

**MINUTES OF
ALL STRETTON, SMETHCOTT AND WOOLSTASTON PARISH COUNCIL
Wednesday 27th March 2019
held at
Picklescott Village Hall**

MINUTES

1. Present

C'llr McVittie (Chairman); C'llr J Dale (Vice Chairman); C'llr Phillips;
C'llr Morris

Shropshire C'llr D Morris

Nine members of the public attended the meeting.

2. Apologies

Apologies were accepted from C'llr Burton who is away on holiday.

3. Chairman's Introduction

The Chairman welcomed everyone to the meeting. He said it was good to see so many members of the public attending the meeting.

4. Declaration of Interest

No declarations of interest were declared at this point.

5. Public Comment

Members of the public present at the meeting expressed concern at the level of noise generated by the recent Enduro Event organised by WOR Enduro Events. It is understood that this event is allowed on 14 days per year. Local businesses, particularly bed and breakfast where customers come to enjoy the peace of the Shropshire Hills, told the meeting that they were seriously affected and received complaints about the noise from this event.. Shropshire C'llr Dan Morris explained the legal position. The AONB and Planning Enforcement are aware of the resident's concerns. It was understood that Environmental Health would supply noise monitoring equipment if required. The Parish Council agreed to follow up residents concerns and would arrange a meeting with the Landowner and the organiser and speak to Planning Enforcement if necessary.

A member of the public explained that his Agent had written to the Parish Council requesting the Parish Council to confirm that he meets the requirements to apply for planning permission to build an affordable house for local needs. This was on the Agenda and discussed in Item 9 on the agenda.

A member of the public told the meeting that they intend to apply for planning permission to build tree houses in a wooded area for holiday lets.

A member of the public told the meeting that, in his opinion, kissing gates on public rights of way did not allow for disabled access by wheelchair users and these should be replaced with gates.

6. Minutes of Meeting held on 23rd January 2019

It was proposed by C'llr Dale, seconded by C'llr Morris and unanimously agreed that the minutes of the meeting held on 23rd January provided a true and accurate record of the meeting.

7. Matters Arising from the Minutes – not shown on Agenda

There were no matters arising which were not included in the Agenda.

8. Correspondence

The Clerk forwards all correspondence by e-mail as received. The Clerk reported the following additional correspondence to the meeting:-

- Clerk and Council Direct Magazine – March – handed to C'llr Dale.
- Letter from Shropshire Mind Charity asking for support
- Letter from resident regarding highway issues received and forwarded to all Councillors and C'llr D Morris on 27th February.
- Invitation to discuss the new look Place Plan for Church Stretton area. Tuesday 30th April at 7pm in Committee Room 1 at the Silvester Horne Institute, Church Stretton. C'llr Dale and the Clerk agreed to attend.

9. Planning

- (a) Clerk to report decisions on applications previously discussed

Home Field, Bathcote

Ref 18/03849/FUL

Demolition of existing bungalow and erection of replacement two storey dwelling with access for disabled users. This application had been received and circulated to all Councillors on 28th August. C'llr McVittie and C'llr Burton had carried out a site visit. C'llr Dale declared an interest in this application as he carries out some work for the applicant. It was proposed by C'llr McVittie, seconded by C'llr Burton and unanimously agreed that the Parish Council had no objection to this application. The Clerk told the March meeting that this application is shown as "pending consideration"

Agricultural Buildings east of Old Mill Farm, Walkmills Ref 18/04865/FUL

Conversion of agricultural building into an accommodation unit and office space and change of use of adjacent land to allow siting of four holiday units. This application was received and circulated to all Councillors on 19th November. It was agreed at the November meeting that the Parish Council would carry out a site visit. Following the site visit the Clerk had submitted the following comments:-

The Parish Council recently carried out a site visit. They have no concerns regarding the development of the old cattle shed. They would, however, like to see images of the design of the holiday accommodation units when they are known. Whilst the units will not be overlooked by anyone the Parish Council feel that it would be more sympathetic to the surrounding countryside if they were timber clad."

The Clerk told the March meeting that this application is shown on the web site as "pending consideration".

Land adjacent to Sallins Cottage

Ref 18/05889/FUL

Erection of a steel portal framed building to house livestock as well as machinery and equipment. This application was discussed at the January meeting and it was agreed a site visit would be arranged. As this application is for a site on the border of our Parish and Pulverbatch Parish Council representatives from Pulverbatch Parish Council were invited to attend the site visit. It was agreed that the Parish Council would arrange a site visit

before commenting on this application. Following the site visit the Parish Council made the following comments:-

“Parish Councillors were joined by a Councillor from Pulverbatch Parish Council at a site visit. Everyone agreed that the proposed site is unsuitable. They understood from the Agent that he intended to change the location to the old quarry which is accessed along the forestry track above Sallins Cottage. The Parish Council understand that this will be an isolated building in the landscape, close to important ecology area and a footpath. However, the Parish Council feel that this site would perhaps be preferable to the site now proposed at Sallins Cottage”

The Clerk told the January meeting that this application has been withdrawn.

New applications discussed at the meeting:-

Castle Hill Farm, Leebotwood Ref 19/00371/LBC

Modifications to previously approved application to allow the change of roofing material to conservatory affecting a Grade II Listed Building. This application was forwarded to Councillors on 4th February. The Parish Council did not comment on this application. The Clerk told the March meeting that this application is shown on the web site as Pending Consideration.

Home Field, Batchcote Ref 18/03849/FUL

Reconsultation due to amendment on application for the demolition of existing bungalow and erection of replacement two storey dwelling with access for disabled users. The Parish Council had no objection to the earlier application. C’lr J Dale declared an interest in this application as the applicant is known to him.

Request for confirmation of local connection – Mr Tom Lewis

The Parish have received a request from the Agent, Peter Richards and Co, to confirm that Mr Tom Lewis meets the criteria to satisfy his local connections to enable him to apply to build an affordable dwelling on a single plot exception site at Hollyhurst, Leebotwood. Mr Lewis currently lives in Cardington Parish Council area. However, the dwelling would be situated in All Stretton Parish Council area. It was agreed that the Clerk would confirm the local connection.

(b) Applications received prior to the meeting:-

Holly Bush House, Lower Wood Ref 19/01354/FUL

Erection of a detached dwelling and garage following demolition of existing dwelling and widening of existing site access. The Clerk told the meeting that notification of this application had been received just as she was leaving for the meeting. It was agreed that a site visit would be arranged for Friday 5th April.

10. Highways

(a) Clerk to report on highway matters previously reported

Following the meeting with Steve Davenport on 2nd November the Clerk had forwarded a list of all outstanding issues in the Parish and highlight the urgent matters needing attention.

At the January meeting the Parish Council expressed concern that none of the following urgent issues had been attended to:-

Flooding near New House Farm on the Picklescott to Dorrington Road. C'llr Dale told the January meeting that he had visited the site and the problem appeared to be the pipes in Green lane full of silt so the water could not discharge from the highway. C'llr Dale told the meeting that in his opinion the infrastructure was all in place it was just a matter of maintenance and clearing the pipes of silt. C'llr Dale was willing to carry out this work but was concerned that we do not have the owner of Gren Lane's permission to access the problem area. C'llr Dan Morris agreed to investigate the ownership of green Lane.

Railings damaged in ~Dead Mans Hollow.

White lines missing at crossroads for Smethcott on road leading from Picklescott to Dorrington.

Flooding outside Foxtrot Villas C'llr Dale told the January meeting that he had cleared the pipes himself and he hoped that this had solved the problem.

Hedges were also discussed at the highway meeting and C'llr Burton had supplied the Clerk with photographs of the overhanging hedge on the road from Woolstaston to Leebotwood. The photograph had been forwarded to C'llr S Brown and copied to C'llr D Morris. C'llr Dale told the meeting that he had cut back the branches overhanging Church Lane.

C'llr Dale told the January meeting that he cleared the gullies in Stank Lane and hoped this would stop the flooding in that area. C'llr Dale told the March meeting that the pipe continued to silt up he would continue to keep an eye on this problem and clear as necessary.

C'llr Dale told the March meeting that he had also carried out other maintenance and drain cleaning in the Parish. .

The Parish Council had applied for an Environmental Maintenance Grant as the school bus routes in the parish were not considered priority gritting routes. It was agreed that the Parish Council would apply for £500 grant and offer £500 matched funding. At the end of January the Clerk had informed all Councillors that the application had been successful and £500 had been paid into the Parish Council Bank. As Shropshire Council had added this route to their programme of gritting this money had not been spent.

(b) Any further highway matters to be reported

Other highway matters reported at the meeting were as follows:-

- Pot holes on Holly Bank
- Flooding at Sallins Bridge
- Flooding at Batchcott

C'llr Dan Morris told the meeting that an effective way to report highway problems was to register on Shropshire Council My Shropshire web site where residents can report problems and receive updates on progress. This had proved very effective when reporting problems in other areas.

11. Finance

(a) Accounts due for payment

HMRC tax due on Clerk's salary £86.60. It was proposed by C'llr Dale, seconded by C'llr McVittie and unanimously agreed that this account be paid. Cheque No.361 was prepared in the sum of £86.60

Cheque 362 - spoiled

Hire Village Hall for January Meeting £20. It was proposed by C'llr Dale, seconded by C'llr McVittie and unanimously agreed that this account be paid. Cheque No. 363 was prepared in the sum of £20.

Clerk's salary February/March plus out of pocket expenses and updating web site totalling £494.43. It was proposed by C'llr Dale, seconded by C'llr McVittie and unanimously agreed that this account be paid. Cheque No. 364 was prepared in the sum of £494.43.

(b) Balance held at Bank

The Clerk circulated the bank reconciliation showing a balance of £2,462.71, which included £379.07 CIL and a £135.78 balance in the Transparency Fund, £500 Environmental Maintenance Grant and £1,447.84 Parish Council carry forward at the end of the financial year.

The Chairman signed a copy of the Bank reconciliation and the Bank Statement.

(c) Agree 2018/19 Accounts

The Clerk had prepared and circulated the 2018/19 Accounts. It was proposed by C'llr Dale, seconded by C'llr Morris and unanimously agreed that the accounts provided a true and accurate record of the financial transaction for the period 1st April 2018 to 31st March 2019.

The Clerk will now arrange for the Internal Audit to be carried out.

(d) External audit Exemption Certificate.

The Clerk explained that the Parish Council had an internal audit in the sum of £50 and this was built into the precept. As Parish Council expenditure does not exceed £25,000 the Parish Council can apply for an External Audit Exemption. They can, of course, opt to have an external audit but if they do they will have to meet the cost. This was discussed when setting the precept and no allowance was made for an external audit. It was proposed by C'llr Phillips, seconded by C'llr Dale and unanimously agreed that the Parish Council would apply for an External Audit Exemption certificate

12. Shropshire Council Report

C'llr Dan Morris had left the meeting as he had a further Parish Council meeting to attend. .

13. Date of Next Meeting

The date of the next meeting will be Wednesday 22nd May (Annual General Meeting).

The dates agreed for future 2019 Meetings are as follows:-

Wednesday 24th July

Wednesday 25th September

Wednesday 27th November

There being no other business the meeting closed at `