

Minutes of the Meeting of Prees Parish Council held on Tuesday 20 August 2019  
at 7.00 pm in Prees Village Hall.

Present were Cllrs Mrs D Foster; Mrs S Jones; Mrs B Rainford; Mrs B Finch; J Whelan; R List; J Allen. Mrs K Sieloff clerk to the Parish Council and two members of the public. The Chairman Cllr R Hirons had advised that he would possibly be late and in his initial absence it was proposed by Cllr R List that Cllr J Whelan should take the Chair and this was seconded by Cllr Mrs D Foster. All were in favour.

**093/19** Public Session. A member of the public spoke of his concerns about the local sewage pumping station which he said had already been a problem for years. He suggested that the current system needed addressing before new building development takes place.

**094/19** Apologies had been received from Cllrs Mrs S Short; Mrs L Baer; D Ladd; M Lanham and P Wynn.

**095/19** Disclosure of pecuniary or non-pecuniary interest. There were none.

**096/19** Minutes of the previous meeting held on 16 July 2019 had been previously circulated and were agreed to be a true record. It was proposed by Cllr Mrs D Foster that they should be signed and this was seconded by Cllr R List. All were in favour and they were duly signed by Cllr J Whelan.

**097/19** Actions Arising from the Minutes of the last meeting (which are not on the Agenda.)

- Pavilion: Permit from Shropshire Council allowing demolition has been received. Clerk awaits results of bat survey.
- Safety Survey of Parish-Council-owned trees by SC. Clerk has been advised that the survey has been done and the report will be available imminently.

(At this point Cllr R Hirons joined the meeting and took over as Chair.)

**098/19** Shropshire Council report: Cllr P Wynn had telephoned the clerk to ask her to assure the Parish Council that he was robustly opposed to the proposed relocation of the Auction site from the A49 to the A41 (Planning Application: 19/02796/FUL). Currently two reports are awaited. The Application is to be called in before the Planning Committee and Cllr Wynn will advise of the date of that when set. He also advised that he was aware of the local concerns around the application for a Lawful Development Certificate at Brookside, Lower Heath, Prees (19/03177/CPE) and sent his assurances that he was in contact with the planning officer about it.

**099/19** Community Policing Report. No Local Policing report available. Clerk asked to write and express disappointment.

**100/19** Planning

Current planning applications:

**19/02921/FUL** : Redevelopment of traditional agricultural building to a single residential unit and associated amenity space. Proposed conversion of outbuilding NW of Roseville, Higher Heath, Whitchurch, Shropshire. Applicant: Mr William Heywood Lonsdale.

It was resolved to support this Application. This was proposed by Cllr R Hirons and seconded by Cllr Mrs D Foster. All were in favour.

**19/03219/FUL**: Erection of single storey side extension to form a garage, conversion of existing garage into a utility and office and widening of access gates and drive. The Brambles, Shrewsbury Road, Prees, Shropshire SY13 2EY. Applicant Mr Geoff Simpson.

It was resolved to support this Application. This was proposed by Cllr R Hirons and seconded by Cllr J Allen. All were in favour.

Amendments to 18/05239/FUL: Construction of an agricultural slurry lagoon, to include a cover over the lagoon in the form of a portal frame building. Bridge Farm, Steel Heath, Whitchurch, Shropshire. Applicant: JJB Powell.

The meeting was unable to access this Application via the internet. It was decided that cllrs should send individual comments, if any, to the clerk who would collate a response if appropriate.

*Other planning matters*

*For Notification only, no comments required:*

**19/03425/PMBPA**: Application for Prior Approval under Part 3, Class Q of the Town and Country Planning (General Permitted Development) (England) Order 2015 for the change of use from agricultural to residential use. The Lighteach, Lighteach Road, Prees, Whitchurch, Shropshire SY13 2DR. Applicant: Mr T Towers (Lighteach Farms, Prees, Whitchurch, Shropshire SY13 2DR.)

This was noted by the Parish Council.

*Comments invited:*

**19/03177/CPE:** Application for a Lawful Development Certificate for an existing use of repair, maintenance and storage of heavy goods vehicles. Brookside, Lower Heath, Prees, Whitchurch, Shropshire SY13 2BT. Applicant: F W Johnson and Son (Mr Mark Johnson, Brookside, Lower Heath, Prees.)

The clerk reminded the meeting that this matter is not a planning application as such. The Applicant is seeking immunity from any enforcement action against the *existing* development of the site as it stands today. If he can prove that the current business has been on-going for at least ten years, then he can claim such immunity. Any objections to the current Application would have to be based on refuting the Applicant's claims about the length of time his business has operated on the site. Any future developments of the site would be subject to the normal planning application procedure.

It was noted by the Parish Council that there had been a dearth of documentation concerning this application on the planning website and this had made it difficult for interested parties to come to a full understanding of the matter. Clerk to relay this to SC Planning.

A letter objecting to the positioning and design of the bus-shelter on Heathwood Road had been received. It had originally been posted to Council offices in Oswestry and then redirected to the clerk. She will pass it on to Shropshire Council Planning in Shrewsbury.

A letter had been received from a Prees resident relaying his concerns about and opposition to any future development in the area of Lighteach Road. Clerk to respond advising that the specific site for the proposed community-led build had not yet been under discussion, but that all communities had got to accept some development in order to address the national shortage of homes. Clerk also to assure the resident that wherever the proposed site turned out to be, nearby residents would be consulted by Shropshire Council Planning and they would have full opportunity to express any objections.

Planning decisions received from Shropshire Council:

19/02158/LBC: Removal and replacement of partition walls; removal of flooring; block up internal access; brickwork in inglenook fireplace; installation of replacement windows and rooflight. 2 Shrewsbury Street, Prees SY13 2DH. Decision: Grant Permission

19/03019/FUL: Erection of single storey rear extension; internal alterations. 1 Northwood Cottages, Fauls, Whitchurch, Shropshire SY13 2BA. Decision: Grant Permission.

#### **101/19 Parish and Parish Council Matters**

- Community-led housing development in Prees. The first meeting of the proposed Project Board had seen a good response of volunteers from the local community who will join with representatives from the Parish Council and from Shropshire Council and Wrekin Housing Trust. The homes built will be based on requirements revealed by HomePoint and the Right Home Right Place survey. Potential sites have not yet been discussed. There will be a variety of tenures if that is what is required. Councillors raised several questions to be put to Tim Shrosbree and Steve Swann: What happens if a house remains unsold? Can a house, once bought entirely under the Shared Ownership scheme, ever return to being available for Shared Ownership? Who will own the freehold?
- Vehicle-activated speed monitors: clerk is in contact with the clerk at Ruyton XI Towns and has asked if she could see copies of the purchase order raised by them as it is necessary to specify individual items when obtaining a quote and ordering. These have been promised once holidays are over. Cllr D Foster (and her technically minded husband!) to give support to the clerk in checking these matters.

**Prees Parish Council 125<sup>th</sup> Anniversary in December:** how will it be celebrated? Cllr M Lanham had previously told the cllrs that the Prees History Society was keen to collaborate with the Parish Council for their meeting in January 2020 at which part of the focus could be the Anniversary, with some of the old Minute books, etc, on display. It was hoped that a speaker on an associated theme could also be engaged. All were in favour. Cllr Lanham will keep the PC up to speed with ideas/developments.

#### **Housekeeping matters**

- Clerk to report weeds at The Square; along Whitchurch Road, Twemlows Avenue and Heathwood Road.
- No Camping sign needed for HH playing field. Clerk to check with SALC that we can do this and to research costs.
- Response received from Audlem PC about paid village maintenance: clerk to circulate details.

- Cllr D Foster reported that the huge mound of textile outside AAT Recycling on the industrial estate is still there. Clerk to write and enquire about delay in clearing this.

**Additional Charity Textile Recycling Banks for Prees?** Cllr Hirons opened discussion of requests from Scope and the Salvation Army about the possibility of siting new textile recycling banks in the Parish. He reminded the meeting that the only spaces owned by the Parish Council are the two play-grounds, neither of which present themselves as suitable, one of them being too small and the other being too out-of-the-way. In addition, there is currently already provision for textile recycling outside the Fire Station, which has been a long-standing arrangement. All in all it was resolved that it was not prudent to allow further provision on Parish Council land. This was proposed by Cllr Hirons and seconded by Cllr J Whelan. The Village Hall car park is owned by Shropshire Council and is perhaps the most suitable site: the clerk to suggest to the two charities that they could perhaps pursue that opportunity.

**Smartwater:** way forward? Cllr Hirons advised that he has still got some of the smaller signs if anyone is aware of a good place to exhibit one. There are still some Smartwater kits left: they are always available for collection in the half-hour before each PC meeting as advertised on the Parish Council website.

**Shropshire-wide Bus Upgrade Project.** Any recommendations concerning specific routes/times? Clerk to enquire if **PC Facebook page:** nothing to report.

**Complaint** concerning chickens at large in Prees Playground. Clerk to write to the resident in Harvern Gardens whose boundary with the playground seems insecure, to enquire if they are his and to ask him to contain them securely if they are.

#### 102/19 SALC

- Rural Survey (SC/SALC/Shropshire Voluntary and Community Sector) to be completed by Parish Council as a group. This was duly completed: clerk to send off.

#### 103/19 Accounting matters:

- Accounts for Payment August 2019

It was proposed by Cllr Mrs B Rainford that the following accounts should be paid. This was seconded by Cllr Mrs B Foster and all were in favour.

	£
Mrs K Sieloff clerks salary August 2019	459.50
HMRC (PAYE)	8.62
Clerks expenses (detailed below)	22.62
Scottish Power streetlight energy 30.6.19 – 31.7.19	<u>128.27</u>
Total	£619.01

*Clerks expenditure 18.6.19-10.7.19*

Delivery of July Agenda etc: 13 miles @ 45ppm = £5.85

August 2019 BT line rental contribution = £12.50

Stamps: 7 x 2<sup>nd</sup> class stamps = £4.27                      Total = £22.62

- New model Financial Regulations received from SALC. Clerk will check and advise on any major changes prior to adoption.
- 2018-19 financial audit. Clerk reported that there have been no queries from the External Auditor and the documents are expected to be returned for public display at the end of September.
- Budgetary review of first quarter's spending April-June 2019. Carried forward with clerk's apologies.

#### 104/19 Correspondence

Items received were considered under the Agenda headings.

#### 105/19 Items for next Agenda

- Is there a capacity issue for existing local sewage-pumping station?

Meeting was closed at 9.05 pm. Next meeting 17.9.19.

Signed.....

Date.....

DRAFT