



Cyngor Cymuned Ffordun gyda Tre'r-llai a Threlystan
Forden with Leighton and Trelystan Community Council
 Glanllyn, Leighton, Welshpool, Powys. SY21 8HJ

Clerc i'r Cyngor | Clerk to the Council: Rachel Tibbott

DRAFT MINUTES OF COUNCIL ORDINARY BUSINESS MEETING
On Thursday 25th September 2025 at 7pm
 At Leighton Village Hall

49/25 Welcome, Attendance, Apologies for Absence: to record attendance.

Attendance in the hall: Cllr Suzanne Rowlands, Cllr Anthony Day, Cllr Terry Lomas, Cllr Di Stevens and Cllr Mark Williams

Attendance online:

The Chair welcomed Councillors and Clerk to the meeting.

Apologies for absence approved by Council: Cllr Shaun Rees, Cllr Adam Lloyd and Cllr Rachael Briggs

Apologies for absence received:

Other members absent:

In attendance: Rachel Tibbott (Clerk to the Council)

50/25 Declarations of Members' Interests and Dispensations: to receive declarations of interest from Members in accordance with Part III of the Local Government Act 2000, which established the Local Government Code of Conduct for Members, and to note Members' dispensations. Members are asked to submit any declaration forms to the Clerk.

None

51/25 Public Participation: to receive members of the public who wish to address the council in respect of any item of business included in the agenda. Any member of the public wishing to speak must notify the Clerk by email clerk@fltcc.org.uk no later than 15 minutes prior to the start of the meeting. Members of the public addressing the council are asked to respect matters of confidentiality and privacy.

Neil Edwards previously requested to speak. Neil stated he is concerned about the proposed Gypsy and Traveller (G&T) sites as he feels none of the proposed sites in Leighton, Forden and Churchstoke are suitable areas, especially when there is lots of other Powys County Council owned land available all over the County that would be much more suitable..

What are the Councillors views on this?

The Chair informed Neil, and the 20 other residents in the meeting, that the Community Council had received exactly the same information at exactly the same time as the public, so the Community Councillors know no more than anyone else.

Cllr Brignall Thorp informed the public that both County Councillors want to represent the resident's views and both him and Cllr Jenner have sent a long list of questions to be answered by Powys. He hopes there will be a drop in event soon for residents to seek any answers they may have from the Powys officers.

Cllr Jenner informed the public that she had held a site meeting in Leighton where nearly 50 residents attended with their concerns. Both Cllr Jenner, Cllr Brignall Thorp and the County Councillor from Churchstoke are working together.

Q: Have any sites been disregarded?

A: That is a question we have asked which hasn't been answered yet.

Cllr Jenner stated that if someone offers a private site then Powys have to consider it. It is very important that if you do want to object, then you do it now but you must add evidence to back up your reasons.

Q: How long does the process take?

Initials:

A: County Councillors get to vote on the final LDP and can call it in if they are not happy.

Q: Have the G&T community been consulted?

A: Yes and they can use the online consultation too.

It was left that all members of the public were encouraged to respond to the consultation individually.

52/25 Minutes of Previous Meeting

52/25.1 To approve and sign the minutes as a correct record of the Ordinary Business Meeting on 31st July 2025. **RATIFIED**

52/25.2 Matters Arising from the above meeting.

53/25 County Councillor Reports: to receive updates for information on County Council matters from the County Councillors.

Cllr Brignall Thorp - there is an issue with the published list of sites that are reviewing 20mph zones (see below). The Chair readout the email from Mr Phil Owens regarding this.

Powys have acknowledged there is an issue with pot hole repairs, let Cllr Brignall-Thorp know if there are some still not repaired.

The Food surplus drop in will be on 2nd and 4th Wednesdays starting on the 8th October in Forden Community Centre from 1:30-3:30pm.

Cllr Jenner – has chased for an update on the road repairs needed on Trelystan. Let Cllr Jenner know if there are any grit bins that need topping up.

Q: Any more about the white lines?

A: Chased in May but was told there are no resources at the moment.

54/25 Planning & Building Control

54/25.1 Planning & Building Control Correspondence

41/25.1.1 Planning Aid Wales: to receive latest planning news and training opportunities

41/25.1.2 Other correspondence: to receive and circulate for information such other planning and building control correspondence as will be brought to the attention of the council by the Clerk.

None at date of issue of Agenda.

54/25.2 Powys CC Planning Determinations: to report from Powys CC notifying the community council of planning decisions, if any, in the community council area.

54/25.2.1 Powys Replacement LDP (2022-2037) - Notification of Consultation - Meeting Gypsy and Traveller Accommodation Needs

As a Community Council, we haven't been asked to formally reply but we have since been told we can reply if we wish, the same way as the public do. From the information given by the County Councillors, it seems there will be more information forthcoming when their questions are answered by Powys. It appears both communities are against the proposals.

RESOLVED: to ask for an extension to the consultation to give time to receive answers to the questions asked.

ACTION: CLERK AND COUNTY COUNCILLORS TO FORMALLY REQUEST AN EXTENSION.

Cllr Jenner informed the meeting that any Community Councillor who is living adjacent to a proposed site would have to declare an interest and therefore not take part in any future discussions.

54/25.2.2 Traffic Order Consultation Forden:

a. 30mph

b. 40mph

RESOLVED: From Church Farm Forden to the turning of St Michael's Crescent, Forden should be 30 mph. From Church Farm Forden to the Railway Bridge should be 40mph.

ACTION: CLERK TO INFORM HIGHWAYS

54/25.3 Planning Inspectorate Appeals: Notices of Appeals: to receive and resolve responses to Notices of Planning Appeals including but not limited to those listed below. Later Notices may be considered at the discretion of the Chair.

None at date of issue of Agenda.

54/25.4 Pre-application Consultations by Developers: to receive and resolve responses to pre-application consultations including but not limited to those listed below. Later applications may be considered at the discretion of the Chair.

54/25.5 Planning Applications Consultations

54/25.5.1 To receive for information, representations regarding planning applications (if any).

54/25.5.2 To receive and resolve responses to consultations (full applications(s) details(s) at <http://pa.powys.gov.uk/online-applications/?lang=EN>) including but not limited to those listed below. Later applications may be considered at the discretion of the Chair:

Ref:	Site	Description	Date received
25/1215/HH	Red House , Forden, Welshpool, SY21 8NA	Demolition of outbuilding and extension to dwelling	SUPPORTED

54/25.6 Planning Enforcement

54/25.6.1 From other bodies to FLTCC: to report for information, planning enforcement matters within the community as will be brought to the attention of the council by the Clerk.

54/25.6.2 From FLTCC to other bodies: to resolve reports of planning enforcement matters within the community.

55/25 Highways, play & recreation parks and buildings.

55/25.1 To report and resolve if desired any business in connection to the highways within the parish.

42/25.1.1 Results of request for advice on pavement issue Infront of Leighton School - Cllr Jenner
ONGOING

55/25.2 To report and resolve if desired any business in connection to the play, recreation parks and outdoor spaces managed or influenced by the council.

55/25.2.1 Football Club

a. Risk assessment needs adapting. ONGOING AS AWAITING INFORMATION FROM CLUB

b. Portaloo in situ ONGOING AS AWAITING INFORMATION FROM CLUB

c. New ten year lease for approval ONGOING

d. Request for siting of ticket kiosk ONGOING AS AWAITING INFORMATION FROM CLUB

55/25.2.2 Resolve replacement of pipe running under the gate in sports field. ONGOING

55/25.2.3 Review all risk assessments. – completed but need to look at:

a. Posts in junior pitch hedge – clerk awaiting contact from maintenance.

b. Steps going down from Pavilion – Stuart to look at over next couple of weeks.

c. Signage behind football posts pulling fence down. FOOTBALL CLUB TO LOOK AT.

55/25.2.4 Biodiversity and Ecosystems Resilience Duty (section 6) by end of year ONGOING

55/25.2.5 Basketball nets need re-siting on posts.- COMPLETED

55/25.2.6 Treatment Plant – maintenance plan.

Clerk reported still no reply from Powys despite 4 requests for information.

ACTION: CLERK TO SEND INFORMATION TO CLLR BRIGNALL THORP TO CHASE UP.

Initials:

55/25.2.7 Request to purchase a parcel of land in Heritage Green.

The Chair read the email request out from a resident to purchase a small parcel of land on the Heritage Green site from the Community Council.

ACTION: CLERK TO ASK RESIDENT FOR A BALL PARK FIGURE AND CHAIR TO SEEK AN INFORMAL VALUATION.

55/25.3 To report and resolve if desired any business in connection to the buildings managed or influenced by the council.

55/25.3.1 To report and resolve any work undertaken and future works needed at the Pavilion:

- a. Results of storeroom clearance – need to dispose of chemicals stored, will need to be specialist bio hazard company ONGOING.
- b. Replacement of lights in 2 x changing rooms and refs room to LED lights, like new one in men's toilets – approx. cost of £500.

RESOLVED: to accept above quotation

ACTION: CLERK TO INFORM PETE SHEPPARD.

56/25 Finance and Assets

56/25.1 Finance Specific Correspondence

56/25.1.1 To circulate for information such other financial correspondence, if any, as will be brought to the attention of the council by the Clerk.

56/25.2 Items for Payment: to resolve to approve items for payment (to follow) for September 2025.

RATIFIED

56/25.3 Financial Balances: to report for information the consolidated balances to date, after transfers, receipts and payments. **RATIFIED**

56/25.4 To resolve budget/expenditure so far. **RATIFIED**

56/25.5 Resolve to accept result of Internal Audit by Cllr Lomas for July 2025 payments.

Cllr Lomas chose the Audit Wales invoice of £880 and was satisfied that the invoice and bank statement matched. **RATIFIED**

56/25.6 Investing surplus funds in Government Bonds – See advice

ACTION: CLLR LOMAS TO LOOK INTO FURTHER

56/25.7 Financial Regulations (Clerk & Chair) ONGOING

56/25.8 To resolve ear marked funds – take any budget overspend from ear marked funds.

RESOLVED: to set up a Finance Working Party at the next meeting.

57/25 Training: to resolve any training undertaken and to be done.

Cllr Lomas booked on to finance training.

58/25 Councillor Vacancies x 2

58/25.1 To discuss the request to join the Community Council as a Councillor

RESOLVED: to carry this forward to future meetings

59/25 Correspondence

59/25.1 One Voice Wales (OVW) and Society of Local Council Clerks (SLCC)

59/25.1.1 To receive and circulate for information such other items of OVW/SLCC correspondence as will be brought to the attention of the council by the Clerk.

Initials:

59/25.2 General Correspondence: To note, discuss and resolve, if necessary, any actions that arise from previously distributed correspondence.

60/25. Chairperson's & Members Announcements, Items for Future Agenda & Date of Next Meeting

60/25.1 Chairperson's announcements: to receive for information announcements from the Chairperson, Members and Clerk.

60/25.2 Items for future agenda: to bring forward for information items for consideration by the Clerk for future agendas.

None

60/25.3 Date of next hybrid meeting for information: ORDINARY BUSINESS MEETING 30th October 2025 at Forden Community Centre.

61/25 CONFIDENTIAL SESSION EXCLUSION OF PUBLIC AND PRESS

61/25.1 Resolution to exclude the Public and Press: Under the Public Bodies (Admission to Meetings) Act 1960 (2) to resolve, if required, that members of the public and press be requested to leave the meeting by reason of the [specified] confidential nature of the business about to be transacted.

61/25.2 Confidential Correspondence (confidential reason: data protection of individuals): to receive, and resolve if desired, such other business or correspondence to let of a confidential nature as will be brought to the attention of the council by the Clerk.

None

Meeting closed 21:45

Signed: _____ Date: _____