



Committee and Date
Bayston Hill Local
Joint Committee

Thursday 27 June
2013

7.00 p.m.

Item No

6

Public

**NOTES OF DECISIONS AND ACTIONS STEMMING FROM THE MEETING
HELD ON 4 OCTOBER 2012 AT OAKMEADOW CE PRIMARY SCHOOL,
BAYSTON HILL**

7.00 – 9.05 p.m.

**Responsible
Officer**

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Committee Members Present:

Shropshire Council

Mr Ted Clarke (Chairman)

Mrs Liz Parsons

Mr Jon Tandy

Bayston Hill Parish Council

Mr James Moraghen

Mr Alan Parkhurst (Vice Chairman)

Shropshire Council Officers present:

Steven Caplan, Consultant

Clive Wright, Area Director

Lucy Roberts, Community Action Officer (CAO)

Anne Cousins, Committee Officer

West Mercia Police

CSO Dave Baron

There were approximately 55-60 members of the public present at the meeting.

ACTION

12. Apologies and Substitutions

- 12.1 Apologies were received from James Hindson, Bayston Hill Parish Council.

13. Disclosable Pecuniary Interests

- 13.1 None were disclosed.

14. Notes of Meeting held on 19 April 2012 and Matters Arising

- 14.1 Cllr Teresa Lewis, of Bayston Hill Parish Council, gave an update on the Jubilation celebrations which had taken place to celebrate the Queen's Diamond Jubilee. The committee of volunteers who had organised the events were already planning another celebration next year. She explained there was £900 funding left over from the 2012 event which would be carried forward to the 2013 event. Any residents who wished to join the organising committee would be very welcome and were invited to contact the Chair, Mrs Judy Shone.

- 14.2 The Chairman read out a statement from Gordon Frost, Area Manager of Arriva on the Bayston Hill bus service:

"It would be fair to say that S27 continues to give me concern. Despite the shortened route, the data I have seen indicates punctuality is still patchy. Through our ticket machines we are now getting reports on how long each trip is taking. These show S27 struggling for time.

We need to build up a more complete picture but I think we will inevitably be making more changes to the route early next year. I fear that the only option may be to run less buses. As you know I am very reluctant to take this step but at the moment, I haven't any brilliant solutions."

The Chairman commented that the preference from passengers seemed to be to have a 20 minute bus service, rather than 15 minutes, and to have a circular route around Bayston Hill.

- 14.3 **RESOLVED:** That the notes of the meeting held on 19 April 2012 be confirmed and signed by the Chairman as a correct record.

15. Key Current Policing Issues – PACT (Partners and Communities Together)

- 15.1 CSO Dave Baron introduced himself as a member of the Local Policing Team and gave apologies for Sgt Darren Smith who was unable to attend. He explained the local police area had been extended and there had been some changes to personnel. The team now consisted of PC Harte, CSO Mark Barnes and CSO Lyn Birch and himself. He invited residents to get in touch if they had

any crime issues and he provided posters with contact details.

ACTION

15.2 There were complaints about speeding traffic in Lansdowne Road and noise levels of motorcyclists around the village. A resident suggested that the bus stop by the Beeches pub was too close to the zebra crossing, which meant it was hazardous. The Chairman commented that there were some proposals to re-site the bus stop to Beeches Road, but this could not be progressed until the bus route was settled.

15.3 Martin Huckle, of Green Watch, Shropshire Fire and Rescue Service, then introduced himself and his role in terms of community safety and fire safety. Residents were invited to contact the Fire and Rescue Service if they wished to have a smoke alarm fitted or were interested in a home safety survey. He also confirmed officers were willing to give talks to groups and societies, as education was an important part of their role.

16. The Former Oakland School Site

16.1 The Chairman introduced two officers from Shropshire Council, Steven Caplan, Consultant, and Clive Wright, Area Director, who had been invited to discuss the former Oakland School site.

16.2 Steven Caplan, Consultant, set out the present position:

- The school building and playing field are owned by Shropshire Council and are due to be disposed of, with the aim of raising a capital receipt of at least £1 million, which will be put back into the Council's education budget.
- There was potential for part of the site to be used for community purposes. In total, the site covered 2.86 acres and approximately 2 acres was likely to be developed.
- The Council would create a planning brief for the site, suggesting preferred forms of development, but would not be placing any onerous restrictions on the site.
- There were no flooding issues on the site.
- Some tree preservation orders would be put in place.
- It was highly unlikely that the present building would be retained.
- Consultation with the community would continue about how best the site could be used for community purposes. Some suggestions to date were: to build an assisted living bungalow for adults with learning disabilities; to move the library from its current site and re-build it on the former school site, perhaps with additional space for meetings, office use, etc.
- Plans were at a very early stage and no decisions had yet been taken.

16.3 The Consultant explained that any development was unlikely to happen for at least 18 months. Firstly, a planning brief had to be agreed, which was likely to take until the spring/early summer 2013; then the Secretary of State's permission was required for the disposal of playing fields, a process which could take 3-6 months.

Once all these necessary stages had been completed, the site would be sold and the usual planning process would take place.

ACTION

- 16.4 In response to a question, it was confirmed the footpath at the back of the school would not be changed. It was further confirmed that the Glebelands was not involved in any way, as this land was owned by the church.
- 16.5 Clive Wright, Area Director, then spoke of the opportunities available to the community. He stressed no decisions had yet been taken and the Council was keen to be as innovative as possible in the use of the land. If services were brought together, it could be a way of safeguarding them, e.g. the library, GP practice. He cited the Lantern in Shrewsbury as an example of how a community building could be used. He also confirmed there was plenty of time to develop ideas.
- 16.6 Some residents felt the site should be retained for educational use, not sold for housing. If more houses were built, concerns were expressed about the capacity of the existing school. In response, it was confirmed that Oakmeadow Primary School had a capacity of 520 pupils and currently had approximately 360 -70 pupils.
- 16.7 There was concern about the proposal to sell the site with a planning brief, but no detailed plans for its future use. It was suggested Shropshire Council should retain some control over the future use of the land.
- 16.8 The issue of access to the site was raised, and the effects on traffic of any development. It was confirmed these were matters which would be taken into account during the planning process.
- 16.9 One popular idea was for the development to include some retirement housing. It was recognised there were a number of older residents in Bayston Hill, many of whom were currently living in houses which were too big for them. Such a development could have several positive effects: older people would have more suitable accommodation and larger houses could be freed up for local families.
- 16.10 Another suggestion was to have some business units as part of the development, as a way of creating jobs and encouraging younger people to Bayston Hill. The Area Director commented that development was unlikely to include business units.
- 16.11 It was suggested that Bayston Hill needed a police station. This idea was welcomed by the Shropshire Council officers who explained that, although a new station would probably not be built in the village, talks were on-going between the Council and various public bodies about sharing assets, which made sense at a time of reducing resources across the public sector. The Area Director said the site presented an opportunity to bring together a number of public and voluntary bodies in Bayston Hill.

<p>16.12 Concern was raised that the current site included a playing field and some people felt that at least part of the site should be retained as open space. Other suggestions included having a children's play area or additional allotments.</p> <p>16.13 A disabled person at the meeting suggested any community development should include a disabled toilet.</p> <p>16.14 Lucy Roberts, Community Action Officer, reported on some of the ideas for the site which had been suggested at the drop-in session held recently at the school:</p> <ul style="list-style-type: none"> • Library/Parish Council office/Customer service point for council services. • Allotments. • Retain sports field. • Retain some open space/gardens • Retirement/sheltered housing • Assistive living bungalow • Café and meeting room. • Youth club. 	ACTION
<p>16.15 The Community Action Officer went on to explain that the Parish Council would be organising a meeting soon. Every effort would be made to communicate as widely as possible with residents, e.g. by putting information in the library; in the Villager; on the Parish Council and Shropshire Council websites.</p>	Parish Council
<p>Anyone interested in getting involved, or with ideas about how to publicise what was happening, were invited to get in touch with the Community Action Officer, Lucy Roberts: Tel 01743 252328 E-mail: lucy.roberts@shropshire.gov.uk</p>	All
<p>16.16 The Chairman pointed out it was important not to duplicate facilities, e.g. there were already several meeting rooms available in the village. He also reminded people of the existing sports facilities at Lythwood, which included 6 playing pitches, and the allotments. Any increase in such facilities would mean a rise in the Parish Council precept.</p>	
<p>16.17 A suggestion was made that a feasibility study should have been undertaken by the Parish Council two years ago, but it was explained that, until the site had been agreed for disposal, there was always a possibility that the school could have been used for other purposes. The Chairman pointed out that a feasibility study would have been expensive. The Community Action Officer suggested that the current community consultation and on-going work could be viewed as the beginning of a feasibility study.</p>	
<p>16.18 In conclusion, the Chairman thanked everyone for their views and invited interested individuals to put their names forward.</p>	All

17. Bayston Hill Local Joint Committee Budget 2012/13	ACTION														
<p>17.1 RESOLVED:</p> <p>A That funding of £9209 for 2012/13 be ring fenced for Parish Plan initiatives. Funding will support initiatives and services which help develop community-based and led projects highlighted as community priorities in the updated Parish Plan 2010 and its Action Plan.</p> <p>B That the LJC ring fence budget carry forward of £7585 from 2011/12 to support initiatives and services which help develop community-based and led projects highlighted as community priorities in the updated Parish Plan 2010 and its Action Plan be allocated and prioritised as follows</p> <table data-bbox="260 723 1094 976"> <tr> <td>£500</td><td>Speed awareness</td></tr> <tr> <td>£3000</td><td>Long Meadow Play Area</td></tr> <tr> <td>£500</td><td>Youth activities</td></tr> <tr> <td>£2085</td><td>Community woodland/allotments/open space</td></tr> <tr> <td>£500</td><td>Community education</td></tr> <tr> <td>£500</td><td>Village clean up</td></tr> <tr> <td>£500</td><td>Parish Challenge</td></tr> </table>	£500	Speed awareness	£3000	Long Meadow Play Area	£500	Youth activities	£2085	Community woodland/allotments/open space	£500	Community education	£500	Village clean up	£500	Parish Challenge	
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18. Public Question Time															
18.1 A resident raised concerns about the poor state of the gardens for the Severnside Housing tenants. The Community Action Officer agreed to raise this with Severnside Housing.	CAO														
18.2 It was suggested, and agreed, that if any part of a Parish Council meeting included discussion of the former Oakland site, this would be clearly identified on the Parish Council website and on the agenda.	Parish Council														
18.3 In response to a complaint about the state of the toilets at Shrewsbury Bus Station, it was confirmed that this was a matter for Shrewsbury Town Council. Cllr Jon Tandy undertook to look into this.	Cllr Jon Tandy														
18.4 A resident commented that the lack of a footpath at the bottom of Green Lane/Pulley Lane was still a concern. This issue had been raised before, but it was still hazardous for pedestrians. The Chairman explained a new contractor had led to delays in resolving this issue, but he undertook to pursue this further with the Divisional Surveyor.	Chairman														
18.5 In response to a question, James Moraghen, Chairman of the Parish Council, confirmed recruitment of a new Parish Clerk was currently underway, with interviews due to be held shortly.															

19. Date of Next Meeting		ACTION
19.1	Two meetings would be held in the 2013/14 municipal year, but dates had not yet been set. The next meeting was likely to be held soon after the local council elections in May 2013.	Ctte Officer

Signed.....Chairman

Date.....