

MINUTES OF THE MEETING OF ABENBURY COMMUNITY COUNCIL HELD ON THE 14th OF JULY 2025

Members Present: Councillors: G. Williams, P. Done, A. Reeves, N. Hancock, M. Morris (Wrexham CBC)

Chair: Councillor P. Done

Clerk: Serena Baxter.

Apologies: Councillors W. Wilson, P. Graham-Palmer, J. Jones, K. Evans

455.	APOLOGIES FOR ABSENCE: Apologies were noted and accepted. Councillor Wilson attended the first part of the meeting, to tender his resignation. Councillor Done, as Chair expressed regret on behalf of Abenbury Community Council and thanked Councillor Wilson for his contribution over a number of years in the role. Councillor Wilson then left the meeting.													
456.	DECLARATIONS OF INTEREST: Members were reminded that they should declare the existence and nature of any personal and/ or prejudicial interest for any item under discussion.													
457.	PUBLIC PARTICIPATION: There were no members of the public present.													
458.	INTRODUCTION OF NEW COMMUNITY AGENT. Ms Annette Thomas, the new Community Agent covering the Abenbury area, attended the meeting to introduce herself and her role. She gave out a leaflet with her contact details and explained that she is based with the team at AVOW. After discussion and questions, Ms Thomas was thanked for attending and left the meeting.													
459.	CRIME REPORT AND POLICING MATTERS: The report submitted by PCSO Maddocks for crime statistics during June was considered. No issues were expressed, other than the regular concerns around speeding.													
460.	TO APPROVE THE MINUTES OF THE COUNCIL MEETING HELD ON 9th of June 2025: The Minutes of the meeting held on the 9 th of June were APPROVED as a true record.													
461.	MATTERS ARISING: There were no matters arising.													
462.	UPDATE REGARDING VACANCIES ON THE COMMUNITY COUNCIL AND EXPRESSIONS OF INTEREST RECEIVED, REQUIRING APPROVAL OF CO-OPTION: The Clerk explained the process around the advertising of vacancies and how the vacancies had arisen and been filled since the time of the last election. The Council considered the most recent expression of interest that had been received and after discussion, it was proposed by Councillor Reeves and seconded by Councillor Done, and unanimously agreed by all those Community Councillors present, to co-opt Mr Michael Williams as a Community Councillor. The Clerk advised the meeting that she would notify the Electoral office and would continue to advertise the remaining vacancy accordingly, along with the most recent vacancy that has arisen.													
463.	<p>FINANCIAL MATTERS, BUDGET, AUDIT AND ACCOUNTS: i) The Payments set out for payment in July 2025 were APPROVED. The Clerk advised that she would deal with the Bank Mandate in September, once the recently appointed Councillors have attended a meeting.</p> <table border="1" data-bbox="263 1758 1332 2072"> <thead> <tr> <th data-bbox="263 1758 630 1825">Payment To</th> <th data-bbox="630 1758 1133 1825">Reason</th> <th data-bbox="1133 1758 1332 1825">Amount £</th> </tr> </thead> <tbody> <tr> <td data-bbox="263 1825 630 1870">Expenditure</td> <td data-bbox="630 1825 1133 1870"></td> <td data-bbox="1133 1825 1332 1870"></td> </tr> <tr> <td data-bbox="263 1870 630 2004">Clerk- 1st July 2025</td> <td data-bbox="630 1870 1133 2004">Clerk's salary NJC rates 20 contracted hours (Payment for June2025)</td> <td data-bbox="1133 1870 1332 2004"></td> </tr> <tr> <td data-bbox="263 2004 630 2072">Vodafone</td> <td data-bbox="630 2004 1133 2072">Telephone account May- June 2025</td> <td data-bbox="1133 2004 1332 2072">35.88</td> </tr> </tbody> </table>	Payment To	Reason	Amount £	Expenditure			Clerk- 1st July 2025	Clerk's salary NJC rates 20 contracted hours (Payment for June2025)		Vodafone	Telephone account May- June 2025	35.88	
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	Ian Edwards Solicitors	Costs associated to lease arrangement -funds to WCBC	3240.00		
	FlowerFest 25	Donation	50.00		
	SLCC	Membership renewal	80.00		
	<p>ii). Expenditure report for Quarter 1: The Clerk presented the expenditure report for the first quarter of 2025-2026, and this was NOTED.</p> <p>iii) The Clerk advised that the report of the Internal Auditor JDH limited, had been presented at the last meeting and nothing further to report.</p>				
464.	<p>OUTCOME OF ANNUAL INSPECTION REPORT FOR MAES BRENIN PLAY AREA: The Clerk advised that the independent Inspection report for Maes Brenin Play area, had been received from WCBC as per the SLA, and that the report was satisfactory with all identified as low risk. Therefore, no actions are required this year.</p>				
465.	<p>TRAINING PLAN ANNUAL REVIEW: The Clerk presented the updated Training Plan document for 2025-2026, which was Accepted and APPROVED.</p>				
466.	<p>UPDATE ON COMMUNITY CENTRE SITE AND LEASE: The Clerk advised that the lease has been received from the Solicitors and is in the process of being signed by herself and the Chair. Approval was sought for payments to WCBC via the Solicitor for the amount of £3240 in respect of lease arrangements and surveyors fees. The Approval was granted. A discussion took place about various matters that would now be ongoing. The Clerk had received confirmation from the Insurance company that the proposed activities on the leased land would fall within the cover provided by the current policy, with public liability being the main one. The Insurance company are aware of the additional responsibility and activities concerned. The Clerk will revisit quotations provided for grass cutting and other maintenance. The Clerk will make contact with WCBC's Environment officer to set up a further meeting to discuss. It was also suggested that Breedon's be contacted to arrange for larger boulders for security.</p>				
467.	<p>UPDATE CONCERNING HYDRO ALUMINIUM PROPOSALS: The Clerk advised there had been no further communication from Hydro Aluminium, residents or National Resources Wales. It was noted that the application has not yet been determined.</p>				
468.	<p>CLERK'S REPORT AND CORRESPONDANCE: The Clerk presented the report and correspondence list, which was noted. A discussion took place about the noticeboard at Pentre Maelor which is now in a poor state. The Clerk is awaiting notification from Caia CC, which now owns the noticeboard, about whether the existing noticeboard could be moved, and then WCBC if they can help move it. Failing that the Clerk will provide costings for a new one. After discussion it was determined that a location within or near to the play area would be a better location. The Clerk will liaise with WCBC. A letter was presented from Rainbow Foundation requesting funding. It was noted this is a large amount and requested more information be asked for from the Rainbow foundation.</p>				
469.	<p>REPORTS FROM MEMBERS: Councillor Williams raised a concern about speeding on the Industrial Estate and asked about the installation of sleeping policemen. Councillor Hancock raised the issue of lorries parking and whether there had been any further progress on provision of a lorry park. Councillor Done raised a concern about overgrown grass verges impeding view for vehicles, and also an ongoing concern about cyclists not stopping at the junction of Bryn Estyn Lane and Erlas lane, there have been a few near misses. The Clerk and Councillor Morris will raise the matter with WCBC Highways.</p>				
470.	<p>PLANNING MATTERS: i) P/2025/0427: Proposal OUTLINE APPLICATION FOR ERECTION OF UP TO 900 DWELLINGS. Location: LAND AT ERLAS PARK,</p>				

	<p>CEFN ROAD, WREXHAM, LL13 9TT. This matter had been deferred after discussion at the previous meeting, and with the agreement of the Planning Officer at WCBC. The Clerk presented a draft letter of objection to the Planning department which was discussed and approved. Additional matters were also suggested, which the Clerk said she will add in on revision of the letter. The Clerk will write to WCBC Planning.</p> <p>ii) P/2025/0527: Erection of Auxiliary building (Class B2 – General Industrial) on existing hardstanding: Ardagh Metal Beverage, Bridge Road North, Wrexham Industrial estate, Wrexham LL13 9PS:- Concern was raised that there might be parking lost on site as a result of this proposal, which might lead to lorries queuing. Historically there have been noise issues from the site, and this should be addressed to avoid a recurrence.</p>	
<p>471.</p>	<p>NEXT MEETING: The next meeting will be held on Monday the 8th of September 2025.</p>	

COUNCILLOR J Jones
CHAIR.

J Jones

DATE *10/11/25*