

WEST FELTON PARISH COUNCIL

MINUTES of a meeting of WEST FELTON PARISH COUNCIL held on TUESDAY 13TH FEBRUARY 2018 at 7.30pm in West Felton Methodist Church Hall.

Present:- Parish Cllrs: Chairman Ed Nicholas, Vice-Chair Marian Hesketh, Roger Hampson, David Curtis, Alison Ollier, Kay Kynaston and Carole Coles.

Also Present:- Clerk: Claire Ball, Councillor Steve Charmley and Resident J. Taylor.

21.18 PUBLIC PARTICIPATION SESSION

Resident J. Taylor raised concerns regarding affordable housing in West Felton and the fact that all new housing developments consist mainly of larger properties and first-time buyers and people wishing to down size are unable to stay in the village due to this issue.

22.18 APOLOGIES RECEIVED FOR ABSENCE – Pat Mabe, David Walker, Dianne Barnes and Chris Jones.

23.18 DISCLOSABLE PECUNIARY INTERESTS

- a) Declaration of any disclosable pecuniary interest in a matter to be discussed at the meeting and which is not included in the register of interests –None.
- b) To consider any applications for dispensation – None.

24.18 TO CONFIRM THE MINUTES OF THE PARISH COUNCIL MEETING HELD ON 09.01.18 AND THE EXTRAORDINARY MEETING HELD ON 25.01.18.

Council **RESOLVED** to confirm the above minutes as a true record; the Chairman was instructed to sign them as such.

25.18 REPORTS

Police – The Clerk read out the monthly report received by PC Mark Moth.
Shropshire Council – Councillor Steve Charmley informed the Council that further planning development at Mile-End Roundabout is moving forward. He also mentioned changes regarding CIL and neighbourhood fund monies of which Council will seek advice from Corrie Davies, Community Enablement Officer. David Curtis asked Councillor Charmley if he could report a problem back to the Shropshire Council Highways Team regarding flooding on Fox Lane.

26.18 FINANCE

- a) Council **AGREED** the Bank Reconciliation as at 12/01/18 and the current bank statement was signed by Alison Ollier.
- b) Council **NOTED** the following Income received:
 - i) Burial Payment for Double Plot (No. 37) (£375.00)
 - ii) Payment for Headstone (Plot No. 36) (£40.00)
- c) **Additional Hours carried out by the Clerk (6 Hours for Smartwater roll-out and 1.5 hours for Extraordinary Meeting – total 7.5 hours) – Council approved.**
- d) **Payments - Council RESOLVED** to pay the following invoices, instructing Cllrs Ollier and Hampson to check the supporting paperwork to the cheques raised before authorising payment:
 - i) Greenfingers Groundforce Ltd. (Payment for January) (£212.90) (VAT £35.48) (Direct Debit)
 - ii) Clerk's salary for January (£384.33) (Cheque No. 1480)
 - iii) Clerk's Salary Tax Payments for November/December/January (Cheques 1471 and 1476 cancelled due to HMRC payments not being accepted by The Post Office) (£297.40) (Cheque No. 1481)
 - iv) West Felton Methodist Church Hall – Payment for Smartwater Roll-out Sessions and Extraordinary Meeting (7.5 hours) (£37.50) (Cheque No. 1482)
- e) Council **RESOLVED** to pay the following payment that arose after agenda was sent out –
 - i) SALC (CILCA Session 2) (Cheque No. 1483)
 - ii) SALC (Book – Local Councils Explained) (Cheque No. 1484)

27.18 FINANCIAL PLANNING/HOUSING NEEDS SURVEY/PARISH PLAN

The Clerk informed Council of possible dates in February and March that Corrie Davies, Community Enablement Officer is available to meet a group of Councillors to discuss these issues, including

housing categories in West Felton. Council agreed that March would more realistic for a meeting and the Clerk was asked to arrange.

28.18 PLANNING MATTERS

- a) The Council considered the following Planning Applications:
- i) Reference: 17/06047/FUL (validated: 02/01/2018) Address: Proposed Residential Dev South Of Clifton Villas, Queens Head, Shropshire Proposal: Erection of 6 dwellings (1 affordable) Applicant: Sydney Betty and Peter Lawrence (Treprenel Farm, Crickheath, Oswestry, SY10 8BS) (Consultation Expiry Date: 30/01/18 – Extension Granted)
Council **AGREED** to object to the application on the basis that there is such bad access and it is a wet site. There has also been a 50% increase in the number of dwellings, and this only went through on appeal.
 - ii) Reconsultation due to Amendment on application 17/05148/REM - Proposed Residential Development South Of Clifton Villas Proposal: Approval of reserved matters (access, appearance, landscaping, layout and scale) pursuant to permission 14/03953/OUT (allowed on appeal) for the erection of 4No. dwellings.
Council **AGREED** to make no comment due to not understanding the amendment.
 - iii) Reference: 17/06115/FUL (validated: 15/01/2018) Address: The Mount, Queens Head, Oswestry, Shropshire, SY11 4ED Proposal: Erection of agricultural storage building Applicant: Mr J Evans (Consultation Expiry Date: 16/02/18)
Council **AGREED** to support the application.
 - iv) Reference: 18/00438/HRM (validated: 25/01/2018) Address: Land At Tedsmore Farm, Haughton, West Felton, Oswestry, SY11 4HF Proposal: To remove six sections of hedge totalling 1215m on land at Tedsmore Farm, Haughton and Grimpo to improve workability of fields. Applicant: Mrs Caroline Beasley (Hopton Farm, Nesscliffe, Shrewsbury, SY4 1DJ)
Council **AGREED** to strongly object to the application for many reasons but mainly wildlife and conservation issues.
 - v) Reference: 17/06153/FUL (validated: 29/01/2018) Address: Racing Stables At, Tedsmore Hall, Tedsmore, West Felton, Oswestry, SY11 4HD Proposal: Removal of steel framed building and conversion of modern former stableyard/manege and equine pool into holiday lets and associated leisure building Applicant: Tedsmore Hall Ltd (Tedsmore Hall, Tedsmore, West Felton, SY11 4HD (Consultation Expiry Date: 19/02/18)
Council **AGREED** to support the application.
 - vi) Reference: 17/06151/FUL (validated: 30/01/2018) Address: Racing Stables At, Tedsmore Hall, Tedsmore, West Felton, Oswestry, SY11 4HD Proposal: Conversion of disused Old Stable Block into four two storey residential units Applicant: Tedsmore Hall Ltd (Tedsmore Hall, Tedsmore, West Felton, SY11 4HD) (Consultation Expiry Date: 21/02/18)
Council **AGREED** to support the application.
 - vii) Reference: 18/00225/FUL (validated: 07/02/2018) Address: The Rowan House, Tedsmore Road, West Felton, SY11 4EN Proposal: Change of use of domestic garage to Hair and Beauty Salon to include replacing garage door with a window Applicant: Mrs H Burke
Council **AGREED** to object to the application due to potential parking and traffic issues.
- b) Council **NOTED** the following Planning Decisions made by Shropshire Council:
- i) Reference: 17/05711/TPO (validated: 27/11/2017) Address: The Arboretum, 1 Dovaston Court, West Felton, SY11 4EQ Proposal: Works to trees protected by Shropshire Council (Land at 1 and 2 Doverston Court, West Felton) TPO 2012 **Decision: Permission granted**
- c) **Planning Correspondence** – None received.

29.18 PROPOSED RESIDENTIAL DEVELOPMENT LAND AT THE CROSS, WEST FELTON

To discuss Environmental Issues. Council agreed that this item be deferred to the next meeting.

30.18 BRITISH IRONWORK CENTRE

The Council **AGREED** not to complete the Feedback Engagement Form.

31.18 ANNUAL REVIEW OF POLICIES

Council reviewed the following policies and **RESOLVED** to make no amendments:

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| a) Vexatious Procedure | b) Grievance & Disciplinary Procedures | c) Health & Safety |
| d) Equal Opportunities | e) Code of Conduct | f) Risk Assessment |

32.18 HIGHWAYS

- a) VAS Sign at Queens Head – The Clerk reported no update and was asked to contact Shropshire Council to enquire about progress.
- b) Community Speed Watch – The Clerk reported that there had only been one application form returned so far and therefore it is not looking good that the scheme will go ahead. However, the Clerk was asked to liaise with Ruyton-XI-Towns Clerk to find out how many volunteers they have had come forward.

33.18 PARISH MATTERS

Monthly update on the following:

- a) Burial Ground Maintenance – no further update.
- b) Playing Field Maintenance – The Clerk reported four quotes received for the works required including the installation of the Playing Field Bench (which has been reserved with Morgans). The Council **RESOLVED** to accept the lowest quote of £769 excl VAT which was received from Graham Taylor.
- c) Streetlighting - The Clerk was asked to chase Highline Electrical as the lights in The Avenue have yet to be repaired.
- d) Smartwater – It was reported that the take up so far has been a success with just over 50% of kits being collected from the roll-out sessions. The Clerk was asked to contact the police with information of which areas need further attention in order that they can undertake a 'mop up' of the remaining kits. Most of the signs have now been put up but there are more needed around some of the hamlets.
- e) Land Availability for Allotments and Bowling Green – no further update.

34.18 RESIGNATION OF PARISH CLERK

The Clerk wished to express her gratitude to the Councillors for giving her the opportunity and for all the support they have given her over the past year. The Council congratulated her on her exciting new appointment and thanked her for all her hard work and wished her all the very best for the future. A 3 person panel was then appointed consisting of Councillors Nicholas, Hesketh and Ollier in order to appoint a new Clerk.

35.18 CLERK'S UPDATE REPORT AND COMMUNICATIONS

The Clerk reported problems with the Council laptop and the Clerk was asked to obtain 3 quotes for a new laptop. A budget of £500 was then **AGREED** by Council.

36.18 NEXT MEETING

Council **NOTED** the date of the next meeting be held on Tuesday 13th March 2018 in West Felton Methodist Church Hall at 7.30p.m.

There being no further business the Chairman closed the Meeting at 9.35pm.

Chairman's Signature..... *E.P. Nicholas* Dated..... *10-4-2018*