

Minutes of a meeting of Tabley Parish Council held on Tuesday 11th September 2017 at Mere and Tabley Community Club

PRESENT

Councillor H Gurney-Smith (Chairman)

Councillors: D Bailey, S Wharfe, A Greenway, N Withenshaw, N Evans, G Lang and T Jackson.

Also Present:

Mr C Burrows (part) and Mrs. S Sherwood (Clerk)

The meeting commenced at 7.30pm.

1. **APOLOGIES FOR ABSENCE:** Parish Councillors: G Bowen and S Carson and Cheshire East Councillor Olivia Hunter,
2. **DECLARATIONS OF INTEREST** - none declared.
3. **MINUTES OF PREVIOUS MEETING**
RESOLVED: That the minutes of the meeting held on 11th July 2017 be approved as a correct record.
4. **Public Participation – A period of not more than fifteen minutes were made available for the public to submit comments**
 - 4.1 None
5. **Matters Arising**
 - 5.1 **Broadband** – Although there were indications that the Broadband would be sorted by summer 2017, this has not happened. **ACTION:** The Clerk to contact Councillor Bowen to follow this up.
 - 5.2 **Holly Grove Play area Wall** – The wall, despite assurances from Cheshire East Council that the repairs were scheduled, still remains in a dangerous state. **ACTION:** The Clerk to contact CEC for a further update.
 - 5.3 **Tabley Hill Lane**- The incidents of illegal maneuvers at the junctions on the A556 with Pickmere Lane/Tabley Hill Lane still remain a serious issue. It is unclear whether the traffic police have monitored the situation. **ACTION:** The Clerk to contact PCSO Zoe Cox to find out if the situation has been monitored.
6. **Update on A556 road by Mr C Burrows**

Mr Burrows gave a brief update on the planned overnight closures and the installation of bollards on the non-motorised roads. The next meeting at the Compound to update on the current situation is planned for 27th Sept. Prior to this, members of Tabley Parish Council are to walk the de-trunked road to see if there are any issues which need raising.

Councillor Greenway asked if the bollards on the non-motorised road will leave enough room for agricultural vehicles to access to cut the hedges. Mr Burrows to check this issue.
7. **Police Report** - None
8. **To note the current financial position**
 - 8.1 **To note the current financial position**

Business Premium Account: 542.80
Community Account: 2669.60
 - 8.2 **To approve the following payments: -**
 - Cheque 100454 £200.00 – Sarah Sherwood Salary August & September
 - Cheque 100455 £50.00 – HMRC August & September
 - Cheque 100456 £170.00 – Knutsford Town Council – Knutsford CAB contribution.

RESOLVED: Financial report 11th September 2017 approved.
9. **Correspondence**
 - 9.1 Marianne Hodgkinson – Holly Grove Paly rea will hopefully receive a bench and a picnic table.
 - 9.2 Wendy Sinfield to attend the next meeting to discuss the Dual Runway Operations.
 - 9.3 L Gibson – tracing the Leicester family. This to be forwarded to Councilor Withenshaw and he is to be given the details of the Family History Society and Tabley House Museum.
10. **To receive Councillor Reports**
 - 10.1 **Holly Grove Play Area – see 9.1 above**
 - 10.2 **Highways**
 - 10.2.1 The grass verge at the junction with Green Lane/Tabley Hill Lane is very overgrown. **ACTION** grass verge has now been cut
 - 10.2.2 **The Bridge on Budworth Road** is due to be repaired between 9th October and 3rd November.
 - 10.2.3 **The footpath from the Smoker to Northwich Road still requires cutting back.** **ACTION: The Clerk to contact CEC Highways.**
 - 10.2.4 **Moss Lane** This area is in desperate need of action – the surface is very poor; trees and hedges are very overgrown. **ACTION** The clerk to contact CEC Highways for a further update.

- 10.2.5 **Flittogate Lane** The triangle at the end of Flittogate Lane where it meets Pickmere Lane has been damaged and requires action. **ACTION:** The Clerk to contact CEC Highways.
- 10.2.6 Spring Cottage. The spring is still leaking and causing problems and the two grids near this location are blocked. **ACTION:** The Clerk has written to CEC Highways and has followed this issue up. Their response is awaited.
- 10.2.7 **Almond Cottage.** Mr Paul Burroughs is arranging a meeting with Councillors and the owner of Almond Cottage to see if a solution can be found to the egressing of the property.
- 10.2.8 M6 Junction 19. The lighting sequence is still wrong which caused problems to the surrounding roads. Furthermore, a yellow box system needs implementing to stop vehicles blocking the exits during peak times.
- 10.2.9 Tabley Hill Lane. The owner of the car garage parks his vehicles on the double yellow lines. **ACTION:** The Clerk to contact Knutsford Police about this issue.
- 10.2.10 Gully emptying. Tabley Hill Lane needs the gullies emptying from the Cemetery to A556.
- 10.3 **Newsletter.** A newsletter is due shortly. Councillor Greenway to forward info for the Mere and Tabley Community Club.

11. Planning Planning

11.1 To note the decision made by Cheshire East Council

- **Application 13/3336M** construction of cattle and feed stores on existing agricultural land at Land off Moss Lane, Over Tabley
Parish Council recommendation: Objection.
Cheshire East Council Decision: Not decided 27th July 2017
- Application 16/0509M Traditional oak frame garden room extension on the side of the house. At Hillcrest House, Tabley Hill Lane, Tabley, Knutsford, Cheshire, WA16 0EW
Parish Council recommendation: No objection
Cheshire East Council Decision: Registered application
- Application 17/2178M Resubmission of planning approval ref 15/4910M to make existing temporary access a permanent additional access to hotel Cottons Hotel And Spa, Manchester Road, Knutsford, Cheshire, WA16 0ED
Parish Council recommendation: No objection
Cheshire East Council Decision: Approved with conditions / 09-Jun-2017
- **Application 17/3294M** Erection of detached drive-thru coffee shop with associated works at Knutsford Motorway Services Area Northbound, Northwich Road, Tabley, WA16 0TJ
- **Application 17/3942M** Listed building consent for conversion of Eco Barn into 4 residential units, barn conversion to home business & Yoga studio, garage block & parking off access drive, extension, rebuild outbuilding, extension of garage and accommodation in roof space of existing garage block at Over Tabley Hall Farm, Old Hall Lane, Tabley, WA16 0PW
Parish Council recommendation: No objection
Cheshire East Council Decision: Registered application
- **Application 17/3889M** proposed part single and part double storey side extension to existing dwelling. 3, Coronation Cottage, Flittogate Lane, Tabley, Knutsford, Cheshire, WA16 0HJ
Parish Council recommendation: No objection
Cheshire East Council Decision: Registered application

11.2 To note the following planning applications – comments made at meeting.:-

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- **Parish Council recommendation:** in general, the following comments were raised.
 - ❖ The original quote was for 175 units, now 260 too many for the area.
 - ❖ The infrastructure as it is at present cannot sustain the addition of so many houses. The schools/GP surgeries/dentists will not be able to cope with the influx of so many people
 - ❖ The highways in the area are already at crisis point.
 - ❖ There must be a high percentage of affordable housing.
 - ❖ Overdevelopment in the Greenbelt area.
 - ❖ Tabley Parish Council concur with Knutsford Town Council's comments.
 - ❖ If approved, the infrastructure must be in place before the houses are built.

12 Date of next meeting: - 13th November 2017 at Mere and Tabley Community Club at 7.30pm.

Signed
Councillor Helen Gurney-Smith – Chairman Tabley Parish Council