

## ACTON BRIDGE PARISH COUNCIL

Minutes of the meeting held on Monday 5th February 2018 at 7-30pm in the Parish Rooms.

Present	R Holt Chairman S Pardoe Vice Chairman C Ballantyne – Roberts H Bayley C Fifield R Forbes D Hall J Oliver Clr H Tonge CW&C
Apologies	Clr P Williams CW&C

There were six members of the public present.

### 1 Public Matters

a) Mr Whitlow, applicant for temporary planning permission for mobile home accommodation on Station Road (ref 17/05184/FUL), gave an outline of his plans to expand the dairy farming business he has at Whitley and the reasons why he needs the facilities at Acton Bridge. Mr Whitlow said he would have liked to have attended the Parish Council meeting in January but was not sure of the date.

The Chairman gave a brief review of the Parish Council letter to CW&C and said that the decision on the application will be made by CW&C not the Parish Council.

b) Two residents of Hill Top Road raised matters of concern;

i) The condition of the surface of Hill Top Road and the number of pot holes.

The Clerk said that she has been in touch already on the pot holes and had been promised they would be attended too. It appears that some have been done but not others. The Chairman mentioned that as the road has been relined there was not much chance of a complete road surface renewal.

ii) The residents complained about the number of HGV using Hill Top Road in spite of the 7.5 tonne weight restriction. They also said that milk lorries use the road but there are no milk producing farms in Acton Bridge. The matter had been reported to the PCSO at the recent surgery. The HGV are contributing to the wear and the pot holes.

The grinding away of the lines marking out the safety island at the Station Road / Hill Top Road junction by HGV was again discussed and that CW&C have been requested to carry out relining. As reported last month, CW&C have said that the work is in next year's budget.

iii) Dog fouling – a number of areas as well as Hill Top Road are in a bad state due to dog owners not collecting the waste from their dogs. In some instances the waste is collected but the bags left in the lanes and paths.

There was general discussion on the need for more waste bins in the Village. Sites were suggested although it is understood that all residents would not want a bin near their property. Sites at the railway bridge in Chapel Lane, Milton Rough and along Hill Top Road. ABCA will be consulted for a site on Hill Top Road.

Clr Tonge mentioned that there is a consultation exercise being carried out by CW&C and residents should take the opportunity to take part in seeking people's views.

### 2 Approval of Minutes

#### Minutes of the 2nd January 2018 meeting

The minutes were agreed and signed.

### **3 Matters Arising**

#### **Meeting of the 2nd January 2018**

##### **Chapel Lane Playing Field**

There is a sign excluding dogs from the field but it was agreed that the sign could be better placed. Cllr Fifield agreed to request CW&C to reposition the sign.

##### **Post meeting note**

A new sign has been added to the field entrance from Chapel Lane. Action Cllr Fifield - Completed.

##### **Meetings with CW&C Highways and TWM Ltd**

Covered under Item 8 Reports from other meetings.

##### **Superfast Broadband**

Further to the markings on the Cliff Road pavements and investigation of proposed installation of Broadband equipment, a meeting has been held at the proposed site with residents, Openreach and Connecting Cheshire. Cllr Fifield and the Chairman had also attended. Action Cllr Holt Completed

It had been agreed by all that the site for a cabinet on the grass verge and adjacent to the pavement was not acceptable. A wooden mock-up of a cabinet had been constructed by a resident and this was positioned at various locations on the grass verge to enable consideration of an optimum position. A position back from the pavement and close to the hedge was tentatively agreed. Other considerations at the meeting were the supply of electricity to the cabinet, which will be from a pole on residents land across the road from the site and a connection from the cabinet into the telephone system which will be to a pole near numbers 66 / 68 Cliff Road.

**Post meeting note.** A site for the cabinet on the grass verge has been agreed by residents and the suppliers. The installation of the cabinet is to go ahead.

There are further sites for cabinets proposed in the Village. These are on Warrington Road near to Sandycroft and one on Hill Top Road near to Hill Top Farm.

##### **Town Farm Quarry**

Cllrs Fifield and Pardoe have continued liaison with the Action Group and neighbouring Parish Councils with Mr R Charnley. Efforts are being made to get clarification of current works at the quarry together with removal and deposits of materials pending the review for the new planning application. The listing of the application for discussion by the Planning Committee has again been changed due to the work-load of CW&C (Mr R Charnley), it is believed the application will be discussed at the March meeting. The Action Group is to meet Mr Charnley on 19th February.

##### **Planning Decisions**

Further to the approved application for a two storey extension at the side of 58, Hill Top Road (ref 17/04503/FUL), the Parish Council had objected to the application on the grounds that the extension would more than double the existing floor area and would severely impact the openness on that side of Hill Top Road. The new proposal is far in excess of the earlier application (15/04055/FUL) for a single storey extension that had not been objected to by the Parish Council.

The Planning Officer has stated that the increase in size is not as big as the Parish Council had claimed and as some small outside structures consisting of a utility room and a store that had been attached to the property reduced the actual increase.

The Parish Council rejected this statement and were very disappointed that yet again, as several recent applications, National Guidelines were being ignored or interpreted at the discretion of the Planning Officers. The Parish Council expressed disappointment at the futility of spending considerable time and effort in making objective comments only for discretion being exercised in favour of applicants. It was agreed that a letter should be sent to the Planning Manager, Ms Fiona Hoare, giving the grounds of the Parish Councils concerns.

**Action Cllr Holt ongoing**

Mention was made of building work at properties in the Village but that no Planning Applications had been submitted. Cllr Fifield has queried the status of the work on the properties and it has been confirmed that the work is authorised.

**Action Cllr Fifield Completed**

## **Planning Applications**

### **17/01532/FUL Demolition of existing structures and erection of one dwelling. Land Adjacent Wall Hill Farm Cliff Road Acton Bridge**

As agreed, a letter objecting to the proposed new build application at Wall Hill Farm has been sent to the Inspectorate at Bristol.

## **Financial Matters**

a) The Clerk has completed the Precept Form and forwarded it to CW&C. The request has been accepted.

b) The application by the Parish Council for grants from the Members Budgets for the interactive signs project in the total sum of £1000, split equally between the three Councillors, has been completed and submitted. The Chairman commented on the efficiency of the CW&C officer (Fiona Dunning) in dealing with the application.

Action Clr Holt Completed

## **4 Planning Applications.**

a) There were two applications to consider for Rose Cottage, Milton Rough, firstly a building extension and secondly a new garage together with new front boundary and entrance.

The meeting discussed the building extension (application 18/00131/FUL) and the potential change in size, particularly overall volume, from the original property. The Parish Council were also concerned about the impact made by the changes on the front elevation and significant change this would have on the appearance of the building.

The applicants (Mr and Mrs Golding) gave a summary of their intentions and objectives in seeking to make the requested changes. These included removal of the flat roofed, single storey, extension on the side and their wish to provide possible accommodation for family members.

Mention was made of an objection, by a neighbour, to a rear balcony at first floor level and the over-view into the neighbours property. The applicants commented that they were aware of the objection and would consider removal of the balcony from the plans.

The meeting then discussed the proposed changes to the front boundary which would consist of a 600mm high wall topped by a 600mm high fence. It was pointed out that the National standard for boundaries adjoining a road is 1000mm.

The meeting also commented on the size of the proposed garage and that the existing garage is part of the present house structure and is to be incorporated into the living accommodation. The new garage is thus a considerable new build in the green belt.

b) Application 18/00093/TPO for tree surgery to a horse chestnut at 40 Cliff Road. The Parish Council has no objections.

## **5 Planning Decisions**

a) Application No: 17/04343/FUL 29 Cliff Road Acton Bridge.

The application for a front extension to the kitchen has been refused by CW&C Planning Officer on the grounds of the size of previous extensions to the property.

b) Application 18/00065/DIS Discharge of conditions 3 (materials) and 5 (bird nesting boxes) of planning permission 17/03962/S73 Bridge Barn Milton Rough has been approved.

## **6 Financial Matters**

### **6.1 Authorisation of Cheques**

Request for annual membership fee from CPRE for £36.00 was approved.

## **7 CWAC Ward Councillors**

Clr Tonge mentioned the discussions that had taken place on the budgets for 2018 - 2019 and that an increase of 2% has been allocated to adult care provisions.

There are current consultations taking place on Council Assets and Health Improvement Strategy. There is no update on the Ward Boundary changes as yet.

## **8 Reports from other meetings**

### **a) Interactive Signs**

Two representatives of CW&C (Mr Steven Bentley & Mr Ian Lovatt), two representatives of TWM Winsford (including Mr Kevin Marshall MD) and four members of the Parish Council had met on 1st Feb to discuss purchase, installation, maintenance and location of interactive signs. Action Clr Holt - Completed

While waiting for the CW&C representatives to join the meeting, the Parish Council met Mr Andy Hamman (CW&C Principal Engineer) and outlined their preferences for moveable signs and possible solutions. There was no support from Mr Hamman for the proposals.

The CW&C representatives joined the meeting. Mr Bentley introduced Mr Lovatt and said that Mr Lovatt has considerable experience on mounting and operation of interactive signs. It was further stated that Mr Lovatt has worked with TWM on the installation of interactive signs while he was employed by Cheshire East Council.

The Parish Council restated their preferences for installation of moveable signs. CW&C stated that separate posts at selected locations in the Village, pending transfer of signs from other locations, would not be acceptable. Mr Lovatt then explained possible solutions and what could possibly be achieved.

There was agreement, for CW&C and the Parish Council, to meet again in the Village and to examine potential sites for signs. The meeting to be on 7th February, starting from the Parish Rooms.

### **Post Meeting Note**

The Parish Council met CW&C on the 7th Feb and reviewed sites in Acton Lane, Hill Top Road, Milton Rough and Station Road. Power supply at each location was considered and apart from Acton Lane (post number 11) there would be a need to install posts and use solar powered units. CW&C agreed to consider the proposals and to provide costs for various schemes.

### **b) Planning Meeting (ChALC and CW&C)**

Members of the Parish Council had attended a meeting at Christleton on 18th January. They were disappointed in the scope and content. Information obtained indicated that there is no need for a Neighbourhood Plan as Acton Bridge is washed over by the Green Belt.

It was further revealed that planning officers have discretion in interpretation of NPPF and Local Plan emphasis for the range of conditions / regulations.

A further ChALC meeting on planning matters is scheduled for 19th March.

## **9 Correspondence**

Canal & River Trust – Brochure

LAPU – Landscape and amenities – product update.

## **10 Village Matters**

a) Clr Bayley reported that the 'Best Kept Village' scheme is to recommence. There is a meeting that she will attend on behalf of the Parish Council.

b) The Police speed van has been in Station Road again and a PCSO has also been operating a speed gun in Station Road.

c) A resident has been in touch with CW&C and copied in the Parish Council on the poor quality of the waste collection boxes and the problems caused by waste being scattered whenever there are high winds. Response awaited from CW&C.

d) A mention was made of the work that has been done on the planters outside the Parish Rooms and the very pleasing condition. The Chairman said that the work has been done by Mrs Woodward and that she had been thanked at a recent ABCA event.

## **11 A.O. B**

No topics.

## **12 Date of next meeting**

The next meeting will be on Monday 5th March 2018, starting at 7-30pm.