



**CYNGOR CYMUNED YR YSTOG  
CHURCHSTOKE COMMUNITY COUNCIL**

E J Humphreys MA Oxf, BA(Hons) Community Governance, FSLCC  
Clerc i'r Cyngor | Clerk to the Council

2 Rows Terrace, Plough Bank, Montgomery, Powys, SY15 6QD.

**MINUTES of COUNCIL ORDINARY BUSINESS MEETING  
on Thursday 30<sup>th</sup> April 2026 at 7.30pm**  
at Hyssington Village Hall and remotely on Zoom-Pro platform.

Due to unforeseen technical circumstances this meeting was moved from Churchstoke to Hyssington.

**1.0 Welcome, Attendance, Apologies for Absence and Remote Meeting**

**Etiquette:** to record attendance, to receive, and resolve if desired, to approve absence(s), and to remind attendees to show civility and respect to all, throughout the meeting in line with the obligations of the Code of Conduct.

Attendance at the hall: Cllr D Bebb, Cllr J Jones, Cllr M J Jones (Chair), Cllr R K McLintock, Cllr A Richards, Cllr B L Smith, Cllr C P Smith, Cllr D N Yapp.

Attendance online: Cllr M Whittall.

The Chair welcomed all to the meeting and reminded attendees to show civility and respect to all throughout the meeting.

Apologies for absence approved by Council: None.

Apologies for absence received reported to Council: Cllr E Evans.

Apologies for absence received not reported to Council: None.

Other Members Absent: None.

In attendance: E J Humphreys (Clerk to the Council).

**2.0 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 (papers 2a-b previously circulated).

Members declared personal/ prejudicial interests at the start/ during the meeting as follows:

Agenda Number	Item	Councillor	Nature of Declaration
None			

**3.0 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 to [clerk@churchstoke.org](mailto:clerk@churchstoke.org) or telephone 01686-668790 or in person, 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.  
None.

#### **4.0 Electoral & Governance Matters**

4.1 Co-Option to Vacancies in Hyssington Ward: to receive applications, if any, and to resolve to co-opt to the two vacancies.  
Members and the Clerk reported no expressions of interest have been received.

#### **5.0 Minutes of Previous Meetings**

5.1 To approve & sign the minutes as a correct record of the Ordinary Business Meeting 19<sup>th</sup> March 2026 (paper 5.1 previously circulated).  
The minutes of the Ordinary Business Meeting 19<sup>th</sup> March 2026 were reviewed.

RESOLVED

*The minutes of the Ordinary Business Meeting 19<sup>th</sup> March 2026 are approved and signed as a correct record.*

Cllr D N Yapp joined the meeting at this point.

5.2 To report, for information purposes only, matters arising from the minutes of the Ordinary Business Meeting 19<sup>th</sup> March 2026.  
None.

#### **6.0 Planning & Building Control**

6.1 Planning & Building Control General Correspondence:

6.1.1 Planning Aid Wales: to receive the latest planning news and training opportunities, if any (inc. paper 6.1.1 previously circulated).  
Council received the Planning Aid Wales newsletter, March 2026.

6.1.2 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.

6.2 Powys CC Planning Decisions: to report notifications from Powys CC of planning decisions in the community council area, if any.  
The Clerk reported notification as follows,

Ref.	Site	Powys CC Decision
23/1704/FUL	Land east of Courtlands, Churchstoke	Refuse
25/1374/HH	Aston View, Montgomery	Approve
25/1638/FUL	Lynwood, Churchstoke	Approve
26/0095/VAR	Barnfield, Old Churchstoke	S106 discharged

6.3 Planning Inspectorate Appeals: Notices of Appeals to receive & 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.

Ref.	Appellant	Site	Description
None			

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

Ref.	Appellant	Site	Description
None			

6.5 Planning Applications:

6.5.1 To receive, for information, representations regarding planning applications.  
None.

6.5.2 To receive & resolve responses to consultations (full application(s) detail(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.

Cllr A Richards joined the meeting during this item.

The Chairman referred Council to the consultations.

RESOLVED

CCC responds to consultation on planning applications as follows,

Ref.	Applicant	Site	Description	rec.
26/0373/FUL	Mr Meddins, J Meddins & Co., Lynwood, Churchstoke	Land at Lynwood, Churchstoke	Construction of an enlarged slurry lagoon and all associated works	S
26/0431/FUL	Mrs Joanna Beadman, Rhiastyn House, Hyssington,	Rhiastyn House, Hyssington,	Change of use of holiday let to storage	S

Action – Clerk to process

6.6 Applications for Works to Trees Subject to Tree Preservation Order or in a Conservation Area – to receive & resolve responses to consultations including but not limited to those listed below. Later applications may be considered at the discretion of the Chair.

Ref.	Applicant	Site	Description	rec.
None				

6.7 Planning Enforcement:

- 6.7.1 From other bodies to CCC: to report for information, planning enforcement matters within the community as will be brought to the attention of the council by the Clerk (paper 6.7.1 previously circulated).
- a) OPDE/25/0349: behind Lynden, Castle Road, Churchstoke: the caravans appear to be occupied as separate dwellings. The Clerk indicated that CCC's enforcement report Nov'25 is, as far as CCC aware, an open case with the county council. The response to the Clerk's (March) enquiry indicates the progress of the complaint will be advised within 84 days in line with Welsh Government targets from the date received (1<sup>st</sup> Dec'25); the period will allow officers to thoroughly investigate the matter and ensure they provide a comprehensive response.

- 6.7.2 From CCC to Powys CC: to report planning enforcement matters within the community.  
The Chair invited Members to bring forward planning enforcement matters within the community for the attention of the planning authority.

RESOLVED

*CCC reports for the attention of the planning authority as follows:*

- a) *Pottery Car Park, Churchstoke: tree pruning taken place.*

Clerk to process

## 7.0 Recreation

- 7.1 Recreation Field: to receive further information and to resolve a request from Sunshine Coast Football Academy for exclusive use of the field on dates as yet unspecified (paper 9.1 previously circulated).  
The Chair reminded Members of a request at the February meeting for exclusive use of the field on dates as yet unspecified from Sunshine Coast FC UK Ltd, an international football academy based in Bishops Castle, and on CCC's request for additional information. The Clerk reported additional information and commitments received from the requester and from the sporting director of the organisation. There was a wide-ranging debate.

RESOLVED

*CCC accepts the offer of the sporting director to attend a CCC meeting to discuss first-hand a number of factors under consideration to help avoid speculation.*

Action – Clerk to process

- 7.2 Recreation Field: to receive and resolve a request from the Churchstoke Recreation Association for exclusive use of the field for a day of music and events on 13<sup>th</sup> Jun'26 (paper 7.2 previously circulated).  
The Clerk reported a request from the Churchstoke Recreation Association for exclusive use of the field on 13<sup>th</sup> June to coincide with a day of music and events at the community hall. There was a debate about exclusive use of the public asset and on practicalities.

RESOLVED

*CCC agrees to contribute to the event by offering exclusive use of the field at no charge providing commitments are received from the Churchstoke*

*Recreation Association to undertake signage and publicity, insurance, and to make good immediately any damage to the field arising from the event.*

Action – Clerk to process

## **8.0 Consultations and Engagements**

8.1 Powys CC: to receive, for information, follow up correspondence regarding working relationships between county council and community & town councils (paper 8.1 previously circulated).

Council received a progress update on efforts to try to improve relationship and collaboration between two levels of local government taking account of feedback shared by CCC at the March meeting.

## **9.0 Representations to Outside Bodies**

9.1 One Voice Wales (OVW) Society of Local Council Clerks (SLCC)

9.1.1 OVW: Training: to receive information on free training (paper 9.1.1a-b previously circulated).

Council received details of free training opportunities, and the Clerk reminded Members attendance has already been resolved as an approved duty and invited Members to inform if they wish to attend.

Action – Members to inform Clerk

9.1.2 OVW: Montgomery Area Committee: to receive a report from the committee meeting 21<sup>st</sup> Apr'26 (paper 9.1.2 previously circulated).

Council received the agenda for the meeting in Llanbrynmair. Cllr M J Jones reported he was unable to attend and referred Members to the agenda of business for the meeting.

9.1.3 OVW: Finance and Governance Self-Assessment Toolkit: to receive a reminder and copy of the toolkit to ensure compliance with law and regulations and to examine ways of improving performance (papers 9.1.3a-b previously circulated).

Council received another circulation of the Finance and Governance Self-Assessment Toolkit, arising from queries at a recent Audit Wales webinar and the Clerk commended its use as a tool to help improve financial management and good governance in the sector.

9.1.4 National Conference & Awards Ceremony 2026: to receive a reminder and agenda for the event (papers 9.1.4 previously circulated).

The Clerk reminded Council of the opportunity to attend the National Awards Conference 2026 and reminded Members attendance has already been resolved as an approved duty and invited Members to inform if they wish to attend.

Action – Members to inform Clerk

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

The Clerk reported other correspondence, highlighting certain items, which will be circulated electronically post meeting where electronic copies are available, and set out in appendix 1.

Action – Clerk to circulate

9.2 To receive reports for information, if any, from representatives to other outside bodies.

9.2.1 Vale of Montgomery Rural Cluster (VMRC): to receive a report from the meeting 14<sup>th</sup> Apr'26 (Cllrs M Whittall and E Evans) (paper 9.2.1 previously circulated).

Cllr M Whittall reported on attendance highlighting the work of the cluster from the minutes of the meeting and recommended that CCC endorse the nature day at Kerry on 6<sup>th</sup> June as being 'in association with Churchstoke Community Council'. The Clerk reminded Council that endorsement would help CCC meet its Section 6 obligations under the Environment (Wales) Act 2016 to "seek to maintain and enhance biodiversity and promote ecosystem resilience while exercising their functions".

RESOLVED

*CCC endorses the nature day at Kerry on 6<sup>th</sup> June as being 'in association with Churchstoke Community Council'.*

Action – Cllr M A Whittall to inform

9.2.2 To receive reports for information, if any, from representatives to other outside bodies.

a) Churchstoke Recreation Association (CRA): CCC's representative Cllr C P Smith reported from the recent meeting of the CRA at which interruptions to internet connectivity was reported as a cause of lost bookings and lost revenue.

## 10.0 Finance and Assets

10.1 Finance Specific Correspondence: to circulate for information such financial correspondence, if any, as will be brought to the attention of the council by the Clerk.

None.

10.2 Financial Year 2025-26: Audit of Account: to receive information regarding call to audit of accounts for the financial year 2025-26 (paper 10.3 previously circulated).

Council received the call to audit timetable and check-sheet of requirements. The Clerk indicated that CCC is subject of a basic audit for 2025-26 and will receive a full audit for 2026-27.

10.3 Items Received Since Last Meeting: to report for information.

The Clerk reported items received since the last meetings as follows:

Payer	Description	£
S Prior	Allotment rent due 1 <sup>st</sup> Mar'26 plot 7&	30.00
K Douras	Allotment rent due 1 <sup>st</sup> Mar'26 plot 6	30.00
AL & RA Powell	Field allot' rents 2023-26 plots 2&3	660.00
BPH Lewellyn	Field allot' rents 2024-26 plots 1&2	440.00
NatWest Bank	Gross interest Mar'26	14.87
	Total	1,174.87

10.4 Items for Payment: to resolve to approve items for payment as follows.  
The Chair referred Members to the items listed for payment.

RESOLVED

CCC authorises payments as follows:

Chq	Payee	Description	£ex vat	£vat	£total
1779	E J Humphreys	Admin exp Q4 Jan-Mar'26	304.45	29.19	323.64
1780	SLCC Enterprises Ltd	14 <sup>th</sup> Edn Local Council Admin'n plus delivery	148.50	0.90	149.40
1781	One Voice Wales	Membership 2026-27	361.00	0.00	361.00
n/a	Powys CC	Cemetery NNDR 2026-27	0.00	0.00	0.00
			813.95	30.09	834.04

To report items previously authorised for payment

1782	E J Humphreys	Clerk net salary Apr'26	As employment contract Action – Clerk to process		
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10.5 Financial Balances: Consolidated Bank Balances: to report consolidated balances to date after transfers, receipts & payments.

The Clerk reported on gross, ring-fenced funds & net available bank balances as follows:

Item	Current acc. £	Reserve acc. £
Gross balances	1,000.00	14,800.27
Less consolidated ring-fenced funds	0.00	3,841.03
Net balances available	1,000.00	10,959.24

## 11.0 Highways, Rights of Way & Watercourses

11.1 Highways: to receive for information notifications & diversion maps for works, if any, already actioned or to be actioned as follows.

Council received as follows,

- 11.1.1 Powys CC: Temp Closure C2193 Old Churchstoke 14<sup>th</sup> May'26 (papers 11.1.1a-b previously circulated)
- 11.1.2 Powys CC: Temp Closure C2055 Hall Bank 22<sup>nd</sup> May'26 (papers 11.1.2a-b previously circulated)
- 11.1.3 Powys CC: Temp Closure C2056 Hyssington 27<sup>th</sup> May'26 (papers 11.1.3a-b previously circulated)
- 11.1.4 Powys CC: Temp Closure U2697 Churchstoke 29<sup>th</sup> May'26 (papers 11.1.4a-b previously circulated)
- 11.1.5 Powys CC: Temp Closure C2193 Old Churchstoke 19<sup>th</sup> May'26 (papers 11.1.5a-b previously circulated)
- 11.1.6 Powys CC: Emerg Closure C2055 Hall Bank 20-22<sup>nd</sup> Apr'26 (papers 11.1.6a-b previously circulated).

11.2 Highways: to receive for information such other items of highways and rights of way correspondence as will be brought be brought to the attention of the council by the Clerk.

None.

11.3 Rights of Way: to receive for information such items of rights of way correspondence, if any, as will be brought be brought to the attention of the council by the Clerk.

None.

11.4 Watercourses: to receive for information such items of watercourses correspondence, if any, as will be brought be brought to the attention of the council by the Clerk.

None.

11.5 Reports from CCC to Powys CC/ Shropshire Council: to report and resolve if desired, highways/ rights of way maintenance matters, if any.  
The Chair invited Members to bring forward matters for the attention of the highways authorities.

RESOLVED

*CCC reports for the attention of the highways authorities as follows,*

*a) C2055 Shropshire, Cwmdulla to Priestweston: severe potholes.*

Action – Clerk to process

## **12.0 Correspondence**

12.1 National Eisteddfod 2027: to receive and resolve an invitation to attend the procession and proclamation in Llanidloes on Sat 9<sup>th</sup> May 2026 as an approved duty (paper 12.1 previously circulated).

Noted.

12.2 To receive and circulate for information such other items of general correspondence as will be brought be brought to the attention of the council by the Clerk.

The Clerk reported other general correspondence, highlighting certain items, which will be circulated electronically post meeting where electronic copies are available, and set out in appendix 2.

Action – Clerk to process

## **13.0 Chair's Announcements, Items for Future Agenda & Date of Next Meeting**

13.1 Chair's announcements: to receive for information announcements from Chair and Members.

a) Chair: reminded Members that the next meeting is the annual meeting and he does not wish to stand for election to Chair after serving 3 years in the role.

13.2 Items for future agenda: to bring forward for information, items for consideration by the Clerk for future agendas.

None.

13.3 Date of next meeting, being the Annual Meeting of the council, 28<sup>th</sup> May at 7.30pm, at Churchstoke & online.

## **14.0 Confidential Session**

14.1 Resolution to Exclude the Public and Press: Under the Public Bodies (Admission to Meetings) Act 1960 (2) to resolve 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.

The Clerk reported there was no confidential business to be transacted so it was unnecessary that the public and press be requested to leave the meeting.















14.2 Confidential Correspondence [confidential reason: data protection of individuals]: to receive, and resolve if desired, such other business or correspondence of a confidential nature as will be brought to the attention of the council by the Clerk.

None.

Meeting ended – 8.43pm.

























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## Appendix 1: One Voice Wales/ SLCC correspondence circulated post meeting

-  01 - OVW - One Voice Wales E Bulletin issue 20 - 200326.pdf
-  02 - OVW - Bulletin Issue 21 - 020426.pdf
-  03 - OVW - E BULLETIN ISSUE 22 - 170426.pdf
-  04 - OVW - Y Llais The Voice Issue 1\_compressed - 090426.pdf
-  05 - OVW - Funding Newsletter April 2026 - 140426.pdf
-  06 - OVW - Cost of Living Crisis Project Information & Resources - 160426.pdf
-  07 - OVW - Cost of Living Crisis Project Upcoming Online Events - 220426.pdf
-  08 - OVW - Register Now Upcoming Online Events Cost of Living Crisis Team - 300426.pdf
-  09 - OVW - National Awards 2026 reminder - 230426.pdf
-  10a - OVW - Criccieth's 'Welsh Incident' Takes to the Airwaves on BBC Radio 4 - 210426.pdf
-  10b - Criccieth TC - Press Release Datg Wasg Radio 4 Open Country 23 Ebrill 2026.pdf
-  11 - Powys CC - Local Places for Nature Funding - 100426.pdf
-  12 - HMRC - CIS refresher\_upskilling event 29 Apr'26 - 080426.pdf
-  13 - Univ Aber - Placement Opps Rural Wales Advisory Board & Placements Call - 070426.pdf

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## Appendix 2: General correspondence received circulated post meeting

-  01a - Llandrindod Wells TC - Cross Border Healthcare Mtg Tue 14 Apr'26 - 070426.pdf
-  01b - Llandrindod Wells TC - Minutes CBH Group - 24.03.26.pdf
-  01c - Llandrindod Wells TC - Statement on behalf of a Cross Border Healthcare Collaboration - Draft.pdf
-  01d - Llandrindod Wells TC - Cross Border Healthcare - Agenda - 14.04.26.pdf
-  01e - Llandrindod Wells TC - Cross Border Healthcare Next Mtg Wed 29th Apr'26, 7pm, Zoom.pdf
-  01f - Llandrindod Wells TC - Cross Border Healthcare - Agenda - 29.04.26.pdf
-  01g - Llandrindod Wells TC - Cross Border Healthcare in Powys - Question Responses.pdf
-  01h - Llandrindod Wells TC - Senedd Hustings Party List.pdf
-  01i - Llandrindod Wells TC - Minutes CBH Group - 14.04.26 Draft.pdf
-  02a - SpArC - New Poll underway - 270326.pdf
-  02b - SpArC - SpArC - RAISING THE ROOF - 040426.pdf
-  02c - SpArC - SpArC PLANT SALE - TELL EVERYONE - 130426.pdf
-  03 - PAVO - Reminder Welshpool Llanfair & Montgomery Locality Network Mtg 9 Apr'26 - 070426.pdf
-  04a - MWWFRS - Wales Wildfire Board encouraging you to be WildfireWise this spring & summer - 010426.pdf
-  04b - MWWFRS - Launches Year Long Campaign Marking 30 Years of Service - 010426.pdf
-  04c - MWWFRS - Llanfyllin Fire Station Car Wash - 270426.pdf
-  04d - MWWFRS - Elan Valley Wildfires Update - 30-04-2026 - 300426.pdf
-  04e - MWWFRS - Dock Road, Port Talbot Fire - Update - 300426.pdf
-  05 - Llais - IMPACT - Llais monthly newsletter - 270426.pdf
-  06a - SaTH NHS Trust - Invitation Hospital Update this Wednesday! - 230326.pdf
-  06b - SaTH NHS Trust - Your hospital reaches another major milestone - 140426.pdf
-  06c - SaTH NHS Trust - Don't miss out - 250426.pdf
-  07a - Play Wales - Playworkers Forum - bookings now open - 110326.pdf
-  07b - Play Wales - April 2026 e-bulletin - 160426.pdf