

BAGILLT COMMUNITY COUNCIL

Minutes of the proceedings of the Ordinary meeting of the BAGILLT COMMUNITY COUNCIL held in BAGILLT COMMUNITY LIBRARY on Wednesday 9th November 2016.

PRESENT: Councillor K. Rush (Chairman)

COUNCILLORS: R. Davies, B. T. Doleman, A. Griffiths, G. Hotchkiss, R. K. Jones, Mrs. S.L. Jones, C.P. Owens, T. Renshaw, C. Williams, C. R. Williams and Mrs. D. J. Williams.

APOLOGIES: Councillors M.A. Reece and J. Williams.

IN ATTENDANCE: Mrs. L. Wood (Clerk).

78. CHAIRMAN'S ANNOUNCEMENT

The Chairman wished Councillor M. A. Reece a speedy recovery on behalf of the Council.

79. MINUTES

The following comments were made on the Ordinary meeting of the Council held on 12th October

a. Minute No. 72 – Riverside Bus Shelter

The Chairman read out an email that the owner of the land on which the Bus Shelter is Situated which was sent to Councillor M. A. Reece. The owner confirmed that Flintshire County Council had refunded the £100 that was paid to the wrong department. The owner has asked if Bagilt Community Council would cover the costs of the work involved in lowering the kerbs outside his property.

The Clerk responded stating the Council is very grateful for the continuing co-operation of the landowner to enable use of their bus shelter on his land, However under Section 137 of the Local Government Act 1972 the Council cannot give financial assistance to an individual as it has to be for the benefit of all or most of the community. The Council therefore decided it was unable to assist with direct funding towards the kerb lowering.

c. Minute No. 77 – Members Items

Councillor. Mrs S. L. Jones asked for an update on the Victoria Road footpath that runs across Walwen Playing field as it is damaged and needed repair.

The Clerk will again contact the Flintshire Rights of Way office to ask for an update.

The Clerk reported that regarding the Cafe, Gadlys Lane, a Flintshire Enforcement Officer will be visiting the property in the near future and will report back to the Council regarding a concern that Councillor. C. P. Owens had about a possible conversion of the two flats above the Cafe, which to his knowledge only ever had permission as a commercial premises.

RESOLVED: That the minutes of the Ordinary meeting of the Council held on 12th October be confirmed as a correct record and signed by the Chairman.

80. CHAIRMANS COMMUNICATIONS

The Chairman reported he attended the Mayor of Holywell's Civic Service at St. Peters Church, Holywell.

81. REPORTS BY REPRESENTATIVES

Councillor C. R. Williams gave his apologies for not being able to attend the North & Mid Wales Association of Local Councils Meeting on 21st October in Rhyl.

Councillor T. Renshaw attended this meeting and updated the Council with the discussions held, he said the main topic was Policing namely the 101 service and Community Speed Watch scheme which Councillor T. Renshaw previously informed PSCO Hulse he would volunteer to assist with this in Bagillt and is awaiting further information.

The Boundary changes were also discussed and how it will effect Town and Community Councils, the clustering of Councils with populations of around 12,500.

Councillor T. Renshaw said attendance at these meetings provides Councillors with good information and advice.

The Chairman also gave apologies for not attending the recent County Forum Meeting on 27th October. The Chairman will attend the next meeting on 28th February.

82. PLANNING

a. Applications

App. No.	Location	Detail
055188	Former British Legion Site, Gadlys Lane	Amendment to Residential Development

The Clerk shared a letter received from Flintshire Planning with the Council which detailed that the developer has indicated without prejudice and prior to determination of the current application by the Flintshire Planning & Development Control Committee, that they are willing in advance to introduce the obscure glazing to the rear of one of the dwellings that have been constructed and introduce a section of planting scheme proposed on the site boundary with properties on Beechcroft Close. It is considered that this will allow Residents, Members of the Community and Council an opportunity to assess the impact.

Councillor T. Renshaw said the suggestion of putting fences and trees, which will grow up to height of 15 metres is still not acceptable and the suggestion to put in obscure glass in the new properties does not rectify the privacy issue, as the new properties kitchen windows, which will not be obscure glazing, would be looking directly into the bedrooms of the existing properties. A Planning Inspector would not approve this. However, Councillor T. Renshaw said that if the developer does the aforementioned, we can view this completed property as can residents, members of the public but still feels it will not be acceptable.

The Chairman said that planting trees and hedges by one property will not give the true effect of trees and hedges behind all properties, this would be so much darker.

Councillor A. Griffiths also said will the trees that are planted now will not have leaves at this time of year therefore will not give a true appearance of what this will look like for residents, if these are planted in the future.

Councillor R. K. Jones said the current plans are completely different to the existing plans that were initially submitted. Also a question is who would maintain the trees and hedges as they grow over the years.

Councillor T. Renshaw suggested we write to the Flintshire Planning Officer and request on completion of this property, a meeting is arranged for Members of the Council, the Developer and the Flintshire Planners to meet on site. If the Developers continue to work onsite, should this application be withdrawn, the developers will have to take the houses down therefore continuing to work is at their own financial risk.

RESOLVED: The Clerk will write to the Flintshire Planning Officer and request on a meeting for Members of the Council, the Developer and the Flintshire Planners to meet on site and view and discuss the Amended Planning Application.

App. No.	Location	Detail
055423	Field to South of Old London Road Bagillt, CH6 6BP	Erection of agricultural building, private stables for livery use, formation of manege and access track

Councillor R. Davies raised this application as he has concerns that the developer had already started work before Planning Permission has been granted. The footpath has been blocked off with a fence and a concrete base appears to have been laid for which could be for the stables.

Councillor A. Griffiths shares these concerns and asked if the Coal Mining Report has been completed.

Councillor R. K. Jones suggested we ask Flintshire County Council if the developers have applied for either a temporary or permanent footpath diversion

RESOLVED: The Clerk will write to Flintshire Planning Officer to ascertain answer to these questions.

App. No.	Location	Detail
056027	Kelvinlie Bungalow, Bron Y Wern	Erection of single storey extension to rear of dwelling and erection of new garage

Councillors supported the decision made by Chairman, Vice Chairman, County Councillor and Local Member in objecting to this application as the development would be over powering and impact on the privacy of the neighbours.

App. No.	Location	Detail
056125	Land adjacent to The Old Presbytery, Foel Gron	Erection of new bungalow with detached garage

The above proposal was supported.

b. Local Development Plan

The Clerk shared the Public consultation on options for future development for Flintshire Summary Document received via Flintshire County Council and also advised the consultation ends 9th December, 2016..

Councillor T. Renshaw updated the Council on his attendance along with Councillor. M. A. Reece to the Flintshire Local Development Plan – Strategic Growth and Spatial Options Workshop. Mr. Elwyn Thomas from Planning Aid Wales presented the majority of the meeting. The LDP is not just looking at development of housing, but looks at Strategic Planning, Roads, Education and Industrial development. Councils were asked to consider all of Flintshire and not just their own Communities. The LDP is a 15 year plan, all Councils have a duty of having a landbank of 15 years for development.

We need to as a County, look at bringing jobs to Flintshire, we are an Economic County and attract businesses to the area. Deeside Industrial Park is one of the largest in Britain, which we hope to sustain and continue to develop. The Coastal strip is Industrial Development Land. Bagillt is classed as a sustainable village.

Councillor Renshaw suggested the Council should consider Option 5 of the LDP which is to provide: 10,350 new homes - Reflects Welsh Government household projections using 2014 population forecasts and the highest expectations about the movement of people over 15 years and also using the 2008 based household formation rates. It would provide around 690 new homes each year.

Councillor T. Renshaw said if we want to attract businesses and create jobs, we need to provide homes. There is a current development in Croes Atti, Flint which will provide around 500 homes.

Councillor Mrs. S. L. Jones shared concerns about finding land to build on and taking all the green spaces. Councillor T. Renshaw confirmed that the 690 new homes per year would be across the County and not just Bagillt. This could include old properties being re-developed. Within Bagillt, several sites have been put forward for development, we do not need huge sites, but for the candidate sites, the LDP is looking minimum of 6-10 houses to develop.

Councillor R. K. Jones felt option 4 would be more suitable Option 4 of the LDP which is to provide: 6,600 new homes - Reflects Welsh Government household projections using 2014 population forecasts and using 2011 household formation rates. Uses the highest expectations about the movement of people over 10 years. It would provide around 440 new homes each year.

Cllr. R. K Jones said the RAF area and Penyfordd sites are both large sites currently being developed but not suited to the scale required for Option 5. Many of the brownfield sites not been taken up by developers as they are waiting for green belt

sites as these are more viable and profitable to developers. Option 5 would put far too much strain on the services.

The Inspectors have already confirmed there will be no new towns. Developers are not taking up the level of annual build needed for Option 5. Developers wait for sites where they can build larger properties which are more profitable and then they only build the necessary percentage of affordable housing they are required too.

The Chairman asked do the targets of new houses within the options have to be reached and Councillor C. Williams said if you look at the timescales, one is a 10 year period, one is a 15 years period so not much difference in number of houses to be built per year.

Councillor T. Renshaw confirmed under the LDP proposals if a developer does not put land forward for development, after 5 years the Planning consent could be removed and the land will become agricultural land. This should stop 'land banking'.

Councillor T. Renshaw said Flintshire is the first Council in Wales to embark on a new bill programme for Council Houses. Councillor. R. K. Jones said Flintshire have sufficient brownfield sites identified to build 300 houses which is a needed resource in the County.

Councillor G. Hotchkiss asked if these Council Houses would be included in the 10,350 new homes, Councillor T. Renshaw confirmed yes.

RESOLVED: The Council agreed to support Option 4.

83. ACCOUNTS FOR PAYMENT

Name	£	Voucher No	Expenditure Powers
SLCC Enterprise Ltd	118.80	61	Loc.Govt.Act 1972 (S.112)
Mrs. L. Wood - November	645.85	62	Loc.Govt.Act 1972 (S.112)
HM Revenues & Customs - November	125.40	63	Loc.Govt.Act 1972 (S.112)
Clwyd Pension Fund - - November	118.86	64	Loc.Govt.Act 1972 (S.112)
Cllr. C. P. Owens - 15.9.16 – 15.10.16	52.32	65	Loc.Govt.(MP) Act 1976 (S19)
Cllr. C. P. Owens - 16.10.16 – 23.10.16	13.32	66	Loc.Govt.(MP) Act 1976 (S19)
Bagillt Bowling Club	480.00	67	Loc.Govt.(MP) Act.1976(S.19)
Royal British Legion	20.00	68	Loc.Govt.Act 1972 (S.111)
Flintshire County Council	900.00	69	Loc.Govt.Act 1972 (S.112)

North & Mid Wales Assoc.	40.00	70	Loc.Govt.Act 1972 (S.111)
Of Local Councils			
Mrs. L. Wood	621.88	71	Loc.Govt.Act 1972 (S.112)
- December			
HM Revenues & Customs	125.60	72	Loc.Govt.Act 1972 (S.112)
- December			
Clwyd Pension Fund -	118.86	73	Loc.Govt.Act 1972 (S.112)
- December			

RESOLVED: That the above mentioned accounts be paid.

84. APPLICATION FOR FINAICAL ASSISTANCE

It was agreed at the October Meeting, that the application from Ysgol Merllyn was deferred until now as the information had not been received from the School. The Council considered a report by the Clerk on this application for financial assistance, copies of which had been previously circulated to Members.

RESOLVED:

That in accordance with Section 2 of the Local Government Act 2000, the following donation be agreed for this financial year:

Name	£	Voucher No
Ysgol Glan Merllyn	300.00	74

85. INITIAL ESTIMATES CONSIDERATIONS 2016/17

The meeting considered a report by the Clerk, copies of which had been previously circulated. The report was to allow Members to give a view on possible new items and the removal of others, prior to the report prepared in consultation with the Chairman and Vice Chairman during the recess, which would be considered at the January 2016 meeting, thereby enabling the budget and precept to be agreed for the next financial year.

a. Bagillt Bowling Club

Members were reminded that they had been meeting the cost of the maintenance of the Bowling Green for many years, and that the Wales Community Rehabilitation Company had offered to continue the arrangement for 2017. The Clerk confirmed we had recently received the current balance sheet for the Bowling Club, which was a condition of the financial assistance arrangement.

RESOLVED: That the Council supports the continued use of the revised Probation Service for green maintenance, under supervision, for the 2017 and, whilst confirmation of any change in the costs was awaited, would be prepared to make a grant available for £1,920, as previously, provision for which would be included in the Estimates report for the January meeting, subject to costs confirmation.

b. Bagillt Community Centre

Members were reminded that the Council currently covered the cost of insurance and water/sewerage costs to the premises. The Centre was responsible for covering the cost of water usage by the Church, by way of the graveyard, and the estimated provision of £2,400 for this financial year is likely to be well within budget. The Clerk confirmed that to date, the current balance sheet for the Community Centre had not been received, which a condition of the financial assistance arrangement was.

RESOLVED: The Clerk will write to the Bagillt Community Association about the Centre and request the current balance sheet, in time for the January meeting which was a condition of the financial assistance arrangement and also request they please advise the Council of their next meeting so that the Council can be represented. Also, the Council would welcome a Community Centre representative to attend a Council Meeting, when we next meet on Wednesday 11th January 2017.

c. Community Library

The Council currently met the cost of insuring the building and monthly electricity bills, and also provided assistance for occasional one off requests.

RESOLVED: That an appropriate sum be included in the Estimates report for the January Meeting and once again cover meeting the costs of insuring the building and monthly electricity costs.

d. Community Council Elections 2017

Community Council Elections will be held in May 2017 along with those for the County Council with this authority being responsible or reimbursing the costs incurred for the two wards. Flintshire Elections Office provided an estimated cost per Community Council, for up to 4,000 Electors, the estimated cost could be £4,500.

Councillor T. Renshaw asked if Bagillt Community Library could be used as the Polling station for the Elections in May 2017.

RESOLVED: That an appropriate sum be included in the Estimates report for the January Meeting and the suggestion for Bagillt Community Library to be used as the Polling station for the Elections in May 2017 be supported and the Clerk to write to the Flintshire Elections Manager.

e. Play Area Improvements

The Clerk read out an email which had been received from Flintshire County Council Leisure Manager which stated Flintshire County Council will be considering match funding applications at the end of this year and the Council if they wish to be included, should confirm the amount of funding. The County Council will advise of potential projects in the near future. The meeting also considered if provision of the same magnitude should be included in the estimates report for 2017/18.

RESOLVED: That a sum of £10,000 be included in the Estimates report for the January Meeting to enable the Council to participate in the match funding of improvement of a play area, should the opportunity for a match funded bid be possible.

e. Play Schemes

The Council have been involved for many years in partnership with Flintshire CC to provide two play schemes in the village in the summer for younger children and also activities for older children. At the last estimates meeting in January 2016 Members once again agreed to fund an extra week for the younger children's play schemes at both sites in the village to bring it to four and in the event of no Flintshire CC funding being possible to also cover the total cost of a basic three week scheme for both sites. Flintshire CC have been requested to indicate if a scheme is being contemplated for 2017 and on the assumption that it will continue in some form it is suggested a similar amount as for this year be included in the draft estimates to be considered at the January meeting. For 2016, Flintshire County Council were able to provide part funding and the cost to the Council was £2840.00.

RESOLVED: That, for the purposes of the Estimates report, a sum of £3,600 be included, subject to confirmation from FCC about costs for 2017/18), should it be necessary to meet the full costs of a three week period for both of the existing Schemes in Bagillt. In the event of Flintshire receiving Grant Aid to meet part of the cost then consideration could be given to an additional week at each, as had been the case in 2016.

e. Training look at Initial Estimates report

If was discussed that the current budget of £200 will be significantly exceeded due to training for the Clerk and also to allow for any new members who maybe elected in May 2017 to have the opportunity for training.

RESOLVED: That an appropriate sum be included in the Estimates report for the January Meeting.

86. MEMBERS ALLOWANCES & EXPENSES 2017/18

The Clerk made reference to the proposed changes in the remuneration of Members of Town and Community Councils, as included in the draft annual report of the Independent Remuneration Panel for Wales. Copies of which had been previously circulated to Members.

A view was expressed by Councillor T. Renshaw that Members did not become Town or Community Councillors because of allowances and expenses, however a Councillor should be reimbursed if duties cause an expense to Councillors, such as travelling costs attending out of County Meetings.

RESOLVED: That the consultation on the allowances and expenses proposed for the next financial year be noted, and that an item be included on the agenda for the March meeting concerning the determinations necessary for that financial year.

87. HIGH STREET - TRAFFIC CALMING

The Clerk reported that to date we had not received a reply from Mr. Ken Skates, Cabinet Secretary for Economy and Infrastructure since the holding letter.

Councillor T. Renshaw shared his disappointment regarding this and suggested we write again to Mr. Skates requesting an update.

RESOLVED: The Clerk will write to Mr. Ken Skates, Cabinet Secretary for Economy and Infrastructure requesting a response / update on this issue.

88. BY-PASS CROSSING

The Clerk reported that a response had been received from the Communities Coastal Fund and unfortunately the Council were unsuccessful due to on this occasion the completion for funding was particularly high and the application did not score as highly as others they received. Also the need and strategic fit of the project was not as strong as other applications received.

Flintshire County Council have been informed and they will pursue other options for funding.

Councillor R. K. Jones will also look into other funding options for this scheme.

RESOLVED: That the Communities Coastal Fund Grant letter be noted.

89. WAR MEMORIAL – COMMUNITY ASSET TRANSFER

The Clerk reported that to date we had not received a reply since the last meeting when the Council agreed and informed Flintshire County Council they will not enter into an agreement or sign the lease until the repair works to the lighting unit has been repaired by Flintshire County Council.

The Chairman informed the meeting that Mr. Peter Jones, the local fundraiser who requested a donation from the Council for the Remembrance Bench was in the local newspaper thanking the Community Council and the people of Bagillt for their donation and hoped to have the bench in place for Remembrance Sunday.

Councillor. B. T. Doleman had been approached asking if the bench can be placed by the War Memorial, he advised, advice and permission would need to be obtained from Flintshire County Council as they own the land.

RESOLVED: The Council will await for a response from Flintshire County Council.

90. THE 2018 REVIEW OF PARLIAMENTARY CONSTITUENCIES IN WALES INITIAL PROPOSALS

The meeting considered the letter from the Boundary Commission for Wales as agreed from previous meeting to allow time for Members to consider their response as the deadline for comments is not until 5th December.

Councillor. T. Renshaw discussed this matter with the Local MP and suggested the Council should accept the initial proposals for changes to Parliamentary constituencies in Wales.

RESOLVED: The Clerk will make the representations to the Boundary Commission for Wales indicating the Council accepts the initial proposals.

91. AUTHORITY FOR ACTION DURING RECESS PERIOD

RESOLVED:

1. That in accordance with the provisions of Section 101 of the Local Government Act 1972, the Chairman and Vice-Chairman, acting as a Sub-Committee, be given power to act on matters of an urgent nature during the recess period.
2. That in accordance with the provisions of Section 101 of the Local Government Act 1972, the Chairman and Vice-Chairman, together with a local Member(s) (excluding planning applications), acting as a Sub-Committee, be given power to act on matters where local Member involvement would be helpful during the recess period.

PUBLIC BODIES (ADMISSION TO MEETINGS) ACT 1960 – EXCLUSION OF PUBLIC AND PRESS

RESOLVED: That the public and press be excluded for the next items of business in view of the confidential nature.

92. CLERK PROBATIONERY PERIOD

The Chairman formally requested the Council agree to make the Clerk's position held by Mrs. L. Wood permanent as the 6 month probationary period elapsed on 1st November, 2016 and was a condition of her appointment.

RESOLVED: That the position of Clerk held by Mrs. L. Wood be made permanent.

93. MEMBERS ITEMS

The Chairman advised the Council, that Bagillt Youth Club had been closed due to lack of attendance by children.

Councillor R. K Jones said he had spoken to the Youth Leader, it was closed due to lack of trained Youth Workers, there are only enough workers to cover one of two Youth Clubs, Bagillt or Holywell and due to number of attendees, Holywell was chosen. The closure was not for financial reasons.

The Chairman understood that apparently, the Youth Leader stated that the reason Holywell Youth Centre needed the workers was due to more anti-social behaviour in Holywell, why should this take preference over keeping Bagillt open. The children of Bagillt could now roam the streets rather than attending the club.

Councillor T. Renshaw asked what consultation was given to the Community Council over the closure.

RESOLVED: The Clerk will write to Mr. Ian Budd, Flintshire Chief Officer, Education & Youth to ascertain why Bagillt Youth Centre has been closed without consultation.

94. CORRESPONDENCE

The following correspondence was received and noted.

- Statement by Welsh Government by Mark Drake AM, Cabinet Secretary for Finance and Local Government.

- Email from Flintshire County Council regarding County Forum Meetings - Proposed Dates for 2017 (for Chairman and Vice Chairman).
- Email from Clerk re: One Voice Wales Councillor Training dates.

ACCORDANCE WITH BAGILLT COMMUNITY COUNCIL'S CODE OF CONDUCT

Date of Council Meeting	Wednesday 9th November 2016
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Member	Item	Minute No. Refers

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Chairman