

Minutes of Woore Parish Council Meeting



Monday 9th February 2026, 7.30pm, The Victory Hall, Woore

PRESENT:

Cllr R. Goodman (Chair), Cllr C. Hamilton, Cllr M. Austin, Cllr A. Gath, Cllr H. Sweeney and Cllr A. Morrall.

IN ATTENDANCE:

Ms C. Burnard (Clerk to the Council)

PUBLIC:

There were two members of the public present.

25112 Welcome / Present, Apologies and/or absent

Apologies were received from Cllr J. Higgin, Cllr Tom Dainty and Sally Tyson due to prior commitments and Cllr M. Carter due to illness.

It was unanimously **resolved** to accept the apologies.

25113 Declarations of Disclosable Pecuniary or any other Interests

Declaration of any disclosable pecuniary interest in a matter to be discussed at the meeting and which is not included in the register of interests. Members are reminded that they are required to leave the room during the discussion and voting on matters in which they have a disclosable pecuniary interest, whether or not the interest is entered in the register of members' interests maintained by the Monitoring Officer. Members are reminded to declare any gifts and/or hospitality. (LGA 1972 s94).

None were received.

25114 Open Forum: to last no longer than 15 minutes.

A resident asked about the prospect of the community or Parish Council purchasing the Falcon Inn, now that the Coopers Arms has sold and the Falcon is vacant, as a community asset as there are no longer any pubs in the parish. The Chair replied that this is a possibility however the brewery would need to say they wish to sell it first. At present they are looking for another landlord leaseholder which we would not be able to become. The sale of the Coopers Arms would also need to have completed and this not be another pub. Cllr A. Gath reminded the Chair that we still have not had an answer regarding how we can spend the CIL money. Once we get an answer to this, we will know how much money from external sources we would need to raise to potentially buy the Falcon Inn and whether it was feasible.

The Chair said there were two ways to purchase the Falcon Inn, should it come to it, it could be a joint ownership with the County Council or a trustee with community members and the parish council, but this would depend on if we can spend the CIL money on the purchase.

Cllr C. Hamilton asked if it was worth asking the brewery now if they would be willing to sell to us to get the process started and get an agreement in principle from Shropshire Council so we would be ahead of any other purchasers should the freehold go up for sale. The Chair replied that it was worth asking the question however she believed that once a parish council request the purchase of a community asset, all other purchase options are put on hold until a decision has been made.

Cllr H. Sweeney asked if the Falcon Inn would need to remain a pub if the Parish Council brought it. The Chair replied that it would need to be a pub primarily, but it could diversify and perhaps have accommodation above and could be a community café or even a pop-up shop on certain days,

The Chair wishes to find out if the Chetwode Arms would count as a pub in the parish and go against us buying the Falcon Inn so will email Cllr Tom Dainty with a few questions over the coming weeks, by which point hopefully the Cooper Arms sale has completed.

Cllr M. Austin asked about the community litter pickers as she has noticed an increase in Pipe Gate. The Clerk replied that there is a what's apps group and she will post in it and ask if they plan on getting out in Pipe Gate in the near future. Cllr M. Austin added that she would be happy to become a litter picker so the Clerk will add her to the group.

The Chair added that she has quite a few spare high vis jackets if the group need them but no spare litter grabbers. The Clerk will ask the group if they need more supplies.

The Chair informed Councillors that the storage the Parish Council rent in the village hall is now becoming quite full so she hopes to clear it out during the spring. She also hopes to digitise the old records.

The Chair has been made aware that the three parcels of land that the Parish Council owns (St Leonard Play Area, The Village Green and the land on Newcastle Road), all have registered addresses that are no longer accurate. It is highly unlikely that anyone will ever need to post a letter to one of these parcels but just in case she felt it would be a good idea to update their contact address to the Village Hall. This will cost £300 to update the addresses. All Councillors were in agreement for the Chair to organise this.

The Chair has also received a map of all Shropshire Council owned land within the parish. This map would be very useful for budgeting purposes and grant applications if the Parish Council need to start maintaining more of the county council owned land.

The Parish Council has received their annual playground inspection report (RoSPA) back and the Chair is pleased to inform Councillors that it has passed for 2026/27. There are no urgent actions and all of the suggested improvements are on the lengthmans to do list over the summer, like repainting the metal.

One final note from the Chair was that the Parish Council still has a few wheelie bin speed limit stickers available for the residents so she asked Councillors to ask their friends and neighbours if they wanted any. Cllr H. Sweeney asked about sending some to the primary school to see if parents wanted any. The Chair replied that that was a great idea.

25115 Approval of the Minutes of the meetings held on 12th January 2025 (Local Government Act 1972, s12p41(1))

It was unanimously **resolved** to approve the minutes for the meeting

25116 Matters arising: to cover any matters arising from Minutes referred to in 25115.

There are no updates on the sale of the Coopers Arms.

There are no updates to the fibre broadband upgrade however some residents are reporting activity by BT in the parish so it is hoped that the Chair will receive an update shortly. Cllr A. Gath added that they are waiting for United Utilities to allow access to their land before he can be connected.

The Chair has received the following update regarding the future of HS2 and their purchase of the Manor House -

“Following the announcement by the Secretary of State for Transport (SoS) in the House of Commons yesterday, the Government has set out its growth strategy for the North, which includes its plans for investment in Northern Powerhouse Rail (NPR) and the governments landholdings along the former HS2 Phase 2a route .

NPR will seek to create a turn up and go railway, improving connections between the key cities along the Northern Growth Corridor: Liverpool, Manchester, Bradford, Leeds, Sheffield and York, with connectivity benefits across the rest of the North. Full information about this announcement can be found at: Northern Growth Strategy: Case for change - GOV.UK

To support the delivery of the NPR scheme, HS2 Ltd will resume work on the High-Speed Rail (Crewe - Manchester) Bill (the 'Bill'). The Bill has been carried over from the last Parliament and will be used to seek powers for the section of route into Manchester via Manchester Airport, which will also include a new station at Manchester Piccadilly.

The SoS also outlined the government's intention to safeguard future growth for the West Coast Main Line route corridor, which serves 6 of the country's largest cities, so that it offers sufficient capacity and good connectivity into the future. To achieve this, the government has said it intends to ultimately deliver a full North-South new rail line between Birmingham and Manchester, which will support the aspirations for Northern Powerhouse Rail, and capacity and connectivity improvements for the wider North-West and Scotland connections. This work will be delivered after NPR. The government has categorically stated that this is not a reinstatement of HS2 along this transport corridor, but that further work is required to establish how it can best support its rail ambitions across the north.

In the meantime, the government is acting to safeguard the long-term future of the country and as such, while this work continues, the government's existing land holdings along the former HS2 Phase 2a route between the West Midlands and Crewe will be retained."

All Councillors are now using their new gov.uk emails and the auto forward is set up to ensure no emails sent to the old email addresses are missed. The Chair and Clerk need to archive the old emails with help from Parish Online if necessary. The Chair suggested that if there was anything the Councillors wanted access to, they could forward to their new emails.

The lengthsman has drilled holes in the grit bins to ensure they don't get full of water again and Shropshire Council have refilled all of them except the ones on Grove Crescent and Dorrington Lane.

The streetlights on Dorrington Lane are now operational, and the residents are happy with the outcome.

The planting of the tree saplings that were delivered to the Chairs house last month is due to take place on Saturday the 14th of Feb. It is hoped they will get a few planted to ensure their survival, and then discussions can be held to plan out where the others will go. The Chair has been advised to double plant as it is unlikely all the saplings will take.

The Chair has ordered some more OS maps for the parish, including one showing the public footpaths leading the Bridgemere, as this route has been requested by residents recently.

The new number combination padlocks are now in operation, so a key is no longer needed to access parish council land. All relevant parties know the code.

The Chair went into NatWest, and the signatories have not been updated yet. Cllr M. Austin said she has received a form to complete to be added as a signatory and has replied. Cllr A. Gath has not received his yet.

The Clerk added that she has received a letter from NatWest confirming that the Market Drayton branch will be permanently closing as of 4th March 2026.

25117 Shropshire Council Representative Report: for Cllr T. Dainty to provide reports/updates on any relevant matters.

Due to absence Cllr Tom Dainty provided the following report prior to the meeting -
"Planning Enforcement – London Road / Irelands Cross

Enforcement issues relating to the development on London Road, at the corner of Irelands Cross, have been reported to the Planning Enforcement Team. These matters have also been discussed with Cllr Dave Walker, as they form part of a wider county-wide issue. Officers are currently considering how such enforcement concerns can be addressed more effectively going forward.

Blue Badges

Blue Badge processing remains a priority for the administration. Over the past decade, there has been a significant increase in applications and renewals. Although average processing times have improved, current waiting times are reported to be approximately 10–11 weeks. The administration is seeking adherence to a grace period, allowing recently expired badges to remain valid during these delays.

20mph Speed Limits – Woore

Woore will be included in the implementation of a 20mph speed limit outside the primary school. The administration will continue to support the introduction of wider 20mph zones in villages, subject to Parish Council agreement and the support of the relevant unitary councillor.

Highways Maintenance

In excess of 20,000 potholes were repaired recently. While this represents substantial progress, the overall scale of the work remains significant, and seasonal conditions are continuing to affect delivery.”

25118 Committee and Representatives Reports: for Councillors/representatives to provide reports/updates on any relevant matters.

Cllr C. Hamilton reported that the Cherry Tree Lane MVAS sign is being repaired by the provider. He has received the reports from the other MVAS devices for the past three months – Newcastle Road reported 83% of vehicles were speeding while the Pipe Gate sign reported 45%. Unfortunately, these statistics are not unusual.

He hopes to be out with the community speed watchers over the coming few months as the weather warms up.

There is no village hall report although the Chair did mention that the roof has started to leak due to the recent heavy rain. It is thought that the village hall will be submitting a grant application for some financial help to repair the issue.

No updates from the most recent Chairmans meeting – the main focus is the devolved public services from Shropshire Council which the Clerk and Cllr A. Gath are managing. They are both due to attend a meeting on the topic on Wednesday and will update Councillors accordingly.

25119 Planning:

- a) to agree on a lead councillors for the following planning applications;
 - i) Reference: 25/04792/REM
Address: Station Yard, Pipe Gate, Market Drayton, Shropshire
Proposal: Approval of reserved matters (appearance, layout and scale) pursuant to planning permission 22/01789/OUT for the erection of 4No dwellings.

Comments were submitted as below -

“Woore Parish Council object to this application due to the following concerns about the proposed size, layout and phasing of this application.

A six-bedroom property was not part of the original plan outline approval, and it was understood that the entire development would be carried out in two phases. Woore Parish Council would like to understand the phasing and priority of the three bedroom and affordable housing elements of this development before supporting this application.

We also note the space required by the four properties in Phase 2a is greater than the original approved application and would hope that this not detriment the amenity of the remaining six properties in subsequent phases.

We also would like to highlight that The Woore Parish Neighbourhood plan HOU3 Design contains the following requirements:

- A. *Where adjoining open countryside [properties] should provide a sympathetic built-to-unbuilt transition*

B. Includes a requirement to minimise impact on the skyline

C. Includes a requirement to minimise adverse impacts for example visual intrusion

There is a lack of affordable and modest size housing in Woore Parish with an increasing demand. We note the views of the Affordable Housing consultee.

All comments are subject to consultee comments.

Woore Parish Council request that it is notified of all changes to planning conditions relating to this planning application and subsequent applications relating to it.”

Since posting the agenda, another application relating to the above has been received. The Chair will draft up the Parish Councils comments and circulate to all councillors for approval.

i) Reference – 26/00251/REM

Address - Station Yard Pipe Gate Market Drayton Shropshire

Proposal - Approval of reserved matters (appearance, layout and scale) pursuant to planning permission 22/01789/OUT for the erection of 6No. dwellings.

b) Decisions: to acknowledge all planning decisions made between 12th January and 8th February 2026.

i) Reference 25/03559/OUT

Address Proposed Residential Development to The South of A51 Pipe Gate Market Drayton

Proposal Outline application for the erection of 7 No dwellings and formation of a vehicular access and infrastructure (to include access and layout)

Decision Permission Refused

ii) Reference 25/04458/VAR

Address Residential Development at Weston Way Woore Crewe Shropshire CW3 9FT

Proposal Variation of condition no.3 (external materials) attached to planning permission 22/03559/FUL to approve a different facing brick for plots 1,2,3,4,5,6,7,9 and 10

Decision Permission Granted

iii) Reference 25/04462/FUL

Address Weston House Audlem Road Woore Crewe Shropshire CW3 9RL

Proposal Erection of a detached garage and associated works

Decision Permission Granted

25120 Finance

i) Invoices/payments & receipts: to resolve to approve the below detailed expenditure:

Date	Recipient	Reason for Payment	Cheque Number	Net Amount	VAT Amount	Power of Expenditure
09.02.2026	Chelsea Burnard	Clerk Salary (Jan) PAYE Deduction Expenses – Milk -		£631.20 -£126.20 £1.20 £506.20	- - £0.00	LGA 1972 s. 112 (2) LGA 1972 s. 112 (2) LGA 1980 s. 96
09.02.2026	Cllr R Goodman	HugoFox Monthly Charge		£11.99	£0.00	LGA 1972 s. 111
09.02.2026	The Play Inspection Company LTD	Annual Inspection 2026		£161.50	£32.30	HA 1980 s. 96
09.02.2026	Gary Cooper	Lengthsman Duties Jan 26		£240.00	£0.00	LGA 1972 s. 137

09.02.2026	Rachel Goodman	OS Parish Maps		£89.49	£0.00	HA 1972 s. 96
09.02.2026	Shropshire Council	Elections May 2025		£125.00	£0.00	LG 1980 s. 96
09.02.2026	Shropshire Council	Waste Bin Emptying 24/25		£967.84	£193.57	LGA 1972 s. 111
09.02.2026	Wilcox Landscapes	VAT Missed off Cheque 002071		£0.00	£189.85	LG 1980 s. 96
09.02.2026	SWARCO	MVAS Devices		£16,148.10	£3,229.62	LGA 1972 s. 137
09.02.2026	SWARCO	MVAS Installation		£5,980.00	£1,196.00	LGA 1972 s. 137
09.02.2026	Parish Online	Website Service		£350.00	£70.00	LGA 1972 s. 111
09.02.2026	Rachel Goodman	Land Registry Searches		£42.00	£0.00	LGA 1972 s. 111
12.01.2026	Wilcox Landscapes	GravenHunger Steps	PAID 002071	£949.25	£0.00	G 1980 s. 96

It was unanimously **resolved** to approve the payments for February 2026

- ii) Councillors to receive bank reconciliation up to month end January 2026.

Closing Bank Balance at 31st January 2026			
Current Account	100.00		
Business Reserve Account	201,681.28	201,781.28	
Less unpresented Cheques			
Cheque 002092		(11.99)	
Cheque 002093		(120.00)	
Cheque 002094		(378.00)	
Cheque 002095		(208.60)	
		201,062.69	
Split as follows			
Closing Balances			
CIL Neighbourhood Fund	114,807.35		
General Fund	86,255.34	201,062.69	-

25121 Clerk's Report and Correspondence

The Clerk asked if Cllr C. Hamilton was available to help with the financial scrutineering scheduled to take place before the March meeting. He confirmed that was fine and the Clerk will reach out to Cllr. J. Higgin for confirmation of the same.

The Clerk attended a meeting in January focused on local communities and how best to ensure they retain the power to make decisions for their communities. (See Appendix one for more information.)

The first stage of the initiative is the organisers are trying to find volunteers to help with the programme running.

The Clerk suggested the organisers come to the community café held at the Woore Village Hall to speak to the community.

This scheme is in the pilot phase and the Clerk will update Councillors when she knows more.

The Clerk has also received a request from Audlem and District Community Action who wish to advertise for volunteers for their community help charity within Woore. The Chair confirmed this was okay as the charity helps Woore residents. (See Appendix two for more information.)

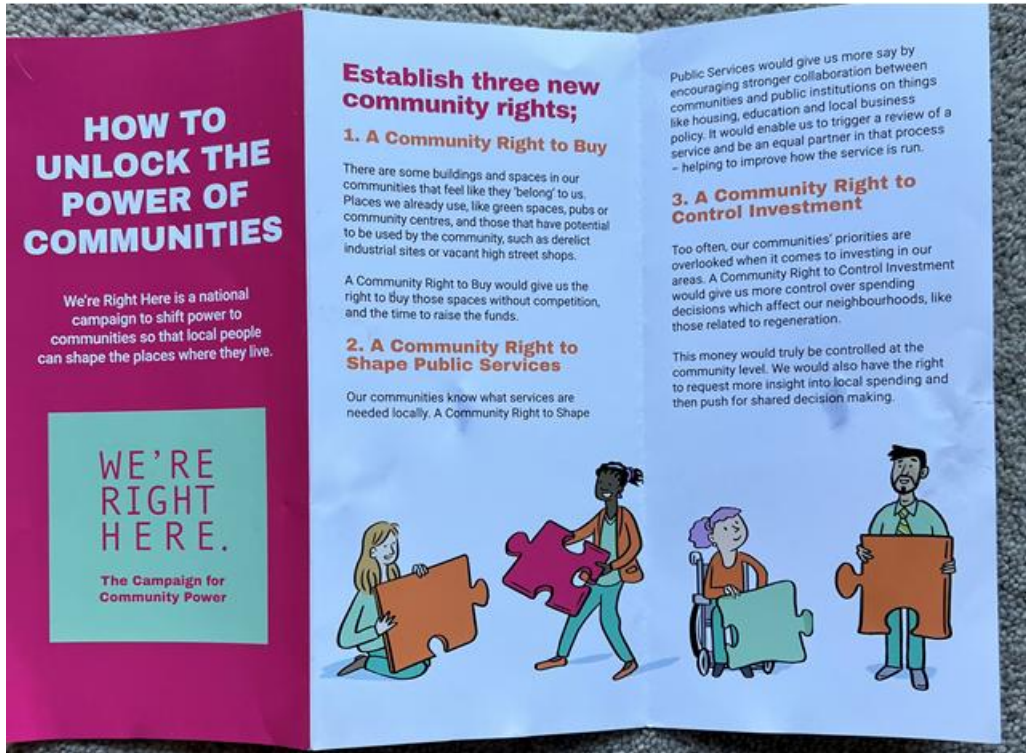
One final update from the Clerk was to confirm that the invites to the Annual Parish meeting to be held on 13th April 2026 have been sent out. She is still awaiting responses from several invitees.

The meeting closed at 9pm.

DATE OF NEXT PARISH COUNCIL MEETING
9th March 2026 and 13th April 2026 (Annual Parish Meeting)

DRAFT







Join Us in Making a Difference Locally Community Volunteers

Could you spare a little time to help others in your community?

Audlem & District Community Action (ADCA) is your local charity supporting **older people, carers, and vulnerable adults** in Audlem and surrounding villages. We're looking for **volunteers** to share their time, experience, and kindness to help us make a real difference.

Why Volunteer with ADCA?

We're entering an exciting new chapter with our **5-Year Plan**, expanding our activities to provide more **safe, welcoming spaces** where local people can connect, share experiences, and enjoy meaningful support.

By volunteering with us, you'll be helping to **reduce loneliness, build friendships, and strengthen our community.**

How You Can Help

There are many simple but important ways to get involved — even an hour can make a big difference:

- Having a friendly chat or offering companionship
- Helping with shopping, forms, or a phone problem
- Supporting our **Lunch Clubs and Coffee Mornings** — serving food, washing up, setting tables, or greeting guests with a smile
- Assisting with community transport or small local errands
- Sharing your life skills and experience to help others

Whatever your **skills or availability**, we'd love to hear from you!

What You'll Gain

Volunteering with ADCA is:

- Rewarding and enjoyable
- A great way to meet new people
- A chance to give back to your local community
- Something that truly **changes lives** — including your own

Get in Touch

If you'd like to find out more or get involved, we'd love to hear from you!

info@adca.org.uk

Tel: 07984785907

www.adca.org.uk

Audlem & District Community Action..... *Helping our community stay connected!*