

ISYCOED COMMUNITY COUNCIL

Isycoed Village Hall, Wrexham, LL13 9RN

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Draft Minutes of the full Council meeting held on Tuesday 15th Sept 2026

Present: Councillors Peter Jones (Chairman), Sharon Worsnop (Vice-chair), Mike Morris, Stephen Ellis and Jack Brereton-Thomas.

Min 52 - Apologies: Apologies were received from Cllrs Paul Williams, Angela Rhodes and Sandra Hinds

Min 53– Declarations of Interest: *The Chair will remind all Members of the need to declare any personal or prejudicial interest in items on the agenda, either at the beginning of the meeting or when the relevant item arises*

Min 54– Public Participation: *The Council should adjourn for 5 minutes to allow members of the public to ask questions or make statements (NB Councillors should not enter discussion with the public at this time as to do so would be contrary to the advice of the Welsh Government.)*

1. The meeting was attended by Mr Roger Lunt and his son Tom Lunt to speak to members regarding a recently submitted, amended planning application. The additional information from Mr Lunt's representative had now been received by WCBC and passed on to the Community Council for consideration. Mr Lunt explained to members the need for the farm to diversify for its future viability. The proposals were to now convert 5 farm buildings into storage units, instead of the 3 in the previous application. The gateway into the farm had already been widened.
The Chairman thanked them both for attending and said the Community Council would consider the proposals in more detail later in the meeting.

2. The meeting was attended by Mr Eccleston, a resident of the village, to raise concerns over speeding vehicles on the B5130. Although unable to attend the meeting, the Highways dept at WCBC had considered the complaints from the previous meeting and replied to the Clerk as follows:

The requests outlined by residents have been noted and will be considered where appropriate. However, it is important that any highway intervention is proportionate to the level of demonstrated risk and supported by objective evidence.

The B5130 is a semi-rural B-road that previously had a 60mph speed limit, which was reduced to 40mph to improve safety. The road traffic accident data for the last 3 years (2023-2025) shows only 1 recorded minor accident along this section.

Given the very low accident rate there is little evidence to support the need for any traffic calming features, however, we will assess whether any changes are required to the signage or road markings in order to improve compliance with the speed limit.

Whilst I understand residents' concerns, any assessment of highway safety must be based on objective evidence rather than hearsay or speculative "what if" scenarios. Speeding or dangerous driving by individual drivers is extremely difficult to legislate against, therefore as these are moving offences enforcement will need to come from the police/Go-Safe.

The Chairman thanked Mr Eccleston for attending and the following course of action was agreed:

- To contact the Go Safe 'arrive alive' team for spot speed checks near the school and also on Oak Rd.
- To locate the second digital flashing speed sign on the B5130 just before the 30mph signs at Marshlea. (the first sign is to be located by the school to replace the one currently there which has been out of action for a while)
- To source funding for an additional digital flashing speed sign for the other end of the village on the B5130.

Min 55 – Minutes: The draft minutes of the Council meeting held on the 21st July 2026 were considered and approved as a true and accurate record.

Min 56 – Matters Arising:

- 1) The Clerk had received a reply from WCBC in relation to the request for 'passing place' signage for Fishers Lane which is still to be put in place.
- 2) The Clerk had contacted WCBC regarding the complaint received at the last meeting concerning the latest cycle race through the village on Sunday 12th July. WCBC Highways were unaware of the race and had not given permission for the race to take place. The Clerk had also contacted Graham Weigh Cycles to complain about the speed of cyclists, lack of signage and dangerous use of both sides of the highways at junctions.

Min 57 – Crime Report: The July/ August crime reports circulated by PCSO Emma Maddocks were received and noted with no matters raised.

Min 58 –

Finance Report

The financial report for the August/Sept period was received and accepted. It was RESOLVED to approve the following accounts for payment:

Accounts for Payment	Chq No	Amount
AVOW (August/Sept staff payroll)	Bacs	£1,359.62
British Telecom (Aug/Sept broadband)	DD	£86.28

WCBC (business rates aug)	DD	£271.00
WCBC (trade refuse aug/sept)	DD	£55.34
Walker Fire (annual eqpt service)	Bacs	£464.46
Hafren Dyfrdwy (6 mth water VH)	Bacs	£298.43
Bryn Valley (VH supplies)	Bacs	£41.68
Howdens Joinery (new bar area)	Bacs	£3099.24
WCBC (LA street lighting qtr 1)	Bacs	£103.18
RDJ & Co (patio at VH)	Bacs	£11,250.00
Alexa Direct (chiller cabinet/ glass washer – bar)	Bacs	£2014.80
K Benfield (Clerk's expenses incl Microsoft renewal)	Bacs	£161.75
RDJ & Co (field entrance)	Bacs	£2445.00
Scottishpower (VH electric)	Bacs	£378.18
R Furmston (window cleaning)	Bacs	£16.00
Tony Wilson (septic tank repairs)	Bacs	£1800.00
TOTAL:		£23,844.96

Income (July/Aug)

HSBC interest	£5.21
Precept	£7000
Hall bookings	£200
Total:	£7205.21

NALC 2025 Financial Regulations

The updated Financial Regulations had previously been circulated to all members and were approved and adopted.

NALC Pay award April 2026 – noted that this is now implemented and back dated to April 2026.

Defibrillator Service – it was agreed to have the defibrillator serviced at a cost of £180 plus vat

Min 59 – Village Hall

Members were updated on hall bookings.

Min 60 – Planning Applications

P/2025/0919 – Former Ridley Wood Industrial complex, Bryn Lane, change of use of land to form open and containerised self storage and associated works (amended plans)

RESOLVED – To defer to the next meeting

P/2023/0598 – Ridleywood Farm, Holt Rd, Ridley Wood, change of use of buildings from agriculture to a mixed B1 (business), B2 (general industrial) and B8 (storage and distribution) and all associated works

RESOLVED - The amendment to the application is noted however previous objections to this application still remain. If WCBC Planning Committee are mindful to grant this application then it should be restricted to B8 and B1 uses only, as there is a reduced risk of noise issues from these classes. To allow B2 (general industrial) would be a potential noise nuisance to the residents directly opposite at Laurel Grove and the barn conversions.

P/2026/0036 – Park Farm, Bowling Bank, change of use of land to allow parking for 3 no HGV commercial vehicles and parking for vehicles connected to lawful use of the land

RESOLVED – To object, as this property is currently subject to an enforcement notice. Members are surprised at the submission of a new application during the current enforcement period.

P/2026/0447 – Unit 401A and 401B, Abbey Rd North, erection of storage unit (class B8)

RESOLVED – Concerns were raised regarding unregulated external storage and the building already being in use without planning permission.

P/2026/0465 – Unit N2, Bryn Business Centre, Bryn Lane, change of use of building from class B1 (office) to class D2 assembly and leisure)

RESOLVED – Noted

P/2026/0511 – Land east of Bryn Lane, outline application for erection of building (class B2 and/or B8) (appearance, landscaping, layout and scale reserved)

RESOLVED – No comment

Min 61 – Correspondence

The following items of correspondence were noted:

External Audit – request for additional information sent 27/8

Cerebral Palsy Wales – request for funding

Northern Steel, a small grassroots mixed netball club based in Wrexham – request for funding.

A resident of Marshlea – concerns over speeding on the B5130

Owen Glyndwr Society - *Glyndwr Day will be celebrated on Wednesday, September 16th this year, and the Owain Glyndwr Society is keen to promote his name and story on this day, in particular. If your organisation has not already planned to commemorate the day then please consider doing so this year - most CADW sites will be flying Glyndwr's flag, for example. There will be various events taking place during the week, details of which can be found on our Society's website:*

https://owain-glyndwr.wales/forthcoming_events.html

WCBC - Autumn Dog Fouling behaviour change campaign

Dog fouling continues to be a major concern for communities across Wrexham County Borough. Unfortunately, not all dog owners take responsibility for cleaning up after their pets, and some may not realise the significant health risks that dog fouling can pose.

As the nights draw in, the Council experiences a rise in dog fouling reports, as irresponsible dog owners fail to pick up the dog foul when under the cover of darkness.

We are therefore taking the opportunity to highlight the following key messages through a targeted behaviour change campaign. We are engaging with you to make you aware of the campaign and to give you the opportunity to find out more information.

Min 62 – Pride in Place Impact Fund – The Clerk reported that confirmation had been received of the full grant being awarded to Isycoed Community Council of £44,118.

Work over the summer had included the completion of the patio area and work to the field entrance at the village hall– both being completed to a very high standard by RDJ & Co Wrexham.

Work had also started on the bar area in the village hall. This is to involve a complete new re-fit and will enhance the hall when completed in the next few weeks.

The next part of the project will involve installation of a solar light in the car park at the hall, a new defibrillator in the hall, additional blinds at the hall, fencing around the patio, new noticeboards and benches, 2 x digital flashing speed signs, a new directional finger post sign. All to be completed before the March 2027 deadline.

Min 63 – Summer Country Fair

The Chairman thanked Cllrs Sandra Hinds and Jack Brereton Thomas for organising the Summer Country Fayre which had been a great success. He also thanked all the various volunteers involved both in the planning and on the day itself. The event had brought a great deal of benefit to the village as well as much welcome financial support for the Community Hub and St Paul's Church. Cllr Jack Brereton Thomas reported that plans are already underway for next year's event which is to include additional attractions.

Min 64 – Members reports

A request was made for the speed enforcement van for Oak Rd.

Min 65 – Date of Next meeting

The next meeting of the Community Council will be held on Tuesday the 20th October 2026 at 7pm at the Village Hall.

The meeting closed at 8.35 pm.

Signed.....Cllr Peter Jones (Chair)

Dated.....

