

**CHAPEL AND HILL CHORLTON PARISH COUNCIL**

**Minutes of the Regular Meeting of Chapel and Hill Chorlton  
Parish Council held on 11 December 2024**

**Present:**

Parish Councillors: Mark Humphries, Richard Montague, Judith Oppenheimer, Richard Oppenheimer (Chairman)  
Borough Councillor: Amy Bryan

**154.12/24 To receive and approve apologies for absence**

Apologies were received from Tom Davey and PCSO Luke Verrall.

**155.12/24 To consider applications for co-option or resignation**

There were no applications for co-option or resignation.

**156.12/24 To receive Councillors' declarations of pecuniary interest in items on the agenda**

There were no declarations of interest.

**157.12/24 To consider approving and signing the Minutes of the last Regular Meeting**

The chairman signed the Minutes of the Regular Meeting held on 13 November 2024.

**158.12/24 Public participation (open forum)**

There were no public participation items.

**159.12/24 Reports from Borough and County Councillors**

*Borough councillor:* The new multistorey carpark in Newcastle is due to open early 2025. The Midway carpark will close at same time.

*County councillor:* No report was received.

**160.12/24 Police report**

A report was received by email. There were no reports of incidents during the past month. Numerous trees in the area had been felled by the storm at the weekend.

**161.12/24 Antisocial behaviour**

There have been no reports of antisocial behaviour during the past month.

**162.12/24 Correspondence received**

Woore Parish Council made an enquiry about the Meadow Project as they have a piece of land that they wish to develop in a similar way.

**163.12/24 Grazing licence for former landfill site at Chorlton Moss**

Councillors Montague and Oppenheimer met with Ms Catherine Whittles of Bowcock and Pursaill solicitors, who confirmed the Council's position on the matter and advised that the licensee would not have accumulated any rights through having used the land over a long period of time. She also advised that there needs to be at least 1 day in the year when there are no animals on the land and that there is a difference between using land for commercial purposes or for pets/leisure. The Council was advised to get an up-to-date valuation of the grazing. Ms Whittles will be sending a confirmatory letter to the Council. Her fee will be £350 + VAT.

**164.12/24 Financial matters**

*Financial report:*

Bank balances at 29 November 2024: reserve a/c: £15,021.98; current a/c: £820.28; total at bank: £15,842.26. A refund from SPCA has been requested as the subscription has been paid twice.

*Schedule of payments:* There were no payments during the past month.

*Preliminary consultation on 2025-2026 budget:*

NuLBC has requested Parish Councils to submit their precept requirements for 2025-2026. It was decided to request an increase of 1.99%, equivalent to an additional £0.64 per annum on a Band D house. The SPCA has notified that the subscription for 2025-2026 is expected to increase by about 5%. The Council can anticipate similar rises in costs across the board during the next financial year.

#### **165.12/24 Community governance review**

A government guide on community governance reviews was circulated to councillors prior to the meeting. In order for a review to proceed a petition must be submitted to the principal authority (i.e. NuLBC) by a specified percentage of electors, in the case of this parish 50%. It was decided to make this the main item of the next Newsletter, setting out the Council's reasons for recommending that a review be carried out.

#### **166.12/24 Planning**

No new planning applications had been received.

*Update on applications*

- *22/01105/FUL Woodside:* The applicant has still not responded to the July 2024 consultation response from the Flood Team, or to the August 2024 response from Staffordshire Wildlife Trust. The Landscape section still has "concerns about the overall loss of hedgerow" on the site. There are also concerns about tree root protection. Play facilities have now been removed from the scheme and as a result a contribution of £223,160 is required.  
In view of this, it was decided to approach the Planning Department and seek their advice on how to apply for S106 moneys to be spent on Chapel Chorlton green.
- *24/00741/FUL Rose Cottage, Woodside:* Permitted, even though the last response from SCC Highways was refusal on road safety grounds.

#### **167.12/24 Croft Farm construction site**

In response to a written request from the Council the developers have adjusted the reversing alarm on their telescopic loader. There has been a significant reduction in disturbance, and the improvement has been noted by residents neighbouring the site.

#### **168.12/24 Meadow project**

It was noted that some of the bird boxes need to be repositioned. This will be done in January, before the birds start looking for nesting sites. An enquiry will be sent to the Barn Owl Action Group regarding surveying the site for its suitability for a barn owl box.

#### **169.12/24 Parish appearance**

We now have dates in January for the tree work on Chapel Chorlton green and at the Kennels Lane layby.

*Kennels Lane layby:* It was noted that the layby has been free of litter, and people have been using the recently installed litter bin.

#### **170.12/24 Highways matters**

The chicane at the end of Footpath No. 1 was repaired in early October. The repair was completed on 13 October. On the night of 13-14 October the post and horizontal bar were removed. The adjoining fence was removed one or two nights later. It was decided to wait until the spring to reinstate the barrier.

#### **171.12/24 Public engagement**

A newsletter will be produced in the spring.

**172.12/24 Councillors' planned absences**

Councillor Humphries will be absent for the February meeting.

**173.12/24 Councillor training**

No dates for councillor training were announced.

**174.12/24 Urgent business**

There was no urgent business.

**175.12/24 To confirm the date of the next Parish Council meeting as 8 January 2025**

The Meeting closed at 21.04hrs.

Signed .....

CHAIR

Minutes 11 December 2024

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