

**MINUTES OF MEETING OF CILCAIN COMMUNITY COUNCIL AT THE RHYDYMWYN
CHURCH ON 19 JUNE 2023.**

Present: Chairperson: Cllr Gareth W Hughes

Councillors: John Emyr Davies Malcolm Down
 J Pauline Douglas John Doyle
 Gwenda Hardman Ian Hughes
 Karen Parker Michael Parr (by on line sound connection)
 Christine Vaughan John V Worthington
The Clerk was also in attendance

1. CHAIRPERSON'S OPENING REMARKS

The Chairperson welcomed Members to the June Meeting. Croeso i bawb i Gyngor Mis Mehefin. The Chair also welcomed one Cilcain resident (SJ) and County Cllr Andrew Parkhurst to the meeting.

2. APOLOGIES FOR ABSENCE - All Members present.

3. DECLARATIONS OF INTEREST - No Declaration of interest received at this stage of the meeting.

4. MINUTES OF LAST MEETING - Cllr Gwen Hardman proposed acceptance of the 15 May 2023 Minutes. Acceptance seconded by Cllr J Emyr Davies and confirmed by all Members present.

5. HIGHWAY MATTERS

Mr Hickie went though the Action Plan included in the Correspondence pack supplied to Members.

Action required

- (i) Pothole repair in rural areas - Clerk and Cllr Andrew Parkhurst to pursue a reminder from Mrs Katie Wilby.
- (ii) Tree in no 32 Lon Cilan - Tree in boundary affected by ash die-back. Neil to pursue with Mr Dewi Ellis.
- (iii) Concrete base required for a new 6 ft wide seat to be erected at the Lon Cilan / Ffordd y Llan Junction - Mr Hickie to arrange.
- (iv) 'No through road' sign to be added to the 'No vehicle access to Moel Famau' sign to be erected at the bottom of Garth Lane, Cilcain. Mr Hickie reported that the sign has been ordered.

- (v) Cllr Pauline Douglas requested that one or two of the passing places in Cefn Road need cleaning out or slightly lowered. Mr Hickie to assess.

6.0 CASUAL VACANCY, RHYDYMWYN WARD - Members noted that two separate Public Notices had been posted on the Notice Board. A resident had not called for an election when the First Notice had been posted. A second Public Notice to invite interested persons to put their names forward for co-option has been erected on the Rhydymwyn and Hendre Public Notice Boards, and two applications of interest had been received.

Ballot papers had been prepared for Members to participate in a silent vote. The Chair and Clerk counted the votes cast and the Chair announced that Mr Tim Mitchell had been successful in the vote.

Mr Mitchell signed the 'Acceptance of Office' form and took his seat at the table.

7. MATTERS ARISING (NON HIGHWAY MATTERS)

p3 Rhydymwyn Institute - Council's representative - Cllr Gareth W Hughes plus one other Member who is available at the time of the Meeting.

p4 Potholes Dolfechlas Road - Cllr J V Worthington reported that Flintshire's pothole operatives had done a second tranche of pothole repair in Loggerheads Road since the May Council Meeting.

p4 Proposed solar panels - Clerk reported having pursued the matter with Flintshire's Conservation Section. Observations from Flintshire CC still awaited.

Cllr Gwen Hardman reported that enquiries had also recently been made with the Lottery Fund representative (small Lottery fund up to £25,000).

The maximum grant from Dwr Cymru was £5,000. The cost of solar panel installation is approximately £21,000. Clerk to forward the relevant correspondence to Cllr Andrew Parkhurst if the Conservation Area Section delay problems continue to be an issue.

Cllr J V Worthington enquired if Cadwyn Clwyd had been approached. Cllr Hardman was aware of the funding position regarding Cadwyn Clwyd.

p4 Anaerobic Digestion proposal -

- (i) Clerk had spoken to Mr Andrew Roberts since the May Council Meeting to remind him that the Community Council was still awaiting his observations about the status of the site with regard to the latest version of the Local Development Plan (LDP).

- (ii) Mr Neil Arbon from Caulmert Ltd had spoken to the Clerk on Monday 19 June to indicate that the planning application by NW Energy was likely to be submitted to Flintshire Planning in the second week in July. Did the Community Council still want a meeting with Caulmert and the applicant? Members agreed the date would be 18, 19,

or 20 July 2023. Once the application is received by Flintshire CC, the application would have to be validated by Flintshire Planning.

- (iii) Cllr Gareth Hughes enquired if it was appropriate to write to all Members of the Planning Committee. Cllr Parkhurst indicated he would need to take advice on the matter.
- (iv) Clerk had contacted Halkyn Community Council to establish the identity of the Chair and Vice Chair. Information would be available following the Halkyn CC's AGM.
- (v) Members noted that since most of the site is located in Halkyn, the question arises if both Councils would be invited to make a 3 minute submission at the Planning Committee. With regard to the residents presentation / objections - the selection of the person was on a 'first come first served' basis - so it was important to inform the Planning Ctee immediately of the name of the person who wishes to speak, in case another person gets in first, and that person only purporting / pretending to be an objector.
- (vi) In the case of the presentation by the County Councillor at a Planning Ctee, Cllr Parkhurst indicated he would confirm with Flintshire Planning that he would be able to make a 5 minute submission at the Planning Committee.
- (vii) Clerk had established the name of the Chair and Vice Chair of the Halkyn CC and had passed the information on to Mr Ian Smith. Clerk to supply Halkyn CC with a copy of Cilcain's pre-planning submission and request Halkyn CC to give favourable consideration to support Cilcain's CC 's objections in due course.
- (viii) The ownership of the access road was discussed - Cllr Karen Parker reported that Tarmac's Quarry Manager now understands the access road is owned by Tarmac. Tarmac will therefore be making representations at the planning stage. Members concluded that the Digestion developers have a right of way over the access road owned by Tarmac. Cllr Tim Mitchell maintained that the former Ruby Brickwork was probably in existence well before Tarmac came along. On that basis, it would seem more likely that Tarmac have a right of way over Ruby Brickworks access road. Chair indicated he would ask the Quarry Manager to seek clarification from Tarmac's Estate Section.
- (ix) Cllr Pauline Douglas felt it would be appropriate for updates regarding the current position to be posted on the local Facebook page. The Chairman indicated that it was Ian Smith's intention to post information on Facebook following the next Action Group Meeting.

p4 Dolfechlas Rd, Rhydymwyn, drainage odour - Chair reported that some odour had been detected eight days ago, so item to be kept on the Council's Agenda.

p5 Cilcain Shop - Draft rules and licence were now on their way to the Secretary and Chairman of the Cilcain Village Hall Management Committee.

p5 Hendre Quarry - Chair indicated he would telephone the Quarry Manger to obtain an update on the road sweeping by Go-Plant.

(New Seat for Donkey field) - Cllr Parker had taken a photo of the inscription on the existing commemorative seat in the Donkey Field. Chair explained that there was another version of the commemorative wording on the Les Hibbert seat (Top of Dolfechlas Road).

p5 Cilcain cemetery - Cllr J Worthington had reported that the recent cemetery cut had not been to the usual standard. Clerk had brought the issue to Blooming Garden's attention. Cllr J Emyr Davies maintained it had been the fastest growing month of the year. Position to be monitored.

Cllr Gwen Hardman indicated that the risk assessment will be pursued in the next few weeks.

p5 An on-line meeting had been held with the AONB (and AONB's Street Lighting Consultant). The 'Lux' levels used in Rhydymwyn by Deeco were given to the AONB.

There had been an enquiry about not being able to locate Lamp No 8. Clerk explained that the Google Street View map for Cilcain does not cover a short length of road by Ysgol y Foel, presumably for security reasons. Cllr J V Worthington had carried out an inspection to confirm that lamp No 8 opposite the school was in place. Lamp No 8 was well hidden in the adjoining tree. Deeco had been requested to cut the branches around the street lamp.

AONB's consultant was now going to draw up a scheme.

p5 Play Area, Cilcain - Site visit with Mr Richard Roberts and Cilcain Ward Members to be arranged. Mr Richard Roberts from Flintshire CC had been requested to come up with option sketches for Stage 2 of the Cilcain play area improvement scheme.

p6 River Alyn pollution (April 2023) - Clerk to pursue a written response from NRW.

p6 Coed Du Hall - Cllr Pauline Douglas reported having made further enquiries regarding the second incident at Nant Alyn. The second incident had nothing to do with Coed Du Hall Nursing Home.

The condition and status of the bridge leading up to Friezeland was discussed. Cllr Parkhurst explained that the property is in the Pantymwyn Council Ward.

p7 A541 Caravan, Rhydymwyn - The Chairman reported that the caravan which had been moved to the field entrance gate had now been set on fire.

p8 Former Antelope Hotel Rhydymwyn - Cllr Andrew Parkhurst had not received any new information on the site development proposal. Members noted that there had been 18 months since the dangerous slates on the roof were first reported to Flintshire's Dangerous Structure Section. Youngsters would be on their school holidays soon. Access to the building by youngsters could be another safety problem. Cllr John Doyle reported that there are signs of the barriers being moved.

- p9 Cilcain Bier house roof Cllr Ian Hughes has inspected the woodworm infestation in the roof timbers. If treated, the roof should be fine. Rubbish from inside the Bier House needs clearing. Clerk to purchase treating fluid. Members agreed for Cllr J V Worthington and Cllr Christine Vaughan to arrange for Mr O Roberts to clear the internal debris and spray the roof timbers.
- p10 Covid Snake, Donkey Field Rhydymwyn - Chair reported that discussion had taken place after the meeting with Richard Roberts with Mr Zen Hoppy. Zen had suggested a layer of resin over the stones, once a border is provided around the stones. Cllr Pauline Douglas referred to this solution having been done in Buckley. Cllr Douglas reported that Mr Roberts had commented that the snake in Rhydymwyn was the best he had seen.

8. PLANNING MATTERS -

- (a) Ref No: FUL/000436/23
 Proposal: New carport, home office & gym to replace previously demolished outbuildings
 Location: Plas Ucha, Cilcain, Mold, CH7 5NE

In view of the time constraints imposed on submitting the Council's observation within 21 days, the Chair and Vice Chair authorised the Clerk to consult Cilcain Members and submit the following observations.

The Community Council has **no objection** in principle to the development, but would draw attention to the following Community Council concerns:

- (i) The proposal could be converted to a separate dwelling in due course, or could be converted to extend the existing dwelling by the construction of a connecting link between the existing dwelling and the proposed car port.
- (ii) The dwelling has already had substantial additions in the past. Planning guidelines allow for a 50% addition to an existing dwelling. The possible extension of this particular dwelling could exceed the 50 % guideline.
- (iii) This development could be regarded as over development of the site and the Planning Officer needs to take a view on this concern.

If the Planning Authority is minded to give planning permission for this proposal, the Community Council requests a condition be included in any permission to ensure that conversion to a separate dwelling does not occur in the future. Also, a condition should be added to ensure the connection of the car port to the existing dwelling does not eventually take place.

- (b) Ref No: Amendments to submitted application FUL/000356/23
 Proposal: Proposed extensions, dormer roofs & general internal and external alterations
 Location: Meadow Barn, Cilcain, Mold, CH7 5PG

The Community Council has **no objection in principle** to the application.
 However:

- (i) The Community Council assumes the Planning Officer will assess whether or not the extent of the proposed extension in comparison to the original footprint of the dwelling exceeds the 50% planning guidelines.
 - (ii) The Community Council has concern that the proposed timber external cladding of the extension will not be in keeping with stone fabric of the existing dwelling.
- (c) - Ref No: COU/000466/23
 Proposal: change of use of redundant agricultural building to single dwelling and single storey extension
 Location: Grug Farm, Cilcain, Mold, CH7 5PG

The Community Council has **no objection** to this application.

- (d) Ref No: COU/000483/23
 Proposal: Conversion of a barn within the curtilage of an existing dwelling into 2no. self-contained two-bedroomed holiday lets.
 Location: Garreg Boeth Farm, Plas Wilkin Junction to Trimrock corner, Rhydymwyn

The Community Council has **no objection** to this application.

9.

VEHICLE SPEED RELATED PROBLEMS STAR CROSSING ROAD, CILCAIN

1. Councillor J Emyr Davies reported on the number of speed related near misses he had witnessed in Star Crossing Road, particularly related to the Berth Road and Cilan Lodge Road Junctions with Star Crossing Road.

Members agreed that there was a need for the Community Council to request Flintshire to undertake vehicle speed measurements on Star Crossing Road either side of these two junctions.

Further visibility improvements at both junctions did not appear to be a practical solution to the safety issues on this occasion. However, there was an obvious and desperate need to introduce speed reduction measures on Star Crossing near both junctions.

Members agreed that junction warning signs and more effective road slow markings would assist as short term measures.

2. Cllr Pauline Douglas reported on traffic issues at two other junctions on Star Crossing Road:
 - (a) At the Star Crossing Junction with the A541, large vehicles turning into the Cilcain leg of the junction from the Denbigh Road were crossing over the

centreline of the Star Crossing Road, obstructing vehicles which were coming from the Cilcain direction at the junction.

- (b) At the Fforrest Farm junction of Star Crossing Road, large commercial vehicles coming from the Spar Quarry direction and turning right towards Star Crossing were a potential danger to vehicles coming from Cilcain, especially if Star Crossing Road vehicles were travelling at speed.

The above traffic related issues would need to be taken up with Flintshire's Traffic Section.

Cllr J Emyr Davies suggested that a site visit with one of Flintshire's Road Traffic Engineers to visit the above danger spots would be appropriate.

Cllr Pauline Douglas referred to speed related issues at the section of Nant Alyn Rd from the Trimm Rock entrance to the Coed Du Hall junction needing to be looked at in the same site visit.

10.00 CORRESPONDENCE / COMMUNICATIONS

- 1A) 14/05 Cllr Tim Mitchell declared an interest in this item.
Hendre Land Drainage Scheme - Copy of an email Cllr Andrew Parkhurst had received from Mr Andy Roberts (Service Manager Strategy, Flintshire CC)
A meeting had recently taken place on site attended by Flintshire's Drainage Consultant, Mr Roberts and a Hendre resident. The Consulting Engineer (Waterco) is being instructed to prepare a feasibility study to look at the options available to arrive at a solution for the Hendre drainage problem.

Cllr Karen Parker emphasised the need to keep the Mill Terrace residents fully in the picture regarding the drainage proposals. When the feasibility study was completed, Cllr Parkhurst felt that might be the appropriate time to consult all the residents affected.
- 1B) 17/05 Visits to Town and Community Councils - Report from Flintshire's Chief Officer Governance regarding recent visits to Community Councils by Members of the Standards Ctee. Position noted.
- 2) 19/05 Star Crossing Junction - Copy of email sent to Flintshire Traffic Section from Cllr Andrew Parkhurst to express concern regarding the Vehicle Activated Speed Sign still not working. Cllr Parkhurst first reported the fault to Flintshire Traffic on 06 July 2022, and has written on seven occasions since the initial report. Cllr Parkhurst provided an update at the Council Meeting regarding his recent communication from Flintshire CC's Mr Richard Flood.
- 3) 22/05 Flintshire Summer Playscheme - Cilcain and Rhydymwyn - Details of agreed playscheme for this coming Summer scheme Mon 24 July to Friday 11 August. Clerk to pursue the posters for advertising the scheme.

- 4) 23/05 Empty council house, Cilcain, 32 Maes Cilan - Copy of an email Cllr Andrew Parkhurst had received from Flintshire Housing - Position noted.
- 5) 24/05 Parking in Cilcain - Response from the Public House regarding the rear parking. Members agreed that Cllr Mrs Gwen Hardman and Cllr J V Worthington to arrange to meet the Public House Landlord / Tenant to clarify matters.
- 6) 25/05 Play equipment, Cilcain - Confirmation from Play Area Manufacturer that the item is designed to exceed the National compliance standard for Play equipment. Item can be discussed further at the scheduled site meeting with Mr Richard Roberts.
- 7) 26/05 Cilcain Bowling Club - Request for donation to assist with replacing the concrete gutter all around the bowling green. Members noted that an allocation had been included in the Council's precept for this donation. £600 donation approved.
- 8) 26/05 Rhydymwyn Ward Vacancy - co-option - Application from Rhydymwyn resident. Item dealt with earlier.
- 9) 02/06 Cilcain Defibrillator - Suggestion regarding possible maintenance by Public Health Wales. A copy of this email has been forwarded to:
- (a) The Secretary of the Cilcain Young Farmers Club.
 - (b) The Rhydymwyn resident who oversees the maintenance and regular checks of the Rhydymwyn and Hendre defibrillator units.
 - (c) All Members of the Council.
- Position noted. Clerk to obtain an update in due course from Mr David Smith - the resident who sent the email to the Community Council on the 2nd June 2023.
- Cllr Karen Parker had been on 'The Circuit' website. It would appear there is no grant available for maintenance. The unit at Hendre is not included on 'The Circuit' list / map. Cllr Parker to pursue the absence of 'The Oak' unit on 'The Circuit' list.
- 10) 05/06 Rhydymwyn Ward Vacancy - co-option - Application from a Hendre resident. Item dealt with earlier.
- 11) 06/06 Flintshire CC - Consultation on the implementation of Dog Control Public Spaces Protection Order in Flintshire. Position noted.
- 12) 06/06 Rhydymwyn Bowling Club - enquiry from a Coed Poeth resident regarding the availability of the defunct Bowling Green for renting. The Council Chairman had forwarded this email to the Rhydymwyn War Memorial Institute Committee Secretary. Chair reported on a scheduled 'Open Day' on Saturday 24 June 2023. Coed Poeth resident has been invited to attend.
- 13) 07/06 Hendre speed limit - 20 mph extension considered - information from Cllr Andrew Parkhurst regarding Flintshire CC's appeal process.

- 14) 08/06 Caravan Club Proposed certified Location - Copy of information received by Cllr Andrew Parkhurst to confirm that the Motorhome Club will not be proceeding with the caravan site in Cilcain. Position noted.
- 15) 08/06 Cilcain Dark Sky Project - On line Meeting regarding AONB grant funding for Cilcain's street lighting units scheduled for Wed 14 June 2023. Item discussed earlier.
- 16) 09/06 Dolfechlas Road odour from pumping main - A Rhydymwyn resident reported to the Clerk that since the manhole cover opposite Impala was sealed approximately two months ago, there has been no odour detected from the foul drain in Dolfechlas Road. Item discussed earlier.
- 17) 09/06 Rhydymwyn Play Area refurbishment scheme - proposals from Mr Richard Roberts following the site meeting with Rhydymwyn Members which took place on Tuesday 23 May. Members will note that an allocation is included in the budget for a match funding scheme for this year. Members questioned the cost of the various items, the astro-turf in particular. In order to give Mr Roberts the opportunity to justify the various items of cost another site meeting was considered appropriate. Members can then decide whether or not to proceed with the match funding scheme.
- 18) 12/06 Cilcain Play Area - two options from Mr Richard Roberts for Stage 2 consideration. Cilcain Members may consider it appropriate to have a site meeting with Mr Roberts to discuss the options with a view to submitting a funding request to Dwr Cymru. Several other items need to be discussed on site with Mr Roberts. Clerk to prepare a list for the site visit.
- 19) --/-- Flintshire Streetscene Action Plan - Item discussed earlier.

11.00 **PAYMENT OF ACCOUNTS** - The accounts scheduled in the Appendix were approved for payment.

12.00 **COUNTY COUNCILLOR ISSUES**

Speed Limit through Hendre - Cllr Parkhurst had received an answer today from Mr Lee Shone in Flintshire Traffic. Flintshire had identified the Hendre speed limit as having an exemption to the speed reduction changes, whereby the limit will remain at 30 mph unless an objection from the residents is received, considered and agreed for the speed limit to be lowered to 20 mph. Cllr Parker wanted to ensure that the views of the residents are taken into account. Cllr Parkhurst to check if Flintshire CC has a standard letter / leaflet that can be distributed to the residents.

SignedChairman Date: Clerk

PAYMENT SECTION NOT FOR PUBLICATION UNTIL APPROVED AT THE COUNCIL

1. Payment of Accounts

(i)	A E (sal + fixed exp) for May 2023	665.85
(ii)	HMRC - PAYE (L.G.A.1972 S112)	98.45
(iii)	Bloomin Gardens - grass cutting at Cilcain and Rhydymwyn cemeteries, plus around two Rhydymwyn seats.	220.00
(iv)	Office Equipment and stationery - (L.G.A.1972 S111) (Invoices available at the Council Meeting)	129.38
(v)	AE - web fee	18.00
(vi)	Cilcain Bowling Club - donation to assist with gutter renewal	600.00
(vii)	Canon - photocopy equip fee for three months	117.18
(viii)	Canon - photocopy - printing for three months	45.95
(ix)	A Evans - materials for Cilcain cemetery (Invoices available at the Council Meeting)	38.97
(x)	O Roberts - painting seats in Cilcain (5 seats at £35.00)	175.00
(xi)	O Roberts - weed kill in Cilcain car park + cemetery walls (2 x £25)	50.00

2. **Current Council Bank Balance.** Please note that the closing balance in the Council's Bank

Account on 29 May 2023 was:

Current Account: £9,792.91

Deposit Account: £26,350.92

Dep. Acc. interest (May £30.79) (April £30.04) (March £26.85) (Feb £21.53)

(Jan £19.08) (Dec £15.52)

3. **Xmas Dinner Dec 2023** Members noted that the Chairman had booked the Cherry Pie for the Council Xmas Dinner - Friday 22 Dec 2023.

4. **Payroll Services for the Community Council**

Enquiries had been made with eight adjoining Community Councils.

Each Council (apart from one) uses an accountancy firm to assist with the HMRC payroll system for paying the Clerk's salary. Members permission was therefore given for this Council to use a firm of Accountants from Mold. The annual cost is approximately £200 per annum + VAT.

Chair Clerk Date