



---

**Minutes of Town Council meeting held on Monday 2<sup>nd</sup> September 2019 at 7pm in the Cleobury Country Centre, Cleobury Mortimer.**

**Present:**

Cllr Debbie Brown (Chair), Cllr Neil Tysall (Vice Chair) Cllr Geoff Hainsworth, Cllr Paul French, Cllr Jon Bodenham, Cllr Alexander Smith.

**Town Clerk:** M Sheehan

**RFO:** Dorothy McBride

Public: 22

Unitary Councillors:

The Chair welcomed everyone to the September meeting.

**09.00.19 Democratic 15-minute Public Time**

This provides an opportunity for members of the public to raise questions about and comment on items on the agenda. Time for this session is limited to 15 minutes (3 minutes per person).

**Mr Gilbert Carter** spoke on behalf of the residents in Hollywaste and read out the following statement  
Objecting to the planning application **19/03637/VAR**.

**Planning for Digester at Withpool Farm – Ref 19/03637/VAR**

Main Points of Concern of Local Residents

1. **Offensive Smell** – frequent strong offensive odours emanate from the site to our homes just over 500m away. These smells have a significant impact on our daily lives. Often the smell is so overwhelming that we have to keep windows closed, bring in washing and stay indoors. All of us have experienced sore throats and headaches at times when the smell is intense.
2. **Gaseous Odour Which We Believe Is A Risk To Health** – we frequently smell a gaseous aroma which we know comes from the condensate pipes at the site (this was confirmed by Gethin Bowley, Mark Pearson and Madeline Starkes from the Environment Agency and the representative from Evolution Biogas, during their visit to the site together with the residents of Hollywaste on 21/01/2019). The gaseous nature of the emissions was further quantified by the fact that all members of the EA were wearing gas monitors upon their person, we believe that this gaseous emission is detrimental to our health.
3. **Spreading of Digestate** – another major concern is the spreading of digestate on fields around our homes as the vile smell is intensified at these times. Sometimes the waste is not ploughed into the ground, in which case the smell lingers for days and sometimes weeks. The fields opposite our houses were not part of the original planning application for the spreading of digestate, however the digestate has been spread on these fields regardless.
4. **Trailers Containing Dried Digestate Are Not Being Covered for Transportation** – this frequently leads to further odours and spillages on the road down to the site. (We have photographic evidence of this, if you wish to see it).
5. **Storage Areas Left Uncovered** – this leads to further unnecessary smells.
6. **Increased Traffic Flow Down Country Lane Down to Site** – the single-track country lane is now being frequently used by large articulated lorries and tankers at all hours of the day, which has led to increased noise and the severe deterioration of the road.
7. **Noise** – there is a constant operational noise which can be clearly heard 24 hours a day even with the windows closed.



**Given the above points we, as residents, implore you to strongly object to the further expansion of this plant as it has already had a seriously detrimental impact on our daily lives, emotional wellbeing and very likely our health.**

**Kate Hunter** discussed the Neighbourhood plan newsletter and was interested in the building plots and asked about the plot of land off the Tenbury road that was not an original area considered.

Cllr Bodenham confirmed that it was not on offer at the time but Shropshire Council had an extra call for landowners to look at land allocation and one plot was withdrawn with another plot added.

**19.07pm Cllr Hainsworth joined the meeting.**

Cllr Bodenham continued that from resident's priority assessment and wildlife views supplied by Shropshire council to look at best plots one of the two sites came out on top.

Kate questioned that once the survey came out there was no further information.

Cllr Bodenham confirmed there were other public meetings at the Parish hall and subsequent newsletters.

There are more consultations with a six-week consultation following.

Kate asked when building would go ahead.

Cllr Bodenham explained it may be at least 3-5 years plus.

Cllr Butler stated that the town should take control of what is done and there is plenty of time to consult as this is just a small part of the journey with a public consultation again next summer then a final draft the following year.

Cllr Brown confirmed that the council had asked the Neighbourhood group to have face to face meetings and consultations.

**Dianne Payne** had same concerns which Kate has addressed and is the owner of a house opposite the economic development and other development proposed, she was upset that residents were not approached and was told when bought the property that no further planning to build nearby was planned. It will mean more cars and access to industrial park and asked why the economic development is only 10 feet from her house. Cllr Bodenham confirmed that the development can be at the back of the Industrial estate as long as it measures 1 hectare. Still ongoing discussions to be had.

Cllr Brown thanked everyone for attending with their concerns and in the coming weeks there will be public meetings and allowing for those who work to attend.

**09.01.19 Apologies for absence**

**Cllr Roberts – Working abroad**

**Cllr Kirkby – Working**

**Cllr Goold - Working**

**09.02.19 Declaration of interests:**

**Disclosable Pecuniary Interests**

*Members are reminded that they must not participate in the discussion or voting on any matter in which they have a Disclosable Pecuniary Interest and should leave the room prior to the commencement of the debate, whether or not the interest is entered in the register of member's interests maintained by the Monitoring Officer.*

**Cllr French 09.07.19 Financial Matters**

**Cllr Tysall 09.07.19 Financial Matters**

**09.03.19 To approve the Minutes of the Town Council Meeting held on Monday 5<sup>th</sup> August 2019**

**Council RESOLVED to approve the Minutes of 5<sup>th</sup> August 2019; duly signed by the Chairman.**

**Council RESOLVED to approve the Minutes of Extraordinary meeting Monday 5<sup>th</sup> August 2019; duly signed by the Chairman.**

**09.04.19 Matters arising from the minutes**

Clerk's Report distributed at meeting.

Ordered and received new signs for Bike Trail

Organised meeting with Councillors and Unitary councillors to work more closely to get services from Shropshire council moving.



Letter sent to Parish Hall committee of update with Solicitor's meeting. Attended meeting to represent Town council for reporting purposes only and sent councillors report.

Phoned Legal team for Insurance regarding missing streetlight. Looked into company ready for any court action if needed. Another letter sent to company regarding missing streetlight after consulting our Insurance legal advice line. Then after some research found out that they may be going into Liquidation so contacted the company dealing with that and returned proof of debt form. Also reported to Police.

Organised Shropshire Star and Clarion to cover Official opening of Dog training area with community members. Also assisted with Wash House presentation.

Worked on Quality Gold status. All information sent to Cllr Bodenham

Confirmed Christmas lights put up dates with Prysmian ready.

Put together list of concrete columns still left to change and sent all information to Cllr Hainsworth.

Regular visits to the skatepark area to keep an eye on areas of concern with vandalism issues.

Sent off planning decisions from Council.

Sort out all day to day issues that are brought to my attention from residents, councillors, keeping the Chair, Vice Chair and RFO advised.

Put together Clarion report for September and sent after checking with councillors.

Arrange a Crime Reduction Group meeting for October to move forward with current issues like parking.

Have recorded driving through Cleobury at various times to show parking issues and pinch points. Put map together to discuss further at Crime group meeting.

Organised Inspector Nikki Roberts to come and view our CCTV system and go over issues with councillors.

Looked at CCTV with police for distraction theft at cashpoint.

Visited Food banks at Bridgnorth and Ludlow with Cllr Brown and had meeting with Ashley Buck to discuss further actions to have one in Cleobury. Agenda item.

More accidents at Newbridge, obtained footage and sent to Shropshire Council again, with urgent concerns for public safety.

The Clerk added that he had contacted the makers of the two bus shelters to look at refurbishment.

Also received a phone call from Shropshire council that the proposed new streetlights in the Talbot car park is going ahead hopefully well before Christmas and if have the money then the surface and markings will also be done.

#### **09.05.19 Councillors reports and items for future agendas**

**Cllr Hainsworth** reported a footpath blocked which was in the parish of Neen Savage. Cllr Butler will take back to Shropshire council.

**Cllr Tysall** reported that he has put together a draft document regarding access to the CCTV with will help for outlet to other agencies.

**Cllr Bodenham** reported he attended a meeting about the community hub business case. Also, there is a meeting in the Kings Arms on 23<sup>rd</sup> September about Health and Wellbeing, concentrating on Dementia. All welcome to attend.

#### **09.06.19 Unitary Council Reports (Cllr G Butler / Cllr M Shingleton)**

**Cllr Butler** reported the following but first commented that it was good to see so many people attend the council meeting. He urged those concerned about the biodigester planning should attend the planning committee meeting where both sides are given the option to speak.

And hopefully from the queen's speech we get more help for adult social care.

Council very quiet due to leave of many officers.

I have however chased, the bus stop manufacturers, the public protection zone re dog fouling which has been identified as part of environmental maintenance and I have chased the appropriate officers. Awaiting a further update on the Talbot car park.

I have visited the Glovers on Ronhill and took pictures of the tree and it has subsequently been agreed that SC will take the tree down and it has been put in the work list. This probably won't happen until after the leaves have dropped.

I have requested the application regarding the tonnage at Wythipool Farm go to committee due to the amount of public concern and that it gets a fair hearing. This is not guaranteed and is of the will of the Chair



and the views of the Town council may have some impact on that also. I am hoping that the draft community strategy will be coming forward in the coming months for consultation.

**Cllr Shingleton had nothing new to report.**

**09.07.19 Financial Matters**

**a) Accounts to be paid:**

Far Forest Dog Rescue – Festival donation - £50.00

Newbridge Cat Rescue – Festival donation - £50.00

G R Shorthouse – skip hire - £918.00

MFG Solicitors – Professional fees - £717.60

Cleobury Country – room hire - £52.50

N Tysall – travel expenses - £27.90

M Sheehan – reimbursements for washers, postage, travel expenses - £51.03

R Price – Grass cutting - £680

West Mercia Energy- Toilets electricity July - £43.09

**The RFO reported the following additions: -**

Techachryl – Signs - £90

Cllr French – Reimbursements - £46.92

A Guest – July Grass cutting - £612

Viking – Toilet and office supplies - £354.54

**RESOLVED that the accounts are accepted and all payments are made**

**b) Approve Direct Debit for Shropshire Council payroll charges.**

**RESOLVED to approve.**

**c) Approve trading account with Thompson & Parkes.**

**RESOLVED to approve.**

**09.08.19 Planning Matters**

**New Planning Applications:**

**a) Reference: 19/02889/LBC (validated: 12/08/2019)**

**Address:** The Toll House, Ludlow Road, Cleobury Mortimer, DY14 8DY

**Proposal:** Installation of 11No. replacement windows affecting a Grade II\* Listed Building

**Applicant:** Mr Paul Ashbrook

**RESOLVED No Objection**

**b) Reference: 19/03637/VAR (validated: 15/08/2019)**

**Address:** Anaerobic Digester At, Withypool Farm, Hollywaste, Shropshire, DY14 0DB

**Proposal:** Variation of condition no.8a (max.tonnage of materials imported) pursuant of 15/02626/MAW to allow for an increase in tonnage per annum

**Applicant:** B K Hinwood & Son (Withypool Farm, Hollywaste, Kidderminster, Shropshire, DY14 0DB)

The Town council cannot support this application and Objects due to the concerns listed

- The need to know results of Environmental health visit before a decision can be made.
- Concerned of public health issues and again require sight of Environmental Health report.
- Lack of public consultation previously and presently.
- Issues far greater that led to believe in 2015 at initial application.
- What can be done to mitigate current state first?
- All these needs answering before any decisions can be made.
- Needs to go to planning committee for site visits.

**Planning Decisions:**

Reference: 19/02870/FUL (validated: 01/07/2019)

Address: Mawley Town Farm, Cleobury Mortimer, Kidderminster, Shropshire, DY14 8PJ



---

Proposal: Erection of a steel portal framed agricultural building

**Decision: Grant Permission**

Reference: 19/02824/FUL (validated: 02/07/2019)

Address: 2 - 3 Talbot Square, Cleobury Mortimer, Shropshire, DY14 8BQ

Proposal: Conversion of supermarket building (A1) to form two apartments

**Decision: Grant Permission**

Reference: 19/02714/FUL (validated: 01/07/2019)

Address: Penny Black, Barkers Lane, Cleobury Mortimer, Kidderminster, Shropshire, DY14 8BL

Proposal: Conversion of detached garage to self-contained ancillary accommodation

**Decision: Grant Permission**

**09.09.19 Local Council Award Scheme – Quality Gold Level – Cllr Bodenham**

Confirmation of the following prepared statements: -

1. Ensures that the council delivers value for money
2. Meets its duties in relation to bio-diversity and crime & disorder
3. Provides leadership in planning for the future of the community
4. Manages the performance of the council as a corporate body
5. Manages the performance of each individual staff member to achieve its business plan.

**Cllr Bodenham** confirmed that only 50 councils in the country has Gold status and part of the application, council needs to resolve to accept the statements.

**RESOLVED to accept the statements for Quality Gold status application.**

**09.10.19 Library – Cllr Brown**

Confirm response to Shropshire council.

**Cllr Brown** reported that the Town council had contacted Shropshire council for a firm proposal and received library user figures, but no firm proposal as yet. The council still needs a firm proposal to go out to consultation.

**09.11.19 Food Bank – Cllr Brown**

**Cllr Brown** reported that with the Clerk, they visited Foodbanks at Bridgnorth and Ludlow and the found that the best to replicate would be Ludlow. Have had a meeting with Asley from St Marys and have a meeting on the 6<sup>th</sup> September with the Catholic church. We are aware that families from Cleobury Mortimer visit the Foodbank at Ludlow. The Market Hall has agreed a reduced rent, and to house two cabinets to keep the food and would like to propose that the Council purchase the cabinets at £140-£150 each with ongoing fundraising events to carry on.

**RESOLVED to purchase cabinets and move on with the Foodbank.**

**09.12.19 Cemetery – Cllr French**

**Cllr French** Handed out pictures of a grave in the Cemetery that had been altered without permission of the council and led to complaints from visitors. No formal requests were received and letters have been sent with no response to date. It is estimated at £500 to have put it back and make good by a stonemason.

It was agreed to write to the family again and explain that it may be put right and the cost passed on.

**09.13.19 To confirm date of next Town Council meeting**

The next Town Council meeting will be held on **Monday 7<sup>th</sup> October 2019.**

**The Chairman read out the following requesting the public and press be excluded for the next item.**

**RESOLVED.**

---

Under section 100a (4) of the Local Government Act 1972, the public and accredited representatives of newspapers be excluded from the meeting for the following items on the grounds that they involve the likely disclosure of exempt information as defined in Part 1 of Schedule 12a of the Act by virtue of the paragraph specified against the items.

**09.14.19 Employee matters – Cllr Brown**



**Meeting closed at 20.00pm.**

**Cheques written:**

Shropshire Council - Wages  
Far Forest Dog Rescue – Festival donation - £50.00  
Newbridge Cat Rescue – Festival donation - £50.00  
G R Shorthouse – skip hire - £918.00  
MFG Solicitors – Professional fees - £717.60  
Cleobury Country – room hire - £52.50  
N Tysall – travel expenses - £27.90  
M Sheehan – reimbursements for washers, postage, travel expenses - £51.03  
R Price – Grass cutting - £680  
West Mercia Energy- Toilets electricity July - £43.09  
Techachryl – Signs - £90  
Cllr French – Reimbursements - £46.92  
A Guest – July Grass cutting - £612  
Viking – Toilet and office supplies - £354.54

**Signed Chair:**

**Date:**