

MINUTES OF TREWERN COMMUNITY COUNCIL MEETING HELD AT TREWERN COMMUNITY CENTRE AND VIA MS TEAMS ON TUESDAY, 18 JUNE 2024

Present: Councillors Gill Corfield (Chair), Judy Evans, Nicola Dyson, David Corfield, Peter Davies, Rex Turner, Fiona Warburton and Rob Breakwell.

2045 Apologies

Apologies received from Councillor Phil Hughes and Amanda Jenner.
Councillor Colin Jenkins was not in attendance.

2046 Minutes of the Meeting from 21st May for approval

Minutes from the meeting held on 21st May to now be approved and signed by GC.
Proposed by FW and seconded by RT

2047 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.

DC and GC declared an interest in Play area Lease, Middletown.

2048 Matters arising not covered elsewhere on agenda

None.

2049 Playgrounds

Play area lease, Middletown

Council have agreed to discuss the rest of the play area lease confidentially due to the ongoing legal nature of the situation, however it was agreed that TCC should continue to pay the play area rent for the next quarter. It was also agreed to pay CA Bowen for an additional grass cut for the play area as the grass grew really long whilst it was closed.

Proposed by PD and seconded by RT.

Risk Assessment

To be added to next months agenda. AE to send the Risk Assessment for the play area in Middletown for FW to check once AE has finished reviewing it.

ACTION: AE/FW

2050 Highways

It was agreed that our public meeting relating to the safety of the A458 went well with a good turnout from residents. Residents' email addresses were provided to us, so we can keep them up to date on the progress of the the safety measures made by Truck Road agency and the Welsh Government. At the meeting, we agreed that between CCAJ, TCC and Russell George, we would produce a list of points that people could consider including in the letter to address to the Welsh Government Minister, Ken Skates.

CCAJ set up a Dropbox for residents to submit any CCTV footage they have got of any vehicles dangerously driving or making any illegal manoeuvres on the double white lines outside Bank Farm Caravans. JE and FW to check if this Dropbox works.

ACTION: CCAJ/FW/JE

2051 County Councillors' Report

None.

2052 Planning

24/0646/FUL Demolition of existing dwelling, erection of replacement dwelling and associated works

We have not received any objections, therefore we do not oppose this application.

22/1953/FUL | Erection of 17 affordable dwellings, formation of a vehicular access and associated works

We have received several complaints of a major health and safety issue on this development, opposite the school in Trewern. Construction has begun on this development and the official entrance to the site from off the A458 trunk road has not yet been formed. Therefore lorries are often seen reversing over the trunk road and into the development through a narrow entrance for an existing property, which is not part of the new development. The development is also opposite a school and this area is known to be an accident black spot and therefore, we feel work should cease immediately until the site access has been formed and the below planning condition met. AE to email Planning Enforcement to bring this to their attention.

ACTION: AE

P/2017/0747|Outline: Erection of 2 no. detached dwelling houses and garages, alterations to vehicular access and all associated works including demolition of stable

We have also received a complaint about the development next to Priors Cottage, Middletown. Within the original plans submitted to PCC on the 6th July 2017, it shows one access onto the County Road serving three properties (the two new dwellings and the existing property known as Priors Cottage). Although an entrance to the new development has been formed, this entrance is not used for Priors Cottage, instead Priors Cottage have a large entrance the full width of the property directly into the County Road with several cars parked in close proximity to the road and a high hedge running along side of the entrance. AE to email Planning Enforcement to bring this to their attention and request that a planning officer comes out to do a site meeting.

ACTION: AE

21/1621/OUT | Outline application for erection of a dwelling, formation of vehicular access and all associated works | Land At Gate Farm Gate Farm Criggion Lane Trewern Welshpool Powys SY21 8EE

Another complaint we have received is in relation to the development at Gate Farm, Trewern. Construction has begun on this development, however there are now several contractors, lorries and other vans associated with this site parking along Criggion Lane, making this already narrow lane a singular track. Visibility along this narrow lane is difficult at the best of times without contractors parking here. We feel this is very dangerous situation for other vehicles travelling along here, as well as any pedestrians walking and we would like to ask planning to look into this further and request that a planning officer comes out to do a site meeting to discuss the above concerns. AE to email Planning Enforcement to bring this to their attention. It was agreed that as soon as we make the planning dept aware of the ongoing issue, we will hold them liable if an accident was to happen due to the irresponsible parking of contractors working on this development.

ACTION: AE

Border Garage, Middletown

We have not yet had a response from planning re. Border Garage, Middletown. We have been made aware that there is someone residing at Border Garage, Middletown and we are not aware of a Change of Use planning application has been submitted for this property. Several lorry containers have now arrived on the property grounds, located close to the A458. AE to again email Planning Enforcement to bring this to their attention.

ACTION: AE

Rules on Static Caravans

We have not had a response to our email relating to the rule on static caravans parked outside home. AE to re-send email again to planning dept.

ACTION: AE

2053 Finance

Bank Reconciliation

The bank reconciliation shows that there is £35,987.26 in the accounts at the end of May 2024. 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 ND

Payments

Clerk Salary £261.05 (May payment) under L.G.A 1972 s112.

New Saint Football Club - £225 (quarterly play area rent) under L.G.A 1972 s111.

GloverSure - £174 (Website Hosting) under L.G.A 1972 s111.

Angela Evans - £40 (cost for public meeting leaflets) under L.G.A 1972 s111.

Proposed by PD and seconded by FW

Audit

AE went through audit paperwork and it was sent to the Internal Auditor. GC and AE to now date and sign audit forms. Audit and Government statement discussed and checked. Proposed by JE and seconded by ND to accept the annual return for yearend 2023/24 and confirm it has been audited by internal auditor as of 27th May 2024. AE to post audit paperwork before 1st July 2024 and also put up audit notice on Noticeboards and websites.

Clerks Salary Review

AE to find the NALC National Pay Scale to discuss at next meeting.

Councillors/Chairs Allowance

Defer Chairs Allowance until next meeting.

Councillors Allowance form to be completed if you do or do not wish to receive the £156 Councillors Allowance. The guidelines state that the £156 for all Councillors MUST be paid (unless Councillors complete an Opt out form).

2054 Correspondence

We have had a response from Anna Griggs regarding the light outside the school, this issue is now resolved. The light now has a sensor and will only go on if it is dark.

Email received from Russell George MS, he agreed that our public meeting relating to the safety of the A458 was productive. We agreed that between us, we would produce a list of points that people could consider including in the letter to address to the Welsh Government Minister, Ken Skates.

We have received an email from Claire Jones (Planning Technician for PCC), relating to our concerns about planning applications being submitted to PCC with the area listed as 'Trewern', but sometimes 'Tre-wern'. Claire confirmed the address records are sourced from a central database and maintained by the Council's IT department. She has notified them about this issue and requested further investigation. The discrepancy has also been reported to the staff handling applications, and

any new application records will be amended to read 'Trewern', overriding the database address record.

2055 Any Other Business

Annual Report

Annual reports are a required each financial year and are due for publication as soon as practicable after 1st April each year. AE to draft an annual report and send to Councillors for amendments/approval.

ACTION: AE

Burgess land trust

There is grant money available from Burgess Land Trust, applicants need to apply through PCC.

Border Gossip

The Border Gossip has finished, due to not being able to find a volunteer publisher to take over. AE to ask for a copy of the final accounts and what they plan to do with the remaining funds.

ACTION: AE

2056 Date of Next Meetings

16 July 2024 at Middletown Village Hall and via MS Teams.