

LEIGH AND BRANSFORD PARISH COUNCIL

Minutes of the meeting of Leigh and Bransford Parish Council held at 7.00pm on Tuesday 23rd July 2024 at Leigh & Bransford Memorial Hall

Present: Councillors: D Fereday (Chair), P Ralph, J Sharp, N Christie, P Hawkins, G Jones (co opted item 23/24), J Beach (co opted item 23/24).

Clerk: A Briggs, Cllr K Hanks (WCC) Cllr S Rouse (MHDC), 4 members of the public.

- 17/24 Apologies – received and accepted from Cllrs M McNally, N Cresswell and P Whatley.
- 18/24 a) Declarations of Disclosable Pecuniary Interests and any Other Disclosable Interests in items on the agenda (personal and prejudicial). None.
b) Notification of any changes to the Register of Interests. None
c) To consider any written requests from Councillors to Grant a Dispensation (s33 of the Localism Act 2011) relating to items on the agenda. None.

(Meeting closed)

- 19/24 Public Participation. A resident wanted to say a thank you to Cllr Hanks for sorting out the newly installed cycle barrier at Malvern Rise. For safety reasons it was suggested that the colour of it should be changed from black to maybe yellow or red and white. Cllr Fereday suggested we look at similar barriers in the area as to what colours are used.

(Meeting re-opened)

(Item 23/24 was discussed here)

- 20/24 Reports of District & County Councillors

Cllr Hanks gave a comprehensive update. She spoke of the national drive to improve 4G coverage through shared rural network programmes and the need for Parish Residents Support. Cllr Sharp outlined our communication with Atlas and that they're tentatively looking at sites to place the mast. Cllr Hanks said WCC are recommending that broadband and mobile infrastructure considerations are included in Local Development Plans. She also said that WCC have a Mobile Broadband Unit which can be utilised for events.

The Cycle Barrier at Malvern Rise has now been installed.

WCC have looked at locations for a VAS unit within our Parish as it cannot be placed outside the school entrance. Cllr Sharp voiced his concern at the general amount of speeding which takes place, especially on the Bransford to Leigh Sinton stretch and Stocks Lane towards Bransford. (A speed of 90mph has been clocked). He confirmed that WCC have said the VAS unit can't be placed by the school, neither can it be placed by a major junction so where is it to go? **The Safer Roads Partnership** have also said the Community Speed Watch is not viable because of the proximity to speed camera and it's unfair to drivers. At the present time we have no units to record speeding and it was reiterated that speeding really is a problem within our community. Cllr Hanks to look at these areas as a matter of urgency.

Cllr Sharp reminded Cllr Hanks that budget money from WCC was to be made available to improve the footpath by Haywards Close. Cllr Hanks confirmed another visit will be made to Haywards Close and that money will be made available. Cllr Sharp said the County Council hedge was due to be cut too.

Cllr Rouse said the ditch along Sherridge Road needs to be cleared as it's heavily overgrown. (After various conversations it seems that WCC is responsible for the ditch). Cllr Rouse to supply Cllr Hanks with the ticket number so it can be followed up.

She also gave a comprehensive report saying that planning targets may well change now, along with the SWDP, now that we're under a new government. She touched on Worcestershire Parkway and the potential expansion of a motorway junction and the 10000 houses and as yet there is no railway strategy in place. There is also no funding for Rushwick rail station and they're now looking at 2041.

Food waste Collections. Again, we were going to be capital funded, but now not sure of the plan under the Labour Government.

Cllr Rouse said there's a lot going on at community level, but these projects are based mainly in the towns and not in rural locations. She touched upon E-bikes and that there's no real infrastructure in the rural areas for this scheme to make a real impact. E-bikes will be discussed more later (item 36/24).

Community bus – no interest as yet. Cllr Rouse suggested a 'bus on demand', similar to the one in Upton but even this has had its teething problems.

Cllr Ralph pointed out that the community field is full of rubbish so can it be cleared by either Parish or District Councils. Cllr Sharp asked about Malvern's Levelling Up money; Cllr Rouse informed him that the £20M has all gone to the theatre.

21/24 Progress update on the Leigh Sinton Community Project.

Cllr Rouse informed everyone that the Lioncourt signs are up in the field. The District Council voted sometime in June they want to take ownership and they have 40 days in which to do this. The Community Group are looking to have most of it as community sports facilities with the bottom bit being a bio-diversity/wildlife area. They are working with the school, the Badgers and residents, with the aim of setting up a Trust to manage these areas. There is a tiny bit of the plot which Lioncourt would use as their compound area until the build is finished. They will then put in the free 50 car parking spaces. Cllr Rouse said this is still at negotiation stage.

Cllr Fereday spoke of the Land Report from about a year ago and the quote given to do the works would be about £0.5M. He asked if this figure was still realistic. Cllr Rouse was unable to answer him at this time. He also asked if the Leigh Sinton Community Group consists of the same people it did a year ago and was informed there are some changes: (Sarah, Kerry, Mark Green, Simon Bond, the Badgers). Mark Hammond will be leading on the District Council side of things. Cllr Christie asked Cllr Rouse that once the whole project is at a maintenance level, how will this be funded (a member of the public said to maintain the football pitches to a proper standard will cost about £20K a year [along with changing rooms maintenance]). Cllr Rouse informed everyone that they're looking at how best to fund the gaps. It's a large capital scheme - not just in the near future but over the next 10/20 years. Mark Hammond said the Badgers have to be engaged in this process as this is written in the Neighbourhood Plan. (Cllr Rouse confirmed it specifically mentions the Badgers in the Neighbourhood Plan.) She also said the Playing Pitch Strategy is linked to S106 money which is linked to the Neighbourhood Plan. Mark Hammond and the DC are the legal body who deals with S106.

Cllr Sharp said the school are keen on the idea of a MUGA, plus accommodation for Breakfast Clubs.

A member of the Parish pointed out that out of the 14 acres available, a couple of acres should be made available for a village green and play area as the Parish is woefully lacking community space.

Cllr Rouse and two members of the public leave the meeting.

22/24 To consider and approve the minutes of 28th May Annual Parish Council Meeting. Having been circulated the minutes were approved unanimously.

23/24 To consider applications for co-option to the Parish Council (2 vacancies for Leigh Ward). Applications were received from Graham Jones and Jane Beach. Both were co-opted unanimously, signed declaration of acceptance forms, and joined the meeting. (This was discussed below 19/24).

24/24 Planning

- a) To consider and approve the minutes of the planning committee meeting held 25th June. Having been circulated the minutes were approved unanimously.
- b) Updates on ongoing planning matters – None.
- c) Planning applications received.

MHDC Reference	Location	Proposal	Recommendation
M/24/00617/FUL	Suffield Lodge, Bransford, Worcester, WR6 5JE	Change of use of land for a dog boarding business (from C3 to Sui Generis / mixed) & erection of air-conditioned kennels. Installation of additional gate in widened access.	Refused: N Christie, Seconded J Sharp 3 for/3 against. Chair casting vote to be refused.
M/24/00914/FUL	The Orchard, Bransford, Worcester, WR6 5JE	Construction of one and half storey extension to provide kitchen and office facilities. (Variation of condition 8 Ref.21/01027/FUL).	Approved: J Sharp, Seconded N Christie Unanimous.
M/24/00697/HP	Constantine, Bransford, Worcester, WR6 5JB	Proposed single-storey extension, plus new windows to kitchen and detached garage	Approved: N Christie, Seconded P Hawkins Unanimous.
M/24/00993/AGR.	Coopers Cottage, Sandlin, Leigh Sinton, Malvern, WR13 5DN	90' x 40' Steel portal frame building to be used for the storage of Machinery, Hay & Fruit	Approved: N Christie, Seconded J Sharp. Unanimous
M/24/00990/FUL.	Braces Leigh, Worcester Road, Newland	Agricultural Access Improvements from A4103 and Provision of a Farm Track	Approved: N Christie, Seconded J Sharp. 3 against, 3 supported. Chair casting vote to Approve. (1)

(1)

- a) To introduce meaningful changes on the land between the new road and Suffield Close which will encourage, protect and contribute to biodiversity.
- b) Times of use of this access to be limited to reasonable working hours.

(K Hanks leaves the meeting during M/24/00990/FUL discussion).

M/24/00973/NMA Instones This appears to be about two new accesses, one from Hoopers Close and one from Stocks Lane.	Instones Stocks Lane Leigh Sinton Malvern WR13 5DY	Non-Material Amendments to Ref.M/23/00878/TDC5 for Amendment to access to include two new private access roads to each of the two new dwellings.	Discussion only, no comments are needed from us by MHDC.
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(Item 33/24 was discussed here).

- d) To note Planning decisions received.

M/24/00355/FUL: Land At (Os 7680 5325), Leigh. New vehicular access; installation of two storage containers to house tractor, trailer and associated machinery/equipment; Reinstatement of existing track. **Refused.** Noted.

M/24/00445/CU: Bluebell Cottage, Dragons Lane, Leigh Sinton, Malvern, WR13 5EB, Retrospective change of use of land from meadow/garden area to holiday accommodation consisting of 3 x wooden 2 berth pods, 1 x 2 berth Shepherd Hut and 1 x Communal shower/toilet block and kitchenette. Within the meadow area there is also a wooden gazebo. **Approved.** Noted.

M/24/00383/FUL: Guinness Park Farm, Leigh Sinton, Malvern, WR13 5EQ: Construction of a new storage building (B8 use class): **Approved.** Noted.

M/24/00580/FUL - Coopers Cottage Sandlin Leigh Sinton Malvern WR13 5DN: Engineering works to widen the driveway and changes to adjoining embankment (retrospective): **Approved.** Noted.

M/24/00063/OUT – Sunningdale, Stocks Lane, Leigh Sinton, Malvern WR13 5DY: Outline application for single dwelling with all matters reserved except for access. **Approved.** Noted.

25/24 Grants and donations. None.

26/24 Finance

a) To note and approve accounts paid.

Schedule of Accounts for July 2024 Parish Council Meeting

Staff costs	Clerk – May	£718.69
NEST	Pension – May	£56.33
SLCC	Clerk Annual Membership	£158.00
James Monk	Web Design Interim payment	£800.00
Staff costs	Clerk – June	£706.09
NEST	Pension – June	£56.33
Memorial Hall	Room Booking	£156.00
R Wilks	Lengthsman Work	£576.00
Staff costs	Clerk – reimbursements (HMRC & ICO)	£272.16

Balance as at: 22nd July 2024

Community Current Account: £6,480.86

Business Savings Account: £28,487.32

Payments noted and approved.

b) To appoint a Parish Council Member auditor. Cllr Fereday to speak to **Cllr** N Cresswell.

c) Signing of Internal Audit Plan 2023-2024. Agreed by all and signed by Cllr Fereday.

d) Updating of new model financial regulations. Cllr Fereday to update.

27/24 To appoint PC Representative on Memorial Hall Committee. C/F to next meeting.

28/24. Community Infrastructure Levy (CIL) update / Introduction

Cllr Fereday gave a comprehensive overview of CIL and its origins. **Because** we have a Neighbourhood Plan we should receive 25% of CIL money (and not just 15%) which is collected by MHDC. The Lioncourt build should generate c £57K, along with the Christmas tree site c £53K. 50% of CIL money should be paid within 60 days from the start of the development. Cllr Fereday has spoken to Mark Hammond as to where they are with the Christmas tree site and is awaiting a reply. Cllr Fereday has also spoken to Mark Hammond concerning The Scouts request for CIL money. Mark Hammond said that the scouts would not be eligible for S106 monies as they have already had £78K but suggested we could use our CIL money.

Cllr Sharp asked about ad hoc new builds within our Parish – where is the CIL money for these. (the cost for each new build is approx. £40psm). Similar to S106, CIL money can only be spent on certain things within the community and can't be run in conjunction with any S106 projects. The Parish Council need to go to the community for ideas as to what to spend our CIL money on. CIL will now appear as a regular agenda item.

- 29/24 Consideration of quotes for Rectory Wood tree work. Cllr Sharp gave a brief overview of the tree situation and that he'd received two quotes for the works. He was pleased with Andy Draker's quote (and the fact that he'd dealt promptly with a **dangerous tree in December last**). A unanimous vote of agreement by the PC; Cllr Sharp will write to Andy Draker **formally accepting his quotation**.
- 30/24 Damaged SID. Cllr Sharp led the way on a discussion around the damaged SID and stated that it cannot be repaired and will be an insurance claim. Cllr Sharp **to deal with the claim**.
- 31/24 To consider the placement of a litter bin in Hoopers Close. A member of the public brought to the PC's attention that a litter bin was really needed at Hooper's Close. Cllr Sharp said that discussions had taken place with the residents of No 1 Hooper's Close and that they would be happy for the bin to be placed just outside their **boundary fence**. **The bin would be up to £300**. Cllr Sharp asked for approval from the PC to take this forward. Approved unanimously.
- 32/24 To consider best ways to convey important information through social media, in particular Face Book. At the present time it is the Clerk who guides the PC as to what should or shouldn't appear on its official social media. However, as the new Clerk has no real experience of this, the procedure will change with approval by The Chair and/or Vice-Chair.
- 33/24 To consider an Application for an order to upgrade the Definitive Map and Statement in Leigh. Two applications from WCC for additional bridleway and amendment of existing bridleway for PC comments. Discussions took place around what the objectives may be for both of these applications. Cllrs Fereday and Sharp to respond to both before the 8th September. (This was discussed below 24/24 c).
- 34/24 To consider Electric Vehicle Charging Infrastructure (EVCI) Strategy for Worcestershire After a brief discussion Cllr Fereday confirmed that any comments can be made on the WCC website. Noted.
- 35/24 Reports from working groups and representatives
- a. Memorial Hall Committee. None.
 - b. Play areas – All fine, apart from the gate which sticks. Cllr Sharp to speak to Lengthsman to fix.
 - c. Open Spaces/Hedges. Cllr Sharp gave an update on the many **private** hedges which have needed to be trimmed. **He also stated he had complaints about overgrown hedges and trees obstructing the highway. Cllr Sharp will** compile letters to occupiers and Clerk to send them.

- d. Lengthsman scheme. A brief update by Cllr Sharp. The Lengthsman and his team are always busy, especially at this time of year. He seems to have addressed a backlog of certain problems with overgrown hedges etc.
- e. Parish Footpaths. Ongoing.
- f. Highways. – C/F
- g. Road Safety – C/F

36/24 Progress reports on items from previous meeting not otherwise listed on the agenda.

- a. Atlas Mast – An update from Cllr Sharp. He said Cllr Ralph will have to declare an interest in this project **going forward** as surveys are taking place on his land. If his land does deem to be fit for a planning application, Atlas will only build if it's viable for them (ie, that a minimum of two **mobile** operators need to be signed up before they go ahead). There appears to be an issue with communication between various parties and the fact that 5G is not proving itself as much as everyone thought. Support from District and County Council's will be needed to drive this forward.
- b. E-Bikes - Update from Cllr Christie. Little response to Facebook advertising (c10 people expressed an interest). He spoke to Robin Coates from Transition Malvern Hills who are keen to come on board and to maybe link in with Powick. Cllr Christie is happy to pursue /manage it and suggests he meet up with Robin Coates for further talks.
- c. Bank Mandate update - Cllr Fereday confirmed that Cllr McNally is now listed as one of the three authorised Parish Councillor's to deal with all on-line banking business.

37/24 Other reports and items for future consideration.

- a. Solar Farm Plans. Cllr Christie informed the meeting that he had been in touch with the applicants, and it looks as though there will be an autumn submission but that this was subject to change.

38/24. Next meetings dates: Parish Council Meeting 24th September / Planning Meeting 27th August
All meetings 7pm at Leigh & Bransford Memorial Hall

Meeting closed: 9.40PM

Chair.....

Date.....