

# PEOVER SUPERIOR AND SNELSON PARISH COUNCIL

Clerk – Shareen Worthington  
Email - [council@peoversuperiorandsnelson.org.uk](mailto:council@peoversuperiorandsnelson.org.uk)

Chairman – Phil Welch  
Vice Chairman – Cliff Walsingham



## Minutes of the Parish Council Meeting held at 5pm on Tuesday 10<sup>th</sup> September 2024 at Over Peover Village Hall

**Present:** Councillors Phil Welch (Chair), Vicki Irlam, Cliff Walsingham, John Hehir, Janet Winrow, Cathryn Ruddock, Richard Clarkson and the clerk.

Members of Public: None

### **24.89 Receive apologies for absence**

Councillors Ardern, Rao, Benson and Ward Councillor Anthony Harrison sent their apologies.

### **24.90 Receive questions or comments from the public**

There were no questions from the public.

### **24.91 Approve the co-option of a new councillor**

Cllr Walsingham proposed Mr Richard Clarkson be appointed to the council; this was seconded by Cllr Irlam. Cllr Clarkson signed the Declaration of Acceptance of Office form and will need to complete and return the Register of Interest forms within 28 days of his appointment.

**Action: Cllr Clarkson**

### **24.92 Receive declarations of interest in any agenda items**

No declarations of interest were declared.

### **24.93 Approve Minutes of the last PC meeting on 23<sup>rd</sup> July 2024 and sign off minutes from 18<sup>th</sup> June 2024**

The minutes of the previous two PC meetings were agreed and signed.

### **24.94 Discuss matters arising from the Minutes, not already covered in the agenda**

Awaiting a response from Cllr Benson regarding Marthall Village Hall.

**Action: Cllr Benson**

Repainting of the finger posts is due to commence on 23<sup>rd</sup> September and should take approximately 2-3 weeks to complete. Cllr Hehir is awaiting a quote from Leander regarding the repair to the Mill Lane finger post.

Cllr Walsingham wrote to Cheshire East Highways regarding the monitoring of vehicles on Common Lane and awaits a response.

**Action: Cllr Walsingham**

The Chair to write to Run North West asking for a donation and to request off-route residents are also notified about the race.

**Action: Chair**

**24.95 Receive updates from the Ward Councillor**

The Chair reported that Cllr Harrison is in the process of arranging a meeting with CE Planning to obtain a schedule of outstanding applications.

**24.96 Receive Gawsworth and Chelford Police Report**

No incidents to report.

**24.97 Receive an update from The Village Hall Sub-committee**

The Charitable Trust held its first meeting and Cllrs Winrow and Walsingham met with the school. The school has planning consent from 2019 (now lapsed) for a link corridor and Cllr Walsingham to meet with the architect to discuss the proposed plans for a new Hall. Once agreed, a planning application can be submitted. Possible parking on the land opposite the school behind the cricket club was discussed. Funding needs to be explored and ownership of the field needs to be investigated.

**24.98 Finance**

**a. Approve the Receipts and Payment Report**

The Receipts and Payments report was reviewed and approved. Cllr Ruddock reconciled the latest bank statement against the report and will authorise online payments.

**b. Receive the External Auditor Report**

The Auditor's Report was received and noted. The Clerk has uploaded the report on to the council's website.

**24.99 Planning**

**a. Consider Planning Applications:**

- i). **23/4473M (Appeal)** – Sycamore Farm, Well Bank Lane – Demolish and replace existing building.

**Comment:** The Parish Council maintains its original **objection** to this application.

- ii). **24/3208M** – Highfield House, Peover Lane – Increase roof height and incorporate front dormers for loft alteration.

**Comment:** The Parish Council **objects** to this application.

Responses are submitted and available to view on the CE Planning website.

**b. Consider any planning decisions**

24/2012M – Lime Tree Farm, Long Lane: Refused

24/1971M – Pear Tree Farm, Well Bank Lane: Approved

24/1562M - Manor Farm, Snelson Lane: Approved

24/1537M - Woodcroft, Stocks Lane: Withdrawn

24/0561M – Peover Cricket Club, Well Bank Lane: Approved

21/3213M – Colshaw Hall Farm, Stocks Lane: Refused

Following CE Enforcement conclusion that no evidence of demolition was found at Merrydale Cottages, Cllr Winrow offered to send photographs to the Chair who will send to CE Enforcement department.

**Action: Cllr Winrow and Chair**

#### **24.100 Housekeeping and Maintenance**

##### **a. Discuss the parish field tree survey**

The recent tree survey was reviewed and it was agreed all necessary recommendations should be carried out. Some of the affected trees are on a local landowner's site. The chair will first share the report with the landowner, requesting the work be carried out before the clerk approaches a local tree surgeon.

**Action: Chair**

##### **b. Review the new PC website**

The web developer has almost completed work to the website with a few updates remaining. Members were pleased with the new look to the website but were concerned it was very difficult to find when using a search engine especially if typed in as Over Peover. The clerk confirmed this was being rectified this week. The clerk to include a link for reporting footpaths issues.

**Action: Clerk**

##### **c. Review Financial Regulations**

Cllr Ruddock noted that a few minor amendments were needed and these will be reviewed with the clerk before the next meeting.

**Action: Cllr Ruddock and Clerk**

##### **d. Receive village newsletter articles**

The clerk asked members for newsletter articles. It was agreed that a flyer for the Village Hall play should be included along with an update on the new village hall proposals. The newsletter will be distributed in early October.

##### **e. Receive updates on S106 funding, speed limit reduction, Planning Enforcement, helipad, Community Speed Watch and website, if not already covered**

- i. Section 106 funding – No update
- ii. Speed Limit Reduction – No update
- iii. CE Planning Enforcement – No update
- iv. Helipad – A resident received a response from Planning to his letter of complaint.
- v. Community Speed Watch – The clerk has forwarded an email from the police to Cllr Hehir regarding the restart of the speed watch programme.
- vi. Website – See item 24.100 b.

Cllrs Irlam and Hehir offered to collate a list of trees which might need a TPO.

**Action: Cllrs Irlam and Hehir**

The planting of a tree for the King's Coronation was queried. The clerk to ask Cllr Ardern for an update.

**Action: Clerk**

**24.101 Items for the next agenda**

Approve the Financial Regulations  
Personnel meeting and salary review

Meeting concluded at 6.40pm

The date of the next PC meeting is **Tuesday 15th October 2024**