

Wem Rural Parish Council

Minutes of the Meeting of the Parish Council held on Tuesday 6 September 2022, at Edstaston Village Hall starting at 7pm

Formal Meeting

Present:

Councillors: Huw Edwards (Chair), Peter Broomhall, Julia Goode, Peter Slack,
Len Staines and Liz Vernon.

Clerk: Carole Warner

Members of the Public: Eight

114/22 To elect the Chair of the Council.

Cllr Edwards was unanimously elected as Chair.

115/22 Declaration of Acceptance of Office

Cllr Edwards signed the Declaration of Acceptance of Office.

116/22 To elect the Vice Chair of the Council.

Cllr Slack was unanimously elected as Vice Chair.

117/22 Public Participation Period:

A member of the public reported on his recent attendance at a Shropshire Council North Planning Committee meeting. He expressed his dissatisfaction with the location, room layout, lack of discussion on the application in question by Committee members and the resulting approval. The member of the public outlined the differences in the original application which had been refused by Shropshire Council and this second application which had been approved. He was concerned that this approval would lead to subsequent applications on small sites with too many horses.

A member of the public spoke in support of a planning application which was to be discussed at the meeting. The application was to develop a new house on a site which housed a commercial building. The building had been subject to burglaries and the application was to improve security. They outlined the progress the business had made and that it employed 3 local people. The member of the public stressed the development was to deter burglaries.

The Chair of Newtown Community and Recreation Association, supported by the Vice Chair and Treasurer, advised the car park project had progressed well over the summer. Feedback had been positive on the first day back at school. The Chair requested the Parish Council release the earmarked funds for the project of £15,000.

118/22 Apologies for absence:

CLlrs Jordan Page and Stella Whyte (accepted)
Shropshire Councillor: Edward Towers

119/22 Minutes

The minutes of the meeting held on 2 August 2022 were approved and signed.

120/22 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.
- b. *To consider any requests for Dispensation***
None
- c. *Members were reminded that they are required to declare any acceptance of gifts and hospitality.***

121/22 Development in the Parish

a. *Planning Decisions received - noted*

- i. 22/03334/HHE Forest Dean, Coton, SY13 3LQ
Erection of a single storey rear extension to a detached house, dimension 7.70 metres beyond the rear wall, 4.0 metres maximum height and 2.85 metres high to eaves
Decision: Refused
- ii. 22/01825/FUL Land North Of Edstaston, Wem, Shropshire
Change of use to field to horse paddock, formation of a new access, erection of stabling for horses and other associated external works
Decision: Grant Permission

The Clerk highlighted the conditions on the consent.

- iii. 22/02897/FUL Edstaston Hall Farm, Edstaston, Wem, SY4 5RG
Construction of a slurry lagoon (50m x 40m) with boundary fencing
Decision: Grant Permission
- iv. 22/03110/FUL order Hardwood Ltd, Unit E17, Wem Industrial Estate, Saulton Road, Wem, SY4 5SD
Erection of new office building for business operation (resubmission)
Decision: Grant Permission
- v. 22/02768/FUL The Grove, Edstaston, Wem, SY4 5RF
Erection of extension following part demolition of existing outhouse
Decision: Grant Permission

b. *Planning Applications Received - to consider response.*

- i. 22/03495/OUT Proposed Dwelling South East Of 5 Pym's Cottages, Lowe Hill, Wem
Outline application (access for consideration) for the erection of one single storey dwelling to provide on-site security and management of business operation.
Following discussion, it was agreed to seek further clarification from the Planning Officer

- ii. 22/03587/PMBPA Wheelwright Barn, Northwood, SY4 5NH
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
It was resolved to support the application subject to the Planning Officer determining the proposal meets conditions under Part 3, Class Q of the Town & Country Planning (General Permitted Development) (England) Order 2015.
- iii. 22/03742/FUL 6 Tilley Green, Wem, SY4 5PL
Erection of first floor extension over existing ground floor, internal remodelling work and loft conversion (revised scheme)
It was resolved to support the application
- iv. 22/03741/FUL The Overlook, Palms Hill, Wem, SY4 5PQ
Erection of first floor and two storey rear extension with a mansard roof and a single storey extension with balcony and detached garage following demolition of existing first floor of dwelling and detached garage
It was resolved to support the application subject to the recommendations of the Shropshire Council Ecology Officer.
- v. 22/03525/FUL The Old Dairy, Alderley Lane, Aston, Wem
Installation of replacement windows and doors
It was resolved to support the application

c. Appeals

- i. 22/03051/REF / 21/0560/FUL Land At Coton Whitchurch Shropshire
A material change of use from equestrian to a mixed use of equestrian and the stationing of caravans for residential purposes including the erection of two dayrooms ancillary to that use.
The appeal was noted.
- ii. 22/03054/REF / 21/05768/FUL Proposed Stables To The North Of, Edstaston, Wem
Change of use of field to horse paddock, formation of a new access, erection of stabling for horses, installation of a packaged sewage treatment plant and other associated external works.
Following discussion, it was agreed to raise the matter of notification of the planning application to all owners of the site and the dangerous access on the B5476 with the Planning Officer.

d. Notification of planning application to residents.

It was agreed that the Clerk should clarify the position when notifications were posted/advised with the Planning Dept.

122/22 Parish Clerk's Report:

a. Past WRPC meeting Minutes

It was agreed that past minutes should be passed to Shropshire Archives.

123/22 Financial Matters:

a. Balances for information

Noted

b. Outstanding accounts

The following payments were approved:

C Warner	£1,111.54
HMRC	£131.42
Viking	£86.80
EVH	£75.00
PKF	£240.00

c. Bank reconciliation

The Chair reported he had agreed and signed the bank reconciliation

d. External Audit

The External Auditor's Report for the year ending March 2022 was noted. The Clerk confirmed she had publicised the conclusion of the Audit as instructed by the Auditors

e. Local Audit (Smaller Authorities) Regulations 2015 option to opt out of the SAAA central external auditor appointment arrangements

It was agreed not to opt out of the arrangements

f. Community Grants

It was agreed to invite grant applications through the newsletter.

g. Community Led Housing Grant - Newtown Community and Recreation Association

It resolved to approve release of reserved funds of £15,000

h. Community Infrastructure Levey/Neighbourhood Funds Annual Return

The Monitoring report was approved

i. Community Led Housing Grant Annual Return

The Monitoring report was approved

125/22 Policies

The following policies were re-approved

- a. Information Request
- b. Community Consultation Strategy
- c. Community Engagement Strategy
- d. Social Media Policy

124/22 Action Plan 2022/2023

a. Updates

The Clerk advised there were no significant updates.

125/22 Councillor Reports:

a. Parish Councillors

CLlr Staines reported on the Wem Area Action Forum. He drew attention to the P3 Group activities at Quina Brook/Lime Kilns. He advised that the Forum was looking to increase their numbers and ideas to raise the Forum's profile were discussed.

b. Shropshire Councillors:

CLlrs Broomhall and Towers had submitted a written report.

126/22 Parish Matters

CLlr Goode advised she had received reports that checks on Ukraine residents' hosts were not always carried out as intended, which was concerning.

127/22 Highways

a. Newtown

It was requested that Shropshire Council should re-paint the road markings in the village.

b. Edstaston

It was noted that Shropshire Council had completed the drainage work but repairs to potholes and white lining had only been partially completed.

128/22 Date of future meeting and to consider agenda items:

Tuesday 4 October 2022

129/22 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 18 as publicity would be prejudicial to the public interest by reason of the inclusion of confidential and personal nature in the business to be transacted.

130/22 Employment matters

a. Recruitment

An update from the Personnel Committee was noted.

b. Final salary payment

The final salary payment was approved.

c. Appointment of locum clerk

A decision would be deferred until the deadline for applications had passed.

The Chair, Cllr Edwards, declared the meeting closed at 8.30pm

Signed.....

Date.....