

Minutes of the Extra-Ordinary Meeting of Severn Stoke & Croome d’Abitot Parish Council Wednesday 21st August 2024, 7.30pm At Youth Centre, Plovers Rise, Kempsey

Parish Councillors Present:	Cllr Susan Faulkner (Chair) Cllr Royston Garrard Cllr Pat Preston Cllr Richard Hill	(rep for Severn Stoke parish ward), (rep for Croome parish ward), (rep for Severn Stoke parish ward), (rep for Severn Stoke parish ward).
Also in Attendance:	Mrs L Stevens (Clerk and RFO). District Cllr David Harrison. District Cllr John Michael. M.F (National Trust). B. Shipston (Assistant Director of Operations, National Trust) S.B (Lengthsman). 13 members of the public.	<i>The meeting commenced at 7.34pm</i>
Apologies:	Parish Cllrs Sumner, Freeman and Williams. CCllr Martin Allen. J.H (St. Denys’ rep). P.J (Environment Agency).	

73/24	<p>Introduction, apologies and points of order</p> <p>a. There are currently 5 vacancies on this parish council, (1 in the Croome parish ward and 4 in the Severn Stoke parish ward). The quorum of this council is that 4 parish cllrs must be present for the meeting to proceed. Nil candidates stepped forward for co-option, though one Cllr pack was distributed for information. Cllr Faulkner introduced herself and gave a brief summary of the content of the agenda. Apologies were duly accepted. No new declarations of interest. No adjustments were requested to allow participation. Fire exits in new venue were clearly signposted.</p> <p>b. Minutes - <i>To receive and consider approval of the minutes of the previous meeting.</i> 17th July 2024 Duly approved. Prps: SF. Scnd: RH. Carried.</p> <p>c. Thank you to Kempsey Parish Council for assisting with room bookings and to Simon Bott and his lovely jubbly team for assisting with hosting.</p>	
-------	--	--

74/24. Public open forum. *Standing Orders suspended. Residents provided with guideline notes on each seat prior to meeting commencement.*

Initial single complaint from member of public was submitted 3 March 2024 regarding (National Trust) NT in breach of restriction of opening hours. NT noted confusion as to which areas/locations were covered by the planning permission, the definition of 'event' and which events were covered by conditions and submitted this application to try to clarify the situation. Resident concerns:

- *That current application will not give rise to a definitive set of rules by which the NT can be held accountable.*
- *That the current 8am opening addresses road parking issues but brings other problems for residents affecting privacy and contentment in their homes.*
- *No traffic surveys or plans form part of the current application. A travel plan was last approved in 2005 when visitors were 15,000 pa – the visitors now reach quarter million pa.*
- *It is not appropriate to have a one purpose fits all opening hour.*
- *Events in the immediate vicinity of the main house affect residents living in some cases only 50m away. 28 events a year in this location would amount to an event every fortnight at least, with a probable focus in the summer months, impacting on resident quality of life and mental health.*
- *Insufficient attempts to control access to the site during closed hours via public rights of way. Residents are affected by regular trespassing on the site during the evenings.*
- *Environmental impacts under evaluated.*
- *Attempts to spread out congestion are not working and merely change the nature of the impacts on residents.*
- *Concerns that planned yellow lines will simply push parking issues further down the road.*
- *Worry that the distance of the estate from major roads is a problem that cannot be avoided and the disproportionate impact on the rural area and homes cannot be negated.*

Resident requests also summarised in item 4 below.

NT noted that:

- *Highways and MHDC planners have been approached regarding travel plans since 2005 and the NT has been advised that no additional/revised travel plans were necessary.*
- *Resident concerns can be addressed by planning conditions.*
- *A separate application for the car park is underway.*

Standing orders reinstated.

75/24.

Planning and Enforcement

To consider and resolve to respond to the following applications or enforcement matters. Parish councils are statutory consultees, have no powers to approve or reject planning applications and can submit one of three responses: No Objections, Support or Object, along with comments as required.

- a. To consider a response to the application made under Section 73 of the Town and Country Planning Act 1990 to vary condition 16 attached to planning permission Opening Times **08/01709/FUL** (The National Trust, Croome). Nb. The parish council has requested of MHDC and received an extension to the usual planning deadline in this matter.

Debate summary:

- Acknowledgment of National Trust cooperation and involvement in consultation. Past liaison group was an attempt to address planning deficiencies with resident concerns addressed at separate meetings – public requests blurred the lines between the two making the liaison group unworkable. NT has attended almost every parish council meeting and provided regular reports since the liaison group closed.
- Hierarchy of events would address concerns that all 28 events would be ‘concert style’.
- Defined areas within the appl. so that residents know which locations will be in use.
- New traffic plan should be event specific, reapproved periodically and should involve the residents, police and emergency services. Highways need to fully understand the traffic volumes, speeds, impact on environment and road safety
- Definition of premises should include the car park.
- Well publicised park security and monitoring of rights of way during closed hours.
- A set annual timetable of events published well in advance.
- Better analysis post event/s in order to fully control all processes.

Motion: To object to the application in its current form. Prps: PP. Scnd: RH. **Carried.**

- b. *Standing Item: To consider and resolve to respond, or, as required, arrange an extra-ordinary parish council meeting for planning applications received after date of publication of this agenda.*

Government Consultation, 30 July 2024, National Planning Policy Framework (NPPF) with a significant number of proposed amendments. Consultation deadline 24 September 2024. The NPPF sets out the overarching national policies for planning.

Draft PC response: "Concerned to note the increase of £300 for planning application fees. (1) Given the example of the recent incorrect decision (parish council POV) by MHDC in respect of 6 High Green, which was a retrospective application, what is to prevent more such occurrences happening in the future? - where the ability to apply enforcement against retrospective applications is low to nil and so retrospective applications are waived through and, (2) where householders might no doubt try to avoid the higher fees in the first instance and only apply retrospectively if forced to do so. (3) Not all planning applications cover new builds, some for example simply cover replacement windows to listed buildings. A £300 cost increase in the planning app might often be the same as the cost of the window! Beyond the above concern about 'avoidance of the law', there is a) the matter of whether such a rise in this example is proportionate and, b) whether this increases the risk of unsympathetic additions to heritage buildings which are not then enforced. (4) Can it be a written requirement that the £300 will be ring fenced for enforcement?"

Motion: to approve in principle: Prps: PP. Scnd: RG. **Carried.**

- c. To note that once the parish council receives back quotes for rejuvenating the **red phone box at High Green**, a planning application may need to be made and advice is being sought. Motion to approve this course of action in principle only. Thank you to CCllr Martin Allen for future divisional funding.

Update provided by DCllr. J.Michael: "You won't need planning permission but you will need a Listed Building Consent application submitted to MHDC for approval. The form is on the MHDC website under The Historic Environment- there is a section marked Apply for listed building consent and a form you can download. Warning there is quite a backlog of applications which are being dealt with in priority order."

Clerk

Clerk

76/24.	Lengthsman scheme - <i>Standing orders to be relaxed to allow input from the lengthsman et al if required.</i>	
a.	To receive an update from the parish clerk with regard to concerns and questions that have been submitted to WCALC, who will make representations on our behalf to the County Council. No formal motion. Concerns relate to the online invoice submission system, reasoning and uses of data collected by the county council, ability of the lengthsman to work under new (or existing but now enforced) constraints, regular imposition of new requirements and lack of consultation. Note for clarity: Membership of the lengthsman scheme is a 'power' not a 'duty' of the parish council. This scheme has successfully been hosted by the County Council since 2002. Clerk to provide report on progress at next meeting.	
77/24.	Parish Council website and .gov email address and development of use of social media	
a.	Finalise costs to the PC and agree the scope of works. Working party to report on progress at next meeting.	
78/24.	Advert - Volunteer opportunities - St Denys' Church Committee has various vacancies. - Leaflet delivery volunteers wanted across the parish. - Biodiversity parish champion. <p style="text-align: right;"><i>Please contact the parish clerk for more information</i></p> The Parish Council would like to extend a welcome to a new volunteer Mr RH who has offered to walk all rights of way in the parish once a year and report back any issues so that they may be attended to. Cllrs gave thanks.	
79/24.	Correspondence, dates for diary, items for future agenda. Cllrs may use this opportunity to report minor matters of info not included elsewhere on the agenda:	
a.	Flood bund update if any. Nil. Apols given. Next update will be in September.	
b.	Update from St Denys'. <i>Dates for diaries.</i> - Sunday 6th October church service 10.30am followed by cheese ploughman's with glass of wine or juice. £7.00 per person. To book a ticket please contact Jane H on 07917821608. - Saturday 9th November 10am-4pm. £10.00 per table, Set it all up Friday 8th November time tbc. As many volunteers as possible please on both days & cake donations. - Our Artisan craft fair raised £1,035.60p which was brilliant. Thanks to all.	
c.	Worcestershire CALC AGM - Save the Date - 26 Sept 2024. Cllr Faulkner to attend.	
80/24	Dates of next meeting: Please always double check meeting dates and times before attendance, as meetings may unavoidably change at short notice. Meetings venue unless otherwise stated: SOQ room, Croome National Trust Visitor Centre. Satnav: Near High Green, Worcestershire, WR8 9DW. What3 words location: ///alleyway.rescuer.perfect Wed 25th September 7.30pm – (SOQ booked) Wed 29th November, 7.30pm – (SOQ booked)	

Signed ChairmanDate

Contact the parish clerk if you would like to receive agendas or minutes by email.

#Clerk & RFO: Mrs Lisa Stevens, 9 The Limes, Kempsey, WR5 3LG.
Tel: 01905 820956 / 07950256363 severnstokeandcda@gmail.com

<https://e-services.worcestershire.gov.uk/MyParish/>

Requests for this information in other languages/audio/large print will be reasonably considered.

Please take a moment read the council's privacy notice,
which explains how we use and look after your information and your rights.

This document is available via the website above, searching 'S' for Severn Stoke and then selecting 'publications'.