



Dear Councillors,

Please find minutes for the Parish Council meeting held at **Dorrington Village Hall** on **Tuesday 3rd of March 2026 at 7.30pm.**

Jason Leighton-Jones Clerk & RFO Dorrington Village Hall, The Maitlands, Dorrington SY5 7LF
E: condoverpc@gmail.com www: condoverpc.org.uk

CONDOVER PARISH COUNCIL MINUTES – 3rd MAR 2026
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0103.26 PUBLIC SESSION: (20 Minutes Maximum)

The Fox is going well and they are looking at building clientele. Construction of the new WC's are hopefully going to start in April. They are looking at additional parking on adjoining field, updates when available. Still looking for a chef, hopefully this will happen soon. First members meeting to be held 25th of June.

Parishioners from Station Road Dorrington attended meeting showing concerns over the NHP with regards to the possible development that could take place, including infrastructure, safety, access in and out of the land, in addition the extra congestion and pollution caused with increased vehicle use.

A question was asked to confirm what level of construction that may take place in Dorrington, currently the NHP is looking at levels of 15 at Limes Paddocks and 40 at Station Road, these are subject to any changes that SCC may want to impose in the future.

Question as why Condover was no longer considered a development hub and everything has now been put into Dorrington, this question will be looked into together with all questions raised in the NHP consultations.

A point was raised that people may be happier if there was a fair share of development in other areas of the parish.

Another question raised was can a consideration be given to the amount of houses proposed in the NHP as there are potential builds that may happen in the parish. The PC will ask SCC for clarification.

All questions raised and ones during the consultation process will be collated and will be reviewed by the steering group to discuss any amendments that should be made to the proposed NHP.

If any other questions arise, these to be emailed to Parish Clerk.

0203.26 WELCOME AND APOLOGIES:

Cllr's in attendance: R Wintle, L Baines, E Marvin, G Walker-Prior, R Slee, J Strelitz, S Gill, E Thomas, C Naylor.

Apologies: T Cobbe, S Stringer.

0303.26 COUNCILLORS DECLARATIONS OF DISCLOSABLE PECUNIARY INTERESTS:

Cllr E Thomas has interest in a planning matter so will abstain from voting.

0403.26 CONFIRMATION & ACCEPTANCE OF PREVIOUS MEETING MINUTES:

Minutes previously distributed of the Parish Council meeting held on 3rd of Feb 2026 were confirmed as accurate and signed off by Chair Cllr R Wintle.

Strategic Planning

0503.26 POTENTIAL DEVELOPMENT CONDOVER BY OAKFOLD DEVELOPMENTS:

Currently no application has been put forward, but the PC will request from the developer that if they could keep us updated on any plans so we can be prepared to make comment if needed, we are aware there is no obligation for the developer to do this.

0603.26 CONDOVER PARISH NEIGHBOURHOOD PLAN UPDATE: Cllr E Marvin

Cllr E Marvin gave details of arrangement for the consultation process in the parish as follows.

General Outline

1. Condover Parish Council will conduct a Regulation 14 consultation of its CNDP. This consultation will take place throughout the Parish area and over a period not exceeding 7 weeks from 16 March to 4 May 2026. In addition, the Parish Council will ensure that all Statutory Consultees of a Neighbourhood Plan are informed of the arrangements and the necessary documents
2. In addition to the Statutory Consultees, the Parish Council will contact adjacent Parishes within the Burnell Ward of Shropshire, Parish businesses, landowners and community organisations.
3. Access to the CNDP will primarily be made through the Parish Council website and also via Social Media including all Community Groups. Furthermore, the following documents must be available;
 - a. The draft Plan
 - b. All supporting documents and the evidence base
 - CPC meetings
 - Steering Group (SG) meetings
 - Consultation reports
 - AECOM housing site assessments (2019)
 - A response/comments form
 - Strategic Environmental Assessment (SEA) and Habitat Regulations Assessment (HRA) screening results
 - The SEA and HRA reports

Consultation Arrangements

4. Dates The dates of village hall meetings are as follows

Serial	Place	Date	Date	Responsibility
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1	Condover VH	Wed 18 Mar (1830 hrs)	Sat 21 Mar (1200 hrs)	Condover Cllrs Parish Clerk
2	Dorrington VH	Wed 25 Mar (1830 hrs)	Sun 29 Mar (1200 hrs)	Dorrington Cllrs Parish Clerk
3	Ryton VH	Thu 2 Apr (1830 hrs)	Sat 11 Apr (1200 hrs)	Stapleton Cllrs Parish Clerk
4	Stapleton VH	Thu 16 Apr (1830 hrs)	Sat 18 Apr (1200 hrs)	Cllr Slee Cllr Marvin Parish Clerk

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Responsibilities

- Parish Clerk
 - Confirm consultation process and action
 - Contact Statutory Consultees
 - Provide attendance sheets per village and per date
 - Provide consultation materials for each village (paper, post its, pens)
 - Collate reports and evidence post Consultation events
- Cllr Marvin
 - Ensure the draft Plan and supporting documents are available on the website during the 7 week consultation period
 - Collect and distribute leaflets, posters and banners
 - Coordinate consultation reports and evidence
 - Support work to finalise our draft Plan
- CPC Cllr responsibilities
 - Confirm their village hall bookings
 - Distribute leaflets to each household and to available spaces (shops, clubs, schools and churches)
 - Place posters on village noticeboards
 - Erect and maintain village banner in prominent position
 - Prepare village hall layout (chairs, tables)
 - Collect display materials (handover to next village hall group)
 - Maintain and secure all reports and records (hand to Parish Clerk on completion)
 - Discuss and prepare all arrangements within each team

Post Consultation Work

- 6 A CPNDP Steering Group meeting will take place at Dorrington Village Hall on Wednesday 29 April to review the consultation work .
7. The draft Plan will be amended according to the evidence produced and based on the advice of our Planning Consultant (Lee Searles) and Planning Officer Shropshire Council (SC) (Rosie Corner). The final document will then be passed to SC for their further action.

It was agreed to have an online survey put on the website for parishioners to complete, this to be put together by Cllr E Thomas and to be loaded on site by our web hosting company.

0703.26 NEW LANDSCAPER UPDATE:

Two potential contractors have replied to enquiry and are preparing quotations for the PC to consider.

0803.26 SHROPSHIRE COUNCILLOR REPORT:

This section was handed over to Simon D'Vali (Traffic and Highways Delivery Manager)

Simon introduced himself to the meeting, he has met several Cllrs as he has recently visited the parish to look at some highway issues, he continued to give update on his visit.

Firstly, Simon thanked the PC for their interaction since he took over his new role.

He is looking at a few things including, 20mph speed limits in Condover. Shaping footpaths to make them safer for parishioners to use, in addition looking at other traffic calming measures and costs that PC could investigate.

Simon was also to look at moving 30mph speed limit signs but this may be an issue on major roads and also involvement needed by the police may make things restrictive, however it may be a consideration for Stapleton.

Simon to look at potential of data retrieval from Dorrington speed cameras.

It was requested that Simon to look into road sweeping on A49 as there are a number of places that are flooding concerns

Whitegates, Simon to advise on styles that he would consider would be acceptable.

Finally a question was raised regards devolution to see if services may be available as a better cost, Cllr Chris Naylor to gain more information on the devolution process and update when possible.

0903.26 CYBER AWARENESS MEETING COMPLETED:

We are awaiting feedback and looking forward for the scheme to build.

1003.26 REPORT FROM FINANCE & PERSONNEL COMMITTEE:

Overview of payments (detailed below) given together with update on the budget for 2026-2027, the budget was agreed, proposed by Cllr L Baines and seconded by Cllr E Marvin all in attendance agreed.

It was also agreed that current building society funds be withdrawn and a better investment vehicle be considered, Cllr G Walker-Prior to look into this, Clerk to submit withdrawal documentation.

It was agreed that the PC will make a donation to Ryton VH of £1000 toward the new projector.

There was a request from the village green committee for the PC to provide signage regards the usage of the green and restrictions, PC to request a quote from VGC.

It was also agreed that an amount of £650 + vat be paid to surveyor to provide red book valuation for land to be taken over by PC from Shropshire Homes.

It was agreed that the new Microsoft 365 for business to be taken out and paid monthly (£6.62 per month/licence) and our web hosting company to do relevant work for £85/ licence. Clerk to look at requirements together with email addresses for Cllr's and arrange. Update to be given at next meeting.

Date	Method	Invoice Number	Payee	Purpose	Net Amount	VAT	Total
01/03/2026	DD	11311	Scribe	Accounts	£ 37.00	£ 7.40	£ 44.40
01/03/2026	SO	4586	Spark	Web Hosting	£ 42.00	£ -	£ 42.00
08/03/2026	DD		Tesco	Clerks Mobile	£ 10.90	£ 2.18	£ 13.08
11/02/2026	Transfer	7369563	SCC	Joint Energy Cost	£ 195.35	£ 39.07	£ 234.42
02/02/2026	Transfer		MD Construction	Woodland Park	£ 1,670.00	£ -	£ 1,670.00
27/02/2026	Transfer	4653	Spark	NHP Printing	£ 864.00	£ -	£ 864.00
30/03/2026	SO		Jason Leighton-Jones	Parish Clerk Wages	£ 805.59	£ -	£ 805.59
31/03/2026	Bank		Bank Charges	Bank Charges	£ 8.20	£ -	£ 8.20
10/02/2026	Transfer	1439	Tree Man	Woodland Park	£ 840.00	£ 291.00	£ 1,008.00
				Totals	£ 4,473.04	£ 339.65	£ 4,689.69

1103.26 PLANNING MATTERS:

New Planning Applications published on 16/02/2026 relating to parish of: Condover

Reference: 26/00475/FUL (validated: 09/02/2026)

Address: 44 Harley Road, Condover, Shrewsbury, Shropshire, SY5 7BB

Proposal: Proposed loft conversion and rear remodel to provide enhanced living and circulation space

Applicant: Mr And Mrs Clay

No objections.

New Planning Applications published on 17/02/2026 relating to parish of: Condover

Reference: 26/00379/FUL (validated: 17/02/2026)

Address: Proposed Dwelling NW Of Upper Moat Farm, Stapleton, Dorrington, Shropshire

Proposal: Erection of a single-storey dwelling and carport

Applicant: Alan Corfield (Oak House, Upper Moat, Stapleton, Shrewsbury, SY5 7EW)

PC Objected

New Planning Applications published on 19/02/2026 relating to parish of: Condover

Reference: 26/00647/PAAFC (validated: 19/02/2026)

Address: Proposed Commercial Barn Conversion At Lyth Farm, Little Lyth, Shrewsbury, Shropshire

Proposal: Application under Schedule 2, Part 3, Class R of the Town and Country Planning (General Permitted Development) (England) Order 2015 for the prior approval for the change of use of agricultural building to a flexible commercial use (Class B8 and Class E(g)(iii))

Applicant: GT Cornes & Son (Lyth Farm, Little Lyth, Shrewsbury, Shropshire, SY3 0AX)

No objection.

1203.26 DORRINGTON RECREATION AREA T&C's

The draft of the new T&C's for Dorrington recreation areas was agreed, these to be distributed to permanent users of the area. And placed on website for public viewing.

1303.26 URGENT ISSUES REQUIRING DECISION:

Police Priorities for next quarter.

1. Traffic and Road Safety

Speeding and unsafe driving remain the most frequent concerns raised by residents. We are asking the police for:

- Targeted speed checks in known hotspots
- Support for Community Speed Watch
- More visible patrols at peak times

Our aim is to make village roads safer for everyone — especially children, older residents, and cyclists.

2. Rural Crime

Farms, smallholdings, and isolated properties continue to be vulnerable to theft, fuel crime, and poaching. We are asking for:

- More rural patrols, particularly in the evenings
- Better information-sharing through Farm Watch and local groups
- Crime-prevention advice for landowners

Rural crime has a big impact on livelihoods, so prevention and visibility are key.

3. Antisocial Behaviour

While levels are generally low, we want to stay ahead of issues such as noise, gatherings, and minor vandalism. We are asking for:

- Regular patrols at known hotspots
- Early engagement with young people
- Clear reporting routes so residents know how to raise concerns

Our goal is to maintain a safe, welcoming environment across the parish.

1403.26 CLERK'S UPDATE REPORT & COMMUNICATION:

We are looking at prices to set up Office 365 for business for the PC, in addition we wish to enable our current website to be search enabled and to add a RAQ section to make it easier for parishioners to get information. Clerk to keep PC updated on progress.

1503.26 VILLAGE UPDATES:

- a) Ryton **No agenda requests**
- b) Stapleton **No agenda requests**
- c) Dorrington **No agenda requests**
- d) Condover **No agenda requests**

1603.26 AOB

Defib Dorrington. Cllr R Wintle

Ongoing, Cllr R Wintle will update with progress as things progress.

Memorial Bench for Peter Gore.

The PC were happy with designs it was questioned was how the bench was to be secured and would they consider a composite option for longevity, Clerk to communicate.

Addendum to minutes from meeting of 3/2/26

There was intense conversation in the public session where individuals claimed that were not aware of the previous NHP consultation and they did not receive any correspondence, i.e. leaflets that were distributed prior to the events. Unfortunately during this conversation, a member of the PC claimed they were not being truthful about this, which was not received well by parishioners, at the stage the Chair apologised to the room and reprimanded the Cllr involved and stated there will be no further outbursts of this nature.

Meeting concluded 9:54pm

Signed as accurate:

Cllr _____ Signature _____

Date _____