

PEOVER SUPERIOR AND SNELSON PARISH COUNCIL

Clerk – Shareen Worthington
Email - council@peoversuperiorandsnelson.org.uk

Chairman – Phil Welch
Vice Chairman – Cliff Walsingham



Minutes of the Parish Council Meeting held at 5pm on Tuesday 26th November 2024 at Over Peover Village Hall

Present: Councillors Phil Welch (Chair), Cliff Walsingham, Janet Winrow, Richard Clarkson, Hazel Ardern, Vicki Irlam and the clerk

Members of Public: Two

24.114 Receive apologies for absence

Councillors Stephanie Benson, Supritha Rao and Cathryn Ruddock sent their apologies.
No apologies received from Cllr John Hehir and Ward Councillor Anthony Harrison.

24.115 Receive questions or comments from the public

a. Clearing the parish field ditch

Following a request from a neighbouring landowner, members agreed to appoint Mr Andy Worthington to clear the ditch running alongside the parish field.

24.116 Receive declarations of interest in any agenda items

No declarations of interest were declared.

24.117 Approve Minutes of the last PC meeting from 15th October 2024

The minutes of the last PC meeting were agreed and signed as a correct record by the Chair.

24.118 Discuss matters arising from the Minutes, not already covered in the agenda

Cllr Walsingham to draft a street plan of proposed locations for speed/warning signs and will present to members in January.

Action: Cllr Walsingham

There was no update on the Marthall Village Hall renovations enquiry however, Cllr Winrow said she might have a potential contact if Cllr Benson is unable to obtain the information.

Action: Cllr Benson

Cllr Walsingham has written to the road safety team at CE Council and will follow up with them in relation to the monitoring of vehicles on Common Lane.

Action: Cllr Walsingham

It was felt that there was insufficient space for the Coronation tree on the parish field and that it could be planted on the verge at Four Lane Ends. Cllr Irlam to make enquiries with the landowner and Cllr Walsingham to obtain a price from a local nursery.

Action: Cllrs Irlam and Walsingham

The Chair has received no response from Run North West regarding a donation and will continue to pursue.

Action: Chair

The Chair met with the landowner of the property adjacent to the parish field to discuss the tree report. The majority of the trees belong to the parish council so it was agreed that a tree surgeon would be asked to carry out the necessary work at a cost of £2250 plus VAT.

Cllr Irlam is awaiting a response from CE Council regarding the procedures for TPOs.

Action: Cllr Irlam

The Chair wrote to Mr Tom Evans at CE Council regarding a new Neighbourhood Plan. It was agreed a small group consisting of the Chair, Cllr Winrow and Cllr Walsingham will meet with Mr Evans in the new year.

Action: Chair

24.119 Receive updates from the Ward Councillor

No updates received from the ward councillor.

24.120 Receive Gawsorth and Chelford Police Report

There were no incidents to report.

24.121 Receive an update from The Village Hall Sub-committee

a. Approve Architect fees for the design of the new village hall

The sub-committee met with the School and architects and agreed changes to the drawings. A total fee of £2000 for architect costs and shared planning application costs were approved.

24.122 Finance

a. Approve the Receipts and Payments report

The Receipts and Payments report was reviewed and approved. The Chair to authorise online payments.

b. Approve the budget

Following one amendment to the proposed figures, the budget for next financial year was approved.

c. Set the precept for 2025/26

The precept figure of £32910 was approved. The Clerk to submit to CE Council.

Action: Clerk

24.123 Planning

a. Consider Planning Applications:

- i). **24/4217** – Tanatside, Stocks Lane – Proposed two storey extension, single storey rear extension and internal remodelling.

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

- ii). **24/4446** – Nine Oaks, Stocks Lane – Certificate of Lawful Use/Development.

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

24/3526M – Snelson Methodist Church, Pepper Street: Withdrawn

22/3861M – Merrydale Cottage Farm, Chelford Lane – Approved with conditions

21/6247M – Land at Cinder Lane, Well Bank Lane – Finally Disposed of

24.124 Housekeeping and Maintenance

a. Discuss the Christmas tree arrangements

The Chair, Cllr Hehir and ex-Cllr Clarke arranged to collect the Christmas tree from Ollerton and to put it up with help from Cllr Clarkson. A donation of £50 will be made.

A decision will be made in January on whether the tree at the end of Parkgate Avenue should be replaced.

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

i. Section 106 funding – No update

ii. Speed Limit Reduction – Cllr Irlam followed up with CE Highways but they were unable to locate the original report.

iii. CE Planning Enforcement – The owner of Nine Oaks has lodged an appeal against an Enforcement Notice issued in May. The Parish Council issued its objection to the appeal.

iv. Helipad – No update

v. Community Speed Watch – No update

24.125 Items for the next agenda

Set meeting dates for 2025/26

Meeting concluded at 6.25pm

The date of the next PC meeting is **Tuesday 14th January 2025**