



FREYSTROP COMMUNITY COUNCIL & FREYSTROP VILLAGE HALL

MEETING TO BE HELD MONDAY 10 MARCH 2025
IN THE VILLAGE HALL, FREYSTROP AT 19:00

Members of the public are welcome to attend the meeting

AGENDA

1. Apologies
2. Welcome
3. FCC Policy on Declarations of Interest
 - It is requested that interests are declared at appropriate points in discussions
4. Presentations & Questions from the Public
 - Questions not submitted in advance may require a written answer
 - Questions from C Scott
 - Email enclosed
5. Minutes of the 10 February 2025 Monthly Meeting
 - Draft enclosed
6. Matters Arising
 - Councillors' comments
7. Correspondence
 - Zurich Insurance – Recruiting and retaining volunteers
 - Pembrokeshire Coast Winter Newsletter
8. Highways & Rights of Way
 - Update on suggestion to stop garden waste being dumped alongside Silverstream footpath
 - Councillors' comments
9. Planning Matters
 - [24/0842/PA](#) Windyridge
 - Conditionally approved
 - [24/0567/PA](#) Greenfields
 - Awaiting decision
 - [24/1039/PA](#) – Bower House
 - Proposed replacement and repositioning dwelling with additional design changes to previous approval 20/0895/PA and with ecological enhancements (Resubmission)
 - [24/1082/PA](#) - Land North West of Lower Freystrop
 - Change of use of agricultural field to equestrian land, with the siting of a stable block
 - [24/1055/PA](#) – Windyridge
 - Proposed new ASHP located within 3m of boundary
10. Cemetery, Bus Shelters, Kiosk & Other Assets
 - Councillors' comments
11. Training/Seminars & Presentations
 - Understanding Section 106 Planning Obligations
 - Attended by Councillor A M Simpson and the clerk
 - Addition of Financial Regulations to mandatory training
 - Pembrokeshire Tackling Poverty Summit 2025, 16 April, Pembrokeshire College
 - Councillors' comments



12. FCC Administration

- Financial Regulations Approval
 - Draft for Councillor comments sent prior to the February FCC Meeting
- Pembstcc
- Annual report/Section 6 report
- Independent Remuneration Panel for Wales's Annual Report 2025 to 2026
- General Powers of Competence
- OVW Guidelines received
 - Organising a Successful Event
 - Asset Register
 - Meetings Administration
 - Digital Guidance
- Councillors' comments

13. FCC Financial Matters

- 2025/26 Budget
 - Precept request acknowledged by PCC
- Receipts February/March 2025
 - Interest £14.43
 - PLANED CLT Grant - £2,371.00
- Payments February/March 2025
 - Bank charges £5.00
 - Transfer of £1970.40 of PHFRP Reserves to FVH Account
- Upcoming Payments March
 - Councillors' Annual Allowance - £156.00 x 6:£936.00
 - Clerk salary 1 January – 31 March 2025 £770.09
 - Reimbursement to clerk for Section 106 training - £40.00
 - Donations 2024/25
- Bank accounts
 - Current Account Balance: £5,435.39 at 03/03/25
 - Deposit Account Balance: £10,703.71 at 03/03/25

14. Community

- White House Farm Solar and Storage Facility Consultation
 - Responses recorded by the Chair enclosed
 - Responses to C Scott and Councillor E Utting enclosed
- Councillors' comments

15. Other Matters

- County Councillor's Report
 - Pembrokeshire County Councillor M J John update
- One Voice Wales
 - OVW AGM postponed
 - Renewal of membership 2025/26 - £113
 - Councillor W D Thomas report
- Councillors' Requests

16. Date of Next Meeting

- Next scheduled meeting 14 April 2025 in Freystrop Village Hall at 19:00.
 - Items for inclusion on any agenda should be received by the clerk by Wednesday 9 April 2025

R D Lavis

Clerc & Swyddog Ariannol Cyfrifo, Cyngor Cymuned Freystrop/
Clerc & Responsible Financial Officer, Freystrop Community Council
Ysgrifennydd, Neuadd Bentref Freystrop/Secretary, Freystrop Village Hall
Ebost/Email community.clerk@freystrop.wales

Subject: Equipment

From: Claude Scott <claudescott79@gmail.com>

Date: 03/03/2025, 18:34

To: community.clerk@freystrop.wales

Hello Russell

Some months ago I suggested that :

1/ a **salt box** be installed near the bus shelter . We were lucky this winter , the next one might prove more challenging .

2/ a **mirror** be installed on the bus shelter to give visibility on that **very dangerous** blind bend when driving into Moorland rd from Targate rd.

The above items were reported and duly noted in council minutes . Is that where the matter will rest ?

Will the Council endorse some responsibility in case of a bad accident if item 2/ is not addressed as a priority?

Thirdly, whilst the **notice board** in the Park is indeed a good initiative, it would prove very helpful to residents living nearer The Cross to have one , also, inside the bus shelter.

Thank you for raising the above matters at next Council meeting.

Claude Scott

Sent from my iPad

Subject: Fwd: White House Farm Public Consultation: Restoration of Land and Planning Use
From: Claude Scott <claudescott79@gmail.com>
Date: 05/03/2025, 16:18
To: Russell <community.clerk@freystrop.wales>

FYI
C.

Sent from my iPad

Begin forwarded message:

From: Claude Scott <claudescott79@gmail.com>
Date: 5 March 2025 at 16:14:54 GMT
To: Thomas MILBURN <t.milburn@qair.energy>
Cc: Esme Utting <gutting@pobroadband.co.uk>
Subject: Re: White House Farm Public Consultation: Restoration of Land and Planning Use

Thank you for your prompt response. There was more , however , to my query under item 2: Will the planning use granted to Qair be reverted to farming use automatically at the end of the project life ? and how would that be enforced ?

I look forward to hearing from you further.

Regards
Claude Scott

Sent from my iPad

On 5 Mar 2025, at 14:49, Thomas MILBURN <t.milburn@qair.energy> wrote:

Hi Claude, Esme,

Hope you're both well. Thanks for attending the public consultation for the White House Farm Solar and Storage Facility last week, it was good to meet you.

Claude, you asked a couple of questions that I said I would respond to you on. Please see the responses below. Esme, I have copied you in as requested at the public consultation.

1. What measures will be in place to ensure that the land is restored to its original condition at the end of the operational life of the project?

Please see measures detailed below:

Planning Condition

- It will be a condition of the planning application that the land is reinstated to its original condition at the end of the project life;
- If the asset owner (e.g. Qair) does not fulfil this obligation, the local planning authority can issue an enforcement notice requiring the land to be restored;
- If the asset owner were to ignore the enforcement notice, they could face legal action, fines, or further enforcement measures.

Decommissioning Security

- The lease for the land includes provision for decommissioning security, which is a sum of money that the owner of the development will set aside to allow the site to be reinstated to its original condition at the end of the operational life;
- The decommissioning is the responsibility of the asset owner, however if the asset owner did not carry out the decommissioning, the money would be available to the landowner to carry out the decommissioning.

2. What will be the planning use for the land?

- We plan to submit the planning application through the Developments of National Significance (DNS) planning process;
- The 'DNS category' for the planning application is 'The construction, extension or alteration of a generating station that generates electricity'.

Please don't hesitate to get in touch if you would like any further information.

Kind Regards,
Tom



Tom Milburn
Project Developer

Qair UK

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Qair is the new name of

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WHITE HOUSE FARM SOLAR & STORAGE FACILITY

Information required by Freystrop Community Council from Developers QAIR

When is construction likely to commence and what is anticipated construction period.

Late 2027/early 2028 .All manner of surveys to be done in 2025. Submission of planning in 2026.Discharging of planning conditions through 2027.

Will there be a traffic management plan-particularly for Moorland Road.

This will be a requirement of planning permission.

Will hours of working be limited.

Normal hours will be 8am to 6pm

Will cables between the two sites be overground or underground and will connection to grid be within the White House site.

Cables will be underground.At present QAIR are proposing cables between the two sites will be down Moorland Road/down main road to Middle Hill site due to uncertainty re. permission to cross bridleway.(further cause of major disruption for Moorland Road residents)

What will be impact on the bridleway from end of Moorland Rd. to Pope Hill.

Very little unless change of routing of cables.

Is it anticipated that any closure will need to be implemented.

Possibly-Traffic Management plan will address this.

Are there likely to be any employment prospects for local people.

Yes but likely to be temporary posts. Also local contractors will have job opportunities.

Will there be a Community Benefit Fund (CBF) set up as part of the scheme. If so what broad-brush figures would be expected and would it be index-linked.

Yes could be in region of £10k/year. Didn't get any information on duration of CBF.

Would the developer be willing for a Community Energy Services Company (CESCO) to be set up so that a portion of the energy generated from the park would be reserved for the Community.

QAIR said that contractual arrangements for these are complicated.

q