

PEOVER SUPERIOR PARISH COUNCIL

Clerk - Liz McGrath
Telephone - 01565 653844

Chairman - John Bennett
Vice Chairman - Gordon McGrath

Minutes of meeting

Held at 7.45pm on Tuesday 14th September 2010 at Over Peover Methodist Chapel.

Present: Chair of meeting John Bennett (JB), Gordon McGrath (GM), Peter Clarkson (PC), Barry Wienholdt (BW), Anthony Dobell (AD), Bessie Coppack (BC), Sheila Read (SR), PC Simon Warr (Knutsford Police), Sgt Morton (Knutsford Police), Jamie Macrae (JM), The Clerk.

3 members of the public were in attendance.

GM chaired and opened the meeting until the arrival of JB

10.89 Apologies for absence: None received.

10.90 Declarations of interest in any agenda item - PC declared an interest in the Woodside Poultry Farm application being discussed.

10.91 Minutes of July Meeting - already circulated. The minutes were a true reflection of the meeting and they were duly signed as a correct record.

10.92 Discussion of Matters arising from last meeting

- Football Team - the agreement has yet to be received by the clerk, to be followed up.

10.93 Report from the Knutsford rural community policing team.

Simon Warr, Over Peover Beat Officer, introduced himself to the meeting. He requested that he be given 5 minutes at the start of the parish council's meetings to give a short update on the local situation.

It is the intension of the rural policing team to regularly attend parish council meetings in the area to update on three areas.

- Crime figures for the area
- Anti-social behaviour issues - including issues such as nuisance phone calls or animals.
- Local issues as highlighted by the residents of the parish and/or the parish council.

If no officer can attend a report will be emailed to the clerk. An annual report can be provided at the annual meeting.

There have been no incidents reported in the area over the last two months which is at a level similar to other neighbouring rural parishes. No anti social behaviour has been reported either. The local issues raised at the meeting were the issue of speeding on Stocks Lane. The possible use of a smiling SID sign along the lane was discussed but the existing community speed watch scheme needs to be implemented first. **10.93.01 Clerk to follow up on progress and report back to the meeting.**

Knutsford Police team have 20 officers covering 5 shifts and 4 PCSO's to cover Knutsford and surrounding rural areas. Therefore providing a 24 hour 7 day cover for the area. However members of the public need to be aware that it is still not a huge staffing level and at times police will have to make judgement on priorities of a call.

JB arrived to Chair the rest of the meeting.

10.94 Report from Cheshire East - JM reported that budget constraints on Cheshire east were being imposed from a number of levels. There are statutory duties which have to be fulfilled in areas such as Children and Adult services but savings will have to be made and unfortunately this might mean a reduction or withdrawal of services from rural areas in things such as transport and highways.

One saving area is in voluntary redundancies and in the relocation and retraining of staff, also the split of shared services will also create efficiency savings for Cheshire East. Also the new procurement process for highways is being tendered for and should also bring savings and efficiencies. In JM opinion Cheshire East needs to look at creating income from its considerable assets, not necessarily by selling but by entering into public/private partnerships to create income streams for the borough.

The progress of the speed limit implementation for Over Peover and the works on Stocks lane and any other highway issues should continue to be highlighted to the relevant people and continue to copy in JM.

10.95 Finance

10.95.01 Authorisation granted to pay the following: - GM/PC

- Remittance from HMRC in respect of VAT £538.10
- Remittance from CE 2nd precept instalment £2450.00
- Hulse Landscapes -invoice for mowing cinder lane and cenotaph. £75.00 plus VAT £13.12
- Over Peover Methodist Church - invoice for Room Hire £20.00

Over Peover Methodist church council have agreed to the parish council using the church room for their meeting. However they have asked that the cost during the winter months be raised to £15 per hire to reflect the heating costs. **10.94.02 the meeting agreed that this was a fair request and were willing to pay this.**

10.96 Planning - Planning Applications:-

The following applications have been circulated and commented on prior to the meeting as deadlines dictated.

- Application 10/3011M - Rose Farm - Conversion of garage
- Application 10/3134M - 3, Parkgate Avenue - 2 storey extension

- Application 10/3038M - Rose Farm - Retrospective dormer window
- Application 10/2976M - Cinder Farm - Certificate of lawfulness
- Application 10/2883M - Rose Cottage - New planning replacing exacting permission.

No comments were made on the above applications and the parish council assumed that the applications would be considered in light of all relevant policies and regulations.

- Application 10/2895M - 4 Mainwaring Road - Two storey extension and remodeling

The council feel that the proposed design for the rear elevation of the property is not in keeping with the other buildings in the parish. The modern design proposed is out of place in what is a very traditional setting and although the modern design is limited to the rear of the property it will still be visible by residents of Parkgate Avenue and other neighbouring properties. It is for these reasons that the parish council feel very strongly that the application in its current form be refused.

- Application 10/2537M - Water Tower - conversion to dwelling

The above application was discussed in detail and the council made no comments and the parish council assumed that the application would be considered in light of all relevant policies and regulations.

Planning Decisions/Withdrawals - None received

10.97 Affordable Housing - The chairman read to the meeting a draft of his statement to the Strategic Planning Board and then asked for members comments. After much discussion the meeting felt that the issues of the parish council's involvement in the drawing up of the Section 106 and signatory to the agreement, the positioning of the houses in relation to the neighboring properties and a formal assessment of need within the parish and focus on a key worker eligibility as outlined in our letter of 6th July 2010 were those which needed to be raised in the statement to the board.

It was highlighted to the meeting that any reason for refusal that the strategic planning board use needs to be robust as if their decision is over turned at appeal the borough have no control and say in any conditions imposed on the development.

The Chairman broke from the meeting and asked for comments from the public on this issue.

Mr. G Nicholls questioned if the council was going to highlight the need for more validation of the justification of need for rural housing in the parish, as well as the issue of sustainability of the site. He also asked if the parish council had considered asking for a unilateral undertaking that the rest of the site not be developed for residential purposes.

The chairman replied that Mr. Nichol could bring these points up himself however there were only 3 minutes for the parish council to speak and the parish council needs to balance the view of the whole parish as expressed at the open meeting back in March.

Mr. G Heselwood spoke on behalf of the parish Plan stating that they were more than happy with the parish council's comments. He welcomed the clarification on the section 106 by JM as the

parish plan supports affordable housing in the understanding it would be for the benefit of local families.

Cllr Macrae gave his apologies and left the meeting.

10.98 Highways – The footpaths on the A50 are becoming overgrown and therefore very narrow. Also a new access has opened up on to A50 from roadside farm barn, on a corner and using an old field access. Also the sign on the A50 showing the boundary of Peover Superior is very small and in comparison with the others around the parish, considering its position on a major trunk road seems small and out of place. **10.98.01 the meeting resolved to enquire about the legality of the new access on to the A50 and to contact highways with regard to the footpaths.**

10.99 Update on Parish Plan/IMG

JB presented to the meeting an application for a grant in the region of £3500. **10.99.01 the council resolved to approve the grant application.**

10.100 Parish Field Fencing – The grant applications to both WREN and Manchester airport have been submitted. Manchester Airport will make a decision on 18th October. WREN has requested two copies of the Parish Plan. **10.100.01 the clerk to as Mr Hesselwood or Mr. Nightingale for two copies.**

10.101 Correspondence - to be circulated to all members after the meeting

- WAP Lawton
- Local Service Delivery – update on progress made and date for briefing meeting on 13th October at St John’s Church Center, Knutsford
- Local Council Direct magazine
- Manchester airport ticket offer and update
- Rights of Way meeting - 19th October to be attended by JB

10.101.01 meeting resolved to accept free tickets from the airport for Mr. Bolton as a vote of thanks for his work as internal auditor.

10.102 Any Other Business

- Confirm attendees to
Community Pride Competition (Thursday 30th Sept @ 7.45pm) Nantwich Civic – GM, BC, SR, PC
Chalc Annual Meeting (Thursday 21st October) Middlewich Civic - Clerk & JB

Meeting ended 10.05pm

NEXT MEETING 7.45 PM ON 26th October 2010 AT OVER PEOVER METHODIST