Minutes of the Meeting of Prees Parish Council held on Tuesday September 27th 2022

at 7.00 pm in Prees Village Hall

Present were Cllr R Hirons; Mrs B Finch; Mrs S Jones; J Allen and R List. Cllr Mrs S Short attended for the first part of the meeting. Mrs K Sieloff, clerk to the Parish Council was also present along with three members of the public and Mrs Julie Catterall attended as a candidate for co-option to the Parish Council.

**117/22** Public Session. A member of the public attended to bring his concerns about two planning applications on the Agenda to the Parish Council.

Concerning 22/03974/FUL concerns were raised about flooding; the potential noise nuisance, the smells; light pollution; unauthorised accesses installed and inappropriate materials proposed.

With regards to 22/04210/VAR it was suggested that the original design fitted more easily into the landscape and that the proposed substantial changes to the original design were too great to be appropriately dealt with under a Variation. Concerns were also raised about the installation of unauthorised access.

**118/22** Apologies received from Cllrs Mrs L Baer; Mrs B Rainford; J Whelan; M Lanham and D Ladd.

**119/22**. Declaration of Interests. Cllr J Allen declared an interest in planning application 22/04240/FUL as he is the applicant and Cllr Mrs B Finch declared an interest in planning application 22/04210/VAR. Both filled the relevant document.

**120/22** Minutes. The Minutes of the meeting held on August 18th 2022 which had been previously circulated were agreed to be a true record. Cllr J Allen proposed that they should be signed and this was seconded by Cllr Mrs S Jones. All were in favour.

**121/22** Matters Arising from the Minutes (which are not included on the Agenda.)

The clerk confirmed that the bench for the Whitchurch Road bus-stop has arrived and she has asked the company who installed the Heathwood Road one to install this one too.

**122/22** Mrs Julie Catterall attended to support her application to be co-opted on to the Parish Council. She confirmed that to the best of her knowledge she fulfils the conditions for being a parish councillor and that none of the conditions that would prevent her doing so are applicable to her. She told the Parish Council of the contribution she hopes to make to its work, and the skills she will bring to the role. Mrs Catterall was the only candidate for the vacancy. Cllr Hirons proposed that she should be co-opted and this was seconded by Cllr Mrs S Jones. All were in favour and Cllr Hirons welcomed Cllr Mrs J Cotterall to the Parish Council and she took her place among her colleagues after signing the Declaration of Acceptance of Office.

**123/22** Shropshire Council Report. There was no report available.

**124/22** Community Policing Report. There was no report available.

(The clerk apologises that she had not sent the agenda with enough notice to the above parties..)

**125/22** Planning

**For information only:**

**Current planning applications for consultation:**

For the convenience of the members of the public attending, Chairman Cllr Hirons brought forward the following two items.

* **22/03974/FUL**: Erection of a stable building with access Nook Lane**.** Proposed Stable Building South of Nook Lane, Weston under Redcastle, Shropshire. Applicant: Mr Sutton.

After discussion, and consideration of objections raised by residents, the Parish Council resolved to object to this Application on the following grounds; local knowledge suggests that access to and from Nook Lane is dangerous especially for the kind of vehicles that carry horses; regular local flooding needs consideration; amenity of nearby residents will be affected by noise and light pollution; the materials proposed for the build are not appropriate for the declared purpose. Clerk was asked to register the Parish Council’s objection. Proposed by Cllr J Allen and seconded by Cllr R Hirons. All were in favour.

* **22/04210/VAR:** Variation of Condition No 2 atached to Planning Permission 11/03321/FUL dated 08 November 2011. Miami Cottage, Weston-Under-Redcastle, Shrewsbury, Shropshire SY4 5LR. Applicant: Mr W Tudor.

After discussion, and consideration of residents’ concerns, the Parish Council resolved to object to this Application on the following grounds: the original design was much more in keeping with its context; the proposed changes are too substantial to allow a Variation to be appropriate (significant raising in height of eaves/chimney to be omitted/different windows.) The Parish Council also notes that although this is not addressed in the application for Variation, the access being used currently is from Nook Lane, not from the A49 as in the original permission. The clerk was asked to register the Parish Council’s objection. Proposed by Cllr R Hirons and seconded by Cllr J Allen. All in favour.

* (**Determined by the time of the Meeting**) **22/02991/FUL:** installation of 2No three section bay windows and 2No casement windows and a new door to the front elevation. 15 Shrewsbury Street, Prees, Shropshire SY13 2DH. Applicant: Nicola Young.
* **For information only: 22/03834/AGR:** Erection of horticultural growing structures. Holly Farm Garden Centre, Whitchurch Road, Prees, Shropshire. Applicant: J Allen.

(By the time of the Meeting, this Application had been superseded by 22/04240/FUL, see below.)

* **22/03735/FUL:** First floor extension to rear elevation of the property. Park Coppice Farm, Lower Heath, Prees, Shropshire SY13 2BQ. Applicant: Mr Paul Rodrigues.

The Parish Council resolved to support this application. This was proposed by Cllr R Hirons and seconded by Cllr Mrs S Jones. All were in favour.

* **For information only: 22/03878/CPL:** Application for a Lawful Development Certificate for the proposed erection of a domestic garage. 13 Moreton Street, Prees, Whitchurch, SY13 2EG. Applicant: Matt Walker. The Parish Council noted this Application.
* **For information only: 22/04047/CPL:** Application for a Lawful Development Certificate for the proposed erection of a single storey rear extension. 11 Whitebrook Meadow, Prees, Whitchurch, Shropshire SY13 2DA. Applicant: Mr and Mrs Bradbury. The Parish Council noted this Application.
* **22/03972/FUL:** Installation of an air source heat pump. 17 Mill Street, Prees, Shropshire SY13 2DL. Applicant: Miss Tracie Brookes.

The Parish Council resolved to support this Application. Proposed by Cllr Mrs S Jones and seconded by Cllr Mrs B Finch. All were in favour.

* **22/04006/FUL:** Erection of 2No classrooms with associated toilets and cloakroom. Lower Heath CE School, Lower Heath, Prees, Shropshire. Applicant: Marches Academy Trust.

Concerns were expressed about the increased traffic to and from the school and the need for more parking. The Parish Council resolved to support the Application but asked that an assessment of the changes in volume of vehicles dropping off and picking up should be made. Proposed by Cllr R Hirons and seconded by Cllr Mrs J Catterall. All were in favour.

* **22/04240/FUL:** Erection of 4 horticultural growing structures. Holly Farm Garden Centre, Whitchurch Road, Prees, Shropshire. Applicant: J Allen. Cllr J Allen left the room for the entire discussion of this item. The Parish Council resolved to support this Application. Proposed by Cllr Mrs S Jones and seconded by Cllr Mrs B Finch. All were in favour. Cllr J Allen returned to the Meeting.
* **22/04277/PSPPA:** Notification for Prior Approval under Part 14 Class J of the Town and Country Planning (General Permitted Development) Order 2015 for the installation of roof mounted solar panels. Highbury Poultry Produce Ltd, Highbury Poultry Farm, Manor House Lane, Higher Heath, Shropshire.

The Parish Council noted this Application.

* **Planning decisions received from Shropshire Council.**
* **22/03028/FUL:** The Old House, 1 Sandford, Whitchurch, Shropshire SY13 2AW. Erection of a 2 bay part open fronted garage. Decision: Grant Permission.
* **22/0345/FUL:** Carmen, Nook Lane, Weston-Under-Redcastle, Shrewsbury, Shropshire SY4 5LP. Application under section 73a of Town and Country Planning Act 1990 for the Change of land uses (part retrospective.) Decision : Grant Permission.
* **22/03192/FUL:** Prees Cricket and Recreation Club, Brades Road, Prees, Whitchurch, Shropshire SY13 2DX. Siting of all-weather recreational pitch including fencing and external lighting. Decision : Withdrawn.
* **22/03336/FUL:** Heathfield Stables, Manor House Lane, Higher Heath, Whitchurch, Shropshire SY13 2HT. Application under Section 73a of the Town and Country Planning Act 1990 for the formation of new access (part retrospective.) Decision: Grant Permission.
* **22/03099/FUL:** Agricultural Land to the East of Carmen, Nook Lane, Weston under Redcastle, Shropshire SY4 5LP. Erection of replacement farm building. Decision: Grant Permission.
* **22/03298/FUL:** Land West of Shrewsbury Street, Prees, Shropshire. Erection of five bungalows replacing previous scheme 21/00120/REM and outline permission 17/03775/OUT.

Decision: Grant Permission.

* **22/02991/FUL**: 15 Shrewsbury Street, Prees, Whitchurch, Shropshire SY13 2DH. Installation of 2No three section bay windows and 2No casement windows and a new door to the front elevation. Decision: Refuse.

Cllr Mrs S Short left the Meeting at this point (7.40 pm.)

**126/22 Parish and Parish Council Matters**

* Lack of burial space at St Chad’s. Cllr Hirons reported that discussion with a local land-owning family is on-going and it is possible that a piece of land may be available. The presence of a water mains pipe is a complication and representatives from the PC will need to meet with Severn Trent to discuss this. The PC is putting out feelers to find a consultant able to advise on all relevant matters.

The Glebe land by the school cannot be used for burial: ecclesiastical law precludes it. Rev Deborah Walton contacted the authorities of the Diocese to check this and was advised by the Archdeacon.

* Community Led Building Development Whitchurch Road. Following a Project Board meeting earlier in the evening, Cllr Hirons was able to report that Morris Property Ltd of Shrewsbury would be taking on the task of finishing the build. It is hoped that they will start on-site in November. The design specification for the homes will remain the same.
* Update on requested extension of 30 mph limit along Whitchurch Road, if available.

Clerk had received response from Shropshire Council advising that there is no funding currently available for this, and that these Traffic Regulation Order works can be expensive, but that the Shropshire Council scheme for reporting communities’ concerns about hazardous road sites is due to be reinstated, at which point a renewed application could be made.

Clerk to research if it would be possible for the Parish Council to itself fund this work, and if so at what cost. Clerk was also asked by PC to contact local PCSO to request speed monitoring along there to support PCs case.

* Playground matters.

1. RoSPA report 2022. Cllrs R Hirons and Mrs B Finch met with the clerk to consider the recommendations contained in the report. Generally the attention needed is to matters of actual or potential wear and tear. Clerk to enquire if current contractor has the capacity to undertake the necessary remedial works.
2. Proposed enhancements to Playground provision. Cllr Mrs J Catterall will join with Cllr Hirons and Cllr Mrs B Finch to carry this forward. Clerk to send ‘take home’ letters to local Primary schools and posters for display in Secondary schools, seeking young peoples’ views on what additions would be popular in the PC’s playgrounds.

* Feathered trees on offer from Shropshire Council. This item to be carried forward to October meeting.
* Update on works to War Memorial garden in Prees. Cllr J Whelan had emailed to report that the shuttering to edge the grass had been installed and the bare areas had been re-seeded. On behalf of the PC Cllr Whelan thanked Mr Len Gibbon for all his hard work on the project and also Prees Cricket and Recreation Club for donating the grass seed.
* Works to the Millenium Limes on Whitchurch Road. The Parish Council considered the relative merits of the (anonymous) quotes and were unanimously in favour of accepting the one that was eventually identified as being from local tree surgeon Nathan Roberts. Clerk to thank and advise all companies involved of the decision.
* Dog poo nuisance locally. The PC discussed the possibility of providing free poo bags at ‘hot spots’ in the parish. The meeting was reminded that poo bags can be put in ordinary litter bins. The clerk reported that poo bags were available from less than a penny each, but the price would rise to more than 5p if biodegradable ones were purchased. Matter carried forward to next meeting for Cllr M Lanham to lead.
* Continued ‘closure’ of Mickley Lane. Clerk contacted Highways concerning the road signs that report Mickley Lane is closed and that there is No Through Road, when this is palpably not true. The concern is that businesses in the area may be affected and that visitors to family and friends may be deterred unnecessarily. Highways responded that the matter had been forwarded to the Streetworks team for comment.
* Clerk requests website training, to be funded by the PC. PC agreed in principle to support clerk in her request: she is to find costs and report at October meeting.
* Housekeeping: anything to report? Can the dead trees outside the Prees playground fence be dealt with? Clerk to contact Shropshire Council.
* Facebook: anything to report? Nothing currently.

**127/22**  **SALC.** Nothing to report.

**128/22** **Accounting Matters**

Accounts for Payment September 2022

**£**

Mrs K Sieloff clerks salary September 2022 481.62

HMRC (PAYE) 8.12

Clerk’s expenditure (11.8.22-21.9.22) 234.60

Scottish Power (streetlight energy 30.6.22-31.7.22) 490.99

Highline Electrical Ltd 94.80

Groundforce Landscape Ltd (August 2022) 347.64

Glasdon Uk Ltd (bus shelter bench) 452.92

J A Whelan reimbursement of invoices paid as follows:

GS & PA Reeves: edging timbers and pegs: £83.64

Tool Station: outdoor quality screws: 7.99 91.63

TOTAL £ 2,202.32

Additional payment due

Youth Shelter: annual ground rent 1.00

Grand Total £2,203.32

Clerk’s expenditure 11.8.22-21.9.22

*BT line rental contribution September 2022: £ 12.50*

*Annual Home as Office allowance £4.00 x52 =£208.00*

*Trip to noticeboards for August Agenda etc: mileage allowance of 8 miles @ 45 ppm: £3.60*

*Extra trips to Notice boards x 2 = £7.20*

*Stamps:5 x 2nd class stamps @ 66p= £3.30*

*Total: £234.60*

Cllr Mrs B Finch proposed that the accounts should be paid and this was seconded by Cllr Hirons. All were in agreement.

* Audit: Clerk reported that AGAR 2021-22 is still with external auditors.
* Clerk wanted it Minuted that Cllr Mrs L Baer had kindly checked and approved the Bank Recs for first quarter 2022-23 in August.

**129/22Correspondence**.

Higher Heath Village Hall Committee emailed concerning the provision of a Commemorative tree for the Platinum Jubilee, offered by the PC. They would like a Bramley Apple tree in the grounds of the Village Hall if possible. Matter to be on the October Agenda.

**130/22 Items for next Agenda**.

Burial space. Dog excrement. Bike racks. Disquiet about lack of Enforcement information. Clerk’s website training. Councillors’ Christmas Curry.

Meeting was closed at 8.25 pm. Next meeting October 18th 2022.

Signed………………………………………… Date…………………………………………