

## **Raglan Community Council**

Minutes of the Meeting of Raglan Community Council held at 7.30pm on Wednesday 25 October 2006 at Raglan Junior School.

Present: Councillor Mrs M Chilcott (Chairman)

Cllrs T Phillips, D Brown, D Watkins, R Watkins and Mrs J Harry.

In Attendance: The Clerk, Mr P Challoner (for the first item), Mrs M Pike and K Fairbank (both Press) and about 20 members of the public.

**1078** The Chairman welcomed Mr Philip Challoner to the meeting, Mr Challoner had come to explain proposals for an innovative development at Hill House, Raglan. He emphasised that he was trying to develop an open relationship with people in the village. His company has an option to purchase Hill House subject to approval of a viable development for the site.

He emphasises the desire to enhance the environment at the site and to use it to link the Castle to the village via a vista through an avenue of trees. The site would only have buildings on about 14% of the site. He was aware of the need for accommodation for elderly people in the village and the development could include care accommodation for the elderly as well as amenities that might be available to the villagers, such as a library, swimming pool, gymnasium and dining hall. He would welcome an open debate about the scheme.

A number of issues were raised by members including how OAP accommodation could be retained for that purpose, surprise that younger people did not feature in the proposals, the possibility that traffic problems would be made worse by more vehicles, and concerns about the proposed reed-bed drainage arrangements as the property is above surrounding properties.

The Chairman invited members of the public to ask questions and comment and a number of other issues were raised, including concern about drainage, where will the care workers for the elderly come from, current restrictions on developing the land, visibility of the castle, exploitation of local children in the tree-planting scheme and the relative height of new developments compared with existing properties. Levels on the site drawings compared with existing site levels were also challenged. Car parking and traffic were repeatedly raised as concerns as was site drainage.

Mr Challoner noted the comments made and will look again at the drainage issues. The Chairman called a halt to the discussions at 8.15 pm.

**1079** Apologies for absence were received from Mrs H Williams, R Parry, N Porter, R Moorby and A Crump.

**1080** The minutes of the meeting held on 27 September 2006 were received and adopted as a correct record.

### **1081 Matters arising**

Re Minute 1073d) the tree will be lopped in the spring and leaves will be cleared when they fall.

Re Minute 1073c) Cllr Crump had spoken to Mr R Joy about the lights. The council could contribute up to £200 subject to agreeing the proposals.

Re Minute 1070. The housing surveys had gone out and we will need an invoice for our contribution.

### **1082 Planning Matters**

a) Agendas and correspondence were noted

b) The following decisions of the Planning Authority were noted.

DC/2006/00210 Reconstruction of domestic workshop and extension, The Mount, Castle Road, Raglan- Approved/

MM12739 Single Storey Conservatory- Trebasket, Chepstow Road, Raglan-Approved.

DC/2006/00798 Ground Floor Extension-4 Fayre Oaks, Raglan-Approved

MM12339 New visitor centre at Raglan Castle-Approved

DC/2006/00985 Single storey extension at Dean House, Chepstow Road, Raglan- Approved

c) The following Planning Applications were considered:

DC/2006/00337 Conversion of barn into single storey dwelling at Little Cefn Coed, Kingcoed, Usk- deferred to a further meeting.

DC/2006/00996 New pitched roof over bedroom at Hilltop, Kingcoed, Raglan Agreed.

DC/2006/00795 Listed Building consent to convert outbuilding to single residential dwelling-The Warrage, Warrage Road, Raglan- Agreed but noted that the Cider Mill is in situ and is a historic feature.

DC/2006/00794 Conversion of Cider Mill to residential unit at The Warrage, Warrage Road, Raglan-Agreed.

DC/2006/00750 Conversion of barn to residential at Pen-y-Clawdd House, Penyclawdd- Agreed

DC/2006/00751 Listed Building consent for the above-Agreed

DC/2006/00692 Conversion of garden shed to holiday let-Adjacent to the Cottage, Llandenny Walks Usk-deferred to a further meeting.

DC/2006/00855 Outline Planning Permission for development at Nelson Oaks, Monmouth Road, Raglan-deferred to another meeting.

### **1083 Finance Matters.**

a) Agreed to pay Clerk's Salary £250.00

A request for support from Raglan Scouts was considered and it was agreed to pay £250 towards the refurbishment.

b) Further requests for donations were deferred to January.

### **1084 Highway Matters**

a) Several letters were received. It was agreed to Agenda footpaths for the next meeting.

b) Members Concerns.

The Clerk would thank the County Council for the way the trees were lopped in Castle Street.

Concerns were recorded concerning Lodge Road and Fayre Oaks and will be sent to the County Council.

### **1085 General Correspondence**

Cllr Phillips took the Neighbourhood Act papers to inspect. Comments will be needed by 29 December.

Concern was expressed about closing the Minor Injuries Unit at Chepstow.

The funding of Wales in Bloom for another year was noted.

The Clerk would write back to Mr Bradfield about the Play Area

The Clerk would acknowledge the letter from Dr Downing about walks around Raglan  
**1086 Common Land** was deferred to the next meeting.

**1087 Members Reports**

a) Councillor R Watkins reported on the Police Liaison Meeting. The Police had not accepted help from local people looking for a man with Alzheimer's Disease.

b) Councillor Phillips reported a call from Wales in Bloom that Raglan had been nominated for Britain in Bloom next year.

**1088 Any other Business**

The chairman noted that the Memorial Service would take place on Saturday 11 November at 10.45am at the War Memorial and she had ordered a wreath.

**The meeting ended at 9.20pm**