

RUYTON XI TOWNS PARISH COUNCIL MINUTES AUGUST 2011

The Parish Council met at Ruyton XI Towns Memorial Hall on **Tuesday 30th August 2011 at 7.30pm.**

COUNCILLORS IN ATTENDANCE: Mr C. Case (Chairman); Mr A. Johnston; Mr M. Lewis; Mrs M. Lycett; Ms D Needham; Mrs R. Slowley (Vice-Chair); Mrs A White.

ALSO IN ATTENDANCE: Sue Hackett; 4 members of the public.

62.11 WELCOME BY CHAIRMAN – The Chairman opened the meeting.

63.11 COUNCILLORS DECLARATIONS OF INTERESTS - In accordance with S50-52 of LGA 2000 the following declarations were made and noted by the Council:

- Cllrs Slowley; White, Needham, and Case; expressed their ongoing personal interest as members of the Parish Plan Steering Committee (PPSC).
- Cllrs White and Case expressed their ongoing personal interest as members of the Village Hall Committee (Min 75.11).
- Cllr Slowley expressed her prejudicial and personal interest in planning application 11/2396/OUT (Min 70.11); as she was the applicant.
- Cllr Case and Cllr Slowley expressed their personal and prejudicial interest in planning application (Min 71.11); as they had submitted personal comments.
- Cllr Case submitted his personal interest in planning application 11/03471/FUL as he knew the applicant.
- Cllr Needham declared a personal and prejudicial interest in planning application 11/03243/FUL as she was a neighbour.

64.11 APOLOGIES - The Chairman reported that Cllr Hamlett; Gittins; Brown and Allison had apologised for being unable to attend due to personal commitments. **This was unanimously accepted and approved by the Council.** The Clerk reported Shropshire Cllr Caesar-Homden's apologies which she had received at the meeting. These were noted.

65.11 PUBLIC FORUM: A member of the public expressed his concerns relating to planning applications 11/03103/FUL & 11/03103104/LBC. These were noted by the Council.

66.11 CONFIRMATION & ACCEPTANCE OF PREVIOUS MEETING MINUTES: Draft minutes of the parish council meeting held on 18/7/11 were confirmed as accurate by the Council and the Council instructed the Chairman to sign the minutes as correct.

67.11 West Felton Parish Council's Correspondence relating to Pradoe parish boundary. The Chairman summarised the correspondence received from West Felton PC. As a result the Clerk had independently written to the residents concerned requesting their views (i.e. 9 households). Two households had responded confirming the content of the West Felton PC letter and their belief that they belonged to West Felton.

On this basis the Chairman proposed that the boundary change be supported by the Council and that this recommendation be reported to SC and West Felton PC. However it was noted that any revised parish boundary had yet to be confirmed as appropriate. The proposal was seconded by Cllr Lewis; and unanimously supported by councillors present.

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68.11 CLERK'S REPORT & COMMUNICATION – (See Appendix A; Relevant correspondence was brought to the attention of the Clerk as a result the Council agreed that:

- a. The Clerk would follow up whether the Council's responses re SAMDev; Place Plans etc had been received and acted on by SC Planning Policy.
- b. The NALC consultations as reported in the Clerk's report would not be responded to as a Council but by councillors in their individual capacity due to the limited time currently available.

69.11 SHROPSHIRE COUNCIL REPORT - No report available.

70.11 OTHER LOCAL REPORTS:

(a) Dunning Close SC Consultation (b) Bridge Inn Field SC Consultation - Cllr Slowley reported that Clive Dean had been unable to update the Council as he had been instructed to update residents first prior to issuing a report to the Council. Cllr Lycett expressed her frustration in this matter which was supported by Council members. Council agreed that a written report on the public consultation should be requested from Cllr Aggie Caesar- Homden and Clive Dean in readiness for the meeting on 3-10-11.

(c) Junior Football Pitch on Dr's Meadow – The Chairman stated that he still awaited a response from Mr Mitchell. The matter was deferred.

(d) LJC Report – By agreement deferred to the next meeting.

(e) Police Report – Unavailable; however the Chairman reported that damage had occurred to the "Copp's Bridge"; which had been reported. This was noted

(f) Nesscliffe Advisory Group – By unanimous agreement the Council deferred the matter to the next meeting.

71.11 PLANNING

(a) To consider the following planning applications which have been notified to the Parish Council:

Reference: 11/03104/LBC & 11/03103/FUL

Address: Shelvock Hall, Elbridge Cross Roads OS Ref: 337071 - 324023

Proposal: Alterations in connection with conversion of farm buildings to holidays lets; erection of 12 chalets and conversion of courtyard buildings to leisure function suites.

Council members discussed the application and its possible implications.

The Chairman suspended standing orders and invited a local resident to speak about his concerns.

The Chairman responded that given the assurances provided by Shropshire Council Planning the application did not intend to extend use of the permissions currently available to the applicants in respect of the use of the quad bike track i.e. it could be used 14 times a year without the applicant having to obtain a licence.

Standing orders by agreement of the Council were reinstated.

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The Chairman read out letters received from residents who had concerns about the proposal. Following further discussion and debate during which the Council considered the impact of the planning application on the local community given the limited information available a proposal was put forward by the Chairman:

The Parish Council in principal supports the application as an alternative rural business enterprise but as it is incomplete they are forced to oppose the application as key considerations such as :

- **A comprehensive access statement has not been presented in full with a supporting business plan at the time of this meeting.**
- **The generation of unreasonable noise levels to neighbouring properties has not been analysed and properly considered.**
- **The development of the existing barns prior to the construction of additional wooden chalets is in keeping with present Planning policy and not advocated in this instance.**

These issues were considered to be key concerns which impacted on the local community and as such relevant to the application.

In addition the historic importance of the site was noted by the Council; who support the need to carry out archaeological surveys and would recommend that they be considered as planning conditions prior to the development of the site. (Proposed CC; Secended AJ; All in favour.)

Reference: 11/03572/FUL Kynaston Farm, School Road, Ruyton XI Towns

Proposal: Erection of a car port

Council resolved without dissent to make no comments. (Proposed CC; Secended RS.)

Reference: 11/03577/LBC & 11/03576/FUL Bridge Inn, Brownhill, Ruyton XI Towns, Shrewsbury

Proposal: Change of use from public house (A4) to residential dwelling (C3) together with internal and external alterations affecting a Grade II Listed Building

Council resolved without dissent to make no comments. (Proposed CC; Secended AJ.)

Reference: 11/03157/FUL Land At , Weirbrook, West Felton, Shropshire, SY11 4EP

Proposal: Conversion of former Malthouse into two, 3 bedrooomed dwellings and associated alterations together with the erection of an affordable dwelling and reinstatement of access onto main highway.

Council resolved without dissent to make no comments. (Proposed CC; Secended RS.)

Cllr Needham left the room:

Reference: 11/03243/FUL 7 Aldersley Way Ruyton XI towns SY4 1NE

Proposal: Proposed single storey extension to rear and side of garage and first floor extension to main house; including new garden wall to provide bin storage.

Council resolved without dissent to make no comments. (Proposed CC; Secended ML)

Cllr Needham returned to the room.

Cllr Slowley left the room.

Reference: 11/02396/OUT The Old School House School Road Ruyton

Outline application for the erection of **one** detached dwelling; notification of amendment to proposals notified by letter from SC V Hodgson on 19/8/11. The chairman outlined the changes.

Council resolved without dissent to make no comments. (Proposed CC; Secended AJ.)

Cllr Slowley returned to the room.

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Reference: 11/03232/LBC Talbot Inn, Church Street

Proposal: Alterations in association with conversion of barn to letting rooms affecting a Grade II Listed Building **NOTE : THIS APPLICATION HAS SINCE BEEN WITHDRAWN**

Reference: 11/03471/FUL 1 Oaklands, Erect single story rear extension.

Council resolved without dissent to make no comments. (Proposed CC; Seconded RS)

(b) The Chairman read out the following planning decisions notified to the Council:

Reference: 10/03995/OUT

Address: Purton Villa, Church Street, Ruyton Xi Towns, Shropshire, SY4 1LA

Proposal: Outline application for the erection of two dwellings

SC Decision: Grant Permission

Reference: 11/00498/MAW (validated: 09/02/2011)

Address: Wind Turbine Site, Abbotsmoor Farm, Haughton, West Felton, Shropshire

Proposal: Installation of 1 wind turbine (66m high), erection of small substation, formation of new access track and hardstanding and associated infrastructure

SC Decision: Grant Permission

11/02326/FUL The Trap; West Felton, Erection of 2 storey and single storey extensions to rear elevations and alterations to existing roof line PERMISSION GRANTED

11/02328/FUL Water Treatment Works, Pound Lane, Ruyton Xi Towns, Shropshire

Proposed: Proposed non material amendment attached to planning permission

08/15681/FUL to amend Condition 3. SC Decision awaited as the Clerk has not been notified of it.

72.11 PURTON VILLA PLANNING APPLICATION – Following some discussion and as advised by the Clerk it was not considered relevant by the Council to vote on the proposal put forward by Cllr Slowley as documented in the meeting agenda as the matters would form part of a subsequent detailed planning application and the Council had decided in Nov'2010 that it had no issues with the application ref 10/03995/OUT.

73.11 FINANCE

- a. Council considered and approved the following payments which are supported by invoices etc also note decision at point 75.11. Cllrs Lewis and Lycett were instructed to check and sign the appropriate paperwork.

Chq No	Supplier	Description	£
267	The Clerk	Pay second quarter	1377.28
268	The Clerk	Mileage/Postage Reimbursement of quarterly telephone/Broadband facility	56.73
269	Staples	Printer	59.77
271	Mazars	Audit	162.00
272	Russell Sanders Royle	Village Hall ramp	265.00
273	DE Peate	July mowing	142.50
274	Parish Planning Steering Committee	S137 Grant – PPSC Hall booking costs	20.00
275	Ruyton Xi Towns Village Hall Committee	S137 Grant – Flower Show	50.00

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- b. The Clerk reported that the Council had passed the external audit with no comments arising and that the “audited” accounts were to be displayed within the parish.

74.11 HIGHWAY MATTERS & ST LAMP REPAIRS

- a) Seat outside Ruyton Primary School – The Chairman reported that the quotes had yet to be obtained. It was agreed that Mr Peate should be approached first.
- b) VASs & St Lights – The Chairman gave a brief report.
- c) Village Hall path; notice board repairs – Following the Chairman’s report it was agreed that local quotes would be obtained for a new notice board.
- d) Bus shelter repairs – The Chairman reported that this remained work in progress.
- e) Diamond Jubilee Beacon Project – The Chairman gave a brief report which identified that the trig point was not an appropriate location for a beacon.

75.11 NATIONAL GRID PROPOSALS – Cllr Johnson read out recent public notices recently received from the MP and confirmed that local MPs were lobbying against pylons being erected as part of the project. He confirmed that the Secretary of State would be required to make a decision on the project in late 2014.

76.11 APPLICATION BY VILLAGE HALL COMMITTEE - S137 grant towards costs of Flower Show **Following some debate the Council resolved without dissent to support the flower show by making a S137 donation of £50.00 and agreed to vire funding (Budget) at the next meeting.**

77.11 SUPPLEMENTARY AGENDA - Cllr Johnson presented a case for the needs of a parish notice board at Wykey. Following some discussion it was agreed that the Council would apply for a LJC grant towards the board which would also be joint funded by the PC following confirmation of an available contingency balance. Clerk & Cllr Johnson to work on grant application.

Confirmed as accurate.....C CASE.CHAIRMAN Date.....