

NORTH CLAINES PARISH COUNCIL (NCPC)
MINUTES OF THE MEETING HELD on Monday August 4th, 2025
Held in Okeys Lane Baptist Church Hall at 19:50 hrs

PRESENT

Cllr Farmer (MF)
Cllr Tubby (MT)
Cllr Challoner (SR)
Cllr Harris (AH)
Cllr V Nelms (VN)

Dst Cllr Nicolas Wright (NW)

1. **To receive apologies for absence** and to approve reasons for absence. Cllr J Robb (JR) and Cty Cllr S James (SJ) sent their apologies which were accepted accordingly.
2. **Declarations of Interest and Council vacancies**
 - a) Register of interests; Councillors were reminded of the need to update their register of interests.
 - b) To declare any other Disclosable Pecuniary Interests in items on the agenda and their nature. There were no DPIs received.
 - c) To declare any Other Disclosable Interests in items on the agenda and their nature. There were no DOI's received.
 - d) Written requests for the council to grant a dispensation (S33 of the Localism Act 2011) are to be with the clerk at least four clear days prior to a meeting. There were no dispensation requests received.
Councillors who have declared an interest must leave the room for the relevant items as per the code of conduct and the North Claines Parish Council standing orders.
Failure to register or declare a Disclosable Pecuniary Interest may be a criminal offence.
 - e) There are vacancies on the Parish Council and all applications are welcomed. North Claines Parish Council can have 10 Councillors in total, and There are only 6 at the current time.
3. **Minutes from the last meeting of the Parish Council**
 - 3.1 To confirm the minutes of the meeting held on 7th July, 2025.
The minutes were approved as a correct record and signed accordingly.
 - 3.2 Progress reports from the previous minutes and any matters arising for information (if not considered elsewhere on the agenda) Nothing additional was noted at this point.
4. **Public Question Time**

This is an opportunity for members of the public to ask any questions of the parish council, time to be at the Chairman's discretion. There was no public present.

5 Finance.

- 5.1 Invoices for consideration and payment at the Council meeting were approved as follows.

Clerk. Salary for July 2025	Confidential
Nest Clerk pension payment for July 25	Confidential
Green self-storage for July 2025	£99
Vodafone office phone for July 2025	£18.09
Npower to June 2025	£920.23
Maintenance contractor July 2025	£270
Prismian lighting	£342
Top Cut mowing services contract for June 2025	£3678
Top Cut mowing services contract for July 2025	£3678
Top Cut mowing services. Remove bench sandy way	£96
Top Cut mowing services. PL June 2025	£96
Wychavon DC cleanse and empty bin Northwick Road, Bevere	£116.84
IT Services SSL certificate to August 2026	£35
Meg farmer Purchase of chain for Bull Meadow protection	£19.08
BBC inflatables hire for Fun on the Brum day	£474

- 5.2 To approve minutes and discuss matters arising from the first quarterly finance meeting of 2025-6. The Council noted the minutes and approved them as correct.

- Bank reconciliation at the end of July 2025 - £98,271.83

The next Finance committee meetings are scheduled as follows.

- 1 October 2025 – second quarter 2025-26
- 7 January 2025 – third quarter 2025-26

- 5.3 It was noted that the laptop used by the Clerk and owned by the parish council was around 8 years old and the storage capacity was nearly full and the laptop was working slowly as a result. It was agreed that the Clerk should purchase a new laptop for the Council use and the old laptop could be restored to factory settings and used by the Chairman of the Parish Council. The current laptop is an Apple model, and the Council agreed the Clerk should purchase the style of laptop preferred and noted that the Apple laptops were noted for safety and longevity. It was noted that a new laptop for the Council would cost up to £1750 and would be expected to last for 10 years.

6 Public areas in North Claines Parish.

- 6.1 The Brum Recreation ground.

- To consider quotes for renovation of the teen shelter. SC agreed to write a specification for the renovation of the teen shelter repair to gain precise quotes.
- Report from MF after meeting with PD Hughes re the cracked surface of the Play area. PD Hughes note that the surface can be filled/repared, and the surface of the play area will then hopefully be suitable for several more years of use. The Council agreed to place an annual sum in the Council reserves to replace the play equipment in the near future. (This amount to be agreed at the next finance meeting) Clerk to contact contractor for a written quote.

- It was noted that the electricity box on the Recreation Ground needed inspection and maintenance and Cllr MT to arrange for an electrician to visit (Cllr MF has the key to the box) and quote for the works necessary.

6.2 Bull Meadow

- Update on the fallen trees in Bull Meadow. Incl £45 for access. The fallen trees have been cleared from Bull Meadow on behalf of the landowner by J Grimshaw.
- Update on path at Bull Meadow. It was noted that the weeds were becoming a problem, and it was agreed to accept Top Cuts quote of £200 for the initial spray and further sprays as deemed necessary. It was also agreed to ask Top Cut to trim the path edge at the same time as they mow, in order to keep the path tidy.
- Path installation issues. It was noted that Cllr SC was putting together information to gain expert advice on the problems with the path installation and a solution on the matter.
- The Council approved the purchase of the hosepipe and for the filling with water of the IBC.

6.3 Events run by the Parish Council

- Fun on the Brum day.
It was noted that this event was a great success and several thousand people attended. Money raised for St Richards Hospice would be in the region of £2,700 after final items have been sold at car boot sales. The money was raised by the raffle, tombola, teas, donations and refreshments. A great day was had by all, and many thanks were given to the volunteers without whom the event would not have gone ahead. The Council thanked Meg Farmer and Alison for their hard work for organising this event.
- The pop-up café had been active over the summer on the Brum, and whilst it is not a huge fundraiser, it was noted as a great vehicle for community inclusion.

6.4 Opportunity for Councillors to raise matters regarding other open recreation areas in the Parish.

- There was nothing to discuss.

7. Highways, Footpaths and Lighting.

7.1 Update from Highways/lengthsman Councillor.

7.2 Lighting problems in the Parish.

- GS Adams has been instructed to repair the faults as noted on the report at a cost of £2980 plus VAT by the end of September 2025.

7.3 Highways information or problems.

- It was noted that the filter lights from Hurst Lane to the A38 were still not working correctly.
- A reply from a parishioner re the conifers near Berkley Gardens was noted and the Council reiterated the fact that the trees were in private property and were not the responsibility of the Parish Council.

7.4 Update from the Councillor re the Parish contractor from July 2025.

- Cllr SC noted that the actions for the Parish Contractor were for the kissing gate and the noticeboard.

8. Correspondence.

The Council are to raise any matters regarding correspondence as per the correspondence list.

- Crime report number for the stolen bench opposite Windmill Cottages.
- Calc updates
- Community first bulletin

9 Planning

9.1 Planning applications for consideration.

Report to be received from the planning advisory group on plans that have been submitted.

Application Number: W/25/01588/FUL

Location: Dilmore Lodge Farm, Lower Town, Claines, Worcester, WR3 7RY

Description of Proposal: Change of use of bungalow to specialist school.

North Claines Parish Council had no objections to this application.

Application Number: W/25/01509/HP

Location: 2 Perrycroft Close, Fernhill Heath, Worcester, WR3 7UF

Description of Proposal: Single storey rear extension, two storey side extension, front porch, fenestration alterations.

North Claines Parish Council had no objections to this application.

Application Number : W/25/01523/HP

Location: Beechwood House, Bevere Green, Bevere, Worcester, WR3 7RG

Description of Proposal: Installation of free-standing replacement oil tank

North Claines Parish Council had no objections to this application.

Application Number : W/25/01413/LB

Location: Fernhill Heath House, 44 Droitwich Road, Fernhill Heath, WR3 8RQ

Description of Proposal: Removal of a stair between first and second floors added in the 1970s and reinstate this connection in it's original location above the main stair and entrance hallway.

North Claines Parish Council had no objections to this application.

Application Number : W/25/01426/LB

Location: Fernhill Heath House, 44 Droitwich Road, Fernhill Heath, Worcester, WR3 8RQ

Description of Proposal: Reinforce wall.

North Claines Parish Council had no objections to this application.

W/25/01316/FUL

Location: Daniels Farm, Vicarage Lane, Claines, Worcester, WR3 7RP

Description of Proposal: Change of use of existing pig units to form commercial storage units (B8)

The Parish council objected to this application on highways grounds and unsuitability of this road for vehicles accessing proposed warehouse facilities.

The Council noted that the subsequent increase in movement of vehicles around the school would contribute to the already concerning situation on this narrow country lane. The Parish council has had numerous contacts with highways regarding the vehicles already using this road to access the farm and are extremely concerned regarding this application.

The Parish Council ask that if this application is accepted, that Restrictions be placed as follows

- Restrictions on operating hours,
- Restrictions on activity during school hours
- Restriction on lorry weight
- Restriction on lorry speed
- Restrictions on waiting times to avoid the situation of vehicles waiting to access the site outside operating hours.

9.2 Planning applications approved by Wychavon.

Planning Ref: W/25/01129/HP

Proposal: Proposed first floor front extension, porch and single storey front extension, single storey rear extension, installation of render to part of existing and other external alterations

Location: 7A Station Road, Fernhill Heath, Worcester, WR3 7UD

Planning Ref: W/25/01231/HP Please ask for : Victoria Finch

Proposal: Proposed extension to existing outbuilding for use as indoor swimming pool plus amendment to fence line.

Location: Ellerslie Villa, 77 Droitwich Road, Fernhill Heath, WR3 8RJ

Planning Ref: W/25/00823/RM

Associated Ref: W/23/01323/OUT

Proposal: Lioncourt Homes (Dev. No 8) Ltd. Reserved Matters application including details relating to appearance, landscaping, layout and scale of the approved 130 dwellings following Outline consent W/23/01323/OUT

Location: Land At (Os 8666 5944), Dilmore Lane, Fernhill Heath.

Planning Ref: W/25/00961/HP

Proposal: Two storey rear extension, new garden wall and replacement fence

Location: Rosedene, 63 Droitwich Road, Fernhill Heath, Worcester, WR3 8RQ.

9.3 Planning applications refused by Wychavon.

Planning Ref: W/25/00222/HP

Proposal: Rear and side two-storey extensions; rear single-storey extension; side attached garage, change from hipped roof to gabled roof and installation of rooflights

Location: Sandfield, Danes Green, Claines, Worcester, WR3 7RU.

9.4 Neighbourhood Plan

The neighbourhood plan was discussed and Cllrs MT and SC to look into opening the review of the neighbourhood plan.

10 Report from County and District Councillors.

- 10.1 Report from S James. SJ sent his apologies.
The Council agreed to ask SJ to fund a new mobile VAS as the poles were in place.
- 10.2 Report from N Wright/D Birch.
It was noted that the 130 homes application at Dilmore Lane had been approved whilst questions had not been addressed. DB is meeting with the planning officers to discuss the procedural issues that this presents.

11 Newsletter and social media

- 11.1 Update on newsletter. The newsletter would be distributed in September/October. Cllr MF to ask for a pdf so that the Clerk can place online.

12 Councillors additional items for consideration or for matters to be placed on the agenda for the next Parish Council meeting.

13 Date of the next Parish Council meetings.

1st September 2025
6th October 2025
3rd November 2025
1st December 2025

Abbreviations

Cllr – Councillor
NCPC – North Claines Parish Council
WCC – Worcestershire County Council
WDC – Wychavon District Council