



Dear Councillors,

Please find minutes of the Parish Council meeting which was held at **Dorrington Village Hall on Tuesday 1st of July 2025 at 7.30pm.**

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CONDOVER PARISH COUNCIL MINUTES – 1st July 2025

017.25 PUBLIC SESSION:

There were no public at this meeting.

027.25 WELCOME AND APOLOGIES:

Chair Cllr R Wintle welcomed all to the meeting. There was an apology from Cllr E Marvin, those in attendance were Cllr L Baines, Cllr G Walker-Prior, Cllr R Nash, Cllr R Slee, Cllr T Cobbe, Cllr J Strelitz. Cllr S Gill was not in attendance.

Also in attendance was Cllr C Naylor.

037.25 COUNCILLORS DECLARATIONS OF DISCLOSABLE PECUNIARY INTERESTS:

Councillors are encouraged to declare such interests in agenda items at this point and any interests which might lead to bias.

ONGOING

Cllr R Nash was concerned that Cllrs when completing updates to SCC that their personal addresses are put in the public domain, this may cause issues. Cllr C Naylor will look at this to see what can be done.

047.25 CONFIRMATION & ACCEPTANCE OF PREVIOUS MEETING MINUTES:

The minutes of the Parish Council meeting held on 3rd of June 2025 were considered and confirmed as accurate.

Signed by Chair Cllr R Wintle.

Strategic Planning

057.25 SHROPSHIRE COUNCILLOR REPORT:

Cllr C Naylor provided the following feedback via email and reviewed at meeting

Shropshire Councillor Report
Condover Parish Council July 1st 2025

Introduction

I'm still working out how I'm most useful to yourselves, and on the format/content for these reports.

As I see it my job is:

- keep you informed on major Council issues
- facilitate your engagement on relevant topics
- support you in arguing for parish concerns/funding
- help you with specific local tasks.

I hope that's roughly it! feedback welcome.

Shropshire Council

Town and Parish Councils initiative

Led by Dep Leader Cllr Alex Wagner and Scrutiny Chair Cllr David Minnery this offers the chance for town and parish councils to take on local responsibilities with funding from the Council. The thinking is that they'll get better value for money – and better quality of services – than if services are run from Guildhall. Local needs will vary – you will know better than me – but could include street cleaning, ditch clearing, sign maintenance, pavement fixing, maybe even potholes.

Councils could employ eg local builders, local farmers, or indeed use volunteers. Shropshire Council could help with additional insurance cover if needed. Right now Alex/David are looking for expressions of interest and possible pilots, so if interested please respond soon and cc me!

North West Relief Road/Dobbies Roundabout

As you'll have seen the Lib Dem Council is looking to pull out of NWRR because the capital cost (varying estimates £150-200m) is unfunded, and to borrow would place a severe future burden on finances. This isn't confirmed yet but seems likely, following meetings with DFT. My immediate response was 'let's announce plans to improve Dobbies Roundabout', I was told 'be patient'. Naturally I and the Lib Dem cllrs along the [A49 – 5](#) of us – will be pushing for that.

Local government funding

Government has announced an 8 week consultation on changing the funding formula, towards 'fairer funding' (their words). This is billed as addressing the additional financial needs facing councils with significant rural reach and high adult social care needs. It is hoped it may help Shropshire as soon as 2026/7.

Pharmacy Needs Survey

This is a quote from a Shropshire HWBB notice:..."we consider community pharmacies to be a key public health resource and recognises that they offer potential opportunities to commission health improvement initiatives and work closely with partners to promote health and wellbeing. You are invited to contribute to a consultation to identify the views of stakeholders and members of the public on whether the current assessment addresses the necessary and important issues. A questionnaire has been produced to gather feedback closing on 26 August 2025. Please complete the consultation survey, which you can access by clicking on the 'How to get involved' tab at the top of the page. [Shropshire PNA 2025 DRAFT.pdf](#) "

Burnell Division – not Condover - FYI

Pulverbatch phone outage

Sadly council workman (apparently) cut through a fibre broadband cable while trimming the verge near Pulverbatch. I was able to get the right person in the council (Ben Walker) to help expedite repairs.

Wrentnall artics problem

Residents report artics getting stuck on tight bend in village, I'm now trying to get extra signage

Leebotwood A49 meet

I got the A49 Route Manager to visit Leebotwood recently to discuss the pedestrian crossing campaign, speed limits, etc – we've now invited him back for a public meeting Tuesday (630pm 8.7 Village Hall)

Longnor 20mph

Longnor residents are concerned about traffic and speed through the village, I'm meeting with the school shortly and Highways say a 20mph limit is planned for 2026/7.

Condover/Dorrington/Ryton/Stapleton Parish

Ryton Slurry Pit

I've objected to the Slurry Pit proposal but don't know yet whether it's coming to full Planning Committee. I've got more info about the speaking protocols. If we need to speak I suggest we may need a separate discussion about how best to organise?

Ryton Fox

David Oliver has asked about possible CIL support for disabled facilities at the Fox, I've not yet had time to explore fully

Dorrington - low flying helicopter

I've been liaising with Falklands Rd resident and Shawbury about low flying helicopter training route – wakes resident's young child! Shawbury being helpful

Dorrington - public path

Young family in Millfield Place (I think!) expressed concern about overgrown path/tree. I'm grateful Parish has now picked this up, happy to help ofc.

Gonsall Quarry – road safety issues

I've been approached by residents very concerned about road safety issues by Condover School, and have done a couple of 'site visits', witnessing for instance very scary reversing by quarry lorries close to parents' cars.

I've flagged this to the Leader Cllr Kidd – who is keen to help support local concerns – and relevant Cabinet Members. There are however a number of related documents – planning conditions, planning committee report/minutes, S106 agreement – which officers have been examining with me (in particular Mick Laidlaw in Enforcement) but there's some ambiguity. It appears some key conditions aren't quite where they should be or have been restated in slightly different form. There are of course good suggestions to help address the issue – eg mini car park, 20 mph and/or weight limit, quarry dispatch requirements, etc – and £115k (in theory) to help fund. One would hope we can make progress but others have already had a go...

I plan to summarise soon with some suggestions. I'm v keen to do what I can to help, involving the Leader if need be. I've discussed with Rachel and plan to meet with her again soon.

Other Topics Raised:

Low flying helicopters over Dorrington from RAF Shawbury, Cllr C Naylor has been in contact with RF Shawbury who have been helpful. A question raised by PC that in the past notification was given prior to flights, can this happen again Cllr C Naylor to look into this.

Funding for PC's Neighbourhood plans, this is up in the air going forward, as we at Condover PC have taken our plan nearly to completion we will look to see if we can fund ourselves, this to be discussed when more information is received. It was discussed to see if we can as a Parish can put objection in about the possible withdrawal of funding. Cllr C Naylor will support.

There is a pilot for local Parish councils to work closer together to have a greater say in the bigger picture, Condover PC will put themselves forward to get on pilot. Cllr J Strelitz together with other Cllrs agreed that working together would be a good idea. Going forward it may be an idea that there may be Chair & Clerk meetings with other PC's.

Cllr C Naylor to talk to Burnell PC to see if a key person could attend our next meeting as a way of working closer together.

Gnosall quarry contract to be considered for re negotiation, this to be reviewed going forward.

It was agreed that if any issues that are made to Cllr C Naylor for the Parish to be shared with us to take action if required.

067.25 PLANNING MATTERS:

Cllr L Baines advised that former issue with planning at Harley Rd Conover has been resolved as property has now been sold to a local person who has no plans to make any changes to the change of use.

A big concern for the PC was an approved planning application for a slurry pit in Ryton, this has strongly been objected to by locals, our Parish Cllrs and Cllr C Naylor. This objections seem to have not been take into when permission given. We will contact to SCC in conjunction with Cllr C Naylor to see if we can do anything at this stage. Cllr C Naylor has been in contact with SCC to discuss issues with the original application that should have been taken into account before any decision was made, he awaits their response.

Other areas of concern were raised by CPC around safety for the public with large vehicles travelling through the narrow roads where they may be children and other pedestrians. The council also showed concerns that we don't seem to be listened to prior to decisions being made.

We as a PC will do as much as we can and show our disappoint along with the parish with a notification on our website.

077.25 REPORT FROM FINANCE & PERSONNEL COMMITTEE:

All invoices agreed as correct and authorised for payment. Matrix payment agreed to be paid as soon as CIL payment received.

Date	Chq No	Invoice Number	Payee	Purpose	Net Amount	VAT	Total
01/06/2025		INV 10785	Scribe	Accountancy Software	£37.00	£7.40	£44.40
01/06/2025		INV 4563	Spark/Cleverwoof	Website	£42.00	£0.00	£42.00
10/06/2025			Bernard Townson	Internal Audit	£150.00	£0.00	£150.00
10/06/2025		INV 4341	Matrix	Pavillion	£26,413.99	£5,282.80	£31,696.79
11/06/2025			MD Construction	Steps (Woodland Park)	£4,950.00	£0.00	£4,950.00
30/06/2025			HMRC	Tax/NI	£692.68	£0.00	£692.68
10/06/2025	300492		Planing Portal	Poly Tunnel planning app	£234.00	£0.00	£234.00
29/06/2025		13175	Med Uk	Defib Pads Stapleton	£55.00	£11.00	£66.00
30/06/2025		2724	James Goddard	Landscaping	£1,510.00	£0.00	£1,510.00
30/06/2025		767	Six Property Consul	Conover Pavillion	£1,000.00	£200.00	£1,200.00
30/06/2025		25-059	Dorrington Village H	Office/Meeting room/Storage	£500.00	£100.00	£600.00
23/06/2025		1.34249E+11	Tesco Mobile	Mobile Phone	£10.90	£2.18	£13.08
			Jason Leighton-Jones	Parish Clerk Wages	£880.29		
			Jason Leighton-Jones	Stationary/Land Registry	£30.49	£3.92	£34.41

Also agreed that regular payments, Clerk salary/Spark web hosting/Scribe accounts package to be set up on DD/SO.

Current to date budget discussed, all agreed to be correct. Next month hopefully to be presented via new Scribe accountancy software as full bank statement for June unavailable.

INTERNAL AUDIT: 2024-25

All documentation sent to external audit company ahead of deadline, confirmation of receipt received.

REVIEW OF ASSET REGISTER:

The new proposed AR was discussed, and extra work needs to be done, this includes removing items such as the cost of removal of old play area equipment and consider the BMX track that may no longer be our responsibility. Chair Cllr L Baines asked all members to look at replacement values of the ongoing assets to ensure the insurance value is adequate. It was requested that all members look at this by August to be signed off in our September meeting.

COMMUNITY GRANTS:

It was that we would offer 4 grants of £500 for parish community, this to be open until the end of Aug to be considered by PC. Proposed by Chair Cllr L Baines, all in agreement. To be placed on Website for parish to review.

087.25 CONDOVER PARISH NEIGHBOURHOOD PLAN:

Chair Cllr R Wintle gave update in the absence of Cllr E Marvin

The CNP is nearly completed is waiting on an environmental survey to move forward, currently SCC do not have the capacity to do this and there is also a question over ongoing funding from SCC, it was discussed that we as a PC provide our own funding as we are so close to completion, this to be discuss when more information know but the PC was in agreement.

Cllr T Cobbe to contact SALC to show objection to potential funding removal.

Property development in Dorrington is looking promising and Shingler homes will be taking over the construction of the proposed houses at Station road, subject to planning application which probably will be next year. There proposal is to build environmentally friendly homes, air source heat pumps, solar panels and EV points.

097.25 CONDOVER SPORTS GROUND:

Cllr R Nash advised that the build work has now been completed, and car park finished with gravel supplied by Hanson's. The changing rooms should be finished in the next few weeks. The new patio area will be taking place soon. It was suggested that an amount of £10k be made available from the legacy Brook Close fund (please see AOB)

An approach has been made from Atlas Communications to place a mobile phone mast within the grounds of the sports pavillion, which in principal they are happy to along with subject to planning and other associated matters.

It was also agreed that the final payment to Matrix Construction to be made after the CIL payment is received which should be very soon.

107.25 COMMUNITY GARDEN:

Clerk gave update to confirm planning application has gone in for poly tunnel. In addition Clerk is looking into the current leases for community garden associated with the former Recreation Association to what needs doing to create the appropriate documentation going forward.

117.25 NEIGHBOURHOOD PLAN FUNDING:

It was agreed in principle that when more information is known that if possible, the PC will try and fund the plan to completion.

127.25 ASSET REGISTER:

The new proposed AR was discussed, and extra work needs to be done, this includes removing items such as the cost of removal of old play area equipment and consider the BMX track that may no longer be our responsibility. Chair Cllr L Baines asked all members to look at replacement values of the ongoing assets to ensure the insurance value is adequate. It was requested that all members look at this by August to be signed off in our September meeting.

137.25 INSURANCE UPDATE:

Following the above when we have the up to date values we can approach current insurer to get price for renewal. We also will consider other providers, Zurich seem to be popular with Parish councils, so we will obtain a quote from them. Clerk to send out questionnaire to apply for quote. (Completed by Clerk on the 3/7/25).

147.25 SOLAR PARK FUNDS:

Request from Solar Park committee to provide information on how their payment to CPC is to be used, this to be considered for next full meeting in Sept.

157.25 COMMUNITY GRANTS:

It was that we would offer 4 grants of £500 for parish community, this to be open until the end of Aug to be considered by PC. Proposed by Chair Cllr L Baines, all in agreement. To be placed on Website for parish to review.

167.25 STANDING ORDERS & FINANCIAL REGULATIONS:

Cllr J Strelitz is currently reviewing and aims to have updated version for adoption at the next meeting.

177.25 URGENT ISSUES REQUIRING DECISION:

Updating All Condover Parish Council Policies – Cllr R Wintle (Chair).

Ongoing

Request from West Mercia Safer Neighbourhood Team to attend a meeting – Clerk to update

Clerk spoke to PC S Lewis as he was unable to attend the meeting. The Police aim to continue to patrol the parish in the evenings where possible, however with restrictions they cannot say how frequently this will happen in the future. They will continue to focus on speeding on the A49 and do camera checks when they can. With regards notifying them of issues he asked if we could pass the word to the parish to use their online reporting line as this can help a speedier response, we will put a link on our website. Signage on roads was asked if we could keep an eye to make sure they are clear, so motorists are aware of speed restrictions. PC Lewis made me aware that there is a quarterly request coming from the local police to put the parishes policing needs for the next three months, I will forward this request to our Chair when it arrives. It was

suggested that we look at the W Mercia website to look at the the types of crimes that are being reported to help with our priorities for each quarter.

187.25 CLERK'S UPDATE REPORT & COMMUNICATION:

Scribe software update given, this should be in full use by next meeting. A quote has been received by Med UK for replacement of Defib cabinet at Dorrington VH, Clerk to send out for consideration at next meeting. Request from Solar park committee to provide information on how their payment to CPC is to be used, this to be considered for next full meeting in Sept. Cllr email addresses, a price has been supplied by Spak who manage our domain to add personal email addresses. Cllr J Strelitz added that there was funds in the budget to update the PC Office 365 software to a business offering that could give a licence to all Cllrs which also give individuals their own email addresses. Clerk to investigate this and liaise with Cllr J Strelitz for discussion at next meeting.

197.25 VILLAGE UPDATES: (5 Minutes per village)

a) Ryton-

Cllr R Slee updated that potholes seem to be filled but drains still outstanding. There is also an area that needs grass cutting, Cllr R Slee to liaise with Clerk to request James Goddard can undertake the work.

Chair Cllr R Wintle recommended the PC look to see if we could support The Fox pub with the construction of the disabled/public wc. If the Fox can come up with a design and quote for construction the disabled/public toilet to serve the pub, shop and tearoom, we could then consider if and how we could help. They Fox would need to see if they can raise some funds from other areas as well before any decisions are made. Cllr R Slee to liaise with the Fox.

b) Stapleton-

Nothing to report

c) Dorrington-

Cllr G Walker-Prior put a request in to see if between PC and Dorrington VW we could look at repairing pothole at entrance of VH. Clerk to investigate.

d) Condover-

Cllr R Nash mentioned the open garden event over the weekend and if Cllrs could support.

207.25 AOB

It was mentioned by Chair Cllr R Wintle that she had had a conversation with Cllr L Baines over the potential future of the historic Brook Close fund. It was agreed that the funds be allocated to be used by the Condover Sports Ground and the Woodland Park (Suggested split £10k & £9k) This was agreed in principle by all Cllrs subject to being in receipt of all CIL funds, Cllr G Walker-Prior Proposed and Cllr J Strelitz Seconded. All voted in favour.

It was agreed that PC funds held in BS accounts that are outdated to be moved into the PC current account until decisions can be made on allocation of these funds to then decide where

they can be invested. We will obtain authorities from previous signatories to gain access to accounts.

It was agreed that the PC would incorporate the annual meeting into the planning meeting in August.

It was advised again that the funeral of former Councillor Peter Gould would take place on Monday 7th July at Condover. The family would have a service at the crematorium then to meet at Condover golf club for a bit to eat and drinks.

No further business, the meeting was closed at 9:50pm

Signed Chair Cllr R Wintle

Date