

**Minutes of the Rowney Green Association meeting
on Tuesday November 1st 2022 at 7:30pm**



Attendees: James McManus (Chairman), Andy Dunkers (Vice-Chair), Michael Corfield (Treasurer), John Cypher, Dorothy Snaddon, Maggie Moore, Marc Worrall (Chair of Alvechurch Parish Council), Annette English (Ward Councillor), Martin Miller (Secretary).

1. Apologies: Pete Cain, Sheila Pellowe

2. Approval of Minutes

The minutes of the meeting held on Sept 6th 2022 were approved.

3. Matters Arising from the Meeting on Sept 6th 2022

3.1 The Chairman is still waiting for a reply from Worcestershire Highways about the flooding problem at The Dell. Councillor Luckman has been contacted about this. The problem at The Dell is that the land is higher than the road thus draining onto the road and the drain is not placed at the lowest point and is clogged with mud. Marc Worrall said he would also raise this issue with Councillor Luckman.

3.2 John Cypher mentioned that the planning approval for development on the site of house 'Arosa' was due to expire early in December if no activity occurred on site.

4. Update on the proposed sale of The Gravel Pit

Alvechurch Parish Council (APC) received 3 bids and bid 3 had been accepted with completion expected before the end of November. The RGA survey documents were not considered by the APC but the RGA Chairman made a verbal summary of the survey to the APC. The Chairman expressed disappointment that the RGA survey had initially been accepted by the Deputy Secretary and by the Committee but it was subsequently rejected. John Cypher stated that the APC's consultation on this had not been well executed and the APC should improve its consultation strategy for the future. Marc Worrall commented that the sale had been widely known about in advance and that the APC did take note of the RGA survey. The APC had temporarily halted the process of the sale to allow for further consultation in response to the RGA Chairman's request.

5. Flooding Issues outside The Dell

See 3.1 above.

6. 106 Document re Bordesley Hall Development.

The RGA Chairman had made representation to the Bromsgrove District Council (BDC) about concerns over the Bordesley Hall proposal. A few weeks ago, a decision letter was posted on the BDC website with a Section 106 agreement that alluded to establishing a connection between the development and Weights Lane. It was thought this must be a mistake due to the physical improbability of establishing such a connection. A reply from Mr Birch at the BDC was awaited. Marc Worrall expressed concern that the Alvechurch Parish Council (APC) had no input into any Section 106 agreements with no routine consultation between BDC and the APC on these agreements. Annette English stated she was excluded from the planning committee discussion because she spoke to the committee on this subject and their rules meant she could not take any further part in the discussion. Marc Worrall indicated that in Herefordshire the planning committee deliberations allowed for the Ward Councillor to make representation to the committee at the start, then sit through all the discussion and make a final summary at the end of the meeting.

John Cypher said that funds were available for the health implications of the Bordesley development but the BDC were requesting funds for GPs in Rubery to serve the development, which seemed inappropriate. Marc Worrall indicated he was aware of the need for school placements and for extra healthcare provision for the development. He stated that as fewer children were projected for the next decade the need for extra school places might be less than anticipated.

John Cypher asked about the pending closure of the Holloway for the works on the water supply. It was stated that the workings on Birmingham road had to be finished first.

7. Crime Issues.

Maggie Moore mentioned that Steve Savage's car had recently been vandalised in Gravel Pit Lane.

8. Membership update and membership fees.

Michael Corfield indicated that all subscriptions were now collected with 70% of the village being members. Accounts stood at £2563 at the end of October.

9. Any Other Business

9.1 John Cypher asked that the APC request that the BDC acknowledge that the Alvechurch Inn Car park was an important civic amenity. Marc Worrall indicated that the 3-party lease agreement ran to 2024 to retain this as a community asset but there was uncertainty beyond that date.

9.2 Dorothy Snaddon asked whether the BDC employs an ecologist. Annette English indicated that this was not the case and outside expert opinion was obtained as needed.

9.3 John Cypher raised that the BDC Green Belt Review was due out soon. Marc Worrall indicated that this was now postponed to beyond May 2023 with consultation on the report planned for September 2023.

9.4 The Chairman indicated that he would stand down as Chairman with effect from the date of the next meeting due to increased commitments with other activities.

The meeting was closed at 8:10 pm.

The next meeting will be on Tuesday January 3rd 2023 at 7:30pm.