

Hatfield & District Group Parish Council

11/25

Minutes of the one hundred and ninety first Ordinary meeting of the Hatfield & District Group Parish Council meeting held on 9th July at 7.30pm

Present: Robert Hanson Chairman
Mary Morris Clare Hadley
Adam Lewis

Also in attendance were Bruce Baker (Ward Member) SD Hanson (Clerk) No members of public.

The Chairman welcomed everyone to the meeting

1. Receive Apologies for Absence Ryan Price (Work commitments) Mike Bufton (Work commitments)
2. Declaration of interest and written applications for dispensation Non-Pecuniary MM planning application no. 251181 MM signed the Dofl&WAD book
3. A motion to adopt the minutes of the APCM meeting held on 9th July 2025 and to sign the minutes of the APM held on 9th July was proposed. The minutes were confirmed as a true record and signed by the Chairman **Resolved**

4 Open Sessions To receive a brief verbal report from:

4.1 Ward Councillor Bruce Baker

27,260 dwellings had to be built in Herefordshire by 2041

It was hoped the wetlands can be constricted to reduce the number of phosphates and nitrogen entering rivers as well as providing many other ecosystem services

The bypass was being discussed again, along with Link roads by HC, however if administration alters in 2027 (election) it still could be cancelled

Herefordshire was currently in the black, other counties i.e. Shropshire, Worcestershire and Gloucestershire were all in the red.

Hereford College of arts were running a Summer School

Herefordshire Council were no longer funding NDP's (8.2)

Crayfish plague in the river Arrow, it was expected to spread to the River Lugg and eventually the Wye.

Rural Services the grant from the Government had been withdrawn

Public Rights of way are now called PROW It was proposed the Clerk get current footpath maps for the Group area.

It was proposed to build houses at the bottom of Merton Meadow Car Park, although the area is prone to flooding, precautions were being taken against this.

The Fairmile road as in awful condition, although partly in Stoke Prior BB said he would contact the Highways regarding its condition.

Transport Local plan BB attentions had been bought to paragraph 26.4 regarding Greenways. BB said he had his finger on the pulse and was watching the plan very carefully

Bruce was Thanked for all the highly informative information he had given.

4.2 **To Note** To receive views of **Local residents** on Parish Matters (10 minutes) No members of public present

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5. Finance

The certificate of Exemption had been acknowledged by the Audit Commission

5.1.1 Treasurer's Account Balance Reconciliation at Bank Statement £14,284.63

5.1.2 Cheques passed for payment *Lloyds Bank Charges* £7.25 DD SD Hanson Clerk's wage £**** (664) Clerk's Expenses £40.94 (665) PVH room hire £10.00 (666)

6. Planning

6.1 Consider comments on the following planning applications for **determination by** Herefordshire Council

251181 Fencote Station Hatfield Proposed change of use of land for the siting of 3 railway carriages to be used as holiday let accommodation and associated change of Use of a waiting room building on platform 2 to a tea room **No Objections**

1920575 Woodland Management Plan (review date June 2030) Hatfield Court **No Objections**

251884 Land at Buckland Farm, Buckland Docklow OUTLINE Full planning permission for the conversion of redundant rural buildings to eight dwellings and associated infrastructure; demolition of a c.1600m² of existing modern agricultural buildings; the erection of a new farm building with a floor space of 1000m² and associated infrastructure ; foul and surface water drainage infrastructure for the site including replacing an existing septic tank with a package treatment plant; and side wide structural planting. Outline planning permission with all matters bar access reserved for the erection of a new farm buildings providing an additional 3000m² floor space and associated infrastructure.

Comment "The Parish Council held a site meeting to inspect the proposed plan and application. They made their final comments at the PC meeting which was held on 9th July 2025.

The PC fully support this application.

The members were impressed with the proposed use of redundant buildings to form 8 new dwellings. It was felt the buildings would fall into disrepair without renovation. The members feel the development would be an asset to Docklow Village.

The members note the applicants have commissioned several appraisals to include a Heritage Appraisal and a Landscape & Visual Appraisal. Members also noted the applicants have undertaken a tree Survey, and Impact assessment, A bat survey and a Great Crested Newt survey.

They do not have any problems to the demolition of the existing modern building and the erection of a new farm building. "

6.2 **To Note:** Planning Applications Approval/Refusal by Herefordshire Council
Agricultural & Forestry Buildings and operations **Prior Approval NOT required**

251664 Proposed Road at Lower Buckland

250460 Proposed conversions of an agricultural building to a single storey residential use with car park, landscaping and installation of sewage treatment plants Bank Farm **Hatfield Approved**

Bruce left the meeting at 8.23 pm

7. Highways

Road from Whyte to Leysters (Boundary on bridge by Rosedale) Repairs had been carried out on this

SignedChairman Dated 10/09/2025

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Highway. Also, repairs had been made to the Highway in the adjoining Group Parish Council of Leyster and Middleton on the Hill.

The Clerk had reported the water leaks to Welsh Water, a new leak close to the original leak had been reported by a member of public.

8. To Note

8.1 Drainage Asset Survey (Previously circulated)

8.2 Loss of NDP Funding by Government (HALC campaign to reinstate it) (previously circulated)

8.3 Sakura cherry tree project (HALC)

8.4 Herefordshire Local Plan Call for sites Update (Previously circulated)

9.To consider matters as Agenda items for next meeting (No Discussion)

10. Date of Next Ordinary Meeting (proposed) September 10th 2025 at 7.00pm at Pudleston Village Hall.

There being no further business the meeting closed at 8.30pm

SignedChairman Dated 10/09/2025