

Little Malvern & Welland Parish Council

Minutes of the Annual Parish Council Meeting held on Monday 16th May 2022

<https://www.wellandparishcouncil.org.uk>

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Present

Cllrs. Mrs V Nelson (Chair), Mr M Davies, Dr A Davis, Mr P Hancock, Mrs M Sumner, Mr M Whaley.

In Attendance

Mr D Sharp (Clerk) and 13 members of the public.

65/22 Election of Chairman

Cllr. Mrs V Nelson was unanimously elected Chairman and she duly completed her 'acceptance of office'.

66/22 Apologies

To consider acceptance of apologies for absence from Councillors: Cllrs. Dr J Mortimer, Mrs M Renton and Mr J Whitehouse (accepted).

67/22 Interests

i. Councillors Declarations of Disclosable Pecuniary Interests and Other Disclosable Interests regarding items on the agenda: There were none.

ii. Notification of changes to the register of interests: There were none.

iii. To consider written requests from councillors for the council to grant a dispensation for those with Disclosable Interests to take part in discussions or voting: There were none.

68/22 Co-Option

To consider applicants for co-option onto the Parish Council: No applications had been received.

69/22 Planning

i. To consider response to the following and any late submitted applications:

Application No	At	Details
M/22/00185/FUL	Land At (Os 7981 4034) Garrett Bank	Erection of two storey dwelling, demolition of existing barn/stables, associated flood, ecological, landscaping works and new vehicle access.
M/22/00608/OUT	Land at (OS 7944 3958) Gloucester Road	Residential development comprising up to 56 dwellings and associated infrastructure
M/22/00627/HP	The Willows Hook Bank	Conversion of first floor loft of garage (to provide ancillary accommodation in line with consent 21/02284/HP), incorporating new dormers, new window, new solar panels/pv to roof slope, new deck access.

Cllr Davies abstained from voting due to his position as District Councillor.

The following responses were agreed:

M/22/00185/FUL - The Parish Council has a number of concerns over development on this site:

- It was rejected under the latest SHELAA due to being a flood risk.
- It is in the Malvern Hills AONB.
- It is outside and not adjacent to the development boundary and so in open countryside.
- It is not well connected with the village centre.
- The size and design of the development does nothing to warrant granting an exception to these SWDP policies.

The Parish Council therefore objects to the application.

M/22/00608/OUT – It was agreed to request an extension for comment until after the next Parish Council meeting.

M/22/00627/HP - The Parish Council has a number of concerns over this application:

- Although there are no windows overlooking the mobile home park there is an access landing that would.
- Although not in the AONB the building is prominent and should conform to AONB guidelines on colour pallet and solar panels.
- In the previous application (18/00237/HP) Condition 4 clearly states: 'The garage/car port hereby permitted shall be used solely for the garaging of private vehicles and for purposes incidental to the enjoyment of the dwelling house as such and not as habitable accommodation or for the carrying out of any trades or business. To preserve the amenities of the locality in accord with Policy SWDP21 of the South Worcestershire Development Plan.' There is no explanation as to why this condition should be removed.

ii. Decisions notified.

21/02121/HP – Merebrook Farm, Hanley Swan - Approved

M/22/00302/HP – Danemore Farm, Blackmore Park Road – Approved

70/22 Minutes

To consider for adoption the minutes of the Parish Council meeting held on 25th April 2022:

These were accepted as an accurate record and they were signed by the Chairman.

71/22 Progress reports and matters arising from these minutes

No matters were discussed.

72/22 Reports by District and County Councillors and other Representatives

District Councillor Mick Davies reported that Cllr. Tom Wells had been officially appointed leader of the District Council at last week's meeting with Natalie McVey and new committees had been established to last until the 2023 election. The Council had also adopted the revised code of conduct. There was a delay to the adoption of the SWDPR, but up to three months and the robustness of the District Council's five year land supply was to be tested by a planning application appeal that was heard last week and was yet to be decided. Currently 94 households had volunteered to house Ukrainian refugees through the District and about 200 were expected to arrive in the coming weeks. The new playground in Priory Park was open and MHDC had applied for funding to improve use of the theatre complex.

73/22 Committee, Working Party & Other Representative Reports & Recommendations

i. Neighbourhood Planning Working Group: Cllr Davies reported that the Group were currently reviewing the site reappraisals that had been identified in the recent 'health check' and the landscape assessment was almost completed. The Group had identified site allocations totalling about 14 houses.

ii. Communications Working Group: A newsletter was to be distributed prior to the Jubilee weekend. More volunteers for the Community Speed Watch team were to be sought.

iii. Playing Fields/Open Spaces Working Group:

The Gym was now officially open and it was hoped to arrange some induction/training sessions with qualified coaches.

It was agreed to move the sanitising station from the playground to the gym.

iv. Orchard Working Group: Cllr. Whaley reported that blossom was out and funds/donations were being sought for ongoing maintenance. A budget of £1500 was allocated for Whatley Recordon solicitors to draw up a draft lease for the Pursor's Orchard Group.

v. Highways Working Group:

Traffic speeds on Marlbank were still causing concern and it was agreed to obtain quotations for both a battery and solar speed indicating devices. It was also agreed to ask Cllr. Wells to investigate the possibility of installing 'step down' markings leading up to speed restriction signs.

It was reported that the top dressing of the St James Green estate was planned for early June although there was no progress with the surfacing of Spring Meadows Close.

vi. Footpaths Working Group: The Group was to look at ways S106 funding could be used to improve the PRow provision in the parish.

vii. S106 Working Group: An application to improve access to the recreation field by the Village Store, create a user friendly path around the perimeter, and to install a trampolene and more safety surface in the playground was approved. The application totalled £34,700.

74/22 Community Development Facilitator

Lee Farley (CDF) was to spend a day at the primary school. He had also started an Instagram account and was working with the library to improve the facility. He was liaising with Age UK and the Jubilee Group. He was trying to establish a Welland Youth Art Club in the Church for the summer and autumn terms and had opened a Spacehive funding account.

75/22 Queens Jubilee

Plans were nearly completed. It was agreed to open an account at the Booker 'cash & carry' in Worcester to purchase goods for the event and also for future promotions that the Parish Council would stage.

76/22 Safeguarding

To consider and adopt a Parish Council Safeguarding Policy: The Clerk had previously circulated a draft of the policy and it was agreed for this to be adopted. All users of Parish Council property and services were to be made aware of it.

77/22 Correspondence

To consider the responses to the following correspondence previously circulated

FROM	SUBJECT
CALC	Updates
CALC	Training and Events Update
NALC	Chief Executive's Bulletin
NALC	Events
MHDC	Parish and Town Councillor Conference - 17 May 6-8pm
WCC PRoW Officer	PPW vacancy
Martin Ball	20mph speed limits
CALC	Councillor Recruitment/20 is Plenty
WCC	PRoW diversion order
MHDC	May Malvern Hills Business e-Bulletin

78/22 Finance**i. To consider payment of invoices presented:**

The following payments were made between meetings from the **Funding Account** and were ratified:

From/Due To	Date	Amount	Details
Live & Local	14/01	£349.07	Performance Fee – Paradise and Thorns
Live & Local	31/03	£165.00	Performance Fee – The Ghost of a Smile
	TOTAL	£514.07	

The following payment was made between meetings from the **Main Account** and was ratified:

From/Due To	Date	Amount	Details
Lee Farley	29/04	£904.80	Community Development Facilitator
	TOTAL	£904.80	

The following payments were approved from the **Main Account**:

From/Due To	Date	Amount	Details
J Moore	27/04	£124.00	Lengthman Duties (April)
Worcestershire CALC	04/04	£1,005.75	Annual Subscription
Zurich Municipal	-	£1,736.66	Annual Insurance Premium
Harrison Flags	27/04	£106.14	Union Flag
JRB Enterprises	-	£264.00	Dog Bags
Malvern Heartstart	-	£200.00	Donation
E Hardman	16/05	£150.00	Handyman (£150 Gross - tax coding 1251L)
D Sharp	16/05	£414.40	Clerk's Fee (40 hrs @ SCP 17. £518.00 Gross)
	TOTAL	£4,000.95	

Accounts Summary

Reserves Lloyds B/F	£2,976.92		Main Account B/F	£47,838.74
Interest	£0.00	£2,976.92		
Fête Account	£1,232.36	£1,232.36	WCC Lengthman	£79.23
Buildings Account	£6.47	£6.47	WCC Lengthman	£124.00
Neighbourhood Plan Ac.	£1,764.42	£1,764.42	MHDC Precept	£16,459.00
Funding Account	£2,289.68		Pre Payments	-£904.80
Live & Local	-£165.00		May Payments	-£4,000.95
Live & Local	-£349.07	£1,775.61		
Total C/F		£7,755.78	Main Account C/F	£59,595.22

ii. To consider appointment of internal auditor: Mr Steve Tustin was duly appointed.

79/22 Any other matters for report or for future consideration

Nothing further was discussed.

80/22 Date of the next meeting

The next Parish Council Meeting would take place on Monday 20th June 2022 at 7.30pm in Welland Parish Hall.