

Delamere & Oakmere Parish Council

<p>MINUTES OF THE MONTHLY PARISH COUNCIL MEETING OF DELAMERE AND OAKMERE PARISH COUNCIL HELD ON MONDAY 18TH APRIL 2016 AT 7.15 P.M. DELAMERE COMMUNITY CENTRE, STATION ROAD, DELAMERE</p>

Present: Councillors R Ackerley, C George, D Wheeler, J Edwards, Y Billows, A Gore, A Bell and T Overland.

Also present: Mrs J Monks, Clerk, Cheshire West & Chester Ward Councillor J Leather, nineteen members of the public, two representatives from United Utilities and two representative from Mid-Cheshire Bridleway Association.

Public Speaking Time

A member of the public addressed the Parish Council with regards to the Eddisbury Borehole on Station Road. They were concerned about the sudden loss of wildlife and the lack of consultation undertaken by United Utilities on this site. The member of the public wanted to know what United Utilities long term plans were for this site and wanted reassurance and guarantees that the present public access would continue.

Another member of the public wanted to know if United Utilities did any survey of the site at the borehole prior to the work which was undertaken.

An additional member of the public also wanted to know why United Utilities went ahead and cleared this site without any consultation and what seemed to be a disregard for the wildlife that was on this site.

An additional member of the public confirmed that members of the public used this field for access to the Forestry Commission land and wanted long term guarantees from United Utilities that access would continue to be allowed to this site.

A member of the public stated that it would be helpful if the minutes of the previous meeting were made publicly available. The clerk confirmed that a draft copy of the minutes for each meeting was posted on the Parish Council's website (delamereandoakmere.co.uk) usually a couple of weeks after each meeting. These minutes however were draft only and were subject to review and amendments until these were approved at the next Parish Council meeting.

A member of the public stated that more notice could have been given to members of the public that United Utilities were attending the Parish Council meeting. The clerk confirmed that the agenda clearly stated that the Parish Council was to receive an update from United Utilities and this agenda was issued on 8th April on the website and all the Parish Council noticeboards.

1 Welcome and apologies for absence

The Chairman of the Parish Council welcomed councillors and the members of the public to the meeting. Councillor A Lewis and Councillor D Rutter both sent their apologies as both were unable to attend due to work commitments. Councillor C Rothwell also sent her apology as she was unable to attend due to ill health.

2 Member's Code of Conduct and declarations of interest

Councilor T Overland is a member of Mid-Cheshire Bridleway Association and therefore declared a non-pecuniary interest in relation to item 5, the proposed car park for the Oakmere Way.

3 Eddisbury Borehole on Station Road

The two representatives from United Utilities addressed the Parish Council and members of the public who were present at the meeting.

The representatives from United Utilities both sincerely apologised for the lack of consultation regarding the clearance work which was undertaken at this site. They underestimated the number of members of the public who did currently access this site for walking purposes and for access to the Forestry Commission land.

The representatives from United Utilities confirmed that the Eddisbury Borehole was an important operational piece of land which was required for their use. Since the tenancy on the field had ceased it had become overgrown and the clearance work that was undertaken was to allow United Utilities to access the site in order to survey the land for future maintenance at this site. The land was privately owned and there was no public right of way, however they were aware that members of the public did use this land on an informal basis.

The representatives from United Utilities confirmed that a basic ecological survey as required under law was undertaken prior to any work commencing and the work was necessary as the site had become so overgrown. It was noted that one area of woodland had been retained.

The representatives from United Utilities could not provide any guarantees for the future use of this site, although they did confirm that at this present time there are no plans for any changes. The site was an operational borehole and there were no plans to change this at present.

The representatives from United Utilities did state that there may be some garden tenancies available if any member of the public wishes to take one. However this would be a licence agreement for one year only.

The representatives from United Utilities stated that public access at this moment would continue, however at the land is private land there is no public right of way. The representatives from United Utilities confirmed that as the site is an operational borehole water quality is vital and dog excrement clearly may be an issue on this site and this is one of the reasons why the clearance work was undertaken. The representative from United Utilities stated that they may provide a waste bin for dog excrement however the Parish Council would have to ensure that this is emptied on a regular basis and take on the responsibility for this.

Councillor C George requested that that the site be mowed only once a year, rather than twice a year in order to encourage wildlife and plants and to encourage nature on this site. The representatives from United Utilities stated that they would consider this request however the operational needs of this site were paramount and they could not create a nature reserve on this site.

Any further formal response from United Utilities regarding the Eddisbury Borehole would be placed on the noticeboard page of the Parish Council's website.

The clerk had received an email from the Public Rights of Way Officer at Cheshire West and Chester Council. A lengthy application form would need to be completed in order to request that a Definitive Map Modification Order is made (to add footpaths to the legal record called the Definitive Map of Public Rights of Way).

The Parish Council noted that the application procedure was a lengthy process and that Cheshire West and Chester Council currently had a considerable backlog of applications. There was concern that if a formal application was submitted and the application rejected that United Utilities might withdraw public access and therefore it would be safer not to pursue the matter.

RESOLVED that;

The Parish Council would not pursue an application for a Public Right of Way on Eddisbury Borehole.

4 Briefing from the PCSO on Operation Shield and purchasing a speed gun.

The PCSO was unable to attend the Parish Council meeting. Cheshire West and Chester Ward Councillor J Leather stated that Tarvin Parish Council may be willing to share the cost of the purchase of a speed gun. It was felt that it was necessary to defer any decision until the briefing from the PCSO regarding this

5 Oakmere Way Proposed Car park

The clerk received a letter dated 24th March 2016 from the Mid-Cheshire Bridleway Association asking to attend the meeting on Monday 18th April 2016 regarding the proposed car park for the Oakmere Way. The clerk had also received an email sent on 16th April from a resident regarding a formal complaint and the resident asked for any decision on this matter to be adjourned.

Two members of the Mid-Cheshire Bridleway Association addressed the Parish Council with regards to the planning permission which was now granted for a car park for the Oakmere Way.

The representatives stated that they had a meeting with Tarmac on 1st April and were currently gathering information with regards to security, costs and finance implications and management of the site. The earliest start date for the work would be September/October 2016.

They were currently looking at a one-way system for the car park for approximately ten cars and two horseboxes, however the car parking spaces would not be marked out.

The representatives from Mid-Cheshire Bridleway Association confirmed that no request or proposal was yet being submitted to the Parish Council as they were gathering information only and looking at different options.

The chairman of the Parish Council asked if any members of the public had any questions. No members of the public had any questions.

6 Minutes of the last Parish Council meeting

RESOLVED that;

The minutes of Delamere and Oakmere Parish Council on Monday 14th March 2016 be approved as a correct record.

7 Progress Reports

Councillor C George confirmed that the new website was up and running and a local resident had agreed to host the website at no charge. Councillor C George thanked the former Chairman of the community website committee for all the hard work on the previous website.

The clerk had submitted a request to Cheshire West and Chester regarding cutting the grass at Frith Avenue. The Service Delivery Co-ordinator confirmed in an email on 16th March that this area is scheduled to be cut on a regular basis from April, weather permitting.

The clerk had asked the Building Control Department of Cheshire West and Chester Council to inspect the Old Court House in Oakmere. The Building Control department confirmed that they had inspected the property and confirmed that all entrances into the building have been blocked or boarded up. Roof slates can only fall into sealed boundary grounds, therefore it is not deemed dangerous. The Parish Councillors raised concerns regarding this and asked the clerk to arrange for a Building Inspector to meet a Parish Councillor on site to discuss as a matter of urgency.

The clerk had contacted the Highways Department of Cheshire West and Chester Council with regards to the proposed reduction in speed limit for Abbey Lane and Station Road. They have confirmed that at this present time they do not have a commencement date for this project as they are awaiting an estimate from their contractor. Once this has been received and the expenditure approved by the Road Safety Team they can then arrange for this work to be undertaken.

8 Correspondence

The chairman of the Parish Council had received an email dated 5th April from a resident regarding the proposed car park at Oakmere Way and following this the clerk had received a formal complaint from the same resident dated 16th April 2016. This complaint will be dealt with under the formal complaints procedure.

Councillor A Lewis had submitted a formal resignation to the Parish Council in a letter dated 18th April 2016 due to personal and work commitments. The clerk was requested to advertise the vacancy and notify Cheshire West and Chester Council accordingly.

9 Planning

The Parish Council considered all the planning applications that had been received up to 18th April 2016.

RESOLVED that;

a) No objections were to be made to 16/01129/FUL, 2 Storey front and side extension, The Manor House Oakmere Hall Chester Road.

b) 15/01803/FUL, Siting of 163 holiday lodges and a new sailing facility, together with soft landscaping. Fourways Quarry Chester Road Oakmere.

The clerk had received a letter on 18th April 2016 regarding the above planning application which had been submitted to the Planning Department of Cheshire West and Chester Council. As this was a big planning application and it had only just been received on the date of the Parish Council meeting the clerk was asked to contact the Planning Department of Cheshire West and Chester Council for an extension for the deadline for comments in order that it could be considered at the next Parish Council meeting in May. The clerk was requested to put the details with the planning application number on the website and Councillor A Bell will put a notification on facebook.

10 Co-option of vacant seats

The Parish Council considered the vacant seat in the Oakmere Ward which was left by the resignation of Katherine McVicker. This seat had been advertised and Cheshire West and Chester Council had been notified however no applications had been received by Cheshire West and Chester Council.

The Parish Councillors considered the application form and CV which had been received.

RESOLVED that;

Mr Martin Latham was co-opted as a member of Delamere and Oakmere Parish Council onto the Oakmere ward.

Under the new procedures as agreed in the Parish Council meeting on 14th March 2016 the Chairman of the Parish Council would notify Mr Latham of this decision and he would be invited to the next Parish Council meeting in order to sign the declaration of acceptance form and declaration of interest forms.

11 Finance

The clerk reported that the current bank balances were as follows and bank statements showing these amounts were presented and signed by the chairman.

Bank account balance is £29,999.14 as at 31st March 2016. (£675.00 earmarked funds for the speed limit contribution as requested by Cheshire West and Chester Council resolved to spend this in November 2015 minutes). Unpaid cheques is £21.88. New Homes Bonus fund £22,457.02. Income received is advertising income of £102.00.

Payments due were for the room hire of the Community Centre, clerk's salary, payroll adjustment and expenses for April, newsletter printing costs, Annual subscriptions for Cheshire Association of Local Councils, Cheshire Community Action and Mid-Cheshire Footpath Society and payment for the provision of a pension.

RESOLVED that;

the following payments be authorised;

Cheque	Payee	Particulars of payment	Amount
000818	Delamere Community Centre	Room hire (18.04.16 Parish Council meeting)	£10.00
000819	Cheque destroyed		
000820	Cheque destroyed		
000821	Clive George	Printing of Newsletter	£572.00
000822	Cheshire Association of Local Councils	Annual Subscription	£422.80
000823	Cheshire Community Action	Annual Subscription	£20.00
000824	Clerk	Salary for April	£319.30
000825	Clerk	Expenses for April	£46.87
000826	Clerk	Payroll adjustment for 2015/2016	£11.88
000827	Delamere Community centre	Room hire (14.03.16 additional charge £5.00 and 18.04.16 United Utilities meeting £5.00)	£10.00
000828	Cheshire Pension Fund	Employers & employees contribution	£108.96
000829	Mid-Cheshire Footpath Society	Annual subscription	£8.00

12 Review of budget and reconciliation of bank accounts.

The clerk had reviewed the budget for 2016/2017 following the decisions to increase the clerk's salary and the decision of the Parish Council to join Cheshire Pension Fund.

RESOLVED that;

The following budget was adopted by the Parish Council.

Income

Precept	£8607.00
Council Tax Reduction scheme grant	£532.00
Advertising income	£1500.00
Scottish Power	£14.00
Expected income	£10653.00

Expenditure

Clerk Salary gross	£5067.96
Clerk Pension	£1028.79
Clerk Expenses	£480.00
Room Hire for PC meetings	£110.00
Printing of newsletter	£1500.00
Cheshire Ass of Local Councils	£422.80
Cheshire Community Action	£20.00
Footpaths Society	£8.00
Insurance	£350.00
Audit	£100.00
Training	£250.00
Website	£50.00
Contingency	£500.00
Payroll services	£170.00
Community Engagement	£100.00
Donations	£1364.00
Expected expenditure	£11521.55
Excess of income over expenditure	£-868.55
Bank balance as at 31.03.16	£29999.14
Earmarked reserves as at 31.03.16	£675.00
New Homes Bonus reserve 31.03.16	£22,457.02
General reserves at 31.03.16	£6,867.12

The clerk had undertaken a full banking reconciliation as at 31st March 2016.

RESOLVED that;

The banking reconciliation as at 31st March 2016 be accepted and signed by the Chairman.

13 Defibrillator

The clerk confirmed that the defibrillator was not currently registered with NW Ambulance service as the clerk required the contact details of the person who will be checking it on a weekly basis. Councillor R Ackerley stated that he would supply these details to the clerk.

There is a DVD which provides information on training for the use of the defibrillator and if any member of the public wishes to view this they can contact the clerk.

14 Parking on Delamere Station Car Park.

Councillor A Bell reported that cyclists parking on the Station Road car park in Delamere were an issue and asked for this to put as an agenda item for the next meeting.

15 Lower Weaver Rationalisation project

Councillors T Overland, D Wheeler and R Ackerley attended an informal meeting on Monday 18th April with the consultants for United Utilities with regards the Lower Weaver Rationalisation Project. This project involved closing the sewerage works in Oakmere and changing this to a pumping station. The representatives that attended from the Parish Council requested that any disruption to residents was minimised as much as possible and that the laying of any pipework was done away from residential properties. This would result in road closures and major disruption for traffic. The representatives from United Utilities stated they were hoping to commence the project from July, however this was dependent upon legal issues and the resolution and finalisation of plans. A public open day would hopefully be planned on the project at the Delamere community centre for residents.

16 Land at Frith Avenue and New Homes Bonus Community Fund

The land at Frith Avenue is owned by the Forestry Commission however the Parish Council are considering taking a lease for this land and developing it into a community space.

Councillor J Edwards made some initial ideas for Frith Avenue and Little Wood in Oakmere. The ideas were to create low impact spaces for residents to enjoy and perhaps get local businesses to sponsor particular projects or areas. A full costing, which included the cost for the legal fees for the lease for the project is required before it could be considered.

The working group will meet on site to discuss the current plans and it is planned to send a short survey asking residents for input shortly.

Cheshire West and Chester Ward Councillor J Leather is still awaiting a response from Cheshire West and Chester Council to see if there is any Section 106 money available for the cost of the legal fees for the lease and any equipment needed.

Councillor R Ackerley would invite a speaker on funding so other options can be considered and the clerk was requested to put the land at Frith Avenue as an agenda item for the next meeting.

Councillor T Overland confirmed the Little Wood was owned by the Parish Council. The ground at Bowyers Waste was owned and managed by Cheshire West and Chester Council.

17 Training and Events

None to report.

18 Update from Cheshire West and Chester Councillors

Cheshire West and Chester Ward Councillor J Leather reported that there was a consultation on Housing Allocation Policy and the use of A-Boards in the centre of Chester. There is also an on-going consultation with regards to children's centres.

19 Councillor's report and future agenda items

Councillor D Wheeler reported that a bus stop had been removed and was causing residents problems as there was no longer a bus stop at the Fourways Quarry. The residents concerned had complained to the bus company however they had been informed that it was Cheshire West and Chester Council's responsibility. Cheshire West and Chester Ward Councillor J Leather said he would investigate the matter and report back.

Councillor A Bell asked the clerk to chase up Cheshire West and Chester Council with regards to the damage on Eddisbury Hill which had been reported some time ago but no repairs had been undertaken.

Councillor A Gore reported that there were still many pot-holes on the road in Kelsall. Cheshire West and Chester Ward Councillor J Leather said some repairs had been undertaken however he would report the new pot holes to Cheshire West and Chester Council.

Councillor A Gore asked the clerk to contact INEOS Shale to ask if there was an evening presentation planned as she was unable to attend the daytime presentation on Tuesday 10th May. Councillor J Edwards confirmed that he would be able to attend the meeting on Tuesday 10th May and will report back to the Parish Council at the next meeting.

Councillor C George that the bird boxes purchased have been installed in locations around Delamere.

Councillor R Ackerley and T Overland reported that there was a footpath which was becoming increasingly overgrown and the Public Right of Way sign had been removed around Abbeywood. Councillor T Overland agreed to send a map of the footpath so the clerk could report it to the Public Rights of Way Officer at Cheshire West and Chester Council to undertake the necessary repairs.

20 Date, time and schedule of events for the next meeting

Monday 16th May 2016, Annual Parish Meeting followed by Annual Meeting of the Parish Council and then then Monthly Parish Council meeting at 7.15pm at Delamere Community centre Station Road Delamere. The clerk was requested to ask a speaker from Tattenhall Parish Council regarding Neighbourhood Plans and Councillor R Ackerley will ask a speaker to attend regarding funding for the Frith Avenue project.

Chairman's
signature.....Dated.....