

MAMBLE PARISH COUNCIL

Draft Minutes of Mamble Parish Council meeting held in Mamble Village Hall on Wednesday 11th September 2024 at 7pm.

Present: Cllrs: Mr C Bunn (Chairman), Mr S Finney, Mr P Bytheway and Mrs J Rogers.

In Attendance: Mrs A Watson (Clerk)

1. **Apologies:** These were received and accepted from Councillor Mrs S Rawlins.
2. **Declarations of Interest:** Dispensation has been granted to Cllr. Bunn at each meeting for a Declaration of Pecuniary Interest, to enable participation in all discussions relating to the 'Lengthsman' and in addition at this meeting to Cllr. Finney for Item 5.
3. **Suspension of the meeting for the Democratic 15 mins/Public Question Time:** No public present.
4. **Minutes:** The minutes of the Meeting held on the 01/08/24 were approved and signed by the Chairman.
5. **MHDC Planning Decision Notice for M/24/00209/FUL** Erection of new dwelling with detached store to rear at Land at (OS 6934 7139) Applicant: Mr R Finney . **Planning Permission REFUSED.** Cllr. Rogers reported on attending the MHDC Northern Area Planning Meeting on the 4th September, and how the decision was made.
6. **MHDC Appeal Reference: APP/J1860/W/24/3346772 and Mamble Parish Council response.**
Appeal By: Mr Roberto Tramontana Site Address: Land At (Os 6913 7113) M/24/00169/FUL. The Clerk confirmed the following has been submitted, on behalf of Mamble Parish Council, objecting to the proposal:

Housing Need: *The proposed inappropriate development would result in the creation of one dwelling, for which there is no essential functional need established. The site does not fall within the development boundary and conflicts with Policy SWDP2C of the Development Plan. The applicant already lives and owns property in the village and there is no 'live' element required. A search on Companies House only links the applicant to two sand blasting companies and a Heavy Goods Operator service with no mention of a furniture restoration business as described.*

Sustainability: *The local infrastructure does not support this application and is unlikely to do so in the future. The bus service is scant with no prospect of improvement. Lacking access to a choice of travel modes would have future occupiers of the site reliant on the private car for their day to day needs due to the significant distance to any shops.*

Landscape Character: *This proposal would have a huge impact on the listed building, Sodington Hall, that has such significance it is listed on Wikipedia! SWDP 6 seeks to protect Heritage Assets and not open the floodgates to random development that would impact on our historic houses.*

Drainage: *There is no access to any mains sewer drainage and therefore the proposed dwelling would need a septic tank which requires a soakaway. The ground falls to the side where the water course is running and a high proportion the land in this area is hard standing. Any soak away would run into the water course which leads into a very sensitive environmental wet land area. In the height of the rains last winter Sodington lane flooded to a depth of about two feet and this would be less than 5 meters from the end of the proposed development.*

SWDP8 sets out when development can be permitted in open countryside especially for live/work units and Mamble Parish Council do not believe the criteria for this has been met.

7. Progress reports:

7.1 Footpath opposite the Sun & Slipper, work scheduled will take place 21st October - 25th October 2024. The Chairman reported on the condition of the path and will contact Highways regarding the planned repairs. The Clerk will attempt to contact the owners regarding cutting back the hedge.

7.2 Notice of Road Closure at Eardiston was duly noted.

8. Correspondence received and Items for Discussion.

8.1 Correspondence from PC Jon Hand regarding Parish Priorities.

8.2 Information on the new version of the National Planning Policy Framework from Wychavon & MHDC.

8.3 Worcestershire CALC Annual General Meeting 26th September 2024 Pershore Civic Centre. WR10 1PT.

8.4 Smaller Authorities Audit Notification of Exempt Status from SBA Team on behalf of PKF Littlejohn LLP.

8.5 SLCC Membership Renewal Notice 01.10.24

8.6 Clerk & Councils Direct September 2024 Issue 155

Councillors

Mr C Bunn (Chairman), Mr S Finney, Mrs S Rawlins, Mrs J Rogers & Mr P Bytheway

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9 Finance

9.1 Bank Statements:

9.2 26.08.24 Business Account £5208.43

9.3 31.08.24 Current Account £1747.62

9.4 Payments - The following payments were ratified and cheques signed:

9.4.1 Mr C Bunn (Lengthsman August 2024)	£206.25
9.4.2 Mrs A Watson (Clerk Salary & Expenses 06/07-05/08/24)	£340.00

10. Bank Mandate: HSBC Bank Mandate will be renewed with the following Resolutions:

The Parish Council of Mamble (the Organisation) confirm that on the 11/09/2024 passed the following resolutions:

- 1) The Bank is authorised to act on the following agreements/instructions (**Instructions**) entered into or given by those persons specified by the Organisation (each a **signatory** and together **signatories**) for giving those Instructions as follows:

Instructions instructions to make payments on behalf of the Organisation including signing, issuing or authorising cheques, inter account transfers, standing orders, direct debits and electronic payments irrespective of whether the accounts are in credit or debit (even if the payment causes an account to be overdrawn or exceed any agreed overdrawn limit);

any instruction to stop a payment on any account in accordance with the applicable provisions in the account terms and conditions;

any agreement(s) signed on behalf of the Organisation for or relating to electronic and/or telephone banking services of any kind whatsoever, and the Organisation acknowledges and accepts there's a power to delegate (including the power to sub-delegate) the operation of these services as set out in the terms and conditions governing these services. These services are extensive; for example, they include making payments, administering accounts and applying for new products and services including credit;

enter into any agreement(s) signed on behalf of the Organisation for or relating to debit, credit, charge or any other card facilities of any kind whatsoever, and the Organisation acknowledges and accepts there's a power to delegate (including the power to sub-delegate) as set out in the terms and conditions governing these card facilities;

any agreement(s) signed on behalf of the Organisation for or relating to credit facilities of any kind whatsoever, including borrowing facilities, overdraft facilities and other transactions which have the commercial effect of borrowing;

instructions to deliver any item held on behalf of the Organisation by the Bank in safe keeping; and

any other instructions in respect of any other transactions with the Bank (including administering the accounts (detailed in Part 1 Section 2 of this mandate) and opening or closing additional account(s) or services(s)).

All Councillors agreed and all other arrangements remain the same including the requirement for 2 signatories per cheque.

11. The Chairman thanked everyone for their attendance and closed the meeting at 8.30 pm.

Signed:..... **Date:**

Chairman

Councillors