

MINUTES OF TREWERN COMMUNITY COUNCIL MEETING HELD AT MIDDLETOWN VILLAGE HALL AND VIA MS TEAMS ON TUESDAY, 15 SEPTEMBER 2026

Present: Councillors Gill Corfield (Chair), Judy Evans, Sarah Davies, Nicola Czerwionka, Rob Breakwell, Fiona Warburton and Peter Davies.

2318 Apologies

Apologies received from Colin Jenkins, David Corfield, Amanda Jenner and Phil Hughes.

2319 Minutes of the Meetings from 21st July for approval

Minutes from the meetings held on 21st July to now be approved and signed by GC.

Proposed by JE and seconded by RB

2320 Declarations of Interest – Blanket dispensations have been received for matters relating to wind farms, renewable energy, membership of voluntary organisations, school governors, school modernisation and school transport.

SD declared an interest in the Gate Farm planning update. GC declared an interest in the payments for Middletown Village Hall.

2321 Matters arising not covered elsewhere on agenda

None.

2322 Playgrounds

Play area equipment

AE confirmed that the order for the Whirlybob Rotator, complete with rubber wetpour safer surfacing (£7,973.00 + VAT) has now been placed with Ray Parry Playgrounds. AE advised Ray Parry that the welfare provision (£200) is not required, as the school has agreed to allow contractors access the toilet facilities within the Community Centre. Temporary fencing will still needed on site whilst work is being completed. AE also sought clarification regarding the quotation item “Move existing Bench Seat £200”, Ray Parry confirmed that this price includes repositioning and fixing the bench once moved. Ray Parry Playgrounds have advised that installation of the Whirlybob Rotator is scheduled to be completed by the end of October.

Members received Playdale’s response to the RoSPA compliance findings for the Air Glider. Playdale advised that, although they cannot confirm full compliance without a site inspection, the photos in the RoSPA report did not show any obvious issues apart from an incorrect nut on the shackle. No remedial action is recommended for the two “Equipment Standard Compliance Findings”, and Playdale see no reason the Air Glider cannot remain in use if routine maintenance continues. Playdale advised that the four maintenance findings in the RoSPA report should be checked and addressed as needed:

- Loose bolt(s) - Nyloc nut not engaged.
- Traveller noisy / rough - dismantle and investigate.
- Wet-pour shrinkage - allow grass to establish.
- Missing cap - replace.

Members also recalled previous advice from Ray Parry that the stickiness on the handles may be caused by sap and could be resolved by cleaning. DC reported that he has inspected and cleaned the existing Air Glider equipment. Although the sap has been scrubbed off, the unit is still making a noise. DC intends to contact Playdale directly to discuss the bearings before attempting any further

work. He will check how easily the bearings can be changed and whether lubrication or replacement is recommended.

ACTION: DC

Play Area Lease, Trewern

There is no update from PCC regarding the issue of the full lease. AE will continue to chase for confirmation and a copy of the draft lease.

ACTION: AE

Play area bin emptying.

AE reported that she has emailed Susan Davies requesting the bin key. Susan also queried her payment and reimbursement for two heavy-duty refuse sacks but has not confirmed the cost. Members agreed to make a £10 goodwill payment to Susan for the refuse sacks. AE will prepare the cheque for Susan and collect the key. GC confirmed that the School are happy to take over emptying the play area bin for the same payment currently made to Susan.

ACTION: AE

2323 Highways

Senedd Members responses regarding Safety Concerns on the A458 at Middletown

A response was received from the Deputy Minister for Transport, Mark Hooper AS/MS, following TCCs email. The Deputy Minister confirmed that funding is in place for the engineering measures identified through the feasibility study, including enhanced signage, extension of the double white line system, refreshed road markings, and high-friction surfacing. Detailed design work is being finalised, with updated drawings expected in early September, after which the works will progress subject to contractor availability and traffic-management arrangements. In relation to CCTV, the Deputy Minister advised that a multi-agency review concluded there is currently no approved enforcement system for double-white-line contraventions, and Operation Snap cannot utilise static roadside cameras. CCTV enforcement is therefore not considered viable at this time. The agreed approach is to implement the engineering measures and monitor their effectiveness, including collision data, before considering any further interventions. GC further reported that Highways, Welsh Government and PCC officers had also met on site and confirmed they intend to progress the safety measures previously requested by TCC, although no timescale has yet been provided. Highways reiterated that they do not wish to install a camera at this location due to precedent concerns. Members also noted that while some communities use scarecrow-style figures to encourage slower speeds, placing such items on private land may carry liability risks. Members agreed to await the formal plan and programme of works from Highways and Welsh Government.

An email was received from National Highways regarding Mr Nutt's vehicle damage incident. National Highways confirmed that, despite making additional enquiries with Colas and Core Highways, they have been unable to obtain any further information about the emergency traffic management deployed on the night of the incident. They reiterated that Core Highways were acting as a subcontractor to Colas, and that National Highways has no direct contractual relationship with Core Highways, which limits their ability to obtain additional detail. National Highways confirmed that the information and evidence provided by AE has been added to their records but advised that any claim would need to be directed to the contractors responsible for the works (Colas or Core Highways). They acknowledged the difficulties Mr Nutt has experienced in attempting to obtain responses but stated they are unable to provide any further clarification beyond that already supplied by Colas. AE will continue to chase for any further information where possible.

ACTION: AE

Members noted that, following AE's reminder to Lyn Parry, Jake Evans has contacted the Council to arrange a site meeting and requested daytime availability. Members agreed to propose 30th September or 7th October as suitable dates.

ACTION: AE

Residents have again reported a noisy manhole cover along the A458 in Middletown, by the bus stop on the Breidden side of the road, and also the fire hydrant cover slightly further along the same side towards Welshpool. Both covers are rattling when vehicles pass over them, and it is particularly loud at night. AE to notify CCAJ.

ACTION: AE/CCAJ

AE will also email CCAJ regarding several other ongoing highways concerns. The white lines throughout both villages have deteriorated significantly, and an update is requested on whether relining is scheduled. An update is also sought on when the A458 works through Trewern will be completed, as the cats eyes have still not been reinstated following previous works. Further complaints continue to be received about Burnt Lane, including drains filled with mud and debris and fences and vehicles being covered, believed to be caused by beet-carrying vehicles. Although CCAJ has previously spoken with the landowner, the issue appears unresolved and residents are asking for an update. A sewerage investigation was carried out approximately last year by a Manchester-based company, but the Community Council has never received the findings. AE to ask CCAJ if she can request a copy of the report or confirmation of who to contact.

ACTION: AE/CCAJ

2324 County Councillors' Report

See 'Highways'

2325 Planning

Update on Gate Farm planning application

No update.

P/26/0846/REM, Section 73 application to vary condition 6 of outline approval P/2017/0010 (21/0232/RES) in relation to affordable housing contribution, Land Adjacent to the Fron Middletown, Welshpool, SY21 8EN.

The Council considered application P/26/0846/REM, a Section 73 request to vary Condition 6 of outline approval P/2017/0010 (21/0232/RES) relating to the affordable housing contribution at Land Adjacent to The Fron, Middletown. It was noted that four of the affordable units are proposed to be prioritised for individuals who have lived in the village for three years or more, and would be offered at a reduced price. As the application appears to clarify rather than materially amend the affordable housing position, TCC agreed that no response is required. This item will be added to the next agenda to consider drafting a letter to Mid Wales Builders (MWB) regarding affordable housing conditions.

2326 Finance

Bank Reconciliation

The bank reconciliation shows that there is £56,517.24 in the accounts at the end of August 2026.

Bank reconciliation and bank statements checked to confirm that it is all in order.

GC to now sign bank statements.

Proposed by FW and seconded by SD.

Payments

Clerk Salary - £623.86 (July and August payment) under LGA 1972 s112.

Middletown Village Hall - £25 (Hall Hire) under LGA 1972 s133.
Susan Davies - £125 (Bins, Trewern) under LG(MP) Act 1976 s19.
Susan Davies - £10 (bin bags) under LGA 1972 s111.
Trewern Community Centre - £2,300 (Annual donation) under LGA 1972 s133.
Middletown Village Hall - £2,300 (Annual donation) under LGA 1972 s133.
Angela Evans - £8.95 (Audit postage costs) under LGA 1972 s111.
Proposed by NC and seconded by FW

2327 Correspondence

Perthyn Grants for Communities.

CCAJ forwarded details of the Perthyn Grants for Communities scheme. AE reviewed the guidance and noted that the grant has very specific restrictions: projects must be community-led social enterprises or community-led housing initiatives, with the Welsh language central to the aims and objectives. The guidance also sets out a detailed list of what can and cannot be funded. As no suitable project was identified, TCC do not wish to apply.

2328 Any Other Business

Policies and procedures

Freedom of information Act - reviewed and no changes required.

Risk management policy - amendments required, including adding information on the newly required defibrillators. AE will bring the amended policy to the next meeting for approval.

Proposed by NC and seconded by PD

Trewern Community Centre Lease

Further to last month's note that the draft lease will ultimately need to come to TCC for approval as the custodial trustees, an update was provided following the Committee's meeting held last Wednesday. Several points were discussed in relation to the car park, including school safeguarding restrictions on vehicle movement during school hours and whether the car park should remain under the school's responsibility while still being available for Community Centre use outside of school times. It was felt that clarity on car park access and liability will need to be set out within the lease. Questions were also raised regarding fire safety responsibilities, including PAT testing, fire alarm checks and extinguisher servicing. The school and PCC currently undertake these due to daytime use by pupils, and this arrangement is expected to continue. Boiler and hot-water responsibilities remain a grey area and will require further discussion. The Committee noted that several operational matters still need to be finalised, and that a draft lease is required before any decisions can be made. SD confirmed that the lease will be forwarded to TCC once received so that trustees can review it prior to signing.

ACTION: SD

Defibrillators, Middletown and Trewern

Further to last month's update that the community defibrillator accounts were being closed, it was noted that the remaining funds of £855.76 have now been transferred to the TCC HSBC account. TCC will now need to ensure appropriate risk assessment arrangements are in place. A defibrillator risk assessment will be added to the Risk Management Policy, with a separate assessment also to be prepared by AE to then be approved by TCC members. GC has spoken with Mike Bates, who will carry out monthly checks, and Anna Griggs has confirmed that weekly checks are already being undertaken. GC will provide dates for pad replacements. It was noted that defibrillator pads cost approximately £200+, and TCC will keep a record of pad changes going forward. A defibrillator contingency will be added to the budget. GC will continue logging into the monitoring system monthly and will also look into the cost of children's pads.

ACTION: GC/AE

Middletown Village Hall Broadband Donation.

It was noted that the monthly broadband cost has increased by £60.73. TCC has previously contributed half of the cost and agreed to continue doing so. This will be added to the agenda for next month, and JE will forward the invoice. Proposed by FW and seconded by PD.

ACTION: JE/AE

Councillors remain very concerned about the ongoing situation at the Mission Church access. Two workmen were recently seen installing fencing, which has further restricted vehicle access on the site. At one point a van was positioned so close to the edge of the land that it was overhanging the A458, forcing traffic to swerve around it and take risks. The first complaint regarding the unauthorised access was submitted on 22nd December last year, and despite a formal instruction to cease work, activity has continued. Councillors noted ongoing difficulties in obtaining clear action, with responsibility appearing to be passed between Planning and Highways. GC remains in regular contact with CCAJ and has raised the matter directly with Andrew Jones. Photographs have been provided to both Andrew Jones (NWMTRA) and Adam Nixon (PCC planning enforcement). Councillors agreed that TCC should continue pressing the issue, including sending a further email to CCAJ highlighting the newly erected fencing and the continued lack of enforcement presence on site.

ACTION: AE

Concerns and complaints.

None.

PD provided an update on the latest applications received by the Burgesses' Land Trust, noting that no applications were received from the Trewern area on this occasion.

AE to add Access and Parking Arrangements, The Fron Development & Middletown Churchyard to the next agenda. AE will also write to the church representatives to ensure they are aware of the gateway being created in the wall providing access from The Fron development into the churchyard.

ACTION: AE

2329 Date of Next Meetings

20 October 2026 at Middletown Village Hall and via MS Teams.