**MINUTES OF THE PARISH COUNCIL MEETING HELD IN THE VILLAGE HALL ON MONDAY, 12th FEBRUARY 2024 AT 7.30 p.m.**

Present: Councillor Mrs. S.A. Beaman

Mrs. H.M. Cains

R.J. Cotham (Chairman)

M.J. Edwards

Mrs. E.M. Holding

Ms C.A. Holland

D. Hyde

K. Moseley

Ms L. Patel

B. Walker-Drew

Also present: Shropshire Councillor Colin Taylor

Tracy Darke, Shropshire Council’s Assistant Director Economy and Place

Tabitha Lythe – Shropshire Council’s Planning and Development Services Manager

Apologies: Councillor D.A. Cook - personal reasons, Councillor M.J. Plumb - personal reasons,

Councillor P.J. Wade - personal reasons

**DECLARATION OF DISCLOSABLE PECUNIARY INTERESTS**

Councillor Edwards declared a disclosable pecuniary interest in planning application nos.

24/00299/PMBPA and 24/00300/PMBPA

Councillor Patel declared a disclosable pecuniary interest in planning application no. 24/00014/FUL.

MINUTES of the meeting held on 8th January 2024, having been distributed to all

councillors, were confirmed and signed.

Tracy Darke and Tabitha Lythe joined the meeting via Teams to participate in the first agenda item. The Chairman welcomed them to the meeting.

17/24 **PLANNING**

The Parish Council had raised concerns that correct planning procedures had not been

followed with regard to planning application 23/00967/FUL. For example, the decision on this application was made under delegated powers in May 2023 but the date on the Decision Notice was October. Tracy Darke explained that it had taken several months for the S.106 document to be signed causing the delay from May to October.

Councillor Holland raised the issue with regard to the removal of the ancient hedge and that the Parish Council’s comments, including the report which the Parish Council had commissioned, had not been taken into account. Tracy Darke stated that there had not been time to verify the Parish Council’s report as Martin Sutton was a very busy man and she went on to say that as this was a development site, the hedgerow regulations do not apply and as planning permission had been granted it would not be possible to stop the removal of the hedge. She offered to discuss the two Ecological reports with Martin Sutton, the County Arborist, and suggest he meets the Parish Council on site to review the concerns.

Councillor Hyde asked if there was any redress if false information was supplied in a planning application. Tracy Darke replied it depended on the influence of the information as to the outcome of the application.

Discussion continued on the various confidential enforcement matters in the parish.

The Chairman thanked Tracy Darke and Tabitha Lythe for their participation in the discussion of the various planning issues and they left the meeting at 8.35pm.

Councillor Patel left the meeting because of her pecuniary interest.

24/00014/FUL Proposed replacement porch, first floor rear extension, single storey orangery

and new access gates, Dormers and Orchard Cottage, High Street, Claverley for

Mr Andrew Turner.

The Parish Council objected to the application.

Councillor Patel returned to the meeting.

Councillor Edwards left the meeting because of his pecuniary interest in the following two applications.

24/00299/PMBPA 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 residential use, Proposed Barn Conversion Barn 2 at Winchester

Farm, Claverley, for Mr. and Mrs B. Ruston.

The Parish Council did not have any objections.

24/00300/PMBPA 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 residential use, Proposed Barn Conversion Barn 1 at Winchester

Farm, Claverley for Mr. and Mrs B. Ruston.

The Parish Council did not have any objections.

Councillor Edwards returned to the meeting.

24/00356/PMBPA 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 2No residential dwellings with all associated works, Proposed

conversion of Agricultural Buildings at Brantley Farm, Broughton, Claverley for

Mr and Mrs Finney.

The Parish Council objected to the planning application as there were concerns as to whether the Hay Barn was structurally sound for conversion to a two storey residential property. The garden area would require permission for change of use from agricultural to residential. It

was believed the barn adjacent to the Rearing Barn was not on the applicants' property and there would need to be a party wall.

24/00390/VAR Removal of Condition Nos. 11 and 13 attached to planning permission

17/02852/FUL dated 09 October 2018, The Lodge, Huffage Farm, Woundale for

Jennifer Jones.

The Parish Council did not have any objections to the removal of Condition 13.

As the site is an exception site in the Green Belt, the Parish Council would object to the removal of Condition 11 (Permitted Development Rights) as it felt any development in the Green Belt should have the full scrutiny of a full planning application with associated plans.

**Permission**

23/04833/VAR Variation of Condition Nos 2, 4, 5 and 6 attached to planning permission

22/02723/MAW dated 28 September 2022, Land to the East of Sewage Works, Church

Street, Claverley for Severn Trent Water.

**Refusal**

23/05127/FUL Extension to existing outbuilding to create single occupancy assisted dwelling

unit, The Old House, Hopstone, Claverley for Mr. R. Bate.

23/05495/FUL Proposed double storey side extension, rear extension and front porch (revised

scheme), Orchard Cottage, High Street, Claverley for Mr. Andrew Turner.

**Withdrawn**

23/05288/FUL Bedroom and garage extension, 12-13 Little Pear Tree Cottage, Claverley for

Mr M Hurley.

**MATTERS ARISING FROM THE MINUTES**

18/24 Claverley in Bloom

The CIB committee are currently in the process of preparing a draft constitution, the purpose being, that new future members, on joining the group, understand the aims and ambitions of CIB and to clarify CIB links to Claverley Parish Council. Paul Pickerill will write to the Chairman and Parish Clerk on this point. CIB intend to present the completed document to the Parish Council by April 2024.

The planning permission for coppicing the hedge trees along the orchard/school field footpath had been completed and will be submitted following visits to the two nearby houses to advise residents.

The Winchester crossroads central triangle planter has sustained damage. CIB will submit a proposal to the Parish Council with ideas for a new signpost and planters for this area. A detailed site visit will be held in the next few weeks.

Material for the summer planting had been ordered from Rushmere Nurseries. A different colour of begonias had been ordered. The winter stock will be removed and replaced with the summer stock around the beginning of June.

CIB in conjunction with the Plough will hold a quiz night on 21st February and a Spring wreath making event will be held on 20th March.

The annual CIB highway litter pick is scheduled for Sunday, 3rd March. CIB is mindful of the busy lanes and participation will be at the participants own risk.

Paul Pickerill, the Tree Warden, hopes to attend the Parish Council’s March meeting to

explain his proposal regarding the Maple trees.

19/24 QEII Jubilee Field

In Councillor Cook’s absence, the Clerk reported a Fenn trap, used to catch small vermin, such as rats and squirrels, had been found on the field. Jo Derrer had reported this to the police who had collected the trap.

A complaint had been received from a parishioner living near the school about a proposal to site a blue clothes box for the collection of clothes for charity at the front of the school which

would be unsightly and could lead to fly tipping. Concerns had also been raised about the inconsiderate parking outside the school and anti-social behaviour in the car park.

Councillor Cook had met with Jo Derrer and it had been agreed the Parish Council will monitor the situation with regard to anti-social behaviour in the car park; the school to promote use of the clothes box during daylight hours and items must not be left at the side of the box; the school will contact all parents about inconsiderate parking.

20/24 Shipley Quarry

Shropshire Councillor Taylor informed the meeting he had been unable to obtain a response to the queries that had been raised. He had contacted Gemma Lawley about the signage.

21/24 Bonfire and Fireworks Event

As further information from some of the applicants was awaited, it was agreed to defer making a decision on which suggestions to fund.

22/24 Christmas Lights

The quotations for replacing the Christmas lights were awaited.

23/24 Defibrillators

The Jet Singh Trust had made an offer to provide two defibrillators for the community which the Parish Council would maintain. Suitable sites in the parish for the defibrillators will need to be found.

24/24 Claverley Medical Practice

The Practice Manager had apologised nobody from the Practice was able to attend the January meeting. He had informed the Clerk the planning application had been withdrawn and he would update the Parish Council when more information became available.

25/24 **UNITARY REPORT**

Shropshire Councillor Taylor informed the meeting he was receiving complaints about speeding in the Alveley and Claverley Division. There will be an election for the Police and Crime Commissioner this year.

26/24 **ANNUAL PARISH MEETING AND ANNUAL COUNCIL MEETING**

Dates were discussed and it was agreed the monthly April meeting will be held on Monday,

8th April and the Annual Parish Meeting will be held on Monday, 22nd April.

**Action: Clerk to book the Village Hall for the above dates.**

27/24 **FINANCIAL MATTERS**

Draft Budget for 2024-2025

Councillor Beaman was awaiting a quote from Mr. Seedhouse for the handrail. The CIL receipts to be released in April will amount to £14084.48.

The Clerk reported the bank reconciliation at 31st December showed a total net balance of £150,525.72.

28/24 **PARISH MATTERS**

Councillor Patel informed the meeting that Irene and Ivy’s tearoom had closed for the foreseeable future.

Councillor Hyde reported a fridge freezer had been left on the side of the road near The Boycott Arms.

**Action: Clerk to report the fly tipping.**

Councillor Walker-Drew expressed disappointment that Shropshire Highways had not removed the barriers outside Claverley Hall Farm.

Councillor Cotham reported the drains between the Lower Hopstone bridge and Galatea Farm were blocked.

**Action: Clerk to report the above to Shropshire Highways.**

29/24 **CORRESPONDENCE**

Claverley Parochial Church Council

The Parochial Church Council (PCC) had discussed the future of the Halo magazine and repairs required to the Lychgate and had invited a parish council representative to attend the next PCC meeting on Wednesday, 13th March when these two items will be discussed.

**Action: Clerk to reply stating Councillor Patel had offered to attend the meeting.**

The cost of producing the Halo magazine was just over £3000 but revenue from adverts and paid for articles was just over £1000. The PCC would welcome the views of the Parish Council as the financial burden was a cost which the PCC cannot continue to carry indefinitely.

Councillors thought that consideration should be given to charging for the magazine as in other parishes.

With regards to the Lychgate, it was thought the watering system for the Village Cross flower troughs and hanging baskets had caused significant damage to the timber structure on the gable-end facing onto the Bullring. A temporary repair has been undertaken but much of the current gable-end woodwork required replacement. The PCC had been in contact with the Diocese of Hereford and it seems the Lychgate (and indeed the Village Cross) is on unregistered land and falls outside the curtilage of the Churchyard, and its ownership is somewhat unclear. Quotes for the repair work were being obtained. the PCC had requested the Parish Council consider making a contribution towards the repairs from the profits of the Bonfire and Fireworks.

Local Policing Priorities

West Mercia Police had requested confirmation about the Parish Council’s policing priorities.

**Action: Clerk to confirm the priorities are farm thefts, dwelling thefts and speeding.**

Planned Surface Dressing Work

Shropshire Council had informed the Parish Council of surface dressing work programmed to

take place in 2024/2025. Aston junction to Ashford Bank junction and Lower Beobridge junction to Fiveways junction were in the programme and had asked the Parish Council if there were any concerns or local issues.

**Action: Clerk to reply there were no concerns.**

Notification of road closures

Unnamed Road, Lower Beobridge 12th February to 16th February 2024 to be closed between 8.00 a.m. to 5.00 p.m. for pre-dressing patching work.

**Aston Lane, Claverley 12th February to 16th February** to be closed between 9.30 a.m. to 4.00 p.m. for pre-dressing patching works.

High Street, Claverley, 29th February to be closed between 9.30 a.m. to 3.30 p.m. for safe access to Openreach underground structure for cabling works.

30**/**24 **REPRESENTATIVES’ REPORTS**

Wolverhampton Airport Consultative Committee

As no Consultative Committee meetings had been held since the change of ownership of the

airport, Councillor Cook had suggested a letter be sent to Mr. Tony Hall enquiring about their plans. Councillors agreed a letter should be sent.

Village Hall Committee

In Councillor Wade’s absence, the Clerk reported that Wapping Alley residents would be allowed to park their vehicles on the Village Hall car park for a Parking Permit annual fee.

Rights of Way

Councillor Cotham reported three finger posts and a stile had been installed on FP95 and a finger post on FP62. Gravel had been spread on FP68.

31/24 **CHEQUES**

Chq. no. 001851 Mrs. M. Lavender – refreshments for volunteers taking down

Christmas lights…………………………………………………...£40.00

001852 E.ON Energy Solutions Ltd. - second half of charge for

annual maintenance contract £436.73

Disconnect and remove column 1 The Paddock £662.21

Street light repairs £112.61 £1211.55

001853 Mrs. G.M. Price – reimbursement for cost of

Broadband 07/10/23 to 06/01/24 ………………….................. £117.51

001854 Cllr. R.J. Cotham – travel expenses attending Southern

Planning Committee………………………………………….. £24.30

It was proposed by Councillor Patel, seconded by Councillor Cains and agreed by

the Council to pass the cheques for payment.

**ADJOURNMENT**

There being no further business, the Chairman closed the meeting at 9.55 p.m.

Date of next meeting: Monday, 11th March 2024 at 7.30 p.m. in the Village Hall.