meeting

- iv. 22/01177/OUT Land North East Of Church Lane, Saulton Road, Saulton, Wem
Outline application for residential development of three dwellings (all matters reserved)
It was noted the site for open market residential development was within 'countryside' as defined in the Local Plan Policies and therefore it was resolved to object to the application.

Cllr Marsh re-joined the meeting

- v. 22/01207/VAR Oak Cottage, 3 Coton, Whitchurch SY13 3LQ
Variation of Condition No. 2 (approved plans) attached to planning application 20/05048/FUL dated 10 February 2021 - Amendments to the fenestration, an increase in the area of extension and an amendment to the style of the first-floor extension

It was resolved to support the application.

- vi. 22/01269/FUL Old Coton Villa, 11 Coton, Whitchurch, SY13 3LQ
Erection of two storey rear extension

It was resolved to support the application.

Cllr Page left the meeting

- vii. 22/01251/FUL 6 Tilley Green, Wem, SY4 5PL
Erection of single storey side extension and first floor extension; internal remodelling work and relocation of staircase to allow for a loft conversion

Cllr Page re-joined the meeting

It was resolved to support the application.

49/22 Parish Clerk's Report:

a. Meetings with Wem Town Council (Wem Economic Forum and Boundary Review)

It was agreed to meet regarding WEF as soon as required but to delay any meeting regarding the Boundary Review until June.

b. Shropshire Council Housing Needs Survey

The Clerk advised Shropshire Council would be carrying out a survey in the parish in June.

c. Help for Ukraine

The Clerk advised a resident had enquired regarding any Parish Council led initiative.

It was agreed there were initiatives both at county and national levels which residents could contribute to.

d. HM Lord-Lieutenant of Shropshire's Garden Party.

The Clerk asked Councillors to consider any nominations in recognition of outstanding community work during the Covid lockdown in 2020.

e. AED Training

It was noted the training would take place on Saturday 14 May in Edstaston Village Hall.

f. NCRA

It was noted additional information was being collated for the application.

50/22 Financial Matters:

a. Balances for information

Noted and general discussion regarding earmarked reserves took place.

b. Outstanding accounts

The following accounts were approved

C Warner	£1,081.69
Viking Direct	£56.21

51/22 Business Plan 2021/2025

a. Review

Councillors noted the Plan.

b. Action Plan 2022/23

The Clerk advised she would prepare a draft plan for 2022/23. The Chair requested Councillors consider joining Working Groups for particular projects/

52/22 Councillor Reports:

a. Parish Councillors

Cllr Vernon reported on the litter pick which had taken place from Edstaston to Horton.

Cllr Goode reported on the Helicopter Noise Liaison Group meeting.

Cllr Staines updated Councillors on progress with Wem Area Climate Action Forum.

b. Shropshire Councillors:

Cllrs Broomhall and Towers had submitted a written report.

53/22 Parish Matters

a. Newtown School – ‘drop off and pick up’ issues.

The Clerk reported on the buses which transported children to the school.

54/22 Highways

No comments were made.

55/22 Date of future meeting and to consider agenda items:

Tuesday 3 May 2022

The Chair, Cllr Williams, declared the meeting closed at 8.40pm

Signed.....

Date.....