

**WYBUNBURY PARISH COUNCIL
MINUTES OF MEETING
HELD 13TH AUGUST 2018**

PRESENT	Councillor T Lightfoot (Chairman) Councillors S Brownell, M A Cooke, S Howcroft, P Jackson, J Mahon, R Masser and M Pike.
APOLOGIES	Councillor R Ellison-Jones
IN ATTENDANCE	1 Local Resident

44. DECLARATIONS OF INTEREST

Members were invited to declare their interest in any item on the Agenda.
No declarations were made.

45. MINUTES OF MEETING HELD 9TH JULY 2018

RESOLVED: That the Minutes of the meeting held 9th July 2018 be approved as a correct record and signed by the Chairman.

46. OPEN FORUM-QUESTIONS FROM MEMBERS OF THE PUBLIC

In accordance with the Standing Orders members of the public were invited to ask questions or address the Parish Council.

The flower bed at Vale Brook Drive had not been watered and some of the plants had died. The Chairman undertook to purchase replacements and arrange for regular watering to be carried out.

The Parish had been entered into the Best Kept Village competition and the area generally was looking very attractive. Attention was required to clear the gutters on both side of Bridge Street.

The barriers which had been left at Pinfold Corner were not in the ownership of United Utilities and Streetwise would be asked to remove them.

An item was to be included on the September Agenda to consider suitable acknowledgment of the contribution of those who were attending to the flower beds.

United Utilities would be invited to the September meeting to discuss the sinking of the carriageway in Stock Lane and matters relating to the triangle site.

47. MATTERS ARISING

(a) Low water pressure.

The proposed work on the system to remove obsolete equipment which it was believed may be reducing the water pressure had now carried out and an improvement to the water pressure had been noticed although at peak times the pressure was still less than ideal.

(b) Grass Cutting

Three quotation for this work had been invited but only 1 contractor had quoted.

RESOLVED: That the Chairman, in consultation with the Clerk, be authorised to accept the quotation.

48. VILLAGE HALL

The Clerk circulated a letter received from the Chairman of the Management Committee setting out a schedule of works which was intended to be carried out in 2019/2020 and seeking a contribution of £5000 from the Parish Council.

RESOLVED: That the schedule of works be approved and provision be made in the 2019/2020 budget for a £5000 contribution to be made.

49. SALLY CLARKES LANE PROJECT

The Chairman reported on a meeting held with the S106 Officer to ascertain the procedure in dealing with S106 money. Councillor J Clowes had also been asked to investigate the need for involvement of ANSA in S106 projects.

The need to fence the site was also discussed.

RESOLVED: That the Chairman and Vice Chairman be authorised to seek quotations for fencing on the basis of:-

- (i) Supply only
- (ii) Erect only
- (iii) Supply and erect.

50. HIGHWAYS MATTERS

The SID readings had been circulated. There had been no further advice from Cheshire East Officers regarding either the proposed new SID or other matters relating to signage.

Councillor J Clowes had offered to speak to the Officer to urge this matter. There had been no record of the Highways Hour meeting received although this had been raised by the Clerk.

51. POLICE MATTERS

Notes of the Cluster Meeting held on 30th July had been circulated.

52. WYBUNBURY WARD NEIGHBOURHOOD PLAN.

Councillor M Pike reported the progress on the Neighbourhood Plan.

A note of the latest Steering Group meeting had been prepared and circulated by Councillor P Jackson.

The Draft Plan was nearing Regulation 14 stage.

53. PLANNING MATERS

18/3270N The Pig Farm Wybunbury Lane Wybunbury.

RESOLVED: (a) That the comments and associated document previously circulated be submitted.

NOTE these documents are available for inspection on the Cheshire East Planning Portal.

(b) That in relation to the site the following points be raised with the Planning Officers:-

Wybunbury Parish Council is aware that Balfour Beatty have set up a temporary site depot and offices at the Pig Farm in Wybunbury Lane and understand that they may have been granted a temporary licence to do so.

If this is correct could you please advise on the content and conditions applied to the temporary licence and what conditions will apply to the reinstatement of the site when the depot and site cabins are removed.

Is it the Borough Councils' intention to require that all temporary site facilities electricity, water etc. be removed in addition to any hard standing that has been created for the temporary use?

If this is indeed the intention the ground will be restored to a pasture field with no signs of the temporary use remaining.

You may also be aware that at present there is considerable local comment and concern at the high level of activity around the site and the volume of site traffic being generated.

18/3483N 4 Tower View Close Wybunbury –Flat roof rear extension

RESOLVED: That the following comments be submitted:-

The property, the Parish Council believes, is owned by a Housing Association, no mention of this is made by the applicant or a statement from the HA that they have no objection to the proposed extension. No mention of the materials to be used. The height of the extension could be reduced if the parapet wall to the edge of the roof was removed, so reducing the light block to the adjoining property. The 4m depth by 3.5m height may affect the light benefit of the adjoining property with it being a bungalow. It will leave the rear garden very small and cramped. The parish council considers it over large and will dominate the rear garden and the adjoining bungalow on the information provided, therefore the PC request that it be refused on the information supplied.

18/3985N 33 dig Lane Wybunbury-Removal of existing lean-to Garage and erection of two-storey side extension.

RESOLVED: That the following comments be submitted:-

The Parish Council has no objection subject to the material used to match the existing building in colour, design and finish.

18/3959N 57 Main Road Wybunbury- Certificate of lawful proposed development of a timber building incidental to the enjoyment of the dwelling house

RESOLVED: That the following comments be submitted:-

Wybunbury Parish Council has looked at this application and was unable to offer any comment but poses the following questions:-

1. Is it temporary or permanent?
2. What is it made out of Brick or wood (like a summer house?)
3. How will the material get to the end of the public footpath and playing field?
4. Will it end up as a house in a few years?

54. REPORT OF CHESHIRE EAST COUNCILLOR

Councillor J Clowes was unable to attend the meeting and had sent her apologies.

55. FINANCIAL MATTERS - Authorisation of Payments

RESOLVED: That the following payments be authorised:-

D G Owen Salary July 2018	
Purchase of stationery/postage	406.94
R Bate-litter pick/strimming of Old Churchyard.	287.50
Shires Pay Services- Payroll	25.50

56. DATE OF NEXT MEETING 10th SEPTEMBER 2018

CHAIRMAN