



Minutes of the meeting of Waters Upton Parish Council which took place on **Wednesday 30th March 2022 at 7.30pm** in **Waters Upton Village Hall**.

PRESENT: Councillors: H Roberts (Chairman)
T Revitt
J Quin
B Rothwell

In attendance: Katrina Baker (Clerk)
Cllr S Bentley (TWC)
7 Members of the public

22/0204 WELCOME

Councillor Roberts, Chairman, opened the meeting and thanked everyone for attending. Councillor Roberts thanked Members for their support in allowing the meeting to be delayed by one week so that he could prepare following his holiday.

Councillor Bentley informed Members of the sad passing of Michael Barker. Michael had been Head of Planning and Development at Telford & Wrekin Council for many years and although had not always seen eye to eye with Parish Councils, he had always had Telford & Wrekin's future in mind when offering advice and guidance. One minutes' silence was observed.

PUBLIC SESSION

The chairman explained that the first 15 minutes of the meeting is for the public to raise any issues or questions for consideration by the Parish Council. The following matters were raised:

- a) Planning Application TWC/2022/0162 Concerns that if permitted, this will set a precedent for future applications to come forward.
Need an island to slow down the traffic on the A442 and to make the Crudgington Crossroads safer
£52,000 allocated from Phase One of the Dairy Crest site – why was this spent at Shawburch?
Poor quality housing on first phase, look for better, more sustainable design in any future development.
Noted the number of objections on the website.

22/0205 APOLOGIES

Cllr E Thomas Covid Isolation
Cllr K Hamilton Covid Isolation

It was proposed by Councillor Quin and seconded by Councillor Revitt, all were in favour and thus it was

RESOLVED that the apologies from Councillor Thomas and Councillor Hamilton be accepted.
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Members sent best wishes for their speedy recovery.

22/0206 DECLARATIONS OF INTEREST AND DISPENSATIONS

None

22/0207 MINUTES OF THE MEETING HELD ON 23rd February 2022

It was proposed by Councillor Revitt and seconded by Councillor Rothwell, with two abstentions, all were in favour and thus it was

RESOLVED that the Minutes of the February meeting be accepted and signed by the Chairman.

22/0208 MATTERS ARISING FROM THE PREVIOUS MONTHLY MEETINGS

The Clerk updated the meeting on matters that had arisen since the last meeting:

- a) Flooding in Catsbitch Lane – thanks to the farmer and landowner for their prompt action, the flooding near to the right of way stile had been resolved. However, there are two serious areas of flooding along the right of way route on the corners of the field which need attention.
- b) Footpaths through the villages – a reminder has been sent to TWC to request that they appear towards the top of the priority list for capital projects.
- c) Footpath outside of 1 and 2 The Stackyard – this was raised with Days New Homes
- d) Noticeboards – three new noticeboards have been delivered and will be sited in Great Bolas, Crudgington and Cold Hatton.
- e) The Barrier on Swan Bridge – thanks were extended as this has been repaired.
- f) Road sweeping and drain clearing has taken place throughout the Parish
- g) Outstanding matters at Orchard Close and to the rear of The Lion are being dealt with through the TWC complaint's process as these have been outstanding now for over three years and responses are not forthcoming from Council Officers.

22/0209 FINANCE AND GOVERNANCE

a) Payments

A full list of payments will be available.

b) Financial Report

The Clerk confirmed that current account has a balance of £52,263.73 at 28th March 2022.

The following income has been received:

£1533.78	recharges from Wrekin Housing Group
£460.00	recharge insurance from Waters Upton Stores
£1250.00	grant from TWC for Jubilee Event

There are significant conditions of the grant for the Jubilee Event which will need to be taken into consideration

22/0210 PLANNING

a) Planning Applications Updates

TWC/2022/022 Fern Hill, Cold Hatton Heath

This application has been withdrawn

DMMO/0001 Crudgington Green

The decision notice has confirmed the modification order, details are available including a map of the route.

b) Planning Applications for Consideration

TWC/2022/0148 West View, Sytch Lane

2 storey side extension and removal of a chimney

RESOLVED that Waters Upton Parish Council would have no objections to the proposals but would ask that the Planning Officer checks out the location in relation to the close proximity to the boundary and to ask that they take into consideration any comments received from neighbours.

TWC/2022/0162 Dairy Crest, Crudgington

Erection of 57 additional homes and the provision of a traffic island at Crudgington Crossroads

Councillor Bentley gave a short report on the background to the Crudgington Crossroads and the campaign over many years for a traffic roundabout for the safety of road users and pedestrians. Whilst it is accepted that in an ideal world, funding for major road improvements, such as this, would come from external Local

Authority funding, over the past 15 years of campaigning, has not been possible. As the Ward Member he will be calling-in the application so that it is considered by the Planning Committee, this gives an additional opportunity to raised concerns and he gave a commitment to raise issues such as lack of rural transport, house design, accessible housing, safe routes etc. It was pleasing to see the creation of a pedestrian route from the site, away from the junction and the installation of a crossing (for pedestrians including those walking to nearby Crudgington School).

Councillor Bentley took the opportunity to raise the matter of the review of the Waters Upton Neighbourhood Plan and to confirm that this needs to be done, in accordance with the NPPF, as soon as possible in order to ensure that the Parish Boundary is protected and it is now possible to identify land, within the Parish, that would not be supported for any type of development – this would give assurances on the future development within the Parish and protection against unacceptable development on specific sites.

The Clerk read the comments from Councillor Thomas and Councillor Hamilton who both stated that the development is on agricultural land and will set a dangerous precedent with the premise of infill. They believe that the house design is poor, limited open space and the proposal does not consider the impact of traffic headlights and safe walking routes. Concern was expressed about the lack of local services and infrastructure, GPs are full, senior school places are limited and concerns over sewerage disposal.

Councillor Revitt and Councillor Rothwell confirmed that they were in favour of the development due to the significant community gain but would not normally support such development on agricultural land. However, Councillor Rothwell recalled attending a meeting some years ago which had established the need for a roundabout at this location. Therefore this is a unique opportunity for the safety of road users and pedestrians and to avoid congestion on this well used route. It had been confirmed at the meeting that traffic lights would not work at this location.

The inclusion of comments relating to all aspects would be important within the consultation response, however for safety reasons, they would support the provision of the roundabout. However, it will be important that a condition is included that the roundabout must be provided before the housing can be built, to ensure that it is provided as soon as possible.

Councillor Quin objected to the proposal as it is against the Neighbourhood Plan and the Local Plan and believes that TWC should say no on principle.

He expressed concerns regarding the number of vehicles that will be using the entrance to Crudgington Fields through the Phase One development.

He did not agree with taking farming land when looking for self sustainability.

Finally, Councillor Quin commented on the need for sustainability in future developments, as this is an NPPF Core issue and the proposal should include electric charging points, solar panels and cycle paths. He believes It will result in a big estate which does not have any services, such as rural transport, a shop or access to essential services.

Councillor Roberts presented more information regarding accident history at the site, which included a fatal accident and therefore for many years the site has been an area of concern. He also recalled his personal experiences of near misses at the site. The site, adjacent to a significant brown field site, can now provide a solution. He felt that Crudgington Fields is unique in terms of its isolation and currently does not offer safe access to the surrounding area and will not open up nearby fields for future development as infill sites. Councillor Roberts has witnessed on a number of occasions local residents attempting to cross the A442 and it was clear that safety of both adults and children is a vitally important issue.

This application was always going to be difficult and there is an understanding towards the views presented. This is, however, a contrary to policy application coming forward only because of its significant community gain.

RESOLVED that Waters Upton Parish Council would respond to the consultation, in support of the provision of a roundabout at this location, and therefore in support of the application. However, the response will include all the points raised by all the members and that relevant statements and arguments can be included in the presentation to Planning Committee when the application is considered.

The Clerk will draft the response and share with all the Members prior to submitting this on the e-planning portal.

Councillor Bentley confirmed that the meeting of the Planning Committee will give an opportunity for the

Parish Council and residents to address the committee before they make a decision. He also agreed to put forward the points raised regarding the green agenda and sustainability as part of his presentation.

TWC/2022/0167 66 Sheepbridge Cottage

Erection of a single storey side extension and two storey rear extension with detached garage and workshop

Members of the Council have been aware of a number of applications for this site and would question if this will replace a previous decision.

RESOLVED that Waters Upton Parish Council would have no objections to the proposals but would ask that a condition be added to any permission, if granted, that no change of use application will be considered for the workshop to become a residential property.

c) Waters Upton Neighbourhood Plan

Members have considered for some time that the current Neighbourhood Plan is in need of a review to take into consideration current changes in planning legislation and sustainability challenges within the climate change agenda. In accordance with the revised NPPF, sites can be included to determine where future development is and is not to be permitted. This will strengthen the Parish Boundary.

Patrick Mottershead, TWC, is available to meet with a Steering Group to discuss the process of a review and the Parish Council has received offers from local residents to take part.

d) Other Planning Matters

i) The Stackyard, Waters Upton

Discussions are continuing with Alan Day with regards to:

- The right of way around the site
- The completion of the car park for use by the PCC
- The front footpath
- The central green space
- A water connection to the church
- The Legal Transfer agreement

ii) Planning workshops

Members had not been able to attend many of the organised sessions. It had been agreed that each Parish Council will receive a data stick containing all the presentations on each subject. When this is available, an internal training session for the Councillors, with interested public invited, will be arranged.

22/0211

CORRESPONDENCE

a) All correspondence received for the attention of the Councillors has been circulated and no requests had been received for items to be added to this agenda.

b) Information from Shropshire Association of Local Councils

All information and News Bulletins are shared with Members and useful information and guidance is included in the publications, which include advice from NALC and other organisations.

c) Bird Scarers

Following discussions between residents and the local landowners, bird scarers are now only used in accordance with regulations and not on a Sunday.

d) Loss of Internet

It has been very frustrating for local residents, particularly near Shray Hill, who have been without an internet connection for some time. Unfortunately, the Parish Council had not been able to assist as Openreach would not liaise with us because we did not have an account with them. Residents were advised to contact their ISP who could discuss the issue with Openreach on their behalf.

22/0212

HIGHWAYS AND TRANSPORT

a) Updates

Meeson / B5062 – this is nearing completion, there is a requirement to move the post for the second mirror to an improved location.

The VASs are now working at Cold Hatton, however work to clean the signs and improve the road

markings is still required.

It had been necessary to submit a complaint to TWC regarding the poor pothole repairs that had been undertaken in Catsbritch Lane, in preparation for the Quiet Lanes Project.

22/0213

PARISH ROOM CROFT

The Chairman gave a short update on the progress with the development of Parish Room Croft and included details relating to

- The installation of the gates, from the Village Hall Car Park
- The rear hedge planting
- Hedge and grass maintenance

Thanks were extended to Mr Les Finzi for his work to mow and level the ground and install the gates and also to Mr Holgate for the provision and planting of hedging by his fence and garage.

The Parish Council will take on the ongoing maintenance of all hedging.

22/0214

CLIMATE CHANGE WORKING GROUP

The Chairman gave a short update on continued progress with this project and confirmed that the Village Hall Management Committee is to discuss the provision of infrared heaters and LED lighting at its next meeting.

Councillor Stephen Bentley, Ward Member, has provided £1000 towards a car charging point for the Parish.

22/0215

PARISH PROJECTS

a) Platinum Jubilee Celebrations

i) Village Fete

Councillor Thomas had provided an update from the meeting and thanked all the volunteers who have come forward to help with the arrangements and at the Fete which will take place on Parish Room Croft on Sunday, 5th June 2022.

A road closure will be in place – Councillor Quin has kindly agreed to act as the co-ordinator and further information will be available soon regarding the location and car parking. Two grants have been received from Telford & Wrekin Council and Councillor Stephen Bentley towards the event, £1500 is available – however there are restrictions on £2000 as to what it can be spent on. A further meeting is to be arranged for April.

This is a Parish event, and all residents will be welcome.

ii) Flag Pole

A request for a flag pole was discussed and it was proposed by Councillor Quin and seconded by Councillor Revitt, all were in favour and thus it was

RESOLVED that the Parish Council provides a flag pole, to be sited at Parish Room Croft and purchases a Platinum Jubilee Union Flag which will be raised at the event.

The Clerk will check if planning permission will be required.

It was also agreed that a request be sent to Shropshire Homes and Days New Homes for a contribution towards the cost.

iii) Commemorative Coins

A sample coin was available, which has the Parish Council logo on the reverse. These will be available for all primary school children, with some extras available on a first come, first served basis.

RESOLVED that the Parish Council will purchase 250 coins from Insignia, with the Platinum Jubilee emblem and Parish Council logo included. These will be provided in a small acrylic box.

iv) Village Funding

As yet, there have been no requests for assistance for other villages in the Parish who may want to celebrate over the weekend close to home. The Parish Council has some funds available to support such local events.

22/0216

POLICE AND NEIGHBOURHOOD WATCH

Community Speedwatch

Not all of the forms have been returned, although some have been received from new volunteers – these are currently going through the police checks. Updated training will be provided to all volunteers where new forms have been completed. Thanks were recorded to Roy & Sue Wall and Sue Finzi for their commitment to the scheme. There are, in fact, limited offenders – however, it was good to hear from the Police that a recent recording was a vehicle that was on the system from another scheme and the driver has received a visit from the police.

PCSO Collumbell

Our PCSO had sent his apologies, however his report included that hare coursing remains a problem in the rural areas. There have also been reports of dogs off leads who are not 'under control'.

Newsletter

The recent edition has been circulated.

Police & Crime Commissioner / TWC

A jointly funded project will be launched to tackle fly tipping in rural areas and in particular on private land. There is to be a meeting in Waters Upton Village Hall for Parish Councillors to attend.

22/0217

CHAIRMAN'S COMMUNICATIONS

Granville Site

The Chairman updated Members on his (personal) response to an enquiry regarding possible effects of future decisions regarding the Granville Site and Potters.

CLERK'S REPORT

Great Bolas Bus Shelter and the A442 Footpath in Waters Upton have been listed for maintenance.

A litter pick event will be arranged for the end of May, and this will assist in tidying up the Parish for the Jubilee Weekend. We hope that this can also include cleaning road signs.

22/0218

INFORMATION FROM TELFORD & WREKIN COUNCIL – Councillor Stephen Bentley

Councillor Bentley reported briefly on his continued work regarding a Safe Route to School for Crudgington Pupils and thanked Mr Patel, The Lion (now known as Bharat) for his continued support in the short term. Discussions are taking place to extend the parking provision at the school.

TWC has increased the council tax by 1%, which is earmarked for Adult Social Care, whilst he supported the allocation of additional funding for Adult Social Care, in these difficult times it was unfortunate that an increase was necessary to achieve this.

All Borough Councillors are to be allocated up to £10,000 in 2022/23 for local initiatives and projects within their own communities. It is hoped that some of this funding will be used for a rural transport scheme, although discussions are at an early stage.

There has been no update, as yet, on the Boundary Commission consultations. Anyone wanting to offer comments, have until 9th May 2022. These should be sent direct to the Boundary Commission.

22/0219

PARISH MATTERS

The Chairman explained that this is now an opportunity for the public to ask any questions relating to items that have been discussed throughout the meeting.

- Accident statistics for Crudgington Crossroads
- The need for the Neighbourhood Plan Boundary to be defined to prevent further development
- Outcome of the appeal for a dwelling at the rear of Shanti House
- Drainage issues, rear of the Bharat car park and Orchard Close

Councillor Quin raised concern that the bund, as part of the planning consent at Moorbank Farm, has not yet been provided and is needed.

Members shared concerns that the TWC Enforcement Team should follow up to ensure that conditions included in planning consents are checked to ensure compliance.

22/0220

NEXT MEETING

27 th April 2022	7.30pm	Annual Parish Meeting	WU Village Hall
	8.00pm	Full Council	

The Chairman thanked Members for their important contributions to this meeting which closed at 9pm.

SignedDate

These Minutes are produced in draft form. E & OE until confirmed as a true record by Full Council at the next meeting on 27th April 2022.