



Fradley Parish Council

Chair

Glen Bown

Parish Clerk / RO

Claire Crompton



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MEETING BELLWAY HOMES

15th March 2024 12.00pm

Fradley Village Hall

Fradley

Ws13 8nl.

Attendee's:

Cllr Phil Beswick

Cllr Glen Bown (Chair)

Claire Crompton (Clerk)

Chris O'Hanlon (Bellway)

James ??? (Bellway)

NOTES

24b/01 – Fences requiring attention.

Items discussed:

- Fradley Parish Council informed Bellway the fence that runs along Fletcher Drive would benefit from being improved and upgraded.
- Currently, this fence is also blocking the access to Public Right of Way No 43.
- Chris Ohanlon will look into either opening or diverting it.
- Bellway Homes are to look into a pedestrian access from Love Lane to Halifax Avenue and the Stirling Centre.

24b/02 – Use of the pond, safety and fishing.

Items discussed:

- Fradley Parish Council suggested making the pond more of a feature.
- Consideration for the issues of safety.
- By opening up the path around the pond, parts of the fence have been removed increasing safety concerns.
- Residents are taking it upon themselves to cut down and remove the bushes and trees to improve their view.
- If this area is opened up to the public, more signage will be required.
- Fradley Parish Council offered their support should it be opened up.
- The Parish Council has noted frequent sightings of cannabis users concealing themselves in the bushes. The Council kindly requests that Bellway Homes investigate the matter and explore potential solutions to address it.

24b/03 – Management of wildlife and biodiversity.

Items discussed:

- Biodiversity policies and plans have changed considerably since the original planning application.



- Bellway Homes are to discuss with the Evans Group regarding what plans are currently in place.

24b/04 – Floral, finger posts and notice boards.

Items discussed:

- Fradley Parish Council advised Bellway Homes of the overall plan for community cohesion.
- Consent was requested to incorporate the Sheasby Estate into the project of installing floral displays throughout the village, erect information boards in public open spaces, and install fingerposts to guide residents and visitors through the local area.
- The Council request permission to erect an additional Parish Council notice board on the public open space near Fradley Park School.

24b/05 – Speed limits on the Sheasby Estate. Generally and at the school.

Items discussed:

- The 2 main access roads through the estate require clearer signs, especially where 30mph becomes 20mph.
- Fradley Parish Council is actively advocating for Highways to implement 20mph zones across the entire village.
- The Council are also considering the use of a battery operated speed indicator sign to help evaluate the speed of motorists in the village. Bellway Homes advised, at this time, they see no objection to this.

24b/06 – The brick pillars on Turnbull Road.

Items discussed:

- Bellway Homes are to look into securing the edge of the area by Turnbull Road and to enhance the visual appearance of the brick pillars.

24b/07 – Information for our website.

Items discussed:

- Bellway expressed an interest in sending the Council updates and issues being faced, enabling distribution to all Fradley residents via the Council website and social media platforms.

24b/08 – Help us understand how the rest of the development will be phased.

Items discussed:

- Bellway are now continuing to build despite them slowing down for the past 9 months
- 425 houses need to be occupied in order for S106 and the bus company to commence a bus service.
- The nature walk by the side of the canal should be open by the summer of 2024.
- The park by Gorse Lane is scheduled to be open by 2027.
- The open space by the Stirling Centre is due to be built on and completed by 2027.
- This is currently not open to the public, Bellway Homes can foresee issues and complaint if this is opened up for public use until it is built on.
- The Parish Council were informed, in a S106 agreement, they are due to adopt the public open spaces when the development is finished.
- The Clerk is to write to both Bellway Homes and the Evans Group to request they consider the historical significance and symbolism of these structures in the future.

24b/09 – What are your plans for the new link road? Will it be open or closed?

Items discussed:

- Bellway have advised the link road will remain open once the Gorse Lane upgrade is complete.
- Chris O'Hanlon is to investigate as the current contractor has advised the Parish Council that it will be closed as of 01.04.2024.

24b/10 – Any Other Business

There was no further business discussed.

Date of next meeting was arranged for 19.04.24, 12.00pm at Fradley Village Hall.

