

MINUTES OF THE KEELE PARISH COUNCIL MEETING

Held on Tuesday 21 June 2022 at 7.00pm at Keele Village Hall

Attendees: Parish Councillors: Mr G Bibby (GB Chair), Ms V Newman (VN), Ms W Naylor (WN), Mr A Rowe (AR), Ms S Hughes (SH), Ms T Wright (TW), Ms M Downing (MD), Mr T Arnold (TA)
Parish Clerk – Ms D Powell (DP)

Present – Four members of the public were present.

88/22 Public Open Forum

Speakers will be limited to 5 minutes each up to a total of 15 minutes.

A member of the public attended the meeting to discuss the crystal goblet/trophy which had been presented by Bass Taverns for the Best Kept Village and had been held in storage. It was requested that the goblet be put on display inside a cabinet with the certificate also on display, at the village hall. It was **RESOLVED** to approach the Village Hall Committee with a suggestion that a cabinet be purchased to display the trophy. It was further **RESOLVED** to approach the Village Hall Committee to request that the certificate be found and be placed on display on a wall in the village hall. The member of the public was thanked for their hard work.

A member of the public attended the meeting to raise the matter of five blocked gullies on Station Road which they had reported to County Highways in June 2019. As this was not a competence of the parish council the member of the public was encouraged to raise the matter with the MP. Also raised was the matter of weeds on the pavements and in the gutters along Station Road. It was explained that weed spraying was the responsibility of County Highways. It was also requested that the Narley footpath hedges be cut back. KPC to ask the contractor to cut back the hedge.

A member of the public attended to raise the matter of the overgrown hedge on the corner of Quarry Bank /Pepper Street. KPC to ask for the hedge to be cut. Also raised was the overgrown hedge on the narrow footpath immediately adjacent to the exit of Quarry onto Pepper Street . A cut was requested. The left-hand sign at the end of the A525 points towards Silverdale Quarry. It was requested that this be reported and removed.

A member of the public attended the meeting to report a dog attack on a cat. Advice was given to report this to the dog warden at the Borough Council and to the RSPCA.

89/22 To receive apologies

Apologies were received and approved for Ms M Thomsen.

90/22 Co-option of new councillors. Following the results of the uncontested election the following Resolutions to be duly proposed:

- a. That Mr Clive Ashton be co-opted to fill one of the remaining councillor vacancies on Keele Parish Council and to sign of the Declaration of Acceptance of Office.
RESOLVED to Co-opt Mr Clive Ashton to one of the vacancies on the Parish Council.
- b. Ms Clare Cox was introduced to the meeting by TW. It was **RESOLVED** to Co-opt Ms Clare Cox to the remaining vacancy on the Parish Council.
The Declarations of Acceptance of Office were signed. Parish Councillors Ashton and Cox were welcomed to the Parish Council.

91/22 Declarations of Disclosable Pecuniary Interests

WN declared an interest in item reference 93/22c

92/22 To note the draft minutes of the meeting held on 10 May 2022 and agree

To approve the minutes. **RESOLVED** to approve the Minutes.

93/22 Finance

- a. To discuss and approve the grant request for £1000 for Church Yard Maintenance at St Johns
After seeking clarification and advice and obtaining financial information St John's it was **RESOLVED** to approve the payment of £1000 for church yard maintenance.
- b. To approve the Staffordshire County Council Data Protection Officer Service – Standard SLA Tier 1 £165.00 – circulated. **RESOLVED** to approve.
- c. To approve payments/orders, receipts and transfers - **Appendix A RESOLVED** to approve.
- d. To note and approve the bank reconciliation – **Appendix B RESOLVED** to approve.
- e. To note and approve the budget report – **Appendix C RESOLVED** to approve.

94/22 Year-end accounts 2021/22

- a. To note the outcome of the Internal Auditor's report in relation to the Accounts year ending 31 March 2022– **Appendix D**.
This was noted and **RESOLVED** to approve.
- b. To resolve to complete the Certificate of Exemption (for authorities where the higher of gross income or gross expenditure did not exceed £25,000 in the year of account ended 31 March 2022 and wish to certify themselves as exempt from a limited assurance review under Section 9 of the Local Audit (Smaller Authorities) Regulations 2015. – **Appendix D RESOLVED** to approve and the Certificate of Exemption was signed.
- c. To confirm and sign that the assertions in Section 1 Annual Governance Statement 2021/22 of the Annual Return are correct for year ending 2021/22 – **Appendix D RESOLVED** to approve Section 1 of the AGAR and sign.
- d. To approve and sign Section 2 Accounting Statements 2021/22 of the Annual Return – **Appendix D. RESOLVED** to approve Section 2 of the AGAR and sign.

95/22 Actions arising from the meeting held on 10 May 2022

- a. Draft letter to NBC requesting that the decision regarding the S15A be debated in council. DJ would pursue the matter with the borough council on behalf of the parish council. DP to redraft the letter.
The letter had been redrafted and circulate. This was read out at the meeting and it was **RESOLVED** to send the letter to the Borough Council
- b. To provide an update regarding the Direction to pursue the Footpath S53 at Quarry Bank/Redheath. Matter ongoing with the ROW Legal Department at SCC. A letter to request a permissive path had been sent to the Property Team at NBC. (WN/DP) WN to contact the Officer at SCC. DP to send the contact details to WN.
No further update. WN to retrieve original document from SCC.
- c. To provide an update regarding the letter sent to Cllr Huckfield and the request that the footpath be widened, or the bus service be re-installed. Cllr Huckfield had passed the matter on to SCC Highways to see if the footpath could be widened. The letter had also

been forwarded to Rob Steele at SCC Highways. (SH/WN/DP) Rob Steele is to measure the footpath.

Rob Steele had measured the footpath which is now being considered for widening.

- d. Update on the Knights Templar x 2 sculptures. (WN/DP)
The contract has now been signed by all parties and the refurbishment of the sculptures can go ahead. GB read out the instructions from the sculpture on the renovation process. WN to contact Achieve Training to ask them to commence work. GB thanked WN for the initiative.
- e. Update for information only on the broadband issues Pepper Street/Quarry Bank Road. Martin Crutchley to be invited to the June meeting. (GB/SH/DP) Fibre to premises in Keele is scheduled over the next eighteen months. GB to write to Martin Crutchley to establish the exact area of Keele.
No further update. GB has written Martin Crutchley to ask if Quarry Bank and Pepper Street are included in the fibre to premises.
- f. To provide an update on the tree planting initiative fund, community orchard and Keele conservation volunteers. Funding is arranged and the matter is in the hands of NBC. WN to chase. A plaque has been negotiated. (WN) WN to follow up with the borough council on payment of the invoice.

The plaque has been arranged. The community orchard plan had been circulated. Permission is required from NBC. Britain in Bloom judges will be passing by the orchard on 12 July. The yew tree is looking dry following the fault with the irrigation controller. WN to contact Access Irrigation to ask for extra watering for some months.
- g. To provide an update on the sign off of the Hawthorns and the finishing off of the curbs, road surface and drain covers and the replacement of street lighting and repairs to the dry-stone wall. (AR/DP)

There had been selected cutting of green areas. Some areas need to be turfed. The management company and Seddon Homes will be meeting to discuss reports from the Residents of the Hawthorns. The end date for the handover is scheduled for July/August. There have been delays relating to the windows on the apartments. The roads and pavements will be the last to be finished.
- h. To discuss the Commemoration of the Jubilee. (TW, DS, WN, SH, MT) Noted.

96/22 Other matters

- a. Update on hedges, verges, highways, and footpaths.
GB, WN and VN and Rob Steele had walked the village and identified new and ongoing problems, Mr. Steele is pursuing these with relevant agencies. GB/VN/WN identified areas in need of weed control (see b.).
- b. Seek quotes from Steve Hough for edging of Station Road and Keele Road.
Quotes are to be obtained from Steve Hough for the strimming of vegetation from under hedges on Station Road, Keele Road and Three Mile Lane and weeding along the church wall.
- c. Replacement of Keele sign on A525

The sign pointing towards Keele and Whitmore is obscured by algae and the sign has eroded. GB has an old boundary sign from Keele and proposed that this be used instead. It was **RESOLVED** to use and mount the Keele sign

- d. Cutting of Quarry Bank Hedge
The hedge along Quarry Bank Road was raised at the meeting on 17 May with the management company who confirmed that they would not cut the hedge. It is the responsibility of the landowners to ensure that the hedge does not obscure the footpath. Seddon Homes were asked to cut the hedge and it is being looked into whether this could be part of the management program. There was a query relating to whether the contractors could cut the hedge and householders make a contribution towards the fees.
- e. Hedge on Pepper Street adjacent to exit of Quarry Bank
This related to the hedge on Pepper Street at the turning with Quarry Bank Road. The footpath belongs to the development site. DP to write to Seddon homes and request a cut of the hedge at the end of the season.
- f. Footpath from A525 to Lymes Road
SCC are going to approve this footpath as there is a legal precedent which suggests that the footpath remains in place.
- g. Update on TRO and parking issues
No further update. The junction on the urban clearway needs involvement from Cllr Huckfield. A remaining issue is the field off Keele Road where a H bar can be placed in front of the field entrance but would need to be funded by the owner. Rob Steele is investigating the protocol.
- h. Facebook account
RESOLVED not to have a KPC Facebook account.
- i. Website
VN and DP to work on refreshing the website.
- j. The Yew Tree
Councillors were requested to provide contributions for the Yew Tree newsletter.
- k. New email provider
It was **RESOLVED** for councillors to set up and use gmail email accounts for the parish council emails. TA to provide an data privacy impact statement.
- l. Staffordshire Community Fund
£2000 is available through SCC. This matter was discussed and the Good Afternoon Club were encouraged to make a bid. **RESOLVED** that KPC would support the bid.
- m. Betley, Keele and Madeley LAP
DP to write that KPC would not be involved.
- n. Conservation Advisory Working Party
DP may attend.

Signed byDated.....

- o. To adopt the Code of Conduct – circulated
RESOLVED to adopt the Code of Conduct.

97/22 To note (only) written reports circulated in advance:

- a. Chairman’s report – as circulated
- b. County & Borough Councillors – no County or Borough councillors were present.

98/22 General Data Protection Regulations (GDPR)

Data Breaches (72 hrs)/Information Security/Subject Access Requests (reminder).
No breaches had been reported.

99/22 Keele Neighbourhood Plan (Standing Item)

The NDP document is being reviewed, amended and updated. The Chair reminded the council that DP would be paid for the extra hours.

100/22 Borough Local Plan (Standing Item)

Dr Andy Fear is now the Portfolio holder. The Borough Local Plan is expected in draft in September 2022.

101/22 Planning applications – to provide comments on the following:

[22/00533/DOB | Application for the modification or discharge of planning obligations made under Section 106 of the Town and Country Planning Act relating to Section 106 Agreement dated 2 April 2015 \(13/00970/OUT\) and the Deed of Variation dated 17 December 2019 \(ref. 21/00780/DOB\) as varied by the S106A decision dated 20 August 2020 \(ref. 20/00431/DOB\) and further varied by way of the S106A decision dated 17th September 2021 \(21/00780/DOB\). | Land North Of Pepper Street Keele Newcastle Under Lyme Staffordshire \(newcastle-staffs.gov.uk\)](#) No comment

[22/00504/PLD | Application for certificate of lawful development for the use of property as residential care home \(Class C2\) for up to 3 children | 54 Station Road Keele Newcastle Under Lyme Staffordshire ST5 5AH \(newcastle-staffs.gov.uk\)](#) No objection

[21/00222/NMA | Application for a non-material amendment relating to planning permission 21/00222/FUL for the amendment to window pattern, curtain wall pattern, louvres added at ground and roof level, mechanical plant indicated at roof level and garage door omitted and replaced with double door | Keele University Science Park Keele Road Keele Newcastle-Under-Lyme Staffordshire ST5 5SP \(newcastle-staffs.gov.uk\)](#) No objection

[22/00477/FUL | Single storey rear extension. | 41 Westerdale Drive Keele Newcastle Under Lyme Staffordshire ST5 5FH \(newcastle-staffs.gov.uk\)](#) No objection

[22/00478/TCA | work to silver birch on fence line - pruning and removal of ivy | Smithy House 4 Highway Lane Keele Newcastle Under Lyme Staffordshire ST5 5AN \(newcastle-staffs.gov.uk\)](#) No comment

[21/00436/NMA | Application for a non-material amendment relating to alterations to planning permission 21/00436/FUL - Demolition of existing sheds and replace with new double garage | The Meadows Finney Green Leycett Newcastle Under Lyme Staffordshire](#)

Signed byDated.....

[ST5 6AB \(newcastle-staffs.gov.uk\)](http://newcastle-staffs.gov.uk) Withdrawn

[22/00372/FUL | Variation of condition 2 of planning permission 21/00681/FUL to amend the design for vinyl wrap to the elevations of the building and to include signage | William Smith Building Keele University Keele Newcastle Under Lyme Staffordshire ST5 5BG \(newcastle-staffs.gov.uk\)](#) No objection

[22/00224/OUT | Two storey detached dwelling house to be constructed to Passivhaus standards. | 12 Highway Lane Keele Newcastle Under Lyme Staffordshire ST5 5AN \(newcastle-staffs.gov.uk\)](#) VN to write comments

[21/00779/FUL | Proposed Single Storey Dwelling \(amended plan received\) | Red Heath House Pepper Street Keele Newcastle Under Lyme Staffordshire ST5 6QJ \(newcastle-staffs.gov.uk\)](#) No further comments to the previous objection

102/22 To note the Staffordshire Parish Councils Association Bulletins and correspondence received. Appendix E Noted

103/22 Any Other Business for future agendas

Community Orchard fund raising.

Grass cutting, hedging, gutters, contractors quotes and increase in the precept.

Houses of multiple occupation.

Meeting closed at 9pm

Date of next meetings:

19th July 2022, 16th August 2022, 20th September 2022, 18 October 2022, 15 November 2022

Appendix A – see below

Signed byDated.....

**Keele Parish Council
Payment Schedule June 2022**

Date	Ref	Details	Description	Net £	VAT £	Total amount £
21/06/2022	BACS	Mrs D Powell	Salary	435.52	0.00	435.52
21/06/2022	BACS	VAST	HMRC Month 3 and payroll charges April to June 2022	125.20	4.00	129.20
21/06/2022	BACS	Ms D Powell	MS Office reimbursement and printer paper	15.28	0.00	15.28
21/06/2022	BACS	Mr G Bibby	Zoom reimbursement	14.39	0.00	14.39
21/06/2022	BACS	Black Rose Solutions Limited	Internal Audit Fee	60.00	12.00	72.00
21/06/2022	BACS	Access Irrigation	Yew tree Spring service and controller replacement	597.00	119.40	716.40
21/06/2022	BACS	Mr Stuart Abbotts NS Landscapes Gardening	War memorial cleaning, cutting of hedges and weedkilling 2021	530.00	0.00	530.00
21/06/2022	BACS	Keele Parochial Church Council	£137 donation towards the upkeep of the churchyard	1000.00	0.00	1000.00
21/06/2022	BACS	Staffordshire County Council	Data Protection Officer SLA	165.00	0.00	165.00
21/06/2022	BACS	Mr G Bibby	Chair's allowance - agreed May 2022	300.00	0.00	300.00
21/06/2022	BACS	Ms Wenslie Naylor	Litterpicking agreement	242.25	0.00	242.25
		Total		3484.64	135.40	3620.04

**Keele Parish Council
Receipts Schedule June 2022**

Date	Ref	Details	Description	Net £	VAT £	Total amount £
09/05/2022	Tfr	HMRC VAT	VAT Reclaim 2021/22	234.40	0.00	234.40
		Total		234.40	0.00	234.40

Keele Parish Council Chair's Report: June 2022

Hedge and Veg/ Rob Steele Parish walk Issues discussed with Rob Steele

- Wenslie, Val and I met with Rob Steel on Wednesday 15th of June for a Parish Walk and combined this with an inspection of hedges and vegetation.
- The utilities cover at the zebra crossing still needs reseating. Water forces it up during heavy rain when drains are overwhelmed and water flows down the utility conduit. Rob reported it to the utility company last year and will be chasing it up.

- The new drain on Station Road is being installed. A utility cable has slowed work whilst the team work out the best way of dealing with it.
- The gates across the bridge still need repairing and the sets replacing on the Quarry Bank Road speed humps. Rob is pursuing these matters.
- We looked at the dry-stone wall adjacent to the fields along Keele Road and discussed solutions with Rob. Dry stone walling costs around £85 per square metre. The wall is the responsibility of the landowner. A full restoration would be very expensive and is beyond the capacity of the Parish Council. Patching the worst areas may be the best way forward. Rob pointed out that the death of hedgerow plants might be making the situation worse as water is not being drawn out of the ground in these areas. Val and Wenslie will continue to investigate ways forward, possibly with Conservation Area funding.
- We discussed the unprotected entrance to the field of Keele Road. Rob is investigating the procedures to allow the landowner to install protective markings.
- We discussed this year's unsatisfactory 'first cut' of grass verges. Rob noted that the problem existed across the Borough and County Councillors had raised the issue. The problem with Keele taking on the cutting is that many sites would require traffic management which would add significantly to the cost. Keele has a small precept which would need to be increased significantly if we were to fund such work. Ron Henderson is the contract manager, I will write to him this week for clarification on the matter. Rob noted that the cutting of the narrow verge along Keele Road on the university side is the responsibility of Staffs CC. I have written and now spoken to Derrick Huckfield who noted that the situation was the same in Silverdale. He has been told that the cut frequency has been reduced to two cuts a year. I have no confirmation that this is the case but if it were, it would constitute an unsatisfactory service. Cllr Huckfield is passing my letter to him on to the cabinet. I propose to write to Councillor Tagg on the matter. The matter will be discussed at our June Parish Council meeting.
- We revisited the issue of trees needing cutting back in the corner wood at the Keele Road/bypass junction. They are obscuring a streetlight and impinging on cables. Rob reported it last year and made a call on site to chase the matter up. We also looked at the footpath by the university wall on the other side of the road which is in need of work. Rob is investigating ownership. We also looked at the sign to Keele and Whitmore in this location. The sign is beyond repair and cleaning will not help. It was agreed to consider replacing the sign with the boundary sign for Keele Village which I have in my possession. Rob is talking to Tim Ashburn (County) about cutting back the vegetation around the Knights sculpture. Whilst in the area, Rob noted the white lines on Keele Road need repainting, he will pursue the matter.
- We walked Pepper Street to the bypass and noted the narrowness of the path. Rob has now taken official measurements for consideration of a footpath widening project.

Additional Hedges and Vegetation issues

- Hedge-side vegetation along Keele Road and Station Road needs cutting back. We will discuss asking Steve Hough for a quote for the job at our June PC meeting. Gutter vegetation on Keele Road, Station Road and Three Mile Lane should be sprayed by County later in the season.
- The hedge along Quarry Bank Road, adjacent to the Hawthorns will need a cut at some stage. This has been done by Keele University and Seddon in the past as a 'grace and favour' service. We will discuss the Parish Council commissioning a cut at our next meeting.

Signed byDated.....

- We noted that the verge on the corner of the junction of Quarry Bank with Pepper Street needs repairing. This has been reported to County.
- The hedge immediately opposite the QBR/ Pepper Street junction is growing out and will obstruct this small section of footpath. The land belongs to the developer, which is probably now Seddon. We will investigate and report the matter. Residents cut the hedge back last year.

Planning Applications

June 2022

- [22/00533/DOB | Application for the modification or discharge of planning obligations made under Section 106 of the Town and Country Planning Act relating to Section 106 Agreement dated 2 April 2015 \(13/00970/OUT\) and the Deed of Variation dated 17 December 2019 \(ref. 21/00780/DOB\) as varied by the S106A decision dated 20 August 2020 \(ref. 20/00431/DOB\) and further varied by way of the S106A decision dated 17th September 2021 \(21/00780/DOB\). | Land North Of Pepper Street Keele Newcastle Under Lyme Staffordshire \(newcastle-staffs.gov.uk\)](#)
- This is a request to extend the deadline for the start of work on the land north of Pepper Street from June 2022 until 22nd July 2023. I recommend we do not object as the extension will be granted now that a developer has been found and the request is reasonable.
- [22/00504/PLD | Application for certificate of lawful development for the use of property as residential care home \(Class C2\) for up to 3 children | 54 Station Road Keele Newcastle Under Lyme Staffordshire ST5 5AH \(newcastle-staffs.gov.uk\)](#)
- To quote from the application letter: “The children who would live at the home, will have been taken into care because they are unable to live with their natural parents and are not old enough to live independently. They would be expected to leave the home on maturity to live independent lives.” I do not think we should object.
- [21/00222/NMA | Application for a non-material amendment relating to planning permission 21/00222/FUL for the amendment to window pattern, curtain wall pattern, louvres added at ground and roof level, mechanical plant indicated at roof level and garage door omitted and replaced with double door | Keele University Science Park Keele Road Keele Newcastle-Under-Lyme Staffordshire ST5 5SP \(newcastle-staffs.gov.uk\).](#)
- I have no objections.
- [22/00477/FUL | Single storey rear extension. | 41 Westerdale Drive Keele Newcastle Under Lyme Staffordshire ST5 5FH \(newcastle-staffs.gov.uk\).](#)
- Permission was granted for an earlier and larger extension. I have no objection to the smaller extension now proposed.
- [22/00478/TCA | work to silver birch on fence line - pruning and removal of ivy | Smithy House 4 Highway Lane Keele Newcastle Under Lyme Staffordshire ST5 5AN \(newcastle-staffs.gov.uk\)](#)

I am content to leave this with the Tree Protection Team.

- [21/00436/NMA | Application for a non-material amendment relating to alterations to planning permission 21/00436/FUL - Demolition of existing sheds and replace with new double garage | The Meadows Finney Green Leycett Newcastle Under Lyme Staffordshire ST5 6AB \(newcastle-staffs.gov.uk\)](#)

Withdrawn

- [22/00372/FUL | Variation of condition 2 of planning permission 21/00681/FUL to amend the design for vinyl wrap to the elevations of the building and to include signage | William Smith Building Keele University Keele Newcastle Under Lyme Staffordshire ST5 5BG \(newcastle-staffs.gov.uk\)](#)
- No objection
- [22/00224/OUT | Two storey detached dwelling house to be constructed to Passivhaus standards. | 12 Highway Lane Keele Newcastle Under Lyme Staffordshire ST5 5AN \(newcastle-staffs.gov.uk\)](#)
- We are not receiving prompt notification of Planning applications. Consultations for this expired at the end of May, nevertheless, the matter is undecided. Given that approval was granted for the new house next door and we did not object, any objection to this development would seem inconsistent. To be discussed in our meeting June 2022.
- [21/00779/FUL | Proposed Single Storey Dwelling \(amended plan received\) | Red Heath House Pepper Street Keele Newcastle Under Lyme Staffordshire ST5 6QJ \(newcastle-staffs.gov.uk\)](#)
- We objected to the original application on the grounds of it being inappropriate development in the greenbelt. Tree Protection objected to the original application but Conservation did not. I assume the new application is in response to this concern. I would not propose any further comment from us, our original objection will still stand.
- **Outstanding Land North of Pepper Street applications:**
- [Application for approval of a scheme to manage the risk of flooding from overland flow of surface water on the proposed development is required by condition 29 of planning permission reference 13/00970/OUT for Residential development \(maximum of 100 dwellings\) !\[\]\(31b03e46ee8a80a1f1467b8c03bd76e8_img.jpg\)](#)

This is pending consideration but will not be approved. County Flood Management note:


“We have reviewed the submitted information and the information submitted does not demonstrate that an acceptable drainage strategy is proposed, therefore we cannot recommend conditions be discharged at this time. There are a few fundamental principles that we need to iron out before we can proceed to a detailed review of the strategy.”

Any further input from us will carry no weight.


- [Application for approval of Materials & Hard Landscaping Plan as required by condition 4 of planning permission 21/00952/FUL !\[\]\(c6a8736a601a632e2c96605cf66055ed_img.jpg\)](#)

Signed byDated.....

This is pending consideration but will be approved. The Borough's landscaping team have no objections and after a scrutiny of the plans I have no problems with the proposal.

- [Application for approval of details of the boundary treatment as required by condition 7 of planning permission 21/00952/FUL](#) 

This is pending consideration and concerns boundary treatments within the development. I have no objections but we can discuss in our meeting. Please scrutinise the plans (available under 'documents' from the link above) if you would like to offer further comment.

- [Application for approval of a flood risk assessment as required by condition 28 of planning permission reference 13/00970/OUT for Residential development \(maximum of 100 dwellings\)](#) 

This is pending consideration but will not be approved. County Flood Management note:

"We have reviewed the submitted information and the information submitted does not demonstrate that an acceptable drainage strategy is proposed, therefore we cannot recommend conditions be discharged at this time. There are a few fundamental principles that we need to iron out before we can proceed to a detailed review of the strategy."

Any further input from us will carry no weight.

- [Application for approval of landscaping details as required by condition 9 of planning permission 21/00952/FUL](#) 

This application has been permitted, I would have had no objections. Substantial numbers of existing trees are retained and there is a large amount of new planting.

May 2022

- Application for a non-material amendment relating to alterations to planning permission 20/00649/FUL - Rear single-storey extension. Hazeley Paddocks Keele Road Keele Newcastle Under Lyme Staffordshire ST5 5AL. Ref. No: 20/00649/NMA | Validated: Tue 12 Apr 2022 | Status: Pending Consideration. I have no objections. **Now withdrawn**
- Tree works: Keele Lodge Keele University Three Mile Lane Keele Newcastle Under Lyme Staffordshire ST5 5AU. Ref. No: 22/00361/TCA | Validated: Mon 04 Apr 2022. I have no objections. | Status: **Approved**

The following applications concern the recommencement of the development of new halls of residence on campus.

- Application for approval of tree protection measures as required by condition 20 of planning permission 18/00698/FUL -Demolition of 732 student bed-spaces and the erection of 20 new buildings to provide 1,685 student bedrooms (1706 student bed-spaces) and social hubs at Horwood and Lindsay Halls and the provision of car parking at Barnes and Horwood Halls. Keele University, Unit 1 Keele Newcastle Under Lyme Staffordshire ST5 5BW. Ref. No: 18/00698/CN20 | Validated: Thu 31 Mar 2022 | Status: **Permit**

- Application for approval of Construction Management Plan as required by condition 07 of planning permission 18/00698/FUL -Demolition of 732 student bed-spaces and the erection of 20 new buildings to provide 1,685 student bedrooms (1706 student bed-spaces) and social hubs at Horwood and Lindsay Halls and the provision of car parking at Barnes and Horwood Halls. Keele University, Unit 1 Keele Newcastle Under Lyme Staffordshire ST5 5BW. Ref. No: 18/00698/CN07 | Validated: Mon 28 Mar 2022 | Status: **Permit**
- Application for approval of Site Investigation Report as required by condition 03 of planning permission 18/00698/FUL -Demolition of 732 student bed-spaces and the erection of 20 new buildings to provide 1,685 student bedrooms (1706 student bed-spaces) and social hubs at Horwood and Lindsay Halls and the provision of car parking at Barnes and Horwood Halls. Keele University, Unit 1 Keele Newcastle Under Lyme Staffordshire ST5 5BW. Ref. No: 18/00698/CN03 | Validated: Wed 16 Mar 2022 | Status: **Permit**
- Application for approval of detailed remediation scheme as required by condition 04 of planning permission 18/00698/FUL -Demolition of 732 student bed-spaces and the erection of 20 new buildings to provide 1,685 student bedrooms (1706 student bed-spaces) and social hubs at Horwood and Lindsay Halls and the provision of car parking at Barnes and Horwood Halls. Keele University, Unit 1 Keele Newcastle Under Lyme Staffordshire ST5 5BW. Ref. No: 18/00698/CN04 | Validated: Wed 16 Mar 2022 | | Status: **Permit**

April 2022

- 21/01174/FUL | Proposed detached Summerhouse | 5 Cressing Place Keele Newcastle Under Lyme Staffordshire ST5 5FJ (newcastle-staffs.gov.uk) for comment by 21 April 2022. Advice received suggesting there were no issues, **matter still pending consideration**.

February 2022

- 22/00094/FUL | Removal of condition 21 (There shall be no impact piling undertaken in the construction of the development hereby permitted.) of planning permission 13/00970/OUT | Land North Of Pepper Street Keele Newcastle Under Lyme Staffordshire. Letter of objection sent, issue still pending consideration. I am pleased to note Environmental Health (NBC) object:
Environmental Health objects to this application for the following reasons It has not been demonstrated that the potential noise and vibration arising from the use of impact driven piles is acceptable. Reason – To prevent new and existing development from contributing to, being put at unacceptable risk from, or being adversely affected by, unacceptable levels of noise pollution, and, to mitigate and reduce to a minimum potential adverse impacts resulting from noise from new development – as described with paragraphs 174 and 185 of the National Planning Policy Framework 2021.
- 13/00970/CN24 | Application for approval of the Construction Traffic Management Plan as required by planning permission 13/00970/OUT - Residential development (maximum of 100 dwellings) | Land North Of Pepper Street Keele Newcastle Under Lyme Staffordshire. Pending consideration, comments from SH sent, **matter still pending**
- 22/00099/FUL | Erection of Detached Dwelling | 14 Highway Lane Keele Newcastle Under Lyme Staffordshire ST5 5AN. No objections, **permitted**

University consultation on Housing Policy

The agreed comments were submitted on time.

Yew Tree

Submissions have been received for the Village Hall and Hawthorns. We are awaiting the brief introduction from most Parish Councillors. Val has volunteered to write a piece about the Rural Runabout and to compile the introduction to new Councillors once Councillors have provided the text. I will write piece about the Pepper Street Development. We are awaiting submissions on the Campus Housing Consultation, Community Orchard and Sculpture Renovation, Hedge and Veg and Parking. Further suggestions for articles are welcome. I will draft an article on the Neighbourhood Plan and Borough Plan. I suggest a deadline for submissions of Friday 24th June and that we get the Yew Tree to print by July 1st. If you have volunteered to provide material, please send your submissions to Debra and I by the end of the week.

Website

We will be discussing in our meeting this week. Currently the website has large amounts of out-of-date articles and in need of an update. In the meeting Val and I had with Debra in April we noted that the current site was over-ambitious and proposed to strip it back to basics.

- DoE memorial link needs removing.
- Web form to communicate with the webmaster confusing to users and to be removed.
- Remove News, NP, What's On, COVID bulletin, Useful Information sections to be considered for removal or update.
- Update of information on Parish Councillors
- Dates of meetings removed or updated
- Planning applications removed or updated
- Remove grants section
- New Parish Council to consider Facebook page to replace bulletin.

Volunteers to work with Debra on finalising proposals, for approval in July are invited