

MINUTES

OF THE MEETING HELD AT TICKLERTON VILLAGE HALL

on Monday 16th September 2019 at 7.30pm

086/19 - Present

Cllr. P. Jenkins – Acting Chairman for the meeting
Cllr. C. Pugh
Cllr. L Gray
Cllr. T Madeley
Cllr. S Jones

Apologies for absence were received and accepted from:

Cllr. G. Watts and Cllr. B Orme

In Attendance

Clerk, Mrs J de Rusett, Unitary Cllr. C Motley and five members of the public.

087/19 - Declarations of Interest relating to this meeting.

Members are requested to declare any Disclosable Pecuniary or Personal Interests they may have in matters to be considered at this meeting in accordance with the Localism Act 2011 s32 and The Relevant Authorities (Disclosable Pecuniary Interests) Regulations 2012.

No declarations of interest were made.

088/19 – Public question time

No matters were raised.

089/19 - Approval of the Minutes of the meeting held on 15th July 2019

The Minutes of the Parish Council meeting held on 15th July 2019 had been circulated and considered by the councillors. No objections were raised to the Minutes.

Cllr. Jones **proposed** that the Minutes be approved by the members.

Proposal **seconded** by Cllr. Gray

Vote: The members present voted to approve Minutes of 15th July 2019 and they were duly signed by the Acting Chairman as being a true record of the meeting.

090/19 Matters arising from the Minutes of the meeting of 15th July 2019 not dealt with elsewhere on the Agenda

There were no matters arising from the Minutes of 15th July 2019 which were not Agenda items.

091/19 – Reports

Unitary Cllr. Motley reported on the housing company which SC had launched borne of concern for the lack of affordable houses to rent or buy outright or on shared-ownership schemes by key workers and other sectors of the Shropshire community. SC owns pockets of land all over the county and the plan is to build affordable homes: sites have been earmarked already in Monkmoor and Oswestry. SC will provide the land and whilst not building the houses, will closely supervise and monitor the type of houses built. Any proceeds of sale arising will be channelled into purchasing land in areas where SC currently owns little land, such as south Shropshire.

On highways issues, Cllr. Motley will be calling a meeting of Clerks and Chairmen shortly to be attended by Cllrs. Lee Chapman and Alun Morgan to explain their new initiative for reporting highways issues which has been named “My Shropshire”.

The Brexit issue continues to impact on local authority financing: the four-year financial statement is overdue and the issue of business rates is still unresolved. Many local authorities are close to financial collapse.

The recent RSN Annual General Meeting was chaired by Lord Foster and went well – RSN continue to push the government to draft a rural strategy.

092/19 – Planning matters

092/19/1 - 19/03260/FUL. Application for the erection of a part two-storey/part single-storey extension to the dwelling Yew Tree Cottage, Soudley, Church Stretton.

Councillors considered the plans and related documents: there were no local or consultee objections to the application on SC’s Planning Portal and the parish council has received no objections. It was noted a bat survey will be required. After considering the application Cllr. Jones **Proposed** that the parish council should support the application and raise no objections to it.

Cllr. Madeley **seconded** the proposal

Vote: the members supported the proposal unanimously.

092/19/2 - 19/03502/LBC – application for Listed Building Consent for conversion of stable block into residential accommodation, erection of a single storey side extension & installation of a package treatment plant within the curtilage of Grade II listed building at the Stable Block, Harton Manor, Harton, Church Stretton, heard together with:

19/03501/FUL – application for full planning permission for the conversion of stable block into residential accommodation, erection of a single storey side extension & installation of a package treatment plant within the curtilage of Grade II listed building at the Stable Block, Harton Manor, Harton, Church Stretton.

Councillors considered the plans and related documents for both applications: it was noted there were no local or consultee objections to the application on SC’s Planning Portal and the parish council has received no objections to either aspect of these applications. The applicant had taken pre-planning advice and had noted and addressed concerns raised by SC ‘s Conservation officer and had submitted amended plans and details of materials to be used to

meet her concerns. A bat survey, a surface water management statement and a design and access statement had all been lodged with SC.

After members had considered the application Cllr. Madeley **Proposed** that the parish council should support the two applications and raise no objections to them.

Cllr. Jones **seconded** the proposal.

Vote: the members supported the proposal unanimously.

092/19/3 - Planning matters: At the July meeting members had discussed in outline a policy decision on whether or not the parish council should contact all planning applicants and invite them to attend the hearing of their application, to assist the councillors.

The matter was discussed further. Members felt it would be helpful to invite planning applicants to attend the meeting at which their application is to be considered, as they could provide further information and deal with any queries the members have. The Clerk advised that applicants are entitled to remain whilst their application is being adjudicated upon, as the meetings are public. After further discussion:

Cllr. Jones **Proposed** that in future all planning applicants should be contacted by the Clerk and advised of the date and venue when their application is to be dealt with by the parish council and invited to attend.

Cllr. Gray **seconded** the proposal.

Vote: the members supported the proposal unanimously.

093/19 – Consideration of whether or not to authorise Shropshire Council to conduct a Housing Needs Survey in the parish

This matter had been discussed at the July meeting. The Acting Chairman reported that he, Cllr. Jones and the Clerk had attended a meeting at the Shirehall on the 3rd September to discuss a Housing Needs Survey with SC's representatives Vicky Turner and Tim Shrosbree and to seek further information about the benefits – or otherwise – of the parish council agreeing to a Survey being conducted by SC in the parish of Eaton Under Heywood & Hope Bowdler. In the course of the discussion it transpired that SC will conduct the survey whether or not the parish council agree to it: a matter which had never been disclosed before. They propose carrying out the survey in January 2020.

Cllr. Motley explained the benefits of such a survey: it is designed to uncover hidden housing need, such as those people forced to live with parents or move out of their villages and communities due to lack of affordable housing. After discussion, the Acting Chairman concluded it was better for the parish council to co-operate with the survey in the hope of having some in-put into it.

Cllr. Pugh **Proposed** that the parish council should co-operate with the proposed Housing Needs Survey

Cllr. Madeley **seconded** the proposal

Vote: the members supported the proposal unanimously.

The Clerk was instructed to notify Ms Turner of the parish council's decision and to report on this decision in the parish magazine.

094/19 – Minor Highway & Environmental matters

The email from the EMO Graham Reynolds was noted and the works he proposes were agreed, subject to him providing an estimate of the cost. He had mentioned some shingles on the roof of Ticklerton bus shelter needed replacing. Cllr. Pugh advised he had a store of the shingles at his farm: the Clerk will advise Mr Reynolds to contact him. It was agreed the two bus shelters should be treated with wood preserver – dark brown was the preferred colour. The perennial problem of the drain silting up by the old railway bridge at Eaton was discussed. It will be raised at Cllr. Motley’s proposed meeting with Cllrs. Chapman and Morgan.

095/19 – Consideration of Correspondence and Communications

The councillors considered the following items and discussed any necessary responses

1. 28.07.19 – email Clerk to South Shropshire Highways reporting again on the pipe under Darby Lane by Whitefields Farm which blocks and causes flooding; on the everlastingly blocked pipe under the road by the old railway bridge at Eaton and reporting a large pot hole on the sharp bend by Yules Bank.
2. Correspondence between Clerk and Madeleys Chartered Surveyors dated 12/7 and 25/7 concerning the planning application (19/02197/FUL) lodged by Oaklands Leisure Campsite & Fishery, Harton which the parish council responded to on 23rd June 2019.
3. 19.08.19 – notification from SALC that BT are shortly going to carry out a large-scale consultation with a view to removing 135 telephone kiosks around the county. Consultation information awaited.
4. Advice leaflet from the Environment Agency on how to avoid becoming a victim of farm fires.
5. 04.09.19 – Policy document from the Transport Consultation Passenger Transport Group at Shropshire concerning proposed post-19 travel assistance
6. 04.09.19 Invitation from Shropshire RCC to attend a Village Halls Conference on Saturday 19th October 2019 from 10am to 3pm at Ryton Village Hall, Further information available from Katrina Harrison on 01743 342170.
7. 03.09.19 – email from Suzanne Thomas seeking a letter from DPC supporting her bid for Arts Council Funding for an arts project based around the Clee Hills area. The project is called “Where Dragons Lead” & will be an exploration of the area from Clee Hills to River Teme based on places on old maps but not included in modern maps and will result in story-telling, poetry, music and visual arts. Response to suzannetumnus@btinternet.com.
8. 10.09.19 – notification of improvements to the West Midlands Railway network – details can be accessed via www.westmidlandsrailway.co.uk/form/customer-and-communities-improvement-fund-application.
9. 11.09.19 – notification from SC Planning Dept. re application 19/03983/FUL for the conversion of a domestic garage to form a separate to a residential dwelling at

Hysbatch, Ticklerton. Application received too late to be included in the Agenda for 16.09.19. Letter sent by the Clerk to Planning Dept, asking for an extension of time to 18th November 2019 so this matter can be dealt with at the parish council's November meeting as there is no October meeting scheduled.

Item 9:

The applicant of 19/03983/FUL attended the meeting with his family. The refusal of the original application was discussed: the parish council had supported the original application due to the circumstances of the family. It has been resubmitted with a request that it go to a full planning committee rather than be delegated to a sole officer. Cllr. Motley advised that as Ticklerton is designated in planning terms as open countryside applications for open market houses would almost certainly not be approved by the planning officers, only affordable homes would be considered as exceptions to the rule. Cllr. Madeley suggested the applicant tie the proposed new house to the original house by a S.106 agreement. It was agreed that if the planning officers do not give the parish council an extension of time in which to deal with the application to 19th November, the matter will be dealt with via Standing Orders as a Chairman's action rather than by summoning an EGM, unless any public objections are received beforehand. There had been no objections from local residents to the original application in January 2019.

096/19 – Finance Report for September 2019

1. Precept Fund: balance b/fwd from July 2019 £4,994.11
Less: Cheques to be authorised for payment on 16.09.19

1. Clerk's net August 2019 salary	£149.53	
2. HMRC – PAYE on Clerk's August salary	£ 37.20	
3. Clerk's net September 2019 salary	£149.53	
4. HMRC – PAYE on Clerk's September salary	£ 37.20	
5. <u>Administrative expenses paid by Clerk in August/Sept 2019 on behalf of parish council and reclaimed by her</u>		
• Contribution towards telephone/Broadband provision for Aug/Sept. 2019 @ £20 p.m.	£40.00	
• 12 x 2 nd class stamps & 1 x 1 st class	£ 7.66	
• 1 x ream A4 copier paper	£ 2.75	
• Travelling expenses claimed at 45p per mile 03.09.19 – to Shirehall, Shrewsbury for meeting Re Housing Needs Survey – 65 miles 16.09.19 to Ticklerton Village Hall for Parish council meeting – 45 miles Total mileage: 110 miles @ 45p	£49.50	
Total of Clerk's Aug/Sept. 2019 expenses	£99.91	£ 99.91
	£ 473.37	£ 473.37
Balance of Precept Fund c/fwd to September 2019		<u>£4,520.74</u>

2. Ring-fenced sums held by Eaton Under Heywood & Hope Bowdler Parish Council

• Environmental Grant: balance b/fwd from July 2019 **£1,659.68**
 No claims submitted Aug/Sept.

2, Transparency Code grant: - balance b/fwd (no claims submitted) **£ 629.17**

3. Neighbourhood Fund grant/CIL received 26.04.19 **£3,145.35**

The Acting Chairman **Proposed** that the cheques listed above be authorised for payment
Proposal seconded by Cllr. Jones

Vote on proposal: Unanimously supported by the members.

3. Total funds held by parish council following this meeting:

• Precept Fund	£4,520.74
• Environmental Grant Fund	£1,659.68
• Transparency Code grant	£ 629.17
• Neighbourhood Fund	<u>£3,145.35</u>
	<u>£9,954.94</u>

4. Bank Statement/Cash Book Reconciliation

HSBC Bank Statements numbers 94 & 95 were presented to members to verify the Clerk's reconciliation between the bank statements and the parish council's Cash Book. Cllr. Jones verified the reconciliation.

097/19 - Questions for the Chairman

The Clerk advised that she is moving from The Grange, Leinthall Earls to No. 1 Pipe Aston Barns, Pipe Aston, Ludlow SY8 2HG on the 27th September. Her new telephone number is 01568 770621: however, Broadband is not being connected for some weeks, so she will have no email service from 27th September 2019. She will endeavour to access emails at Ludlow Library in the interim.

There being no further business to conduct, the Acting Chairman closed the meeting at 8.40pm

Date & Venue of the next Parish Council meeting
Monday 18th November 2019 at Hope Bowdler Village Hall – 7.30pm

SIGNED Peter G Jenkins

DATED: 18th November 2019