

Cyngor Cymuned Carreghofa Community Council

Minutes of the Meeting held on Tuesday 29th June 2021 at Llanymynech Village Hall

Present:

Cllr M Connell (Chairman)

Cllr R Dover

Cllr F James

Cllr C Jones

In attendance:

County Cllr Arwel Jones

Mr M Donkin – Clerk to the Council

1. Apologies for absence

Cllr C Backshall

Cllr R McCluskey

Cllr R Pownall

2. To record Declarations of Interest in items on the agenda

None

3. To confirm the minutes of the meeting held on Tuesday 25th May 2021

The minutes of the meeting of 25th May were agreed, proposed Cllr James, seconded Cllr Jones and signed by the Chairman

4. Matters arising from the notes

4.1. Application Reference: 21/0537/HH

The Chairman reported that he had attended the meeting on 1st June with the applicant, Mr Martin Clare and a representative of the planning department. The objection from the planners was that if the electric gate failed to open a vehicle travelling from the crossroads would be blocking the highway. It was agreed that the gate would be moved further back allowing a vehicle to cross on to the property without the gates being open. Planning permission was subsequently granted.

4.2. (Ref min 7.3) Printer / Scanner. Ongoing

ACTION: Clerk

5. Finance report

5.1. Financial Position

Council noted the financial position as set out in the papers for the meeting.

5.2. Approval of payments

The clerk pointed out that RoSPA had assumed that the adult gym equipment, although on the same site as the children's playground, constituted a separate inspection and had, therefore, submitted two invoices. Council felt that this was an unsatisfactory position and decided that a new tender would be sought next year. Nonetheless payment to RoSPA as set out in the papers was approved.

5.3. Donation request from Tenovus Care

Council decided that the application did not meet the criteria set out in the Donations policy and therefore no donation could be made.

6. Planning

Cllr Dover raised the question of possible planning on land off Carreghofa Lane. This had been allocated as a possible area for planning in the LDP and he had noticed the landowner with other 'official' looking people inspecting the site. He wondered whether an application to build on the site was imminent. County Cllr Arwel Jones advised that no action could be taken before the Community Council had been consulted. There was a question about the status of the land and the Chairman undertook to check whether it was still listed in the LDP.

ACTION: Chairman

Subsequent to the meeting the Chairman forwarded the following:

Further to the meeting this evening, I attach the link to the Local Development Plan above.

Copy it into the Google search line, press <Return> and scroll down to Page 186 of 229 which shows the Llanymynech entries for:

- 1) Land adjacent to Parc Llwyfen - next to the football field
- 2) Land off Carreghofa Lane

7. Other matters

7.1 RoSPA Inspection

The Chairman noted that the adult gym equipment had passed the inspection as was expected given the newness of the equipment.

The Children's playground inspection, he felt, had been 'cut and pasted' from last year's inspection. It suggested that 'No Dog' signs should be erected when in fact they were actually in place. It also raised the matter of access to the canal towpath despite that fact that the Council had taken steps to secure the gate so that it could not be opened. The Chairman confirmed that he had cut back the hedge by the entrance on Carreghofa Lane.

For the rest there were only minor issues which would be addressed.

7.2. Community Award

The Clerk reported that he had visited Engraving Plus in Oswestry and they could produce a plaque for the following:

Glass Plaque - £28.95

Crest - £10.00

Lettering - £15.95

The Clerk also passed round an example of the plaque.

Council decided to have two plaques made to present to Duncan Borthwick and Suzanne Walker in recognition of their services to the community in running the Llanymynech Covid 19 Support Group

ACTION: Clerk and Chairman

7.3. Memorial Bench at Walls Bridge

This matter was deferred until the next meeting when it was hoped that Cllr Pownall would be well enough to attend and give an update

ACTION: Cllr Pownall

7.4. Website compliance

The report from Cllr Backshall in the papers for the meeting was noted. Councillors were asked to read the report so that they could offer suggestions on the companies tendering at the next meeting.

The Chairman said that Cllr Backshall had done a lot of very good work in taking this matter to its current point and asked that Council put on record its thanks to her for her valuable contribution.

County Cllr Arwel Jones said that in the future the external auditors will be looking at website compliance so this should be a priority for the Council.

The Chairman asked all members to review Cllr Backshall's paper as decisions will need to be made at the next meeting.

The matter was then deferred until the next meeting when Cllr Backshall would be present.

ACTION: All to study Cllr Backshall's paper

8. Amenities

8.1. Walls Bridge Playground and Football Field

The Chairmen noted that the field had been cut recently but that the field between the football pitch and the houses belonging to Lewis Bros was once again overgrown. Arwel Jones offered to cut it again but it was felt that it would quickly regrow and that cutting this field should be left until the end of August. The Chairman said that he would write to the residents bordering the land to apprise them of the Council's intentions.

ACTION: Chairman

9. Highways and Byways

9.1 Potholes

Cllr Jones said that the potholes on Carreghofa Lane had been repaired but referred to the work as a "rough job". The Chairman said that this was because although the potholes had been filled the work was not sealed and, as a result, they quickly degraded again. County Cllr Arwel Jones said that the sealing of potholes had, apparently, been stopped for health and safety reasons. Hot tar had been used but someone had been burnt. Cold tar is much more expensive.

Cllr James reported that there were quite a few potholes still requiring attention on Pen-y-Foel.

9.2. Dolphin Car Park

County Cllr Arwel Jones said that, following the landlord's agreement to meet half the cost, he had emailed the County Council and asked them to go ahead. The Chairman had emailed to confirm that the work had been carried out using a dry mix and without being sealed. County Cllr Arwel Jones then informed Council that the estimate from Powys CC had been £500. However, the work had been contracted out and the total cost was £2500. Cllr Arwel Jones said that he would look into the matter further

ACTION: County Cllr Arwel Jones

9.3. Speeding cars

The Chairman said that he had written to Dyfed Powys Police and had received the following reply from Go Safe (a sub-section of DPP):

Apologies for delay in replying.

We have assessed a possible enforcement location in the 30mph limit on the B4398 at Wern. Please see the yellow pin on the map below, is this the location you are concerned about?

We are in the process of assessing tender documents in order to appoint a company to carry out full traffic surveys on our behalf. This probably won't be in place until September

(we don't usually carry out surveys during times when schools are on holiday as this does not give us a true representation of traffic flow).

The Chairman made the following reply:

Thanks for coming back to me. The areas I am concerned about are both sides of the 20mph area, which I believe covers the road outside the local primary school.

Traffic exceeds the 30mph from the New Bridge to the start of the school and then after the school to the crossroads at the A483.

I appreciate your timescales and am pleased that we can get some data - albeit not immediately. Can you keep me informed when you have scheduled the reviews to be done and if I can assist - I am more than happy to do so.

CLlr Dover raised the issue of tractors and delivery vans speeding on Carreghofa Lane. He said that they frequently travel well in excess of 30mph and could cause significant damage if an accident occurred.

The Chairman said that he would write to Go Safe and ask them to add Carreghofa Lane to their survey.

9.4. Red Lion Hotel

Following the last meeting the Chairman had received a reply from Shropshire County Council and this had been added to the May minutes. It is repeated below.

Subsequent to the meeting the Chairman received the following reply from Shropshire County Council:-

"I have raised your concerns to the officers dealing with this site. They have an application for a residential scheme under consideration, although there are significant concerns in terms of the level of information that has been provided, and the harm that would arise to the listed building and the conservation area. We also have an active and ongoing planning enforcement case, although progress has been slower than we would have wished due to the safety considerations relating the Covid-19 pandemic and absence of the owner from the UK for much of the past year. However, officers have been monitoring the situation and have assured me that they will continue to work to find a resolution as quickly as possible. The parking issues that you refer to have been raised with our highways team."

9.5. Carreghofa Way

Council noted the paper sent in by Cllr Backshall.

It was agreed that if the footpath is a right of way then the gate should not be locked. However, Cllr Jones pointed out that there are cattle in the field and that if walkers leave the gate open then the cattle can get out onto the road. County Cllr Arwel Jones said that in this case it is the landowner's responsibility to provide a stile.

The Clerk was asked to contact the County Rights of Way officer and ask him to get in touch with them landowner.

ACTION: Clerk

Cllr James asked if there is a map of footpaths in Carreghofa. It was agreed that the Rights of Way Officer should be invited to the next meeting.

ACTION: Clerk

Cllr Jones also noted that the canal towpath had been cleared of foliage but that the debris had been left in situ. The Clerk was asked to contact the Montgomeryshire Canal Restoration Committee

ACTION: Clerk

9.6. Signs on the pavement at A483 crossroads

The Chairman said that following his approach to the Highways Department an officer had been sent out and the signs have been moved back. However, A boards remain a problem as they obstruct the view for drivers emerging onto the A483.

ACTION: County Cllr Arwel Jones to take up the matter with Highways

9.7 Electricity works on A483

The Chairman read a letter that he had sent to Traffic Wales

I am writing as Chairman of Carreghofa Community Council, regarding the recent notification of upcoming work in the village - to start 26 June 2021.

I only received notification 2 days ago, so I apologise for a late response.

My major concern is about the school children living within the village..

There are 3 local schools (Marches, Welshpool High & Moreton Hall) whose pupils have "pick up & drop off" points by The Dolphin Inn (just before the crossroads on the Welsh side). These buses pick up around 8.15 to 8.30am and drop off around 15.30pm. Many of those pupils need to cross the A483, living on the estates by the Village Hall (on the English side). In addition, primary school children at Carreghofa PS are "chaperoned" daily to Border Pre-school at the Village Hall after school is finished, again across the A483.

As you will be well aware, the A483 is a very busy road with large lorries starting their work well before the 9am start times you are proposing, and at the end of the school day. Drivers already exceed speed limits during the "normal" day and my fear is that with a (presumably) 4-way traffic system at the village crossroads, drivers will become impatient and take risks (especially over the un-manned periods).

Can you advise what contingencies have been made to accommodate these movements/situations?

Can you advise whether the pedestrian traffic signals will be operable throughout or will they be disconnected? I appreciate that the work is for street lighting, but I am assuming that all associated electrics will be disconnected during the work periods, and if so will they be reconnected after you have left site each day?

I am more than happy to discuss this over the phone if it is easier than e-mailing. My contact details are as below.

He had received a reply that his message had been passed to the North and Mid Wales Trunk Road Agent and he could expect a reply in 20 days. As this would be after the work had started he sent the email direct to the Trunk Road Agent and received the following reply:

Thanks for your email. I am the project manager, I live local to Llanymynech and fully understand your concerns.

The agency has a dilemma: work isn't permitted in the embargo which is when the schools and colleges are closed so work has to be done in term time.

Peak times are avoided and the operatives always consider safety of the public ahead of production.

A shepherding process is used to guide the public around the works if necessary.

The majority of the work is below the Bradford Arms and the bridge is going to be done at night.

There is no civil work planned above the crossroads, only lantern replacements.

The crossing will be operational, the only disruption will be when the Hi hab is required to replace the streetlight on the crossroads; this will take 90 minutes.

I visited site last week and was very concerned about the current volume and speed of traffic, although it did slow down at the sight of my hi vis. If traffic volume causes delays the work will be suspended.

The work is necessary as:

The existing Highways England equipment near the 30mph limit on the south side is in poor condition.

The crossing, although compliant to standard, does appear darker than the surrounding area.

Existing discharge lighting is becoming expensive to maintain and the proposed LED replacement will improve lighting uniformity and reduce lights out.

10. To receive reports on meetings from outside bodies

10.1. Burial Board

No meeting has been held since the last report

10.2. Powys CC and Town and Community Councils meeting

The next meeting will take place on 19th July (via Zoom)

10.3. Village Hall

The next meeting will be on Thursday 1st July.

10.4 CHC meeting

The next meeting is scheduled for 1st July

11. Correspondence

11.1 Correspondence for decision

There was no correspondence for decision

11.2. Correspondence to note

Council noted the correspondence sent out by the Clerk since the last meeting and itemised in the papers for the meeting.

12. Any Other Business

12.1 Cllr Jones asked if there was any further information on the proposals affecting Carreghofa Primary School. County Cllr Arwel Jones said that the matter will not come to Cabinet until September following which there would be a consultation. He would press for a public meeting.

12.2. The Clerk notified Council that the Welsh Government has launched a consultation:

'Eligible Community Councils (General Power of Competence) (Qualifications of Clerks) (Wales) Regulations 2021'

The Local Government and Elections (Wales) Act 2021 ('the 2021 Act'), sets out the intention of Welsh Ministers to specify, in regulations, the qualifications or description of qualifications that the clerk to a community council must hold in order for the community council to meet the second of the three eligibility conditions to become an 'eligible community council'.

The consultation will be open between 28 June 2021 and 24 September 2021.

He pointed out that, despite a career in senior NHS management he does not hold the qualifications mentioned in the document. Much will depend upon the definition of an 'eligible council'.

13. Date of next meeting

Tuesday 27th July 2021 at 7.00pm

ACTION: All to note.

Approved by Council as a correct record:

Proposed: _____

Seconded: _____

Signed: _____ Chairman

Date: _____