

**MINUTES OF THE MEETING OF KELSALL PARISH COUNCIL HELD AT THE COMMUNITY CENTRE, CHESTER ROAD, KELSALL ON THE 14<sup>th</sup> May 2012.**

**PRESENT:** Cllr Harrop (Chairman), Cllr Mrs Britton, Cllr Moore, Cllr Dutton, Cllr Mrs Cowell, Cllr Mrs Berry. Cllr Hancock,

**IN ATTENDANCE:** Two representatives of Bloor Homes, 19 members of the public, Unitary Councillor Deynem, Unitary Councillor Leather (part).

**01/12 ELECTION OF A CHAIRMAN**

Cllr Harrop was nominated by Cllr Hancock and Cllr Mrs Britton.

Cllr Hancock was nominated by Cllr Mrs Cowell, Cllr Hancock did not accept the nomination, Cllr Harrop was voted as Chairman by a unanimous vote.

**On being declared the chairman Cllr Harrop made the following statement:-**

**'I hereby declare to the Council I accept the office of Chairman and undertake to be guided by a national code in the performance of my duties'.**

**02/12 ELECTION OF VICE-CHAIRMAN:**

Cllr Hancock was nominated by Cllr Mrs Britton and seconded by Cllr Dutton. Cllr Hancock accepted the nomination as was voted as vice-chairman by a unanimous vote.

**03/12 APOLOGIES:**

Cllr Boyle, Cllr Hopwood.

**04/12 DECLARATION OF INTERESTS:**

Members were invited to declare any personal or prejudicial interest in any item of business on the agenda or notes and, if necessary, to leave the meeting prior to discussions on the item.

**Cllr Moore declared a personal interest in planning application 12/01880/OUT.**

**05/12 TO APPROVE THE MINUTES OF THE MEETING HELD ON THE 16<sup>th</sup> APRIL 2012:**

**Resolved: That the minutes of the meeting held on the 16<sup>th</sup> April 2012 be signed as a correct record.**

**TO APPROVE THE MINUTES OF THE ANNUAL MEETING HELD ON THE 16<sup>TH</sup> APRIL 2012.**

**Resolved: That the minutes of the annual meeting held on the 16<sup>th</sup> April be signed as a correct record.**

**06/12 VISIT BY BLOOR HOMES:**

It was confirmed that the public consultation would be held on the 22<sup>nd</sup> May from 3pm to 8 pm at the Social Club. The development will be mixed housing with 35% affordable, rented and part buy. It was confirmed that two houses will have to be knocked down to create the entrance road, Bloor Homes is in a contractual agreement with the land owners. Bloor Homes said they would make a contribution towards the school with a 106 agreement but they had been advised the Doctors is not such a local issue.

Cllr Harrop summed up the points made by both Bloor Homes and the public and added that it was important not only for Kelsall but other areas to be given a transitional period from the Government to allow us to develop a Neighbourhood Plan and this was been asked for. It should be the Parish Council to decides where development goes not the planners. The Chairman thanked Bloor Homes for attending.

**07/12 MATTERS ARISING:**

1. Cllr Mrs Britton said the Parish Councils Insurance was due for renewal on the 1<sup>st</sup> June three companies have been looked at, Aviva, Zurich and Aon. Having looked at the various costs and offers Cllr Dutton proposed Aviva this was seconded by Cllr Harrop and agreed by the remaining Parish Councillors.

**Resolved: The Parish Council will renew the Parish Council insurance with Aviva.**

2. The Clerk confirmed that the water is now back on at the allotments and is sorting out the various meter reading out with United Utilities.

## **08/12 OPEN FORUM:**

Members of the public are invited to speak for no more than 10 minutes to the Council.

1. Two members of the public enquired about the Folk Festival.
2. Mr Hammond asked about the accounts been made available on the Kelsall web site.  
The Council felt that this would have to agreed formally by the Parish Council.

## **09/12 APPOINTMENTS OF REPRESENTATIVES TO OUTSIDE BODIES:**

### **1. Tarvin Education Foundation:**

Cllr Dutton

### **2. Youth Representative:**

Cllr Moore

### **3. Kelsall War Memorial Charity:**

Cllr Hopwood

### **4. Older People at leisure:**

Cllr Mrs Cowell

### **5. School Governors:**

Cllr Harrop

## **10/12 APPOINTMENT OF COMMITTEES:**

### **1. Finance**

Cllr Harrop, Cllr Hancock, Cllr Dutton, Cllr Mrs Britton.

## 11/12 PLANNING

### 1. Applications received to date:

12/01773/FUL Two storey side extension (demolition of existing garage), 6 Hall lane, Kelsall.

**No objection**

12/01593/FUL Single storey rear extension and front porch extension, Rosedale, Chester Road, Kelsall.

**No objection**

12/01830/FUL Single storey rear extension, 3 Hallowsgate Court, Kelsall.

**No comment**

12/01880/OUT Residential development of up to 90 dwellings, Land at rear of Four Winds, Flat Lane, Kelsall.

**It was agreed because of the complex nature of this application the Parish Council will meet later to formalise its full response but intend on objecting on the following grounds.**

- § **Traffic and pedestrian issues**
- § **Primary school provision**
- § **Destruction of green space in the heart of the village**
- § **The character of the proposed development**

### 2. Decision notices received to date:

12/00091/COU Change of use of basement & ground floor levels from restaurant to Veterinary surgery, 4 Church Street, Kelsall.

**PERMISSION**

12/00353/FUL First floor extension over existing garage, garage conversion, infilling between the garage and dwelling, creation of a additional parking space to the front of the dwelling, 2 Egerton Court, Kelsall, Chester.

**PERMISSION**

12/00705/FUL Rear conservatory, Castle Steps, 4 Elizabeth Close, Kelsall.

**PERMISSION**

12/01172/FUL Conservatory to rear, Sunny Bank, Chester Road, Kelsall.

**PERMISSION**

**12/12 OTHER PLANNING MATTERS:**

1. The new planning committee for the coming month is Cllr Hancock and Cllr Dutton. .
  
2. An email has been received from Mrs Hunt one of the organisers of the Folk Festival expressing concern that if the Taylor Wimpy Homes are given permission it would end the Folk Festival.
  
3. The Community Centre has been booked for the 07<sup>th</sup> July 1400 -1700hrs for the Neighbourhood Plan event.
  
4. Cheshire West and Chester planning application 12/01172/FUL conservatory to the rear, Sunny Bank, Chester Road, Kelsall was been considered by the Planning Committee on the 1<sup>st</sup> May.
  
5. Bloor Homes is holding a public consultation day on Tuesday 22<sup>nd</sup> May 2012 at the Social Club from 3.00pm to 8.00pm.
  
6. Stephen O'Brien has arranged a meeting on the 18<sup>th</sup> May 7.15 pm at the Barbour Institute, High Street, Tattenhall concerning the recent number of planning applications in the Cheshire West & Chester area. Each Parish Council can send up to three Councillors to attend.  
**It was confirmed that Cllr Mrs Britton and Cllr Hancock will attend.**

7. A letter was received from two members of the public expressing their concern about the number of recent planning applications and suggested a public meeting be arranged by the Parish Council. It was thought it would not be necessary for a separate meeting as members of the public will have an opportunity to express their views in the Neighbourhood Plan, and they are also free to attend any parish council meeting and the special Neighbourhood Planning meeting to be held on the 7<sup>th</sup> July.
  
8. It was confirmed that the Neighbourhood Plan questionnaire had now been printed and village wide distribution would start in the next few days. The formal feedback event which will also allow members of the public to express further views will be held on the 7<sup>th</sup> July at 2 pm at the Community Centre.

### **13/12 CLERKS AND CHAIRMAN'S REPORT:**

1. A couple of Folk Festival organisers have asked if they can camp on the field on the Tuesday night as they are needed first thing on Wednesday morning and they have to travel. This was agreed by the Parish Council.
  
2. The Kelsall 2<sup>nd</sup> Brownies have been given 60 trees from the Woodland Trust and intend planting a number as part of the Jubilee around the village. They will, however, have a number left over and wonder if the Parish Council have any locations in mind suitable for tree planting. They are a mixture of Wild Cherry and Silver Birch.  
**Cllr Hancock suggested some could be planted at the top of the village near the Farmers Arms, also at the war memorial to prevent people from parking on it. It was decided the trees would get too big for the war memorial but the top of the village was definitely a consideration.**
  
3. Revd Mackriell would like to know if any Parish Councillor would be prepared to suggest a hymn and speak for 2 – 3 minutes about why it is significant to them for the Songs of Praise service to be held on the 27<sup>th</sup> May as part of the village Jubilee celebrations. It was agreed with so many Parish Councillors away that weekend not to suggest a hymn.
  
4. The Revd Mackriell asked if he could meet with the Parish Council to discuss a community burial site. It was agreed to invite the Reverend to the June Parish Council meeting.

#### **14/12 YOUTH AND RECREATION:**

1. Cllr Moore reported that the young ladies who have recently completed the gold expedition did a brilliant video and presentation about it. The bronze expedition is this weekend, unfortunately they still don't have an operating authority as a result of the lack of Connexions funding so are still having to use the youth club insurance.

#### **15/12 CORRESPONDENCE:**

1. Cheshire West and Chester Council adopting a Code of Conduct. It was agreed to discuss the issue at the next Parish Council meeting to be held in June.
2. Commercial Estates Group regarding their proposals for Saughton Camp. They would like to know if we would like to meet with them to discuss the situation. It was agreed that in light of the coming meeting with Stephen O'Brien when the green belt issue would be raised it would not be necessary.
3. Clatterbridge Cancer Research Kelsall Branch thanking the Parish Council for the recent Jubilee Event donation.

#### **Publications received to date:**

- § Clerks & Councils Direct
- § The Playing Field

#### **16/12 HIGHWAYS AND TRANSPORT:**

1. It was reported that there has been a build up of rubbish getting dumped at the end of Dog Lane.





**19/12 OTHER PARISH BUSINESS:**

No other parish business was discussed.

**20/12 DATE OF NEXT MEETING:**

**11<sup>th</sup> June 2012**

**Signed .....**

**Date .....**