

Bank Reconciliation Statement as at 28/02/2022
for Cashbook 1 - Current Bank A/c

<u>Bank Statement Account Name (s)</u>	<u>Statement Date</u>	<u>Page No</u>	<u>Balances</u>
Current A/c	28/02/2022		99,866.10
			0.00
			<u>99,866.10</u>
<u>Unpresented Cheques (Minus)</u>		<u>Amount</u>	
		0.00	
			<u>0.00</u>
			99,866.10
<u>Receipts not Banked/Cleared (Plus)</u>			
		0.00	
			<u>0.00</u>
			99,866.10
		Balance per Cash Book is :-	99,866.10
		Difference is :-	0.00

Bank Reconciliation Statement as at 28/02/2022
for Cashbook 2 - General/Reserve

<u>Bank Statement Account Name (s)</u>	<u>Statement Date</u>	<u>Page No</u>	<u>Balances</u>
General Reserve Fund	31/01/2022		212,269.76
			<u>212,269.76</u>
<u>Unpresented Cheques (Minus)</u>		<u>Amount</u>	
		0.00	
			<u>0.00</u>
			212,269.76
<u>Receipts not Banked/Cleared (Plus)</u>			
		0.00	
			<u>0.00</u>
			212,269.76
		Balance per Cash Book is :-	212,269.76
		Difference is :-	0.00

Bank Reconciliation up to 28/02/2022 for Cashbook No 1 - Current Bank A/c

Date	Cheque/Ref	Amnt Paid	Amnt Banked	Stat Amnt	Difference	Cleared	Payee Name or Description
01/02/2022	DD00324	5,415.68		5,415.68		R <input type="checkbox"/>	UK Debt Management Office
04/02/2022	COMM00325	20.60		20.60		R <input type="checkbox"/>	Barclays Bank
04/02/2022	DRCD00326	14.39		14.39		R <input type="checkbox"/>	Zoom Video Communications
04/02/2022	FP00341		6.00	6.00		R <input type="checkbox"/>	Receipt(s) Banked
04/02/2022	FP00342		6.75	6.75		R <input type="checkbox"/>	Receipt(s) Banked
04/02/2022	COMM00343		3.15	3.15		R <input type="checkbox"/>	Receipt(s) Banked
10/02/2022	DD00332	49.65		49.65		R <input type="checkbox"/>	British Telecom
14/02/2022	DD00333	145.01		145.01		R <input type="checkbox"/>	SSE/SWALEC
17/02/2022	FP00344		57.50	57.50		R <input type="checkbox"/>	Receipt(s) Banked
22/02/2022	DD00334	168.58		168.58		R <input type="checkbox"/>	Solutions in Technology
23/02/2022	FP00345		2.50	2.50		R <input type="checkbox"/>	Receipt(s) Banked
25/02/2022	BACS00327	65.34		65.34		R <input type="checkbox"/>	Microshade Bus Consultants Ltd
25/02/2022	BACS00328	30.00		30.00		R <input type="checkbox"/>	One Voice Wales
25/02/2022	BACS00329	288.00		288.00		R <input type="checkbox"/>	Vision ICT Ltd
25/02/2022	BACS00330	83.38		83.38		R <input type="checkbox"/>	Mon CC
25/02/2022	BACS00331	37.50		37.50		R <input type="checkbox"/>	Cllr N Baicher
25/02/2022	BACS00340	900.00		900.00		R <input type="checkbox"/>	Merlin Environmental Services
28/02/2022	PIB100101	-37.50		-37.50		R <input type="checkbox"/>	Mon CC
28/02/2022	BACS00335	3,798.13		3,798.13		R <input type="checkbox"/>	Salaries
28/02/2022	BACS00336	1,391.26		1,391.26		R <input type="checkbox"/>	HMRC
28/02/2022	BACS00337	1,035.58		1,035.58		R <input type="checkbox"/>	Torfaen CBC
28/02/2022	BACS00338	22.00		22.00		R <input type="checkbox"/>	Chepstow Accountancy
28/02/2022	BACS00339	1,065.00		1,065.00		R <input type="checkbox"/>	Border Nurseries
		14,492.60	75.90				

To note that the office no longer has a stock of dog waste bags, and consider purchasing a stock at the cost of £20.54 per 1,000 (under Litter Act 1983 s5 & 6)

Dear Clerk

Please bring this letter to the attention of your Chair and Councillors.

Membership of One Voice Wales 2022-23

I am writing to invite your council to renew its membership to join One Voice Wales from April 2022. Once again - whilst taking account of the challenges presented by the Covid pandemic the past year has seen many positive developments to our services, many of which are outlined in this letter, which we believe add significantly to the value for money offered by One Voice Wales membership.

We continue to represent the sector in a wide variety of ways – we regularly meet with the Minister for Finance and Local Government Rebecca Evans MS and we continue to represent the sector on the **Local Government Partnership Council**. During 2021-22 we have made strong representation on the role the sector can play in supporting sustainable local services and supporting the Local Government Reform agenda amongst others. We have continued to develop even stronger working relationships with the Welsh Government, Welsh Local Government Association (WLGA) and the WCVA strengthening the voice of the sector within the public services family in Wales and improving working relations with the Third Sector.

One Voice Wales continues to make significant contributions to public policy developments through our representation on several Welsh Government advisory panels including the **Decarbonisation Strategy Panel**, **Ystadau Cymru Working Group**, the **External Advisory Group on Community Asset Transfer**, **Ministerial Towns Action Advisory Group**, **Welsh Government Litter Advisory Panel**, **Ministerial Advisory Forum on Ageism**, **Welsh Government Diversity in Democracy Working Group**, **NAfW Cross Party Group on Fuel Poverty** and the **National Training and Advisory Group**. One Voice Wales is playing an ever-increasing role in the development resources for the sector and during the year has secured Welsh Government resources to establish the role of **Local Places for Nature Officer** in our team who has helped hundreds of councils to date on environmental projects and issues; we have secured funding from Pembrokeshire CC to establish a **Community and Town Councils Projects Officer** role – this exciting pilot project will provide an opportunity to show how our sector can collaborate more effectively at the local level; and we have secured two years of funding from Welsh Government to establish the post of **Community CPR and Defibrillator Manager** in the team who will work with Save a Life Cymru and community and town councils in developing this critically important agenda. We have also played a significant role working with Welsh Government and SLCC colleagues in the development of a **Self-Assessment Tool** for the sector which will help to drive up standards of working practice. We continue to work collaboratively with a range of other bodies including the **Local Government Democracy and Boundary Commission for Wales**, **Independent Remuneration Panel**, **Public Services Ombudsman** and **Wales Audit Office**. So, our ability to influence key stakeholder organisations continues to grow year on year.

Llais Cyngorau Cymuned a Thref yng Nghymru - The Voice of Community and Town Councils in Wales

E-bost/Email: tgilmartin@onevoicewales.wales

Gwefan/Website: www.unllaicymru.org.uk / www.onevoicewales.org.uk

There are exciting and challenging times ahead for Community and Town Councils in Wales and we will continue to develop our lobbying and representational roles especially in relation to the outcomes of the **Local Government and Elections (Wales) Act 2021**. Work has already begun with Welsh Government colleagues in developing actions to address the new requirements facing community and town councils and this will continue into our 2022/23 work programme.

Our representational role means that **we have direct interface not only with the Minister for Finance and Local Government but other Ministers** where our sector's remit extends. During 2021-22 we made several representations to the **Minister for Housing and Local Government** on a range of matters - on the need for greater resources for the sector, the need for digital skills and capabilities to be developed, the role community and town councils can play in town regeneration and community planning, how the sector can support the decarbonization agenda, devolution of services and asset transfer agenda and support for the sector to better engage on the green infrastructure agenda. During 2021-22 we have extended our **representational role** - One Voice Wales' many Councillors across Wales are increasingly able to provide their views on a wide range of policy areas to support our lobbying activities and **influence government and stakeholder organisations** in their decision-making. This includes representation on health trust stakeholder forums and several **Public Services Boards**. These developments have improved and further developed our representational and lobbying roles and we will seek to further develop them in 2022-23.

Some of our other accomplishments over the past 12 months include:

- There has been a healthy increase in membership numbers during the year. Over 88% (87% previous year) of all councils in membership of One Voice Wales, or 650 (639 previous year) out of the 735 Councils in Wales and this is the highest level of membership since One Voice Wales was formed. Plans are already in place to drive increases in membership in 2022-23.
- Through our new Local Places for Nature Officer post, we have enabled over £180,000 of funding to be accessed by Community and Town Councils across Wales with a further £500,000 of projects being worked up for 2022/23.

As current members are aware, we provide the following services, and we are aware from feedback from our **Members Survey 2020** by our members that all aspects of the service are highly valued.

- **Provision of free legal advice** from a team of experienced Solicitors which can save members significant time and cost compared with using local solicitors for advice (These savings can in many cases exceed the membership that is payable)
- **Quality and timely advice and support service** on topics relevant to member councils.
- **Training** for members and staff, including policy seminars and new working opportunities.
- **General information via our website including a members' area.**
- **Monthly** editions of our new '**E- Newsletter**'
- **Representation** of the sector on the Local Government Partnership Council.

- Creating *new opportunities for collaboration* with national organisations across Wales.

The training and development agenda is another area where much progress has been made during 2021-22 with the successful delivery of webinar-based training. Under the auspices of the **National Training Advisory Group**, chaired by One Voice Wales, we have continued to refine and develop and extend our training provision to the community and town council sector. Once again, the breadth of our training programmes has been extended and will be available to members throughout the year. During 2020-21 we provided over 1,400 units of training to the sector.

Furthermore, our **Consultancy Services** have been growing at a pace with many councils taking advantage of this service. We are increasingly able to provide 'One Stop Shop' solutions for our members and have supported our councils on **community planning exercises, accountancy services, technical VAT advice, HR and personnel matters including representation at Industrial Tribunals**, assisted in **policy development and health and safety** – and at **costs significantly below market rates**. We are also now able to offer consultancy support in relation to community planning and engagement. Please contact the Ammanford Office if you would like further details on how we can support you through these services.

Importantly our role as a representative body has been significantly improved with a significant growth in our membership during 2021-22 – ***at year end we had 650 local councils in membership or 88% of all community and town councils.***

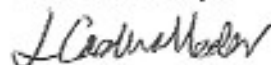
I hope that this summary of current and future developments has demonstrated that One Voice Wales continues to do all it can to represent the sector and provide a high-class information and support service for our members.

For your council to have a voice in the future of this vital sector of local government, and to benefit from the support provided by One Voice Wales, please return the attached Membership Form by email or to our office in Ammanford – the address is at the top of this letter.

If you have any further queries relating to membership, please contact the office on 01269 595400 / 07917 846510 or email: tgilmartin@onevoicewales.wales

I trust that your Council will give this invitation full consideration and I hope to be able to welcome you into membership shortly. I look forward to working with your council in 2022-23.

Yours sincerely,



Lyn Cadwallader
Chief Executive

ONE VOICE WALES
The Voice of Community & Town Councils

Invoice / Membership Form

Please enter all details in block letters and return original form for our records

I write to inform you that my Council has decided to join One Voice Wales for 2022/2023

Clerk to the Council

Mr / Mrs / Ms / Miss (Delete as applicable)

Signed: Please print name:

Name & Address of Council - Enter any amendments clearly alongside

Mrs Beverly Cawley
Magor with Undy Community Council
Council Office
Magor Police Station
Main Road
Undy, NP26 3EH

Tel No's: 01633 882842 / 07785 747762

E-mail address: admin@magorundy.org.uk

Website: www.magorundy.org.uk

Please inform us if any of the above details change

Please tick the preferred language for future correspondence:

☐ Welsh ☐ English ☐ Bilingual

Membership Fee: **£934**

Based on **2597** chargeable dwellings @ **£0.360p** per dwelling
(Based on Valuation List, not Electoral Register)

Please make cheque payable to One Voice Wales
Bank details - Account number: 16689360 Sort code: 30-94-85

Please return the form to the following address:
One Voice Wales, 24c College Street, Ammanford, Carmarthenshire, SA18 3AF

e-mail: tgilmartin@onevoicewales.wales Tel: 01269 595400 Fax: 01269 598510

Gwent Wildlife Trust

Ymddiriedolaeth Natur Gwent

Protecting Wildlife for the Future • Gwarchod Natur ar gyfer y Dyfodol



The Clerk
Magor with Undy Community Council
Community Council Office
Magor Police Station
Main Road
Undy
CALDICOT NP26 3EH

Seddon House
Dingestow
Monmouth
NP25 4DY
Tel: 01600 740600

10 February 2022

Dear Clerk

GWT Membership Renewal: Membership No: 3870

Thank you for supporting Gwent Wildlife Trust over the last year. Your membership of £36.00 is due for renewal in March.

Your donation is very valuable to us. Each year it helps us to undertake a broad range of work for people and wildlife in Gwent including:

- Care for 29 wonderful nature reserves;
- Run events and courses, usually attended by more than 5,000 people every year;
- Work with schools across the county to get 4000+ children out of the classroom and into the real world;
- Take action to save rare and declining animals and plants;
- Improve the mental health and wellbeing of a cross-section of clients via the Wild Health programme.

You can be proud of what you have helped us to achieve and I hope you will continue to support us in the year ahead.

During the pandemic, we have experienced a high number of cancellations, so are keen to do what we can to retain people's support for local wildlife at this time. Our reserves remain open and we hope that you will be able to continue to use them to enjoy nature and wildlife.

It would be appreciated if you could renew either online, or by Direct Debit. To renew online, please visit: www.gwentwildlife.org/renew-your-membership.

Alternatively, would you consider paying by Direct Debit, using the enclosed form? It costs less for GWT to process and is completely secure.

I very much look forward to receiving your payment. If you require any further information please do not hesitate to contact me.

Yours sincerely

Lois Holroyd

Lois Holroyd
Membership & Marketing Administrator
01600 740600 x2103 / 07769 245371

info@gwentwildlife.org
www.gwentwildlife.org

@GwentWildlife
GwentWildlife

@gwentwildlifetrust

Registered charity number / Ffil arian: 242519
Limited liability company number: 312530
VAT number: 550 4963 16

2 MARCH 2022

E01-22 | NATIONAL SALARY AWARD 2021/22

The National Association of Local Councils has been informed that the National Joint Council for Local Government Services (NJC) has agreed the new rates of pay applicable from 1 April 2021. They state:

Pay Agreement has been reached on rates of pay applicable from 1 April 2021.

Employers are encouraged to implement this pay award as swiftly as possible.

Backpay for employees who have left employment since 1 April 2021

If requested by an ex-employee to do so, we recommend that employers should pay any monies due to that employee from 1 April 2021 to the employee's last day of employment.

When salary arrears are paid to ex-employees who were in the Local Government Pension Scheme (LGPS), the employer must inform its local LGPS fund. Employers will need to amend the CARE and final pay figures (if the ex-employee has pre-April 2014 LGPS membership) accordingly. Further detail is provided in [section 15 of the HR guide](#) which is available on the [employer resources section of www.lgpsregs.org](#).

The annex below lists the new pay scales for clerks and other employees employed under the terms of the model contract including SCPs 50 and above. These should be applied from 1 April 2021.

Annex 1

SCP	1 April 2020		1 April 2021		Scale Ranges
	£ per annum	* £ per hour	£ per annum	* £ per hour	Based on SCP
1	£17,842	£9.27	£18,333	£9.53	Below LC Scale (for staff other than clerks)
2	£18,198	£9.46	£18,516	£9.62	
3	£18,562	£9.65	£18,887	£9.82	
4	£18,933	£9.84	£19,264	£10.01	
5	£19,312	£10.04	£19,650	£10.21	
5	£19,312	£10.04	£19,650	£10.21	LC1 (5-6) (below substantive range)
6	£19,698	£10.24	£20,043	£10.42	LC1 (7-12) (substantive benchmark range)
7	£20,092	£10.44	£20,444	£10.63	
8	£20,493	£10.65	£20,852	£10.84	
9	£20,903	£10.86	£21,269	£11.05	
10	£21,322	£11.08	£21,695	£11.28	
11	£21,748	£11.30	£22,129	£11.50	LC1 (13-17) (above substantive range)
12	£22,183	£11.53	£22,571	£11.73	
13	£22,627	£11.76	£23,023	£11.97	
14	£23,080	£12.00	£23,484	£12.21	
15	£23,541	£12.24	£23,953	£12.45	
16	£24,012	£12.48	£24,432	£12.70	LC2 (18-23) (below substantive range)
17	£24,491	£12.73	£24,920	£12.95	
18	£24,982	£12.98	£25,419	£13.21	
19	£25,481	£13.24	£25,927	£13.48	
20	£25,991	£13.51	£26,446	£13.75	
21	£26,511	£13.78	£26,975	£14.02	LC2 (24-28) (substantive benchmark range)
22	£27,041	£14.05	£27,514	£14.30	
23	£27,741	£14.42	£28,226	£14.67	
24	£28,672	£14.90	£29,174	£15.16	
25	£29,577	£15.37	£30,095	£15.64	
26	£30,451	£15.83	£30,984	£16.10	
27	£31,346	£16.29	£31,895	£16.58	
28	£32,234	£16.75	£32,798	£17.05	

	1 April 2020		1 April 2021		Scale Ranges
SCP	£ per annum	* £ per hour	£ per annum	* £ per hour	Based on SCP
29	£32,910	£17.10	£33,486	£17.40	LC2 (29-32) (above substantive benchmark range)
30	£33,782	£17.56	£34,373	£17.87	
31	£34,728	£18.05	£35,336	£18.37	
32	£35,745	£18.58	£36,371	£18.90	
33	£36,922	£19.19	£37,568	£19.53	LC3 (33-36) (below substantive range)
34	£37,890	£19.69	£38,553	£20.04	
35	£38,890	£20.21	£39,571	£20.57	
36	£39,880	£20.73	£40,578	£21.09	
37	£40,876	£21.25	£41,591	£21.62	LC3 (37-41) (substantive benchmark range)
38	£41,881	£21.77	£42,614	£22.15	
39	£42,821	£22.26	£43,570	£22.65	
40	£43,857	£22.79	£44,624	£23.19	
41	£44,863	£23.32	£45,648	£23.73	LC3 (42-45) (above substantive benchmark range)
42	£45,859	£23.84	£46,662	£24.25	
43	£46,845	£24.35	£47,665	£24.77	
44	£48,017	£24.96	£48,857	£25.39	
45	£49,213	£25.58	£50,074	£26.03	LC4 (46-49) (below substantive range)
46	£50,451	£26.22	£51,334	£26.68	
47	£51,702	£26.87	£52,607	£27.34	
48	£52,843	£27.47	£53,768	£27.95	
49	£54,323	£28.23	£55,274	£28.73	LC4 (50-54) (substantive benchmark range)
50	£55,684	£28.94	£56,658	£29.45	
51	£57,071	£29.66	£58,070	£30.18	
52	£58,975	£30.65	£60,007	£31.19	
53	£60,873	£31.64	£61,938	£32.19	
54	£62,779	£32.63	£63,878	£33.20	

SCP	1 April 2020		1 April 2021		Scale Ranges
	£ per annum	* £ per hour	£ per annum	* £ per hour	Based on SCP
55	£64,699	£33.63	£65,831	£34.22	LC4 (55-62) (above substantive benchmark range)
56	£66,594	£34.61	£67,759	£35.22	
57	£68,513	£35.61	£69,712	£36.23	
58	£70,394	£36.59	£71,626	£37.23	
59	£72,178	£37.51	£73,441	£38.17	
60	£74,000	£38.46	£75,295	£39.13	
61	£75,865	£39.43	£77,193	£40.12	
62	£77,783	£40.43	£79,144	£41.14	

* Hourly Rates

As per the national agreement, hourly rates are calculated by dividing annual salary by 52 weeks and then by 37 hours.

Notification of Pre-Application Consultation - Land West Of Wales 1 Business Park, Magor Road, Magor, Monmouthshire, NP26 3DG

We are writing to you, on behalf of our client, Cubex Land (Magor) Limited, as a 'specialist consultee' to formally request a pre-application consultation response under article 2D of the Town and Country Planning (Development Management Procedure) (Wales) Order 2012 "the legislation" in respect of our client's proposal to develop the vacant land to the west of Wales 1 Business Park with an industrial, storage and distribution warehouse (Use Classes B2 and B8 with ancillary B1), together with associated access, parking, landscaping and ancillary infrastructure.

It is our client's intention to submit an application for full planning permission to Monmouthshire County Council for these proposals in due course. However, before doing so, as required by the legislation, the draft planning application package has been placed on public deposit for a period of 28 days, as referenced in the attached notice.

Details of the proposals are provided in the attached letter and can be viewed online at <https://www.avisonyoung.co.uk/statutory-public-consultations>

In accordance with the requirements of article 2E of the Town and Country Planning (Development Management Procedure) (Wales) Order 2012, we would be grateful if your consultation response could be sent to statutorypublicconsultation@avisonyoung.com by **1st April 2022**.

Kind regards

Mike Southall MRTPI
Associate Director
Planning, Development & Regeneration

+44(0)2920 248 997 **Mobile +44(0)7769 137 141**
michael.southall@avisonyoung.com | avisonyoung.co.uk
One Kingsway, Cardiff, CF10 3AN

4 March 2022

avisonyoung.co.uk

Magor with Undy Community Council Office
Magor Police Station
Main Road
Undy
Monmouthshire
NP26 3EH

For the attention of: Beverley Cawley

**BY EMAIL:**admin@magorundy.org.uk

Dear Ms Cawley,

Land West Of Wales 1 Business Park, Magor Road, Magor,
Monmouthshire, NP26 3DG

**FULL PLANNING APPLICATION FOR DEVELOPMENT OF AN INDUSTRIAL,
STORAGE & DISTRIBUTION WAREHOUSE (USE CLASSES B2 AND B8 WITH
ANCILLARY B1)**

We are writing to you, on behalf of our client, Cubex Land (Magor) Limited, as a 'specialist consultee' to formally request a pre-application consultation response under article 2D of the Town and Country Planning (Development Management Procedure) (Wales) Order 2012 "the legislation" in respect of our client's proposal to develop the vacant land to the west of Wales 1 Business Park with an industrial, storage and distribution warehouse (Use Classes B2 and B8 with ancillary B1), together with associated access, parking, landscaping and ancillary infrastructure.

It is our client's intention to submit a full planning application to Monmouthshire County Council for these proposals in due course. However, before doing so, as required by the legislation, the draft planning application package has been placed on deposit for a period of 28 days from the date of this letter, as referenced in the enclosed notice.

Proposed Development

The site extends to approximately 3.87 hectares and comprises a broadly rectangular parcel of vacant land that represents a continuation of, and shares its eastern boundary with, the Wales 1 Business Park.

The site is bound to the east by scrubland with light vegetation and a wooden fence. Beyond this is Wales 1 Business Park. To the north, the site is bound by dense vegetation and a steep embankment down to the M4 beyond. To the west, the site is bound by a row of mature trees and light hedgerow beyond which is an agricultural field. The B4245 forms the site's southern boundary and on the opposite side of this highway is Magor Brewery, AB InBev UK Ltd production site.

The character of the immediate area is commercial and industrial in nature, with this site representing a logical rounding-off of the existing commercial grouping. The closest residential dwelling is over 450m to the west further along Magor Road.

The site as a whole is located within the development limits of Magor and Undy and is allocated in the adopted Local Development Plan (LDP) as being suitable for employment uses (under Policy SAE1(a) - Wales 1, Magor. The Council's adopted LDP and the emerging Replacement LDP Preferred Strategy sets out the Council's ambition in securing local economic growth on suitable sites within the County. From a national perspective, Planning Policy Wales (Edition 11) encourages sustainable development and the need to encourage employment growth.

It is proposed to develop the site with an industrial, storage and distribution warehouse (Use Classes B2 and B8), which would have a total gross internal area of 14,400m² (inclusive of 929m² of ancillary office accommodation (Use Class B1)). The building is proposed to be located towards the rear of the site to enable sufficient HGV parking and manoeuvring space in front and to the side of the premises.

A new access is proposed to be created onto Magor Road to serve the unit. This would be security controlled, with a feeder road leading to a dedicated car park with 165 no. spaces (including 9 no. accessible spaces, 34 no. Electric Vehicle Charging Spaces and 9 no. car share spaces). Cycle provision would be provided in shelters within the car park.

Summary

The proposal to develop the site for industrial, storage and distribution purposes is considered to be inherently acceptable and in accordance with adopted local and national planning policy.

The proposals constitute an efficient use of this vacant, allocated land and will deliver a sustainable form of development to provide much needed employment floorspace within a strategically important location. Moreover, the proposals will not result in significant detrimental harm to the visual amenity of the area or nearby heritage features. Matters of ecology, drainage, ground conditions and highway safety have been carefully considered and the proposals will not result in any harm to features of acknowledged importance.

We hope you are able to support our client's development proposal and may inspect copies of the proposed draft application package online at <https://www.avisonyoung.co.uk/statutory-public-consultations>.

In accordance with the requirements of article 2E of the Town and Country Planning (Development Management Procedure) (Wales) Order 2012, we would be grateful if your consultation response could be sent to statutorypublicconsultation@avisonyoung.com by **1st April 2022**.

Yours sincerely,



Mike Southall MRTPI
Associate Director
+44 02920 248 997
michael.southall@avisonyoung.com

For and on behalf of Avison Young (UK) Limited

Enclosures Article 2D Notice

cc Mr Thomas Lewis – Cubex Land Limited

Avison Young (UK) Limited registered in England and Wales number 6382509.
Registered office, 3 Brindleyplace, Birmingham B1 2JB. Regulated by RICS

SCHEDULE 1C Article 2D

CONSULTATION BEFORE APPLYING FOR PLANNING PERMISSION

Town and Country Planning (Development Management Procedure) (Wales) Order 2012

CONSULTATION BEFORE APPLYING FOR PLANNING PERMISSION

NOTICE UNDER ARTICLE 2D

Purpose of this notice: this notice comprises a formal request for a pre-application consultation response under article 2D of the Town and Country Planning (Development Management Procedure) (Wales) Order 2012.

Proposed development of an industrial, storage and distribution warehouse located to the west of Wales 1 Business Park, Magor Road, Magor, Monmouthshire, NP26 3DG.

I give notice that Cubex Land (Magor) Limited is intending to apply for full planning permission for the development of an industrial, storage and distribution warehouse, together with ancillary offices (Use Classes B2, B8 & B1) and associated access, parking, landscaping and ancillary infrastructure.

A copy of the proposed application; plans; and other supporting documents can be viewed online at <https://www.avisonyoung.co.uk/statutory-public-consultations>.

In accordance with the requirements of article 2E of the Town and Country Planning (Development Management Procedure) (Wales) Order 2012, a consultation response must be sent to statutorypublicconsultation@avisonyoung.com by **1st April 2022**.

Signed:



Date: 4th March 2022



21


www.bentley.com

10/11/2011

PLANNING

A	Station	AT 01 00000
	Location	Land to the west of Wales Crn.
	Major	Magor
	Location	Location Map

Cubex.



Study Title	Study Type	Study Period
...

[illegible]

Independent Remuneration Panel for Wales Annual Report - February 2022

In accordance with the requirements of Section 147 of the Local Government (Wales) Measure 2011, I attach a pdf document and link to the IRPW's Annual Report, February 2022 and a covering letter from the Chair, Mr John Bader. This has also been sent to the Minister for Finance and Local Government and other interested parties.

You can find the report by using the following link:

[Independent Remuneration Panel for Wales' annual report 2022 to 2023](#)

The report will have effect for the financial year 2022 - 2023.

Section 13 relates specifically to Community and Town Councils.

The Panel would be grateful if you could make your members aware of the content of the report.

Implementation of the Panel's Determinations

For the period 1 April 2022 to 8 May 2022, all of the determinations contained in the Independent Remuneration Panel for Wales' Annual Report 2021/2022 will continue to apply in respect of principal councils and community and town councils.

With effect from 9 May 2022, the determinations set out in this Report will apply to principal councils and community and town councils,



To:

Leaders and Chief Executives of County and County Borough Councils
Chairs and Chief Executives of National Park Authorities
Chairs and Clerks of Fire and Rescue Authorities
Chair and Chief Executive of One Voice Wales
Leader and Chief Executive of Welsh Local Government Association
Head of Democratic / Members Services of County and County
Borough Councils, National Park Authorities and Fire and Rescue Authorities
Clerks to Community & Town Councils

24 February 2022

Dear Colleague

Independent Remuneration for Wales – Annual Report 2022/2023

Attached is the finalised Annual Report in respect of 2022/2023 which is effective from 1 April. However, this year is also election for members of principal councils and community and town councils, so some of the determinations will be effective from 9th May. The effective dates are set out in the Report.

My thanks to the individuals and organisations who responded to the draft Report issued in September last year. The Panel has considered the views and comments that were expressed and have been taken into account in reaching the conclusions reflected in the Report.

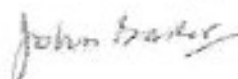
The Panel has confirmed the increases in the salaries for elected members of principal councils, with consequential increases for members of National Park and Fire and Rescue Authorities. The only substantive change to the draft

Report is the inclusion of a new section on Corporate Joint Committees. I also confirm that there are no changes to the remuneration of community and town councils. However, the Panel will be issuing a Supplementary Report on options following discussions between Welsh Government officials and HMRC regarding taxation.

I would also remind all relevant authorities of the obligation to comply with the decisions of the Panel, in particular the publication of the Schedule of Member Remuneration (Annex 3) and the Publication of Remuneration (Annex 4). There has been a significant increase in the number of authorities who have not complied with these statutory requirements.

This is the final Report that I will be involved in after over 16 years as a member of the Panel. I would like to put on record my appreciation and thanks to the many members and officers of councils, NPAs and FRAs that I have been able to engage with on Panel business.

Yours sincerely

A handwritten signature in dark ink, appearing to read 'John Bader', with a stylized flourish at the end.

John Bader
Chair

Monmouth and Parkwall Ambulance Stations

To: All town and community council clerks, chairs and mayors in Monmouthshire

Dear all,

Please forgive the impersonal communication, but I write to seek your help.

The Welsh Ambulance Services NHS Trust is currently engaged in a national roster review, which is due to be implemented in September 2022. In Monmouthshire, it is proposing to remove the Rapid Response Vehicles (RRVs) based at Monmouth and Parkwall (between Caldicot and Chepstow) stations. This would halve the number of vehicles at these two sites and severely impede the ability of paramedics to respond to emergency calls, not just in the Monmouth, Caldicot and Chepstow areas, but would significantly reduce the resilience of the service across Monmouthshire. In the Monmouth area, for example, this means that if the one ambulance based in the town was out on a call, there would be no cover at all for north east Monmouthshire.

Since raising my concerns, I have been contacted in confidence by a number of GPs, nurses and ambulance staff, who believe that these changes will put the lives of Monmouthshire residents at risk.

Last week, councillors of all political colours in Monmouthshire voted in favour of my motion condemning these plans and calling on WAST and the Welsh Government's Health Minister to put a stop to them.

With the support of your councillors, I would be really grateful if you would consider writing to WAST and/or the Welsh Government setting out your concerns about these proposals. I believe that only public pressure will force ambulance bosses to scrap these plans.

Any correspondence to WAST should be addressed to Jason Killens, Chief Executive, Welsh Ambulance Services NHS Trust, Vantage Point House, Ty Coch Way, Cwmbran, NP44 7HF.

There are also two online petitions on change.org, called 'Removal of Rapid Response Car from Monmouth' and 'Save Monmouth and Chepstow Ambulance Stations'. Anything you can do to raise awareness of these would also be appreciated.

Thank you in advance for your consideration and I hope that together we can help protect these vital services for our residents and give paramedics the resources to continue their incredible lifesaving work.

Kind regards,

Richard

Richard John
Leader, Monmouthshire County Council
Councillor for Mitchel Troy

Merlin Environmental Services

Merlin have advised that two bins are continually overflowing/full, with bags being dumped on the floor at the base of the bins.

The bins are sited at:

- Broadlands Court
- Rear of Birch Close

Merlin have advised that if they have to manually pick up the bags off the floor, which equates to two large bags full then they will have to charge us for extra time and collection. Merlin advised that several other bins are near to overflowing, but the above two are causing a problem every week.

There are a few options:

1. Allow Merlin to charge us for picking up off the ground – this will be the charge of emptying two bins (£6.25 per bin per week), plus extra time taken (but Council need to be mindful that while bags are left on the floor it is a H&S issue)
2. Install two new bins with posts (approx. £189 each from Earth Anchors plus delivery, plus installation), adjacent to the existing bins, to take any overflow and have them emptied once a week (£6.25 per bin per week) there is of course the initial outlay for the installation of the bins, but once the cost of bins is absorbed, the once a week collection will not be as expensive as option 1).
3. Pay Merlin for a midweek collection on these two bins (eg. twice a week collection instead of once a week) cost would be an extra £6.25 per bin per week. **HOWEVER**, Merlin have confirmed today (9/3/22) that they would struggle to do a twice a week collection because of the routes they have in place and the wide area that they cover.

I have asked Merlin if they can install, and at what cost

VILLAGE MAPS.

As discussed at the Council meeting on 28th March 2022, Platform One have added the following text to the Village Map artwork:

**A Welsh version of this map is available from the Council Office
Mae fersiwn Gymraeg o'r map hwn ar gael gan Swyddfa'r Cyngor
admin@magorundy.org.uk**

The company will now go ahead and produce the maps and installation is due before the end of March 2022.

As yet, the street furniture Licence has not been received/confirmed by Mon CC, although they are looking at licences at present.

WELCOME SIGNS

The installer has picked up the signs from the supplier, so installation is imminent – I have asked for confirmation of installation date.

As yet, the street furniture Licence has not been received/confirmed by Mon CC, although they are looking at licences at present.

FINGER POSTS

Following Council's decision on 28th February for text/icons/number of fingers/language etc, I sent out to three companies for quotations. I have asked for quotes for the meeting of 14th March, but am not guaranteed responses by then.

As soon as the mock-ups are back, I will apply for the necessary street furniture licences and landowner permissions.

BROWN & WHITE TOURISM SIGNS

Following Council's decision on 28th February these signs have been ordered by Cllr Taylor, and I have confirmed the order too, issuing a PON.

Note on Street Furniture Licences (as advised to Cllr Taylor by Mon CC):-

"In answer to your question we have been writing a new policy which has been signed off by the Members. We have been engaging with our consultants and legal to make sure we have the processes in place.

All this is now in place and colleagues have a meeting with our communication department today to write a piece for the website inviting business to apply for a new licence.

There are some changes to the process this time around namely there will be a 28day consultation process where people can object to the application but this must be done on a business base not just because they do not like it.

Magor is also unique in that there is no Road Traffic order in place to occupy the highway it is done on goodwill and can be removed at any time. "

Followed by:

we held back on considering applications until after the adoption of the interim policy.

Now this has been approved, and as mentioned below, colleagues are now inviting new applications and working through them following the changes introduced. All current applications will be considered at the same time.

QUEEN ELIZABETH II PLATINUM JUBILEE CELEBRATIONS JUNE 2022

NOTES FROM MEETING HELD Tuesday 15th February 2022

Attendees: Cllr. Sally Raggett – Chair, Cllr. Penny Kirkham, Rob Ollerton (Magor Events Team), Peter Wilson, Cllr. Julie Wilson

Proposed event date 2nd – 5th June 2022 Magor Square.

Updates from attendees

Sally and Julie confirmed that they had now spoken to The Gate and Eden Hair salon. As with the other businesses in the square, there was no opposition and the news generally greeted with great excitement! The golden Lion has yet to be consulted and Julie will speak to them on Thursday at the planned MAGOR meeting.

Friday 3rd June

Sally confirmed she has booked a singer for the day and hopefully this will be FOC. Al's Disco is a possibility for the children's entertainment. Sally to contact.

Confirmed we are looking to start at 2pm (14.00 HRS) on the day with seating provided for approximately 150 people. Elderly to be given priority to seating but the whole population to be encouraged into the square. Pre booked seats to be charged at a£1 per seat but the money will go into a cash prize raffle.

Chairs could be a problem. The Baptist Chapel is probably not a viable source. Sally confirmed there are 40 chairs in the memorial Hall but we are going to need another source. Julie suggested the Golden Lion function room chairs might be an option, but, a subsequent viewing of them has confirmed that they are padded and, therefore, not really an option given our unpredictable weather. Are there chairs in Undy Church hall we could use, although transportation could prove an issue? If we cannot source any more we might need to look at hiring some. Rob Ollerton to investigate possible sources and attendant costs.

Entertainment siting confirmed as outside the Golden lion as it seems the most convenient place for electricity etc.

Maor Centre was proposed as an alternative venue for the party should the weather be unfavourable. Sally to speak to Rev. Jeremy Harris.

Sally confirmed that the Clerk to MUCC will deal with the road closure as usual, and look into insurance issues. Sally to deal with Events Licence.

It was suggested by Rob that it should be left to Monmouthshire C. C. to put the bunting up for safety reasons! It was suggested that it should go up during the last week of May and remain in situ for the whole of June. All agreed.

Tablecloths (plastic disposable) in red white and blue will need to be purchased. Julie to source and cost.

Saturday 4th June.

Agreed on a fancy dress parade as suggested at last meeting with a theme of any decade of the Queens 7 decade reign – 1950's to 2020's. Prizes to be given for under 5's, age 5-8, 9-12 band 12 and over. Small consolation prizes for all children (e.g. bag of sweets.)

Mugs. There will be a considerable cost to providing mugs for possible 600 children and there could be issues with budget. Penny to further investigate.

Penny volunteered to collate costs if we get the information to her, in order to keep track of costs. MUCC budget of £2,500 is likely to be inadequate and further funding sources may be needed. Penny advised that grant

applications have specific criteria that we may not be able to meet and that closing dates for applications are at the end of March

Sunday 5th June

We will need to speak to Jeremy about what can take place or, is planned to take place on the Sunday. Again, a square full of residents would be good to see in at some kind of service dedicated to the Queen.

Next meeting date Tuesday 1st March at 7.30pm (19.30 hrs)

Subsequent to meeting the Golden Lion was made aware of the plans and are happy to assist where they are able to and to provide entertainment etc. to compliment the events in the square.