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**MINUTES of THE PARISH COUNCIL MEETING  
in PICKMERE VILLAGE HALL**

4<sup>th</sup> December 2018

- |    |                  |   |
|----|------------------|---|
| 1. | <b>Present</b>   | <b>AS (Chair), CT, AB, RB, PG, SF, SR</b> |
|    | <b>Apologies</b> | <b>IK, Cllr O Hunter (illness)</b>        |
|    | <b>Public</b>    | <b>6 members of the public</b>            |
|    | <b>Police</b>    | <b>None</b>                               |

**AGENDA PART A**

**2. Minutes**

- 2.1 Approval of Minutes** – The minutes of the meeting of 6<sup>th</sup> November 2018 were agreed with an amendment to the date of the dressing of Father Christmas's sleigh (item 8.4).

- 2.2 Matters arising from Minutes** – AS referred to the question raised in the previous meeting by a member of the public of why the precept for the year 2010-11 had been raised by 97%. AS apologised for not remembering this when the matter was raised but confirmed that this had been the case. At that time, the Parish Council had insufficient income to cover its costs (which included at that time some unusual expenditure) and the only way that this could be addressed was by raising the precept by the amount mentioned. This decision is noted in the Council minutes for the meeting of 1 December 2009.

**3. Declaration of Interests** – nil

**4. Open Forum (Including PCSO)**

- 4.1 Open Forum** A member of the public made reference to his recent planning applications for extensions to the property Nywen, Pickmere Lane (one of which had been refused by Cheshire East Council (CEC) and was currently at appeal, and the second of which was a reduced proposal currently being considered by CEC). The member was concerned at the allegedly negative comments made by the Parish Council in respect of the applications, and in particular that the second application had been considered by members of the PC's Planning Committee not in a formal meeting, but by way of email correspondence with the Clerk. The member of the public felt that the PC's attitude to the proposal was unwelcoming in relation to his family's wish to become a part of the Pickmere community and play a full role in its life.

A second member of the public commented as to the number of posters displayed on the Cheshire railings at the junction of Park Lane and Clover Drive. He said that he himself had removed some of these. He also wished to thank the member of the public (unknown) who had cleared the path down to the lake of leaves.

**4.2 Report from PCSO** The PCSO was not present.

**5. Report from Cllr O Hunter** Cllr Hunter was unable to be present, but AS said that Cllr Hunter had stated that she would take up with CEC any issues that might be raised by the PC. AS made reference to the Spinks Lane issue, referring to recent rumour of activity on the site; contact had been made with CEC via Cllr Hunter, and confirmation had been received that CEC have not approved any form of development on the Spinks Lane site.

**6. Finance**

**6.1 Current financial position** – the monthly financial summary was noted.

**6.2 New payments** - the schedule of payments was approved, with an amendment to the circulated schedule in that the payment to the cleaner should be £78 not £96.

**7. Report from Planning Committee**

**7.1 Planning application update** – members noted the status of the following applications:

- 18/2620M – Extensions – Nywen, Pickmere Lane – previously refused planning permission; planning appeal in progress;
- 18/5430M – Extensions (revised) – Nywen, Pickmere Lane – application still current;
- 18/5958M – Non-material minor amendment to the housing scheme on the Elms PH site, Park Lane – application recently submitted; the Clerk was asked to check what the minor amendment comprised.
- 18/5564M – Appn for a Certificate of Appropriate Alternative Development – residential development at Flittogate Farm; the Clerk explained that this was essentially a valuation exercise relating to the proposed acquisition of the farm for HS2; the PC had asked that CEC determine the application in accordance with its normal policies applying to such a proposal in this location;
- 18/5078M – Planning Appeal – erection of one house and associated buildings, Frog Lane – appeal not yet determined.

SR remained very concerned at CEC's inaction concerning potential planning enforcement issues referred to it by the PC. It was agreed that this be reconsidered on the February agenda.

The Clerk made reference to the issue of CEC's Spatial Planning Update after PC's agenda had been finalised; one item to note in the update was the Government's current consultation in relation to the possibility of including in the category of 'permitted development' the 'vertical' extension of properties to provide additional housing accommodation. The deadline for comment was before the next PC meeting. While the proposed relaxation seemed to be aimed at e.g. town centre locations, the consultation document said that it might also relate to extensions to existing housing. This could potentially have a significant and detrimental effect on the appearance and character of residential properties. It was agreed that putting this form of development largely outside planning control would not be acceptable and that the Clerk be asked to submit appropriate comments to Government.

## **8. Reports from Assets Working Groups**

**8.1 Funding Sub-Group** – nothing to report pending progress in other areas.

**8.2 Planning Sub-Group** – nothing to report

**8.3 Asset Register Sub-Group** – nothing to report

**8.4 Report from Community Group** - AB referred to arrangements for Father Christmas's visit to Pickmere on 19 December; donations of mince pies and bottles of wine (to make punch) were welcomed – to be passed to Pickmere Guesthouse, who had volunteered to organise this.

AB also mentioned that there was again a 'Giving tree' at the Red Lion PH; labels for donated gifts were available there; the cause to be supported was AGE UK and appropriate gifts (wrapped) would be welcomed. The deadline for gifts was 10 December.

## **9. Reports from Clerk and from Councillors**

**9.1 Annual Parish Meeting – Appointment of Working Group** – SF/SR/RB were appointed to organise this event. It is to be held in the Village Hall on Saturday 30 March 2019, but the Methodist Church would be asked if they could provide refreshments. It is necessary to notify local groups and societies.

**9.2 Membership of Council Working Groups** - the report was noted, and it was suggested that RB might take former Councillor Halsey's place on the Assets Working Group (Funding sub-group). The membership of such groups/sub-groups would be reviewed after the local elections in May.

**9.3 Request for Residents' parking permits – Mere Lane etc** – CEC's policy documents on this topic had been circulated with the agenda; SR had concluded that they did not offer an obvious route for seeking a residents' permit scheme in this location, and it was agreed that this idea would not be pursued with CEC.

**9.4 Traffic Calming** – the Clerk was asked to request CEC for data apparently collected by the 3 Speed Indicator Devices (SIDs) in the village as a precursor to considering requesting further traffic calming measures.

**9.5 HS2 – Consultation on Working Draft Environmental Statement** – AS first pointed out that it was for individuals to submit representations if they so wished. He commented on the success of the drop-in event held last week, especially in comparison with other similar events attended by councillors in nearby parishes. He suggested that the PC's comments should concentrate on a restricted number of aspects rather than seeking to be all-encompassing and possibly therefore unfocussed. Following discussion, the principal issues for objection agreed were as follows:

1. Particular engineering proposals – primarily the closure of Budworth Road and the proposals for the diversion of Pickmere Lane, Flittogate Lane and School Lane – the PC would seek substantial amendments to these to reduce their impact on the local landscape and environment;
2. General issues of embankment height, which affects landscape impact, noise emission and air quality problems;

3. The serious issue of impact on local residents and the local environment in relation to the construction phase and the impacts of construction vehicles on the Pickmere parish more widely, especially when added to the wider impacts of the substantial engineering operations just outside the parish, e.g. in relation to the re-routing of A556;
4. The superficial environmental evaluation of the effects of the proposal on Pickmere, including the absence of reference to key Pickmere community assets e.g. the lake and the VH, the impact of the proposed scheme on these assets, and the general functioning and well-being of the local community.

As further pointed out that the PC was endeavouring to arrange a meeting with CEC and HS2 to discuss the off-site implications of the project, e.g. the possible use of narrow country lanes e.g. Frog Lane for HGV construction traffic.

**9.6 CEC – Review of s106 Agreement relating to Manchester Airport** – the report was noted; it was agreed that the PC would seek to retain 2 places on the forthcoming meeting between the relevant authorities about this review. The Clerk is to notify CEC.

**9.7 CEC Consultation – Waste collection service reorganisation** – this was noted; members agreed that it was for individuals to respond; the relevant web address for the consultation papers and response form is:  
<https://surveys.cheshireeast.gov.uk/s/WasteCollectionConsultation/>

#### **AGENDA PART B – CONFIDENTIAL**

The Council resolved that members of the public should be asked to leave the meeting at this point to enable discussion of confidential matters.

**10.1 Quotations for survey/costing reports in relation to Village Hall and Pavilion** – The Clerk summarised the circulated report. Quotation 3 was rejected on the basis that it did not meet the terms of the brief. Members asked that the disbursements situation in relation to quotations 2 and 3 be confirmed, and that subject to a satisfactory response, and also subject to a satisfactory meeting being concluded between the Chair and Clerk and Pennington Choices to confirm the nature and extent of their project proposal, that Pennington Choices be appointed to carry out the work in accordance with their quotation, on the basis that that quotation appeared to provide the maximum amount of information, in accordance with the brief, for the Council's needs.

**Clerk: Jack Steel**

**Next meeting: 5<sup>th</sup> February 2019**