

# **BETLEY, BALTERLEY & WRINEHILL PARISH COUNCIL**

Parish Councillor – you are summoned to attend a Council meeting on  
**Thursday 27th July 2017 at 7.30pm at the Village Hall**  
**(Main Hall), Betley**

Gwyn Griffiths  
Clerk & RFO  
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## **AGENDA Thursday 27th July 2017**

1. Apologies for absence
2. Declaration of Interest in Items on the Agenda
3. To approve the minutes of the meeting of 22<sup>nd</sup> June 2017
4. Public participation in any item on the Agenda
5. To receive a presentation from representatives of Aspire Housing relating to their policies on lettings in the parish and grounds maintenance and to consider any Council response (40min)
6. To receive a presentation from representatives of High Speed Two (HS2) and to consider any Council response (40min)
7. Reports
  - a) Chairman & Vice-Chairman
  - b) Clerk
  - c) County Councillor
  - d) Borough Councillors
  - e) Representatives on outside bodies
8. Clerk to report on matters dealt with as Urgent Business since the last meeting
9. To consider any planning applications to hand at preparation of agenda
  - 17/00437/FUL Erection of double garage, land rear of Old Post Office, Main Road, Betley for Mr M Padmore (papers to Cllrs Townsend and Watkin)
  - 17/00127/FUL Part single storey, part two storey side extension and ground floor rear extension, 5 Den Lane, Wrinehill for Miss R French
10. To receive the results of planning application determinations received
11. To consider any further planning applications, planning appeals/enforcement issues, progress of previous planning applications and other planning matters
  - To consider the Parish Council response to the Newcastle/ Stoke Joint Local Plan Consultation on initial options for development

12. To consider any issues relating to Council property or assets (e.g. Laudy Croft, Memorial Garden)
13. To consider progress on the preparation of a Neighbourhood Plan
14. To consider further development of the speed monitoring scheme  
To note: item deferred to September meeting pending receipt of data and potential grant funding
15. Area Issues : a) Balterley b) Betley c) Wrinehill
16. Highway Matters
17. Correspondence
18. Financial Matters
  - a) Applications under the Community Chest Scheme
  - b) Applications for financial assistance
  - c) Payment of Invoices
  - d) To receive the Financial & Bank Statements
19. To consider council communication
20. Any items for next/ future Agenda
21. Date of next scheduled meeting: Thursday 28<sup>th</sup> September 2017

# **BETLEY, BALTERLEY & WRINEHILL PARISH COUNCIL**

## **Minutes of the meeting held on 22nd June 2017**

172/17 PRESENT:

Cllrs Seb Daly, Frank Speed, Ian Walton and Chris Watkin.

173/17 IN ATTENDANCE:

Five members of the public.

Gwyn Griffiths (Clerk).

174/17 Apologies for absence had been received from Cllrs Bettley-Smith (family), Berrisford (unwell), Ecclestone (holiday), Hales (work), Head (work), Morris (work), Thomas and Townsend (other meeting). The Clerk confirmed that the meeting was quorate, but would become inquorate if any member were to leave. An apology for absence had also been received from County Councillor Northcott.

175/17 Members considered the declaration of interests in agenda items.

There were no interests declared at this point.

176/17 **RESOLVED** that, subject to the addition of the resolution set out below to Minute No.169, the minutes of the meeting of 18th May 2017 be approved as a true record and be signed by the Chairman.

**“RESOLVED that a grant of £89 be approved as a contribution to the insurance costs of the Betley Mums and Tots Group.”**

177/17 The Chairman outlined the procedure for public participation, and the meeting was adjourned to allow the public to speak.

178/17 A member of the public opened by thanking the Clerk for his work, as he understood retirement was planned. He wished to comment on the issue of unadopted roads and refuse collections. There were a number of questions he wished to pose. What criteria applied to which roads lost collections? Was there an obligation to maintain free passage from overgrown hedges? There was a difficulty in obtaining access because of overgrowing hedges.

The first 50-75 yards of Cracow Moss was adopted and should be drained by two gullies which were blocked. This was a neglect of duty by the County Council especially as they were required to drain water flowing off the main road. The County Council should locate and clear the blocked gullies to stop damage to the surface of the unadopted stretch.

What was the procedure for adoption? Adoption of “High Town” would have been logical. Why was Back Lane adopted, but not Cracow Moss? Was the Parish Council in a position to exert pressure for adoption to permit refuse collections to be restored?

The unadopted lanes were poorly maintained with verges and ditches neglected. He understood that Riparian Law placed obligations on landowners, but neither the County nor Borough Councils were interested in enforcing the laws.

There had been talk of the Parish Council funding a lengthsman. Could such a service operate on unadopted roads?

179/17 A second member of the public was concerned about the landslip on Den Lane and the impact of HS2. In response it was pointed out that the landslip was a matter for the County Council and had been brought to their attention on several occasions. Issues relating to HS2 would be covered as an agenda item.

180/17 The Vice-Chairman had nothing to report on business since the previous meeting.

181/17 The Clerk advised members that during the recent General Election campaign party political material had been placed on display on one of the Parish Council noticeboards. This was without the permission of the Council, which would not have been granted in any event as the Parish Council could clearly not appear to endorse a particular political party.

**RESOLVED that the Clerk place a notice on each noticeboard outlining the Council's policy and emphasising that the party political material did not have permission to be displayed.**

182/17 The Clerk reported that the newly-elected County Councillor had ommitments that evening.

183/17 There was no report from the Borough Councillors nor had they offered apologies for absence.

184/17 Members reported on their roles on outside bodies. There were no substantive issues.

185/17 The Clerk advised members that under the arrangements for Urgent Business he had arranged payment of two accounts as recorded in the Financial Statement.

186/17 Members considered the Clerk's verbal update regarding issues relating to HS2. The Clerk advised that it was hoped that a representative of HS2 would be able to attend the July meeting to inform members of the potential impact of HS2 on the Parish and to answer any questions raised. He had also received notification that the Parish Council was entitled to receive a copy of the Parliamentary Bill relating to the project and that the Council would be expected to make this available for public inspection. However it was not entirely clear how the Council could achieve this in view of the lack of premises and the scale of the documentation (approximately 11,000 pages in total). Subject to parliamentary approval all or part of the documentation might be available electronically (e.g. on a memory stick or similar).

**RESOLVED that the Parish Council would wish to receive key documents (such as local site plans) in hard copy with background documents in electronic form.**

[During consideration of the above item of business there was a brief adjournment of the meeting to allow residents present with a direct interest in the matter to comment on the Parish Council's proposed course of action.]

187/17 In view of the issues raised during public participation and the possible loss of a quorum at the meeting it was **RESOLVED that Item 17 (Area Issues) be brought forward to this point in the meeting.**

188/17 Members considered area issues.

Concerns had been expressed regarding the extensive tree works carried out at Main Road/ East Lawns and the disposal of social housing within the Parish, both issues relating to

Aspire Housing. The Parish Council had previously asked for a representative of Aspire to attend a meeting to discuss these matters without response. The Clerk would make a further approach.

Concern had been expressed that the footings for the boundary wall at the Blue Bell development lay outside the site boundary and had encroached upon the highway.

**RESOLVED that the Clerk raise this matter with both the Highway Authority and the Local Planning Authority.**

On the issues referred to in public participation members shared the concern that the Borough Council's approach of designated collection points at the nearest point on an adopted highway was inconvenient, inconsistent and arbitrary.

On the matter of drainage from the A531 onto the unadopted roadway and drainage issues the Clerk suggested that the County Councillor be asked to investigate the provisions of Sections 264 and 100 of the 1980 Highways Act which seemed potentially relevant.

189/17 Members considered the following planning application.

**17/00471/FUL Variation of Condition 2 regarding boundary treatment of permission 15/00759 for five dwellings, former Blue Bell Inn, New Road, Wrinehill**

**RESOLVED that the Parish Council can see no apparent justification within the application for any change in the conditions previously imposed.**

190/17 The following Planning Decision Notices had been received.

17/00107/FUL Extension, Yew Tree Farm, Common Lane, Betley - PERMITTED.

191/17 Members noted ongoing planning and environmental issues but there was no substantive discussion.

192/17 The Clerk advised that no communication had been received from the owners of the Wrinehill Garage site and that therefore there was no prospect of the commuted sum received in respect of the Blue Bell site being used to secure affordable housing on that site. Members expressed their disappointment but felt that the Parish Council had made every effort to secure such housing in the area.

193/17 Members noted that the Opening Ceremony for Laudy Croft had been a success with an attendance of approximately 60. It was also noted that the Gentlemen of the Parish had secured a narrow victory (by one rounder) over the Ladies of the Parish in the Rounders match held to mark the occasion.

A local resident had offered to assist with tree/shrub maintenance on the site.

**RESOLVED a) that the Council accepts the offer with gratitude;  
b) that further works to the site to include boundary fencing, development of a community orchard and enhancement of the site's ecological value be considered at a future meeting.**

194/17 Members received an update on the progress of the Neighbourhood Plan.

195/17 Members considered the development of the portable speed monitoring equipment.

**RESOLVED that, in view of the controversial nature of some proposals, the fact that expenditure was proposed, and the low level of attendance at the meeting, this matter be deferred.**

196/17 The Clerk tabled correspondence received since the last meeting. There were no matters requiring decision.

197/17 The Clerk submitted to members a list of invoices dealt with under Urgent Business provisions, invoices to hand and payments due, and the Financial and Bank Statements to date.

198/17 **RESOLVED** that payment of the following be noted:

<b>Earth Anchors Ltd</b>	<b>Laudy Croft furniture</b>	<b>£1,849.52</b>	<b>1298</b>
<b>TW Heler &amp; Sons</b>	<b>Laudy Croft works</b>	<b>£2,280.00</b>	<b>1299</b>

199/17 **RESOLVED** a) that the Council authorises payment of the following:

<b>G Griffiths</b>	<b>Salary/ Expenses</b>	<b>£ 429.98</b>	<b>1300</b>
<b>Royal Mail Group Ltd</b>	<b>Neighbourhood Plan postage</b>	<b>£ 1.13</b>	<b>1301</b>
<b>Betley Mums &amp; Tots</b>	<b>Grant</b>	<b>£ 89.00</b>	<b>1302</b>

c) that the Financial Statement be received;

d) that the Bank Statements be noted, and the reconciliation verified and be signed by the Chairman.

200/17 Members noted concerns regarding the planting on the Memorial Garden. The Clerk would draw these matters to the attention of the contractor.

201/17 Members considered matters relating to council communication.

202/17 Date of next meeting: Thursday 27<sup>th</sup> July 2017.