

MINUTES

Minutes of a meeting of the **REPRESENTATIONAL COMMITTEE** held at the Guildhall, Mill Street, Ludlow on **TUESDAY 19th August 2025 at 7pm.**

R/083 PRESENT

Chair: Councillor Harris

Councillors: Councillors Addis, Cowell, Owen, Parry, Tapley

Officers: Gina Wilding, Town Clerk
Charlotte Ambrazas Committee Officer

R/084 ABSENCES

Councillors Ginger, Hepworth, Lyle, and Scott-Bell were absent.

R/085 HEALTH AND SAFETY

The Chairman informed Councillors, and everyone present, of the fire exits, fire assembly point and asked that everyone sign the attendance log.

R/086 RECORDING OF MEETINGS

The Chairman notified those present that under the Openness of Local Government Regulations 2014, recording and broadcasting is permitted during public session of Council Meetings.

R/087 APOLOGIES

Apologies were received from Councillors Ginger, Hepworth, Lyle, and Scott-Bell.

R/088 DECLARATIONS OF INTEREST

Disclosable Pecuniary Interests
None.

Conflicts of Interest
None

Personal Interest

Cllr Cowell	Item 18	Has been in contact with the owners of the business
Cllr Parry	25/02846/TCA	Knows the resident.

R/089 PUBLIC OPEN SESSION (15 minutes)

There was one member of the public present

A local resident of the Dark Lane area, who was representing his own views and those of other users of Gallows Bank. He was concerned by the lack of information and consultation with local residents prior to the works at Dark Lane.

He reported that an Ash tree near his property was felled – there was no visible evidence of ash die back. The lack of consultation made him question if an impact statement had been undertaken prior to the works. He offered a reminder that there is legislation in place to protect bats, as well as nesting birds.

R/090 LUDLOW'S UNITARY COUNCILLORS QUESTION AND ANSWER SESSION

Councillor Parry was present but had no updates.

R/091 MINUTES**RESOLVED SH/PA (unanimous)**

To approve the minutes of 15th July 2025 as a correct record for the Chairman to sign.

R/092 ITEMS TO ACTION**RESOLVED SH/KC (unanimous)**

To note the items to action of 15th July 2025.

R/093 SHROPSHIRE COUNCIL DECISIONS PENDING**RESOLVED SH/KC (unanimous)**

That the decisions pending by Shropshire Council be noted.

R/094 SHROPSHIRE COUNCIL DECISIONS

RESOLVED SH/PA (unanimous)

That the decisions by Shropshire Council be noted.

R/095 PLANNING APPLICATIONS

25/02626/FUL Sparrow Hill Cottage, Sheet Road, Ludlow, SY8 1LR.

RESOLVED GG/KC (unanimous)

No objection to the proposed Erection of single storey side extension

R/096 25/02725/FUL Whitehaven, 2 Julian Road, Ludlow, SY8 1HA

RESOLVED PA/VP (unanimous)

To object to the extension and alterations for the following reason:

- i) The neighbour raises concerns regarding safe access to the site and the committee felt that reasonable safeguards should be in place before approval of the application.

R/097 25/02842/TCA Wootton House, 43 Gravel Hill, Ludlow, SY8 1QR.

RESOLVED KC/PA (unanimous)

No objection to Crown reduction by 2m to previous reduction points of 1no Acer within Ludlow (Gravel Hill) Conservation Area

R/098 25/02846/TCA The Old Chapel, Old Street, Ludlow, SY8 1NP.

RESOLVED SH/KC (unanimous)

No objection to Fell 1no Birch within Ludlow Conservation Area and replace with a native species, if there is space available.

R/099 25/02941/TCA Broadgate Close, Lower Broad Street, Ludlow, SY8 1PH

RESOLVED KC/RO (unanimous)

No objection to Fell 1no. Leylandii (T1) and replace with a native species and re-pollard to previous height (approx. 7ft) 7no. Hornbeam (T2-8) within Ludlow Conservation Area.

R/100 25/02670/LBC 48 Old Street, Ludlow, SY8 1NS

RESOLVED KC/PA (unanimous)

No objection to the replacement of timber sash windows, and doors

R/101 25/02943/FUL 16 Hillside, Ludlow, Shropshire, SY8 1RB

RESOLVED SH/KC (4:1:1)

No objection to the demolition of existing garage, side extension and loft conversion with front and rear dormer windows

R/102 25/02968/FUL 5 Downton View, Ludlow, Shropshire, SY8 1JE

RESOLVED SH/VP (unanimous)

No objection to the proposed two storey extension and interior reconfiguring

R/103 25/02954/VAR Beech House, 41 New Road, Ludlow, Shropshire, SY8 2NY.

RESOLVED SH/VP (unanimous)

No objection to the variation of Condition No.2 (approved plans) attached to planning permission 21/04581/FUL to allow for a revised design of Plot 2

R/104 ROAD CLOSURE/TRAFFIC MANAGEMENT

RESOLVED SH/KC (unanimous)

To ask for confirmation of the school scheme speed limit from Shropshire Council

To note that the works were undertaken prior to the Town Council's meeting and request that in future Shropshire Council undertakes a consultation with Ludlow Town Council and local residents prior to the removal of the trees on footpaths similar to Mary Elizabeth Road to Steventon New Road.

To note all other road closures.

R/105 BUILDINGS, BUILDING LAND AND TREES

RESOLVED SH/AT (unanimous)

To urge Shropshire Council to expedite the remedial works to make the Grade II listed building safe and to consider using a compulsory order to ensure that the building, which is on a main thoroughfare into the town with narrow pavements and a single lane road frequently used by buses, coaches and other large vehicles, is in a safe condition. Concerns were also raised that the rear of the building is not adequately secured to prevent unauthorised access.

To note that the unsecured building site on Bromfield Road has been reported to police, and Shropshire Council planning and building control, and a response is awaited.

R/106 GAS MAINS REPLACEMENT – WEEPING CROSS LANE

RESOLVED SH/KC (unanimous)

To note the planned works

R/107 SUSPENSION OF STANDING ORDERS

RESOLVED SH/RO (unanimous)

To suspend standing orders to permit discussion of the item.

R/108 DARK LANE TREE WORKS (ROAD CLOSURE)

The Town Council has received representations from residents concerned about the detrimental impact of large-scale tree and vegetation removal works on local flora and fauna in areas that are nature corridors.

RESOLVED SH/PA (unanimous)

To write to Shropshire Council to state that whilst some cutting back was needed in this area, there is a need for Shropshire Council to consult with the Town Council and residents prior to undertaking felling of trees and works that are disruptive to habitats of insects, birds and bats.

There should be more regular grounds maintenance of the Dark Lane area in consultation with the Town Council and residents so that such large-scale works are normally necessary.

Ludlow Town Council would like Shropshire Council to consider ways to improve the lighting in Dark Lane to deter anti-social activities.

To share the council's concerns regarding anti-social behaviour in the area with the local police.

R/109 RE-INSTATEMENT OF STANDING ORDERS

RESOLVED SH/KC (unanimous)

To reinstate standing orders.

R/110 DOG FOULING PAVEMENT STENCILS

RESOLVED SH/PA (unanimous)

To approve the use of pavement stencils to remind dog owners to pick up their dog fouling in the following areas of Ludlow: Parys Road, Camp Lane, Henley Road, Old Street, Gravel Hill, Lower Galdeford, Temeside, Dodmore Lane, Greenacres, Dark Lane, Clee View, Sandpits Road, Corve Street.

That Shropshire Council is asked to improve the provision of dog waste bins and signage in these streets.

That as resources permit, the stencil is applied to the entrance to all streets in Ludlow.

R/111 SITE ALLOCATIONS

RESOLVED SH/AT (unanimous)

To note the process for site allocations.

To suggest the land at the bottom of Corve Street that has previously been a petrol station and the Education Centre site on Old Street as sites for development (suggestion are made without the consent from the owners).

R/112 COMMERCIAL WASTE BINS

RESOLVED PA/VP (unanimous)

To write to the Head Office of Greggs to inform the company of the detrimental impact of the commercial bins constantly being left in front to the Greggs Store on the main street to the town centre. The bins are unsightly for visitors and residents, and are attracting rats, and associated health hazards.

R/113 GET MARCHES WORKING QUESTIONNAIRE

RESOLVED SH/KC (unanimous)

To submit the following feedback to the questionnaire:

1. Are there any specific issues that have been missed? What geographical variations exist in the issues identified?

Rural access complexity.

- Shropshire and Ludlow are subject to poor public transport connections, which are especially relevant to young people and families on low incomes, so to ensure meaningful inclusivity and sustainability these issues must be central when planning activities and solutions.

Youth outmigration

- Shropshire Council should be actively encouraging, and if possible supporting, local businesses to consider job creation opportunities to help keep young people stay in the local area.
- In schools, there should be an emphasis on practical skills such as bricklaying and woodworking, so that pupils are given a head start to get an apprenticeship with local firms.
- Partnerships could be developed between schools and employers.
- Job fairs should be further developed to help create contact between potential employers and students.
- This year work experience was not offered to Ludlow C of E year 10 students. It is a vital experience for young people to have an opportunity to prepare for adult life and potential choices as to what they wish to do in their career. Hopefully help can be provided to encourage more business to offer work experience to students.

Infrastructure gaps

- As the LEA, Shropshire Council should be supporting schools to fill teaching gaps – Ludlow C of E School is currently running a cookery class without a cookery teacher in place.
- It is widely appreciated that it very difficult to find a local electrician, builder, or plumber – these are skill gaps that should be the focus for apprenticeship schemes.
- When skills such as wiring a plug are taught in the classroom – the students should be fully challenged to undertake the task in a supportive environment – sometimes they are given prepared pieces to assemble and do not understand the range of skills required to complete the task.
- Local charities and organisations that encourage mending and reuse could play a part in the education opportunities available to young people to help broaden their thinking / problem solving skills.

2. What activity is currently happening in your area regarding these groups or sub groups that we should be aware of.

Community engagement around new developments: As projects like the biochar plant go ahead, ensuring local stakeholder awareness and

involvement is vital—there's risk of disruption, and the community might seek better inclusion.

3. Are there any local data sources, strategies, research or evaluation reports that could support our analysis?

Local retention strategy: While the proposal broadly points out youth retention issues, more local initiatives—like internships, apprenticeships, or partnerships with regional employers—may help anchor young talent in Ludlow. There is also a need to ensure there are affordable homes in the area to support young people settling in the area.

4. What current delivery is relevant for these groups? Are there gaps in provision that need to be addressed?

Accessibility considerations for rural residents: Physical travel to training centres remains an issue; mobile delivery or hybrid (digital & in-person) models may enhance inclusivity.

5. Any other feedback

Continuous monitoring and feedback loops: Evaluation of outreach and delivery effectiveness in Ludlow—for example, how many local businesses or residents' benefit—could help refine how training is delivered and scaled.

Meeting closed at 8:58 pm

Chairman

Date

Closed Session minutes will not be issued.