

Minutes of the Rowney Green Association
Meeting on Tuesday 7th July 2026 at 7:30pm



Attendees: John Cypher (Chair), Andy Dunkers (Vice-Chair), Michael Corfield (Treasurer), Cllr Marc Worrall, Maggie Rollason, Cllr Ruth Clarke, Will Savage, Wendy Easter, Richard Woodward, Martin Miller (Secretary).

1. Apologies received from: Andy Ballard, Liz Ballard, Pete Cain, Tom Webb, Cllr Alan Bailes, Nigel Jealous, Wendy Jealous.

2. Approval of Minutes. The minutes for the May 5th 2026 meeting were approved.

3. Matters Arising from the Meeting on May 5th 2026.

3.1 Michael Corfield confirmed that the Defibrillator and bleed kit were housed in a new cabinet. Thanks were expressed to Cllr Worrall for getting the bleed kit. Michael Corfield said a request to Alvechurch PC has been made to adopt the Chapel Lane grit bin and this was yet to be discussed.

4. Community Improvements Projects – from recent community survey

4.1 Footpath/Bridleway by Alpine Lodge Farm. Michael Corfield had discussed this with Adrian Smith, the Parish Footpath Warden, and Worcestershire County Council (WCC) still had this as low priority for improvement. It seems that even if separate monies could be found for this by the RGA and volunteers were able to do the work this would still have to meet WCC specification. This work had been previously costed but the sum was not known. Cllr Bailes is in contact with WCC officers about this.

4.2 Extra Flowers/Bulbs. Because plants in display containers would need regular watering this was not practicable in Rowney Green (RG). Planting bulbs and shrubs was the best way forward and Michael Corfield indicated that RGA funds could support this. Tom Webb and Will Savage had each kindly offered £100 towards this and Michael Corfield indicated the cost might be about £500. Dorothy Snaddon had given advice about sourcing native English bulbs.

4.3 Road Safety and Footpath Resurfacing. The footpaths on RG Lane are not extensive and are not continuous. John Cypher stated they were probably safe for the able bodied but not for the infirm or visually impaired due to unevenness and cracks. There is also an aesthetic / appearance aspect to this. Following the walk through the Village with Cllr Bailes the previous day a request for resurfacing is to be made to County Highways **(Action)**.

4.4 Road Signs. Following the walk-through RG with Cllr Bailes the previous day a final proposal for him to present to WCC is being drafted by Wendy Easter for 1) new road signs and better placement of signs on RG Lane with 2) priority signage needed at the Holloway pinch point. **(Action)**

5. Highways Matters

5.1 Guidance from Government is still awaited following the new legislation about pavement parking. A recent local dispute on this was noted. One longstanding RG resident had written to the RGA expressing a view that they were not troubled by pavement

parking and felt it more important to keep the narrow carriageway as clear as possible for traffic.

5.2 Limited Alvechurch village Parking. John Cypher had presented RG's concerns about problems accessing Medical, Dental and Pharmacy facilities for residents living outside Alvechurch. Cllr Worrall said that this presentation had only been 'noted' by Alvechurch Parish Council (APC) because the BDC report on parking options was imminent and until then no decisions could be made. The Alvechurch Inn and The Red Lion had been contacted but were not willing to help. BDC had not implemented all the recommendations for improving Tanyard Lane parking and so about 6 spaces had been lost. Many spaces in Tanyard Lane parking were being misused and charging for parking could be considered as a possible approach to stop this. (Will Savage left the meeting at 20:00). At the July APC planning committee meeting the plan for development of ALV01 (Land opposite Lye Meadow sports ground) was discussed and a new medical facility is suggested with the hope that the current Alvechurch Medical Centre moves there and parking spaces are to be provided. Alvechurch village residents might be expected to walk there as it is less than 800m from the centre. Richard Woodward commented that selfish parking was commonplace and disabled spaces illegally used because there is such limited policing. Cllr Worrall indicated that when BDC look at developing employment land in or near Alvechurch centre opportunities for added parking will be explored.

6. Planning Issues

6.1 There is no current BDC district plan and no 5-year supply of available housing land in the district. This situation favours developers in proposing green belt land sites as grey belt, with this not then enjoying green belt land protection around preserving *openness*. A Neighbourhood Priority Statement (NPS) now being prepared by the APC will cover future Parish growth and development opportunities with a listing of priorities and potential problems. When adopted this would give new emphasis to policy aspects of the Alvechurch neighbourhood plan (now becoming outdated) and so help to balance the planning decision process regarding developers' speculative applications for new homes. However, the Chairman of the relevant working Group had recently resigned and Cllr Worrall said a new Chair should be appointed next week. Cllr Worrall said the previously expressed hostility to the APC response to the recent Bromsgrove Council consultation on future housing in Alvechurch was now more muted, suggesting appropriate recognition and reasoning on the need for parish growth was being applied. BDC Officers had not been pressed sufficiently on these issues and time was running out for obtaining a suitable land use and housing plan. Cllr Worrall stated it was better for our Parish to work with developers to achieve the best result for residents, since decisions about moving forward on development were being made at a higher level. Wendy Easter speaking as a Parish Cllr said that Cllr Worrall's steer at the well-attended APC meeting the previous evening had helped people recognise that development is going to happen and working with developers (Bloor Homes and Catesby Estates) was the way to get the best result.

6.2 Green Belt/Grey Belt. Cllr Worrall commented that fairly recent changes in planning

policy meant that one could now apply for planning in principle for up to 10 properties and technical issues covering highways, services and ecological matters were handled by BDC later as reserved matters. In the past all these latter issues were officially open to the APC for comment and correction but Cllr Worrall was concerned that now they were reserved matters they may no longer be open to such scrutiny. This needs to be clarified (**Action**). Cllr Clarke asked if such small development numbers were being added to the BDC 12,155 new housing target for 2043 created by the government. Cllr Worrall was uncertain on this but reiterated that APC want 250 dwellings total and not the 500 proposed.

6.3 Bordesley Hall (BH). Some properties were already sold and several more were already available. First occupancy was thought to be towards the end of August/early September. John Cypher will write to the planning office indicating that the reinstatement of the heritage wall needs to be started before the first occupants arrive. (**Action**). Richard Woodward enquired as to what was being done to include these new properties into RG. Michael Corfield said the distribution of welcome packs was in hand, to encourage village participation. The pack consists of village information as well as invites for a free drink at the Goat & Trousers and invites to join the RGA. The grass triangle at the junction of RG Lane and BH entrance had been decimated and foliage was now obscuring the sight lines for motorists. Cllr Bailes has been alerted to make sure this is made good. It was noted that a bat house was to be erected as many bats resided at BH. As there was an annual service charge for properties at BH it was assumed that items like the upkeep of the bat house would be covered by this.

7. Bus Services. A recent RGA article in the Calling Oak about all bus services in RG had been prepared due to the number of passengers being very low. Cllr Bailes himself is a user of the Worcestershire on-demand service and Cllr Worrall said uptake of this service in Alvechurch is increasing. The 5 times a day regular service through RG may well be rerouted along Redditch Road in due course to help service the future residents of the Lye Meadow and ALV01 housing sites.

8. Crime.

There had been a recent attempted theft from a vehicle.

9. Treasurer's Report.

Finances as of 30th June 2026 were £2407.07 in the bank, £239.51 as cash making £2646.58 in total. Only outstanding payment was £120 support for the Calling Oak. There were sufficient reserves for purchasing bulbs for the village.

10. Any Other Business.

10.1 Cllr Easter reported from the APC minutes that Tom Palmer from the National Grid had discussed with the APC about emergency planning for power outages. He had stated that they had a limited budget for putting overhead lines underground and would seek funding for this with regard to The Spinney. Cllr Clarke will pursue this (**Action**). It was important for RG residents to register with NG for priority services if they were vulnerable to electricity black outs for medical or other reasons.

10.2 Cllr Clarke stated that APC has invested in a programme to engage with young people in the parish via TikTok (Alvechurch Youth Voice). Cllr Worrall indicated that it was already gaining traction with the youth of the parish. Martin Miller asked what editorial controls were in place regarding control of the content. Cllr Clarke said she would check on this **(Action)**.

10.3 Cllr Worrall said that he had frequently asked in previous meetings for RG representation at APC but he was now delighted that this was no longer necessary as RG is very well represented by Cllrs Easter and Clarke.

Meeting closed at 20:55hrs

Next meetings are on Sept 1st and Nov 3rd, then 2027: Jan 5th, March 2nd, May 4th