

Minutes of a Meeting of the Ercall Magna Parish Council held on Monday 15th April 2019 at 7.50 p.m. in Community Room, High Ercall School.

PRESENT: Cllr's Elaine Aston, Graham Barrow, Stephen Bentley, Beatrice Cains, Kevin Connor, Louise Hughes, Chris Purves, Tony Smith, Scott Walker, Mel Ward and Ray Wickson.

Also in attendance: seven members of the public the Parish Clerk.

In the Chair: Cllr Ray Wickson.

070/04/19.C Apologies for Absence

An apology for absence had been received from Cllr Richard Hartshorn (holiday). **This apology was accepted.**

Action

Parish Clerk

071/04/19.C Disclosable Pecuniary Interests

Cllr Kevin Connor declared a disclosable pecuniary interest in item 079/04/19.C Finance ref Grant to Ellerdine Village Hall and Cllr's Beatrice Cains and Mel Ward a disclosable pecuniary interest in item 079/04/19.C Finance ref Grant to High Ercall Primary School.

RESOLVED to note that no other Disclosable Pecuniary interests were received on any item included on the agenda in accordance with Sections 50-52, Local Government Act 2000 and The Local Authorities (Model Code of Conduct) (England) Act 2001. It was **AGREED** to accept any Disclosable Pecuniary interests as they may arise during the meeting.

072/04/19.C Minutes

Proposed: Cllr Stephen Bentley **Seconded:** Cllr Elaine Aston

Resolved: **that the minutes of the meeting of the Full Council held on the 18th March 2019, having been previously circulated be confirmed as a correct record, adopted and signed by the Chairman.**

Chairman

073/04/19.C Minutes of Committee Meetings

Proposed: Cllr Kevin Connor **Seconded:** Cllr Elaine Aston

Resolved: **that the following minutes be noted and adopted;**

Planning Committee 01/04/19

Parish Clerk

074/04/19.C Public Participation

One member of the public expressed concern over the tree report at Roden Hall. The Chairman said this would come up under the planning agenda item later.

No other members of the public present raised any questions so it was **Resolved** that the Council move on to the next item of business.

075/04/19.C Urgent Items

There were no urgent items that relate to financial, health and safety issues or issues that require immediate attention.

076/04/19.C Planning**076/04/19.1.C Schedule of planning applications**

Application number	Site Address	Description of proposal
TWC/2019/0267	Site of Roden Hall Care Home, Roden Lane, Roden, Telford, Shropshire	Partial demolition and refurbishment of existing care home and conversion into 7no. apartments and erection of 12no. bungalows including associated parking and landscaping.

Cllr Kevin Connor, Chairman of the planning committee explained in detail the thoughts of the planning committee at its meeting on Thursday 11th April 2019. Cllr Mel Ward questioned the size of the bedrooms in the proposed 12 bungalows. After discussion it was resolved to object to this application subject to the following conditions;

1. Ercall Magna Parish Council recognises the need for additional specialist housing in the Borough and accepts that there is some capacity within the Roden Hall site for further development, providing that development is proportionate and appropriate. We support the proposal to retain the original Roden Hall Victorian country house and convert this into age-restricted apartments.
2. However, Ercall Magna Parish Council objects to the proposal to also build 12 bungalows within the grounds. This density of new buildings is too great for the site in question and would require the destruction of over a third of the trees currently in situ (15 trees and 1 tree group to be removed out of 43 trees and 1 tree group in total). Critically, 9 of the trees proposed for removal are protected by TPOs.
3. The majority of TPO-protected trees under threat would be removed in order to make room for bungalows number 16/17 and 18/19 Ercall Magna Parish Council proposes that these buildings are deleted, reducing the number of bungalows to 8 while allowing the majority of protected trees to be retained and retain and enhance a large, tree-filled, garden area to the East of the site.
4. Ercall Magna Parish Council also notes that although the apartments and bungalows will be age-restricted, they will be sold (leasehold) on the open market and will not benefit from any additional staff to support residents. We therefore feel that it is disingenuous to describe the development as a Care Village - as no care assistance is being proposed.

Parish
Clerk

Action

5. Although the application states that the buildings will be served by mains sewers, the capacity of the sewerage system in Roden is questionable. Officers will wish to assure themselves that sufficient capacity exists without prejudice to new or existing residents before recommending approval.

6. It was also **resolved** to inform the planning officer that we note the absence of a current ecological report as part of the application.

In addition based on the above the Parish Council wish to register a 'Call in Request' for this planning application to be considered at planning committee.

NOTE: following the meeting and information provided from a member of the public that there was an ecological report included in the planning application that was carried out December 2018, para 6 has been deleted.

Parish
Clerk

076/04/19.2.C Schedule of additional planning applications

There were none.

076/04/19.3.C Schedule of planning decisions

There were none.

077/04/19.C Police Matters

There were no police issues.

The Chairman reported that he had informed the police over the inappropriate parking on the grass verges by contractors vans and other vehicles working at Roden Hall on either side of the junction to Rodington. To-date they had not come back so he agreed to chase this matter up.

Chairman

078/04/19.C Highway and Environment Issues

The Parish Clerk reported that all recent issues had been reported and logged with the Telford & Wrekin Council highway & environmental reporting system. We still had no documentation from Telford & Wrekin Council on the new grounds maintenance and street cleansing contract which started on 1st April.

The Chairman expressed concern that the hedge had still not been cut back along the footpath between Coppice Drive and Cleveland Avenue. The Parish Clerk was instructed to follow this up.

Parish
Clerk

Following concerns over a property in Cliff Crescent and the mess around this property which is causing concerns to residents in the area, Telford & Wrekin Council's Enforcement Officer was asked whether in their opinion any enforcement action can be taken. They had visited the site and confirmed that no formal legal action could be taken under Section 215 of the Town and Country Planning Act 1990 and there were no breaches of planning legislation.

Action**079/04/19.C Finance****079/04/19.1.C Accounts for payment;**

100356	Salaries & Expenses	£759.44
100357	Telford & Wrekin Council, Room Hire	£270.00
100358	Npower, Street Lighting Energy	£3183.74
100359	Chairman's Allowance	£250.00
100360	SALC, Affiliation Fees	£603.86
100361	AC Home & Garden, General Maintenance	£190.00

Proposed: Cllr Kevin Connor **Seconded:** Cllr Chris Purves

Resolved: **that in accordance with the Financial Regulations of the Parish Council the above payments be authorized.**

Parish
Clerk

A grant application had been received from Ellerdine Village Hall for financial assistance of £500 towards the replacement floor in the former doctor's surgery room.

Proposed: Cllr Tony Smith **Seconded:** Cllr Graham Barrow

Resolved: **that in accordance with the Financial Regulations of the Parish Council, a grant of £500 be authorized. (Cheque no. 100362).**

Parish
Clerk

A further grant application had been received from High Ercall Primary School for financial assistance of £450 towards the transport for extra school swimming lessons at Shortwood. This amount was 50% of the total cost. After discussion it was;

Proposed: Cllr Stephen Bentley **Seconded:** Cllr Elaine Aston

Resolved: **that in accordance with the Financial Regulations of the Parish Council, the full cost of the transport is covered and a grant of £900 be authorized. (Cheque no. 100363).**

Parish
Clerk

080/04/19.C SALC

All correspondence from the County Secretary had been passed to Members by either the Chairman or Parish Clerk.

081/04/19.C Street Lighting

Tree branches were still obstructing the street lights by the tennis club and pedestrian crossing.

Parish
Clerk

The Parish Clerk reported that Eon had now completed phase I of the conversion of our street lights to LED. Recent reported faults will now be repaired and

Action
Parish
Clerk

converted to LED although there was an intermittent fault with a light in Cleveland Avenue.

082/04/19.C Village Halls

There were no issues to report from either of the Village Halls.

083/04/19.C Neighbourhood Planning

Cllr Chris Purves reported on Michael Barkers recent correspondence as follows; The value of the initial draft is that it includes a broad range of contributions and comments that were received during consultation and the Parish Survey. But it consists of aspirations and concerns rather than up to date evidence and reasoned justification for the policies that are included. There are significant gaps in the document and evidence that needs to be updated in order for the NDP to be in general conformity with the National and Local Development Plan policy as required by under the Regulations for the preparation of Neighbourhood Plans.

However the Evidence Review, Early Engagement and Consultation report prepared by the Parish Council will address these matters. The next stage will be to produce a new and revised Draft NDP that complies with the Basic Conditions for Neighbourhood Plans, National planning policy, local strategic Development Plan policies, and the Government regulations for Neighbourhood Plans and makes a positive contribution to sustainable development.

084/04/19.C Telford & Wrekin Council

Councillors noted items of correspondence/publications that had been received from Telford & Wrekin Council since the last meeting.

Cllr Stephen Bentley said he had checked on the recent event at Moortown which he felt was a well -balanced and managed event with very little noise. There were only three more events planned for this year. The organisers were willing to meet with local councils.

Suggested amendments to the Arriva Midlands contract were agreed and would be forward to them for comment. Requests would now go out to the participating parish councils for their financial contribution to this extra Saturday 519 service. £2000 had already were received from our two Ward Cllrs.

Parish
Clerk

085/04/19.C Correspondence – General

Cllrs noted the items of correspondence/publications that had been received by the Parish Clerk since the last meeting. All other correspondence had been forwarded by email to all Cllrs by the Parish Clerk or Chairman.

086/04/19.C Parish Matters

Cllr Chris Purves reported a number of serious accidents again on the A442, all

Parish

down to speed and no police monitoring of the 40 mph limit. The Parish Council agreed to support Waters Upton PC in consulting with TWC on what action can be taken.

Clerk

Cllr Kevin Connor reported that residents in Farriers Court in Ellerdine had expressed concern that TWC would not adopt the road into this estate which now seems to be a growing concern on all new developments in the Borough.

There were no other parish matters.

Action

087/04/19.C Next Meetings

The next meetings of the Parish Council would be;

Thursday 18th April 2019 - Annual Parish Meeting at 7.00 pm in Ellerdine Village Hall.

Thursday 2nd May 2019 – Election Day.

Monday 13th May 2019 – Annual Meeting at 7.00 pm in the Community Room, High Ercall School – followed by a Full Council meeting at 7.15 pm or at the conclusion of the Annual Parish Meeting, whichever is the later.

There being no further business the Chairman declared the meeting closed at 21.20p.m.

Signed

Date

Chairman