

**NEWHALL PARISH COUNCIL**

**Minutes of Meeting of the above Council**

**Tuesday 28<sup>th</sup> September 2021 at Aston Chapel at 7.30 p.m.**

**Councillors:** J. Batho (Chairman), R. Hibbert, Mrs J. Fenton, E. Forshaw, C. Britton, P. Schofield,

1. **Apologies:** A.G. Lawrence (Clerk), J. Barker, Clr R. Bailey
2. **Declaration of Interest** – if a member is present at a meeting of the authority, and they have a disclosable pecuniary in any matter to be considered or being considered at the meeting, they cannot take part in any discussion of the matter at the meeting or vote on it. They should disclose the interest to the meeting and follow the Council's Code of Conduct.
3. **Co-option for vacancy of Parish Councillor:** names forward for co-option of new Councillor. I. Wilkinson was unanimously elected on the prop., R. Hibbert, sec., C. Britton. Clerk to supply all relevant paperwork required for next meeting.
4. **Minutes** of Parish Council held 26<sup>th</sup> July 2021 were confirmed as a true and correct record on the prop., R. Hibbert, sec., E. Forshaw
5. **Matters arising** from last minutes:-
  - a. Village Notice Board - new board now in place on Wrenbury Road
  - b. Phone Box – work in progress
6. **Highway matters:**
  - a. Enquiry Reference Number: 3418021  
Enquiry Subject: Light Out  
Location: Wrenbury Road  
Date Logged: 26/01/2021  

Thank you for your enquiry. We are pleased to confirm that work is now complete, and your enquiry has been closed.
  - b. **Community Speed Watch** - M. Hartland has regrettably announced that the Community Speed Watch is unlikely to continue due to having no volunteers.
  - c. Problem with vehicles parking in Sheppenhall Lane, close to A530 junction – Chairman to report
  - d. Matrix sign on A530 needs attention
7. **Correspondence**
  - a. **Cheshire East:**
    - i. **First Draft Biodiversity Net Gain Supplementary Planning Document ("BNG SPD")** - Stephen Jones, PROW Network Management & Enforcement Officer

The draft Biodiversity Net Gain SPD has been published for consultation and provides further guidance on the implementation of policies in the Local Plan, including SE3 'Biodiversity and Geodiversity', SE4 'The Landscape' and SE5 'Trees, Hedgerows and Woodlands' of the Local Plan Strategy. This is the first stage of consultation on the SPD which, once adopted, will be a material consideration in decision-taking.

Item carried forward from last meeting

**b. Councillors:** none

**c. Parishioners:**

1. Emma Sedgwick, Highfield House, Wrenbury Road, Aston, Nantwich, CW5 8DQ

Having recently moved to the area (31.3.21) we wanted to say firstly what a lovely, friendly and welcoming community we have here in Aston. We really are glad and lucky enough to have moved to this area and love it very much.

The reason for my letter is to highlight a couple of points that we would like to bring for possible further discussion at your next council meeting.

Our son has just joined Wrenbury Primary school and we enjoy the cycle ride/walk to school to try and reduce the need for driving and trying to avoid unnecessary congestion at the school for local residence and road users. I do feel the road from our house to the station is one of high risk to both myself and my 4-year-old son who loves the walk but often comments about how 'scary' the road is. The road sign part way down own garden specifies national speed limit with is often achieved by motorists, HGVs, and motorcyclists by the time they reach the end of our driveway – which frightens me every time I leave the house. Especially, when I see that the main Whitchurch Road has a limit at 40mph and the rest of the village a 30mph limit. There has been a few occasions when we have nearly had a few near misses whilst coming out of the driveway when my son has been in the car, with other cars traveling at speed.

My request is for the 30mph limit to sustain for the duration of the road between Aston & Wrenbury and if possible, a small footpath to support the walk for me and other pedestrians in the area to join the villages in a safe environment.

It supports national initiatives and guidance for 'Walking the mile' to school every day and will help with both of us and others to achieve our daily steps and exercise.

A request for a local skate ramp/park. Since the Olympics and young boarders, cyclists and trampolinists winning medals, I have noticed a higher interest in youngsters in our area flocking to the likes of Whitchurch and Market Drayton skateparks. We appreciate these are quite local, but it would be great to have something on our doorstep, to keep the interest of the children and who knows future Olympians like Bryony Page from the local area. There is plenty of space at Wrenbury Park or Aston near the cricket ground – would this be something you would consider at this time. I am certainly happy to support local fundraisers to help pay for it, if you believe it is something the council would support.

Thank you for taking the time to read my comments and I hope you take them with the best possible intension to encourage a family friendly area and a safe local environment. We appreciate all the work that you have done in the local area already. Please do not hesitate to get in contact with me.

Chairman to reply to the above points raised.

**d. Other:**

- i. Clerks and Councils Direct
- ii. ChALC's e-bulletin
- iii. Elan – traffic control and public communication systems
- iv. Regulation 14 Consultation

The parishes of Sound and Broomhall are in Cheshire East Council area.

Public consultation on the Pre-Submission Version of the Sound and Broomhall Neighbourhood Plan will run from 9am on Monday 23rd August 2021 to 9am on 4th October 2021.

The Pre-Submission Version of the Sound and Broomhall Neighbourhood Plan sets out a positive vision on how the community want the parishes and local area to grow and develop in ways that meet identified local need, make sense for local people and support the sustainability of the community. The views have been gathered and interpreted through an extensive and inclusive process of community engagement and consultation.

As required by Regulation 14 of the Neighbourhood Planning Regulations 2012, we are making this version of the Sound and Broomhall Neighbourhood Plan available for consultation with those who "may be affected by the proposals for a neighbourhood development plan". We shall consider all comments and suggestions very carefully and make necessary revisions to the Plan before it is submitted to Cheshire East Council for independent examination.

This six week public consultation will run from 9am on Monday 23rd August 2021 to 9am on 4th October 2021.

**8. Accounts**

**I. Income received since last Meeting:**

**a. Parish Precept – 2<sup>nd</sup> Instalment** £2,750.00

**III. Accounts paid since last meeting:** none

**IV. Accounts to pay at meeting:**

1.	Chq No 000571	Purchase Order 39	
	Whitehill Direct Ltd – Notice Board		£706.80 (VAT 117.80)
2.	Chq No 500572	Purchase Order 40	
	A.G. Lawrence – Clerk Salary – July - Sept 20121		£386.65
3.	Chq No 500573	Purchase Order 41	
	HMRC – July - Sept 20121		£96.60
4.	Chq No 500574	Purchase Order 42	
	A.G. Lawrence – Clerk Expenses – July - Sept 20121		£21.56
5.	Chq No 500575	Purchase Order 43	
	Royal British Legion – Poppy Wreaths		£50
6.	Chq No 500576	Purchase Order 44	
	Materials appertaining to erection of Notice Board J. Batho		£27.36

The above account(s) were unanimously approved for payment on the prop., of J. Batho sec., E. Forshaw

## 9. Planning Applications

### I. Applications received since last meeting:

**a.**  
Application No: 21/4006N  
Proposal: Listed building consent for Installation of timber steps to south side of Bennetts Bridge no 80, Shropshire Union Canal to provide access between towpath and access track/ footpath crossing the bridge. The temporary steps were installed to provide diversion around construction works to repair a culvert on north side of bridge. Culvert works are now complete. Trust wishes to retain the temporary steps in situ until stone access steps on north side of bridge can be repaired. This is a retrospective Listed Building Consent application.  
Location: Bridge no 80, Shropshire Union Canal, near Audlem  
National Grid Ref: 365283.6218 345216.6765

No Representation

#### **b.**

Application No: 21/4542N  
Proposal: Prior approval for change of use of an agricultural building to a dwellinghouse (Use Class C3) and associated operational development.  
Location: ROYALS VIEW, Newhall Mill Farm, WHITCHURCH ROAD, NEWHALL, CW5 8DN

No representation

### II Results of previous applications:

<b>a.</b>
21/3518N
1, Salesbrook Cottages, SALESBROOK LANE, ASTON, CW5 8DR
Non Material Amendment to 14/2043N changes to facing materials approved with conditions
<b>b.</b>
21/2849D
HOLLIN GREEN FARM, HOLLIN GREEN LANE, NEWHALL, NANTWICH, CHESHIRE, CW5 8AZ
Discharge of conditions 4, 5, 6, 7, 8 on application 20/2691N - The construction of a slurry lagoon, 47m x 47m x 3m deep.
hardstanding area in front of the lagoon to accept and allow turning of tractors and slurry spreading machinery.
A 1.5m wire fence is proposed around the perimeter with lockable gates.
<b>c.</b>
21/0057N
PINNACLE FARM, COOLE LANE, NEWHALL, NANTWICH, CW5 8AY
Triple Garage
refused

### III Applications/Planning matters before this meeting:

**a.**  
Proposed Village Store and Facilities – initial presentation for consideration – as separately attached. Agreed will need further consideration. R. Lee, agent, could give a presentation and residents be invited for their opinion/input

**b.** Copy of email to CE Enforcement from T. Robinson

With Reference planning Application: 21/1971N Moorhall, Newhall, Aston.

I am contacting you with regards to the above planning application which required an environmental flood report specifically relating to the building in question.

Local residents have noticed a Flood report has recently been uploaded, but it is dated 2017, and does not cover the specific buildings pertaining to 21/1971N application, or in fact for the area immediately in front towards the road that significantly floods (We have continuous floods for weeks on end at this area on Dodds Green Lane during winter months)

The photographs show Dodds Green Lane immediately in front of the buildings mentioned in the 21/1971N application

- Local residents are interested to know if the 21/1971N applicant uploaded this old non-specific report?
- Has Cheshire East Planning assessed this report?
- Does Cheshire East Planning allow an aged non-specific report on a different area and building to be sufficient?

**c. EXAMINATION INTO THE SOUNDNESS AND LEGAL COMPLIANCE OF THE  
CHESHIRE EAST SITE ALLOCATIONS AND DEVELOPMENT POLICIES DOCUMENT**

**Inspector: Mike Hayden BSc DipTP MRTPI**

27 August 2021

**CHESHIRE EAST LOCAL PLAN - SITE ALLOCATIONS AND DEVELOPMENT POLICIES DOCUMENT  
NOTIFICATION OF EXAMINATION HEARING SESSIONS**

The Hearing will **commence at 10.00 am on Tuesday 12<sup>th</sup> October 2021**. The hearing sessions will be held virtually using *Microsoft Teams*, to overcome restrictions on venue capacity due to the Covid-19 pandemic. The attached Inspector's guidance note (INS/06) includes the details for participation in the virtual Hearing sessions and how interested parties can view the proceedings.

The Inspector's documents attached to this letter are:

- INS/5 – Notice of Commencement of Examination Hearing
- INS/6 – Examination Guidance Note
- INS/7 - Draft Hearing Programme
- INS/8a - Matters, Issues and Questions (MIQs) Part 1 for Matters 1-7 which will be heard in weeks 1 and 2. (The MIQs for Matters 8-12, to be heard in week 3, will follow shortly.)

The Draft Hearing Programme (INS/7) sets out which Matters will be discussed on each day.

The ***Matters, Issues and Questions for the Examination (MIQs)*** will form the basis for the discussion at the Hearing sessions. The ***Draft Hearing Programme*** includes a draft list of issues for discussion at each Hearing session. Representors should study both of these documents before deciding whether they wish to participate. In order that the timetable can be finalised, those Representors wishing to take part in the Hearing should contact the PO by **1200hrs on Friday 17<sup>th</sup> September 2021** stating your intention to appear and on which Matter(s) and Issue(s) you wish to speak, including, if possible, which question(s).

Whilst it is not a requirement, ***Representors*** scheduled to appear may also submit ***Hearing Position Statements***, but only on the questions in the MIQs relevant to their original representations. Alternatively, Representors can choose to rely entirely upon their original representations.

The submission of a Hearing Position Statement ***must not be taken as an opportunity to submit new responses or fresh evidence and it must not be accompanied by any appendices***. For Representors, statements must rely essentially on your original response to the Publication Draft of the Plan, which is taken as your complete case.

**The deadline for receipt of hearing statements for Matters 1-7 is 12.00 midday Friday 24<sup>th</sup> September 2021. The deadline for the hearing statements relating to Matters 8-12 is 12.00 midday Friday 1<sup>st</sup> October 2021.**

Any statements on the MIQs, must be prepared in accordance with the Guidance Note (INS/6) and should:

- be as succinct as possible, but limited to a strict **maximum of 3,000 words per Matter**.
- clearly identify the number(s) of the question(s) being answered;
- cross reference the original representation, using the Representation number within the Representations database held on the Examination website;
- have regard to the evidence submitted by the Council on the Examination website, including the Council's response to the Inspector's Initial Questions, and when referring to them, cross reference the document reference, paragraph and page numbers rather than including extracts;
- indicate whether any changes are needed to make the Plan sound or legally compliant.
- bear the name of the Representor and the Hearing session to which they relate;
- be **printable on A4 paper**, with no diagrams or tables which need to be printed at a larger scale.

For information, please note the following key dates:

- **Friday 17<sup>th</sup> September, 12.00 midday:** Deadline to confirm with the Programme Officer whether you wish to exercise the right to be heard.
- **Friday 24<sup>th</sup> September, 12.00 midday:** Deadline for submission of statements for Matters 1-7.
- **Friday 1<sup>st</sup> October, 12.00 midday:** Deadline for submission for statements for Matters 8-12.
- **Tuesday 12<sup>th</sup> October, 10.00am:** Hearing sessions open.

Updates and all documents relating to the preparation of the Plan and examination are available to download or view online at: [www.cheshireeast.gov.uk/sadpdexamination](http://www.cheshireeast.gov.uk/sadpdexamination)

No further comments

- IV Neighbourhood Plan:** reported by R. Hibbert on a proposal to create Newhall Community Group
  - appendix 1. On the prop., E. Forshaw, sec., P. Scofield it was by a majority agreed in favour of proceeding further
- 10. Police Matters:** Chairman asked to raise drug use problems at next meeting of Police Cluster Group
- 11. Next scheduled meeting of the Parish Council** – December 2021

**Meeting Closed**

# APPENDIX 1

## Newhall Community Team – Managing Newhall Policies

- ❖ **Parish Vision and Objectives**
  - Three year plan
- ❖ **Landscape, character and design**
  - ❖ Design policies
  - ❖ Landscape policies
- ❖ **Natural environment and green space**
  - Environment and Biodiversity
  - Local Green Space
  - Recreation and Amenities
- ❖ **Heritage Policies**
  - Built heritage and conservation
- ❖ **Local Economy Policies**
  - Rural economy
  - Tourism
- ❖ **Transport and Travel Policies**
  - Footpaths, cycleways and towpaths
  - Sustainable travel
  - Vehicular access through the Parish
- ❖ **Community Facilities and Infrastructure**
  - Community facilities
  - Community infrastructure levy and developer contributions
  - Foul and surface water drainage
  - Broadband and telecommunications



## Proposal to create Newhall Community Team

With the Newhall Neighbourhood Plan (NNP) adopted and funds now committed, Newhall Parish Council need to drive local initiatives forward in order to bring the NNP 'alive'. The proposal put forward for approval is to create a Newhall Community Team (NCT) that will develop future initiatives that relate to NNP policies and make best use of funds available to invest in these initiatives.

The NCT will have a Councillor appointed as Chairman reporting to the Newhall Chair and at least two further Councillors in the core committee team. The remainder of members will be appointed from within the Parish Community – several volunteers ready to go.

A formal Terms of Reference will be agreed with all statutory controls remaining with the Parish Council. All expenditure will be managed in line with statutory rules and policies.

### Tuesday 28th September Proposal

To secure Newhall Parish Council formal support for the creation of this Group which will be fully empowered subject to Newhall Council approval of the terms of reference.

