**WORLESTON & DISTRICT PARISH COUNCIL**

Minutes of Meeting held on 7th November 2019 @ 7pm at Worleston Village Hall

**Present**:, Gary Basford (**GB**) , Malcolm Holman (**MH**) John Thomasson (**JT**), Mark Astbury (**MA)**, Fred Percival (**FP**), Matt Evans (**ME**)Andy Hudson (**AH**) (Chair), John Schofield (**JS**) (Vice Chair), Joe Foster (**JF**) Mrs Helen Exley (**The Clerk**),

Parish members: No members of the Parish were present.

| **Point** | **Agenda point** | **Raised By** | **Action** | **Due Date** |
| --- | --- | --- | --- | --- |
| 1. | **Apologies**: - Peter Jones (**PJ**), Gary Vernon (**GV**), Vicky Higham (**VH**)  Cllr Sarah Pochin (**SP**) | Clerk | N/A | 07/11/19 |
| 2. | **Declaration of Councillors interests & Code of Conduct:** -  **JS** – Royal Oak planning matters | Chair | All Cllrs | 07/11/19 |
| 3. | **Approval of Minutes & Outstanding Matters:-**  **Please see attached checklist for outstanding matters**  Minutes from 05/09/19 proposed as correct by **GB** and 2nded by **MA**  All Cllrs agreed. | Chair | All Cllrs | 07/11/19 |
| 4. | **Open Forum:-**  No members present. Update from the Chair regarding New Start Park (following on from last meeting). There were 7 comments submitted to the planners of which 6 were complaints. **WDPC** also submitted comments. The Appeal has now gone to the Secretary of State to have it overturned. | Public | Chair | Ongoing |
| 5. | **Borough Councillor:-**  **SP** not present, but her recent correspondence includes:-   * Request to CEC highways to have the roads around St Oswald’s school put on a regular gritting programme over the winter months. * Planning meeting to be organised to discuss the Car Park application for the school to see whether this can be progressed in a positive manner. * Request to CEC Highways to repair the 20MPH signs outside the school. * Request to Highways for a meeting to discuss the state of the verges on Barons Lane and Church Road regarding the current parking for the school and what improvement can be done. Also, the state of the road surface on Dairy Lane. * Flooding on Main Rd due to recent rain fall. What are Highways doing about it? * **ME** updated the PC on the recent flood in the Crescent and the damage caused to some of the properties. Discussions taking place with Guinness Housing/Highways regarding the clearing of the blocked drains to ensure that there is no reoccurrence. | SP | SP | ongoing |
| 6. | **Planning Matters:**  *19/4964N – Royal Oak, Main Rd, Worleston – Side extension*  **No Comment**  *19/4727N – Land adj to Maple House, Church Rd – variation of condition of 18/1552N* **No Comment**  *19/3843N – The Oaks, Church Rd, AJM – Relocation of existing implement shed.* **No Comment**  *19/4492N – Land adj to Maple House, Church Rd – construction of timber electronic gates for both plots* **No Comment**  *Pre meeting 19/4596N – Needs Foods Ltd -proposed driveway redesign/widening/access* **- AH** to re -mail CEC planning regarding Road Splays and Aesthetics  **Past applications**  *19/4128N - Poole Nurseries – Variation on occupancy decision. Erection of dwelling on old site.* **No Decision**  *19/4597N – Needs foods ltd, Road signage –* **No Decision**  *19/4114N – Rookery Grange – erection of 3m acoustic fence to boundary –* **No Decision**  *19/4172N – Hillcrest, Church Rd, AJM – Proposed alternations & extension. –* **No Decision**  *19/3669N – 3 Oak Tree Barn Poole Hill Road, - installation of 2 windows -* **approved**  *19/2596N – Cherry Orchard Farm, Poole. Proposed Cow shed. –* **approved with conditions**  *19/4406N – Field opp Rookery park Cottage – canopy extension -* **approved**  *19/3868D - Rookery Cottage – Discharge of conditions. –* **approved**  *19/3470N – Land adj to Mile House Lane- removal of conditions on app 19/1202N -* **refused**  *19/0101D – Poole Bank Farm – Discharge of conditions. –* **Approved with conditions** | Chair | Chair | Ongoing |
| 7. | **Playground update:-**  Audit to be booked for the Playground now renovation is completed. It was proposed by **JS** that the replacement cost for Insurance be put at £5K. This was 2nded by **JF**  **VH** has e mailed RHC regarding the picnic benches and has a meeting planned for discussion. E Mail regarding recycled plastic benches discussed. Once RHC discussion has taken place, a decision will be made regarding purchase of benches.  Quotes to be obtained from Mike Brookes Gardening services and Alan Akerley for the ongoing upkeep and mowing of the area for 2020. | The Clerk | JS/VH the clerk | ongoing |
| 8. | **Clerks report:-**  Model Financial regulations have been updated and e mailed to all councillors for comment. It was proposed by **FP** that these be adopted by **WDPC** and this was 2nded by **MA.** | Clerk | Clerk | 07/11/19 |
| 9. | **Parish Compacts :-**  No current issues with litter picking within the Parish. | Chair | Chair | 07/11/19 |
| 10. | **Road Safety Matters:-**   * **SIDS –**Working data now downloaded for Main Rd SIDS. A notable difference in driving through the village due to new SIDS. * Mobile SIDS to be relocated to Reaseheath and left there permanently. **PJ** to organise in next 2 weeks. * **St Oswalds school parking– ME** will be reporting a near miss to his child in recent days to CEC, outside the school. All parent will be encouraged to log any incidents regarding traffic. * School bus route not suitable at present and could be improved to ease the traffic situation. **AH** to contact CEC * **AH** to contact Beam Heath Trust regarding potential land in Barons Road. | Chair | Chair/PJ/ME | ongoing |
| 11. | **Neighbourhood Plan update:-**  **AH** -draft document is now completed. E mail to se sent out to reconvene sub-group and what help will be needed. Also e mail to CEC to request what will be needed from them. The Plan needs to be evidence based.  Proposed that the meeting takes place before Christmas. | Chair | Chair/  **AH** /NP Committee | ongoing |
| 12. | **Payment of accounts :-**  SWARCO traffic SIDS online £4,653.65  Helen Exley (Salary) online £400.00  Andy Hudson (Mike Brookes Grounds Maintenance) £70.00  Letter to be sent to Royal Oak to thank them for the recent £1,540 donation towards the cost of SIDs in Main Road.  All payments Proposed by **GB** and seconded by **MA.**  Approved by all. | Clerk | Clerk | 07/11/19 |
| 13. | **Proposed Dates of meetings for 2020:**  **9th January**  **12th March**  **14th May (Incl Annual Meeting)**  **9th July**  **10th September**  **12th November**  It was agreed that the AGM and previous meeting held in April, be combined as one meeting and held in the month of May. | Clerk | Clerk | 07/11/19 |
| 14. | **AOB/items for next agenda**:-  Setting of Precept for 2020/21 to be included on January’s agenda | Chair | Chair | 07/11/19 |

Meeting closed at 20.15.hrs

--------------------------------------------------------------------Chairman----------------------------------------------------Date

**Action list from 07/11/19 minutes**

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| --- | --- | --- | --- |
| **Point** | **Agenda item** | **Who to complete** | **Actioned by** |
|  | **outstanding**  **GV** to speak to Harry Dutton to obtain maintenance list and further quotes to be obtained  **PJ** to re-site the mobile SIDs to The Green.  **AH** to contact Beam Heath Trust regarding land on Barons Rd | GV  PJ  AH | 09/01/20 |
| 6. | *Pre meeting 19/4596N – Needs Foods Ltd -proposed driveway redesign/widening/access* **- AH** to re -mail CEC planning regarding Road Splays and Aesthetics | AH | 09/01/20 |
| 7. | Playground Audit to be booked  Insurance company to be informed of £5K replacement value.  **VH** to speak to RHC regarding the construction of picnic benches for the playground area.  Maintenance quotes to be obtained for Playground area. | Clerk/VH | 09/01/20 |
| 10. | **AH** to contact CEC Highways regarding school bus route suitability. | AH | 09/01/20 |
| 11. | Next NP meeting to be organised. | AH | Early December |
| 12. | Letter to be sent to Synetiq thanking them for their donation. | Clerk | 30/11/19 |
| 13. | 2020 meeting dates to be confirmed. | Clerk | 31/12/19 |

**From:** WAKEFIELD, Paul <[Paul.Wakefield@cheshireeast.gov.uk](mailto:Paul.Wakefield@cheshireeast.gov.uk)>  
**Date:** 5 September 2019 at 17:24:20 BST  
**To:** POCHIN, Sarah (Councillor) <[Sarah.Pochin@cheshireeast.gov.uk](mailto:Sarah.Pochin@cheshireeast.gov.uk)>, CHESHIRE EAST MEMBER ENQUIRIES <[MemberEnquiries@cheshireeast.gov.uk](mailto:MemberEnquiries@cheshireeast.gov.uk)>  
**Cc:** OLDHAM, Denise (PA) <[Denise.Oldham@cheshireeast.gov.uk](mailto:Denise.Oldham@cheshireeast.gov.uk)>  
**Subject:** RE: Kingsbourne Development, Nantwich - 5868717

Dear Cllr Pochin

I am the planning case officer for this site.Apologies for the delay in my reply.

I understand that you require a response to your query below in advance of a Parish Council meeting tonight, which is why I am replying directly to you rather than through the Member Enquiries Service.

Taking each question in turn:

         *How many houses have been built to date?*

Unfortunately I do not know the number of houses that have been built to date.

         *When will the new road start to be built from Reaseheath roundabout to A51?*

I cannot confirm when it will start, however conditions of the outline permission (13/2471N) require the new roads to be provided a follows:

Condition 20 - “Prior to the occupation of the 350th dwelling details of the timing of works relating to the construction of the A51 diversion, including the design, location and timing of provision for any required temporary junction on the exisitng A51, and the timing of all proposed road closures shall be submitted to and approved in writing by the Local Planning Authority.  The development shall be carried out in accordance with the approved details”.  No details have been submitted to date to discharge this condition.

Condition 21 – “The A51 diversion road shall be in place and operational prior to the occupation of the 750th dwelling”.

Condition 22 – “The link road between Waterlode and the A51 shall be in place and operational prior to occupation of 400th dwelling”.

         *Are there any changes to the facilities agreed at planning permission?*

No significant changes have been made to the approved development since permission has been granted.

         *Is there still going to be a shop and a new school and community hall?*

The outline planning permission granted consent for “up to 1,100 dwellings, up to 1.82ha of Class B1 Business Use, a potential Primary School, community facilities and local centre (Use Classes A1, A2, A3, B1 and D1), allotments, recreational open space and associated landscaping, highways, access roads, cycleways, footways and drainage infrastructure”.

Only the residential aspect of the development currently has received reserved matters approval following the outline permission.  The other uses will require further applications for reserved matters approval to be submitted.

The s106 agreement attached to outline planning permission was drafted to provide the Council with the option of a school on site or contributions to existing local schools.  I believe the option of the school on site was the chosen option.

In terms of the local facilities (the local centre) condition 24 of the outline permission stated: “A fully serviced site for the local centre (for the proposed A1,A2, A3, B1 and D1 uses) shall be marketed prior to the occupation of the 400th dwelling.”

I hope this provides the information you were seeking.  Please let me know if further details are required.

Kind regards Paul

Paul Wakefield | Cheshire East Council Principal Planning Officer