

MINUTES OF THE PARISH COUNCIL MEETING HELD ON 3rd NOVEMBER 2024 AT 5.00PM AT HUXLEY VILLAGE HALL

In Attendance: Cllr F Halton
Cllr R Jones
Cllr S Martin
Cllr C Nicholls
Cllr M Pilkington

Cllr M Roscoe
Cllr S Ratledge
Cllr L Sackett (Chairman)
Members of the Public: 0

APOLOGIES: Apologies were received and accepted from Cllr R Bird and Cllr M Jones (Ward Councillor) due to prior commitments

DECLARATION OF DISCLOSABLE INTERESTS - None were received.

PUBLIC SESSION – Nothing raised.

MINUTES

RESOLVED 24/033 that the Chairman signs, as a true and correct record, the minutes of the meeting held on 1st September proposed by Cllr Halton and seconded by Cllr Roscoe.

ACTIONS

Actions not otherwise on the agenda that had been completed:-

- Clerk has written to The Inn at Huxley regarding the ownership of the Phone Box – to be discussed later in the meeting.
- Crime Prevention leaflet has been added to the website.
- The PCSO had been contacted to seek an update following the crime that took place in Huxley – no response had been received.
- CWaC Highways had been contacted to request if a brown sign could be put on A51 for the Ice Cream Farm, they have confirmed back to say that this would not be possible.

ACTION: Enquire with Highways as to if a directional sign could be put on the A51 to encourage people to continue down A51 and pick up A41.

ACTION: Speak to Clerk to Tattenhall PC to raise concerns about traffic diverting to get to Ice Cream through country lanes and our concerns about the proposed extension to the Ice Cream Farm site.

ACTION: Speak to Cllr Mike Jones

- Enforcement Issues had been chased with CWaC Planning Enforcement Team and would be reported later in the meeting.
- Clerk tried to schedule a meeting with Hargrave and Huxley PC and Ashton Hayes and Horton-cum-Peel PC regarding the SID machine, in the end this did not take place and the SID was ordered, which has 8 weeks delivery.
- Clerk circulated to Cllr Halton and Cllr Sackett the map of the CWaC Highway Boundary outside the village hall in Huxley.
- Cllr Martin looked at how easily the telephone box currently located at The Inn at Huxley could be relocated.
- Cllr Sackett wrote to the PCSO about the issue raised by a resident at the last meeting regarding traffic along Church Lane but no response has been received
- Include Kiss Gates and Spring Gates on the Asset Register.

Actions not otherwise on the agenda still outstanding:-

- Cllr Nicholls has the plaque available to fix when the Beacon has been relocated.
- Cllr Pilkington to identify stiles that could be replaced in the area.
- Cllr Pilkington to continue mapping the locations of stiles
- Cllr Pilkington undertakes to identify landowners and make contact.
- All Councillors to take pictures of any stiles in the area when they are out walking so they can log them all and their condition.
- Cllr Nicholls to contact the administrator for the Facebook Account to see if she would be allowed to become an administrator so that the Parish Council information could be linked to the Facebook site.
- Cllr Sackett, Cllr Jones and Cllr Nicholls undertook to look at the CWaC Design Code and housing strategy consultation and prepare an appropriate response – the time frame for this had now expired, but are attending an online session by Create Streets in November.

BUSINESS AND CORRESPONDENCE

Public Right of Ways

Issues raised with the Public Rights of Way Officer for Cheshire West and Chester Council (CWA) since the last meeting were as follows:-

Footpaths FP11, Huxley FP4, Huxley FP10, Huxley FP3, Huxley FP2 – required attention including cutting back of vegetation and replacement of bridges and some stiles.

The PROW Officer confirmed that she had visited these footpaths and has arranged for the bridges to be replaced and discuss with the landowners regarding replacing the stiles with kissing gates, where they are in a state of disrepair.

ACTION: Ask for clarification from PROW as to which gates she is looking to replace.

Work completed since the last meeting includes:-

- Clearing of byway off Hoofield Lane and other footpaths.

Highways – a written report of the outstanding issues currently being actions by CWA Highways Department was circulated around the Parish Councillors, and it was noted that the hedge on Long Lane had been cut back since the last meeting.

It reported that a quote had been received to clean the footpath on Huxley and it was proposed by Cllr Ratledge and seconded by Cllr Jones and unanimously RESOLVED 24/034 to proceed with the Mechanical Sweeping of the footpath and kerblines road on Huxley Lane at a cost of approximately £400.

Telephone Box at The Inn at Huxley – Following the Clerk writing to the owner of The Inn at Huxley in relation to the Parish Council's asset, the telephone box, and the possibility of moving it, a representative of the owner of The Inn at Huxley wrote back to state that the owner had been led to believe that the phone box would never be relocated therefore the owner took it upon himself to refurbish the phone box and set it in concrete. Cllr Martin therefore recommended that the Phone Box be gifted to the owner of The Inn at Huxley and removed from the Parish Council's Asset Register, this was seconded by Cllr Roscoe and unanimously RESOLVED 24/035.

Review of Condition and Safety of Assets

Cllr Sackett had spoken and followed it up with an email to Redrock Forestry located at the former Methodist Chapel about the installing a Defibrillator on the outside wall and are waiting for a response.

Cllr Ratledge suggested that the Golden Nook could be looked at as a location for a Defibrillator – take this to the

Working Group Meeting.

Following the last meeting, a Ward Members Grant had been obtained to replace the bench outside the Primary School in Huxley and this had now been done.

Therefore it was proposed by Cllr Nicholls and seconded by Cllr Martin that the Asset Register be updated as follows:-

To be removed:-

- Old bench as this had now been disposed of.
- Telephone Box at the Inn at Huxley

To be added to the Asset Register

- Replacement bench outside the Primary School at Huxley
- 1 x Kissing Gate and 2 x Spring Gates in Hargrave on FP15
- SID Machine (when we receive it)

CWaC Digital Connectivity

Cllr Halton reported upon the CWaC Digital Connectivity event she attended where it was reported that there was a grant available for £2,000 to fund a Community venture for a 4G/5G antenna on a community building which would give it wifi, plus providing a 4G/5G mobile service to the community, free for 1 year.

ACTION: Cllr Halton to speak to the village hall to see if they would be interested in installing full fibre in the village hall.

Police Crime Commission Meeting – Cllr Sackett reported upon a recent meeting she had attended Role of the new Police Crime Commissioner, Dan Price, reported that he would like to introduce reform in policing and modernisation, at the moment there is more money for promoting police officers and have reduced the money for new PCSO's which requires addressing. Dan Price highlighted a new SWAP funding that was available via his office. Question was asked about the averaging speed camera's, it was reported that they were still awaiting the results but also the effectiveness of acoustic cameras were being looked into. It was acknowledged that speeding is an issue in every village within the county. A question was also raised about parking on double yellows and where the responsibility sits, it was confirmed that this sits with the unitary authority.

ACTION: Apply for £1,000 grant towards the SID machine.

Community Litter Pick- it was reported that this event that had been organised in conjunction with Happy Days had been very well received and the Parish Council thanked all those who had organised and taken part in the activity for giving up their time. It was agreed that we should continue to work with Happy Days for next year and run in March 2024.

ACTION: A thank you should be sent to Mrs Windsor for all her assistance with the event in Hargrave.

Spring Bulb Planting – Cllr Sackett proposed for the Parish Council to purchase Daffodils to be planted on the verges of the Parish. It was proposed by Cllr Halton and seconded by Cllr Pilkington and unanimously RESOLVED 24/036 to purchase one bag of daffodils.

Correspondence relating to property on Huxley Lane – it was reported that Cllr Sackett had received correspondence relating to a property on Huxley Lane that the resident believed belonged to Sanctuary Housing but had recently undertaken an extension which they believed did not have the relevant planning permission. It was reported that the Clerk had spoken with Sanctuary Housing and was awaiting a call back pending a Housing Officer visiting the property.

Any other correspondence -

Centre for Sustainable Energy Webinar: Common planning considerations for community energy projects – Cllr Ratledge provided a verbal report to the meeting of the above event that he and Cllr Halton had attended. Unfortunately the criteria was not suitable for Huxley and Hargrave parishes.

PLANNING

The Planning Register dated 25/10/2024 was accepted and changes to the planning register from last meeting were noted.

It was reported that the following applications had been received since the agenda had been circulated:-
24/02969/FUL – Stapleford Mill Farm, Ryecroft Lane, Bruen Stapleford, CH3 8HH – Demolition of existing barn buildings, erection of two storey dwelling, garden room, garage and office. Although this application is outside the Parish, it is within the Central Gowy (South) Neighbourhood plan. The Parish Council wish to submit a comment of "*no observations*" as the Parish Council note that they were not consulted on for the previous application 23/00965/FUL

It was noted that the following application had been decided by the principle authority since the last meeting:-

- 23/03611/FUL – Greenlooms Farm, Martins Lane, Hargrave CH3 7RX – Conversion and extension of agricultural barn building to 3 dwellings – *decided*.
- 23/03589/FUL - Greenlooms Farm, Martins Lane, Hargrave CH3 7RX – Demolition of two existing semi-detached dwellings and ancillary curtilage outbuildings. Erection of two detached replacement dwellings with detached garages and associated landscaping works – *decided*.
- 24/00331/LDC – Long Acre, Mill Lane, Huxley CH3 7RQ – Lawful Development Certificate for existing use of lane as domestic residential garden land – *approved*.

Enforcement – Land opposite 3 Church Lane, Hargrave – it was reported that the Principal Planning Enforcement Officer confirmed that following discussions that had taken place with the landowner, it has been agreed that the caravan will be removed from the site as soon possible, if the caravan is not removed from the site by 30th November 2024, the Planning Enforcement Team will need to consider the next available enforcement steps to secure its removal.

The Planning Enforcement Team have asked if the Parish Council could contact them in early December if the Caravan has not been removed.

Enforcement – 24/00325/EMCOU - Land at Old Hall Lane Foulk Stapleford – it was reported that a Planning Enforcement Officer had spoken with the landowner about the site. The Officer had confirmation that the site was intended to be used essentially for sheep and lambing, with the hardstanding, storage container and caravan assisting with this.

The Planning Enforcement Officer's concern is the use of the caravan, which they have been advised would only be used as a welfare unit while attending site in the lambing season. As long as it does not become a permanent residential caravan, the Planning Enforcement would not have any powers to remove it. The Officer has asked the landowner for more information regarding the container unit and hardstanding.

Enforcement - 24/00178/EMCOU – The Croft, Corner of Huxley Lane & Long Lane - still on Enforcement list waiting to be actioned.

ACTION: Find out conditions for planning consent for the Deli as it has been reported that it has been shut down for 6 weeks.

Concern was raised by Cllr Roscoe about the condition of the Old Post Office, Chapel Lane, Hargrave, CH3 7RW as concerns had been raised about the safety of this building. It was therefore suggested that this be raised with the Environment Agency or other department in CWaC.

ACTION: Clerk to contact Environment Agency.

FINANCIAL ITEMS

Cashbook and Out-turn Forecast YTD

RESOLVED 24/037 Year to date cashbook and out-turn report dated 25/10/2024 was approved as a true and correct record.

Bank Reconciliation against Cashbook YTD – RESOLVED 24/038 – that Cllr Martin signed the Bank Reconciliation and Bank Statements.

Salary Review for 2024-25 - It was reported that NALC has advised that the LGA has notified that they have come to an agreement on the new pay scales for 2024-25 to be implemented from 1 April 2023. Employers are encouraged to implement this pay award as swiftly as possible. It was therefore RESOLVED 24/039 to the agreed new pay scales for 2024-25 and this be backdated to 1st April 2024.

Payments Made & Received since the last meeting:-

Income received since the last meeting for approval

Date	Payable to	Gross Amount	Comment
09/09/2024	Bank Interest	£26.09	Monthly Bank Interest
09/10/2024	Bank Interest	£25.27	Monthly Bank Interest
09/10/2024	CWaC	£500.00	Ward Members Grant

Payments made since the last meeting for approval

Date	Payable to	Net Amount	VAT	Gross Amount	Comment
09/10/2024	PQR Ltd	£93.50	£18.70	£112.20	Payroll Services for Months 7 to 12 of year 24/25
11/09/2024	Hargrave Parochial Church Council	£28.00	£0.00	£28.00	Hall Hire
11/09/2024	CHALC	£25.00	£0.00	£25.00	Members Training - Jones
09/10/2024	Marmax Recycled Products	£451.00	£90.20	£541.20	Recycled Plastic Traditional Bench
25/10/2024	Mrs T Ryall-Harvey	£336.38	£0.00	£336.38	Salary Tax Month 7

Payments not yet made for approval

Payable to	Net Amount	VAT	Gross Amount	Comment
Mrs T Ryall-Harvey	£436.58	£0.00	£436.58	Salary Tax Month 8
Mrs T Ryall-Harvey	£146.93	£4.17	£151.10	Expenses
Carolyn Nicholls	£39.61	£0.00	£39.61	Expenses

ACTION: Challenge the invoice for payment to the Hargrave Parochial Church Council as the Parish Council thought as this was a joint Happy Days/Parish Council event for the Community and therefore no charge would be made.

RESOLVED 24/040 to accept the income and payments since the last meeting as listed above.

PARISH COUNCIL MATTERS

Action Plan- the draft Action Plan for 2025-26 was circulate and it was RESOLVED 24/041 subject to the removal of implementing a Grant Giving Policy; move item 19 and merge with Footpath Accessibility; change the heading of Footpaths to Public Rights of Way, Change Speed Working Group to all Councillors and add £500 towards the cost of maintaining highway footpaths in Huxley.

DOWN OUR WAY – items for inclusion in the next issues of Down Our Way was sought.

- Award for the Parish Council
- Residents Voice
- Hedges – hedges need to be cut back to allow a clear footpath width of 1.2m and clear the underneath debris to avoid weed growth.

It was noted that the deadline for include items in the next edition of Down our Way was 21st November 2024.

NEXT MEETING

The next meeting will be the Parish Council Meeting and will take place on Sunday 5th January 2025 at 5.00pm in Hargrave Village Hall.

Signed:.....

The meeting closed at 18:52

Dated:..... 6/1/2025