

## HATHERTON AND WALGHERTON PARISH COUNCIL

### MINUTES OF THE MEETING HELD ON MONDAY 29<sup>th</sup> JANUARY 2018

#### **Present:**

Cllr Ian Bennion, Cllr Steve Boyes, Cllr Neil Clowes, Cllr Nigel Dibben, Cllr Chris Knibbs (Chairman), Cllr Steve Mitchell.

#### **In attendance**

Ward Councillor Janet Clowes, Christine Knibbs (Parish Clerk)

#### **PUBLIC FORUM**

13 Residents from the Hunsterson Road/Lodge Lane area spoke against 17/6392N and 18/0069N, making many valid points concerning loss of amenity, noise, roadside parking, no marketing, no detail of events, guest safety near the lake, poor conditions for foul water drainage, insufficient site parking, contradictory use statements, all of which were noted. Cllr Knibbs thanked the residents for their comments.

#### **17/52 APOLOGIES FOR ABSENCE**

Received from Cllr Rob Tindall. Cllr Barry Dakin.  
**Resolved** that Cllr Tindall's absence be authorised.

#### **17/53 DECLARATIONS OF INTEREST**

There were no declarations of interest.

#### **17/54 MINUTES OF THE PREVIOUS MEETING**

**Resolved** that the minutes of the meeting held on 4<sup>th</sup> December 2017 be approved as a true and correct record and signed by the Chairman.

#### **17/55 MATTERS ARISING**

17/31.2.5 Cllr Knibbs to contact Oak Dene regarding boundary screening.

All other matters arising had been dealt with or are raised as agenda items.

#### **17/56 PLANNING MATTERS**

The Planning Log was reviewed and the following noted:

##### **17/56.1 Decisions awaited:**

- **17/2790N- Mossgate Hunsterson Rd**  
**Resolved** to write to the planning officer asking for reasons for the delay in determining this application outstanding since August 2017
- **17/2211N – Grain Store, Whittakers Green** – Pending further information and Site Visit
- **17/4056N – New House, Lea Forge – erection of garage/workshop.**  
Outcome of appeal against refusal awaited.
- **17/4644N – Park House Farm – change of use of agricultural building into two dwellings.** Outcome of appeal against refusal awaited.

##### **17/56.2 Recent applications for review:**

- **17/6305N – Oat Eddish Farm – Steel frame livestock building.**  
**Resolved** to comment that Planning Officers should ensure that the new building does not impact on nearby public footpaths.
- **17/6392N - The Old Barn, Hunsterson Road, Hatherton, CW5 7RA - Change of use to site modular building.**  
**Resolved** to object to this application on material grounds, including those raised in the public forum.
- **17/6082N- Broomlands Hall, Birchall Moss Lane, Hatherton, CW57RA – Garages and Courtyard.**  
**Resolved** to recommend that the CE Heritage Officer be consulted to confirm that the proposed building is of appropriate design and position in view of its proximity to Grade 2 listed Broomlands Hall.
- **18/0069N The Old Barn, Hunsterson Road, Hatherton, CW5 7RA - Change of use to site wedding marquee.**  
**Resolved** to object to this application on material grounds, including those raised in the public forum.
- **18/0092N – Wayside, Audlem Road, Hatherton - Outline permission for 1 bungalow.** It was pointed out that this is not infill and does not meet Local Plan open countryside policies, also very poor and dangerous access onto the busy A529. The D&A statement contains several inaccuracies.  
**Resolved** to object to this application
- **18/0166N Highfields Crewe Rd Hatherton Outline permission for 1 residential dwelling.** It was pointed out that this is not infill and does not meet Local Plan open countryside policies, also very poor and dangerous access onto the busy B5071 near a blind junction  
**Resolved** to object to this application.
- **18/0334W Hough Mill Quarry Walgherton Variation of condition 3.**  
It was noted that insufficient information had been supplied reference the cross-section profiles - section across EE is missing. It was noted that Cheshire Wildlife Trust have identified this area as a highly significant and important ecological site.  
**Resolved** to object to this application in its current form as it is incomplete.

### **17/56.3 16/5719N - Doddington Estate – 102 dwellings across 12 sites**

It was noted that Estate representatives had attended the last meeting of Doddington & District Parish Council, which had been well attended by residents. Cllr Knibbs' invitation for the Estate to discuss their revised ideas with H&W Parish Council had been disregarded. No new application has been submitted to date.

## **17/57 FINANCE REPORT**

17/57.1 The finance report had been previously circulated and showed a bank balance of £3054.52 as at 19<sup>th</sup> January, with no unrepresented cheques. Since the report

was prepared an invoice from ChALC had been received for £100 in respect of planning workshops to be attended by Councillors Dibben and Knibbs.

#### 17/57.2 Payments authorised at meeting

Payee	Reason for expenditure	Amount £	Cheque No
Christine Knibbs	Salary & expenses Dec/Jan	280.20	423
HMRC	PAYE for Dec/Jan	65.00	422
Cllr R Tindall	Website Maintenance	40.54	424
ChALC	Planning workshops – Cllrs Dibben/Knibbs	100.00	425

#### 17/57.3 Spending against budget

The current spend against budget for 2017/18 was noted.

#### 17/57.4 Transparency Funding

ChALC have advised that applications for Transparency Code Funding must be received before Monday 12th February 2018, and that this is the last opportunity to apply. The funding is available to all Councils who have an annual turnover of £25k or less and must therefore comply with the Transparency Code.

**Resolved:** To submit application for Transparency Code funding.

**Resolved** that all matters comprising the financial report be approved.

#### 17/58 HIGHWAYS MATTERS

Following the very productive meeting with highways officers which preceded the Parish Council meeting, Cllr Nigel Dibben agreed to act as a focal point for parish highways issues and he will create an email and log to track them. The minutes of the meeting with Highways is appended to these minutes (Appendix 1).

**Resolved** to publicise Cllr Dibben's new email contact details within the parish.

**Resolved** that Ward Councillor Clowes will progress outstanding minor works issues at the biannual Highways priority meetings.

#### 17/59 WYBUNBURY & DISTRICT COMBINED NEIGHBOURHOOD PLAN

Ward Councillor Clowes updated the meeting on the current progress of the NP. Reports on Landscape character and Countryside are in preparation as are discussions with surrounding parishes to ascertain green gaps if appropriate. Progress can be viewed on the NP website: [www.wybunburynp.co.uk](http://www.wybunburynp.co.uk)

#### 17/60 Report from Borough Councillor

- Following consultations, the finalised Cheshire East budget will be announced at full Council in February.
- Homelessness Strategy now finalised – policy should be released in early summer.
- Local Plan, Phase 2 – draft policies should be out for full consultation after Easter.

#### 17/61 Litter Picking weekend.

**Resolved** to hold it this on 4<sup>th</sup> March 2018 to coincide with the Great British Spring Clean-up event taking place on 2<sup>nd</sup> to 4<sup>th</sup> March. To be publicised to residents.

**17/62 CORRESPONDENCE RECEIVED**

- Wybunbury Parish Police Cluster meeting held on 22<sup>nd</sup> January has identified SMART priorities of traffic enforcement and ASB across the cluster over the next three months. The next meeting will be held on 16<sup>th</sup> April.
- ChALC have issued training calendar for 2018. Training is available to all Councillors.

**17/63 ANY OTHER BUSINESS**

17/63.1 Health and Wellbeing Workshop – Cllr Knibbs reported on his recent attendance at this event. Cheshire East are seeking to rationalise some services where duplication occurs within the community. A questionnaire can be completed at <https://surveys.cheshireeast.gov.uk/s/handwstrategy/>

17/63.2 ADCA have weekly “Munch and Crunch” sessions to take place at Hankelow Chapel every Wednesday, 11am to 3pm. There is a programme of activities and lunch will be available for a small donation. Residents of all ages are welcome to attend.

**17/64 DATE OF NEXT MEETINGS**

Monday 26<sup>th</sup> March 2018 - to held at Hankelow Chapel.

The meeting closed at 10.15 pm