

**MINUTES OF MALPAS PARISH COUNCIL
HELD ON MONDAY 8TH FEBRUARY 2021
USING THE ZOOM PLATFORM AT 7 PM**

	<p>PRESENT Cllrs Tina Barnett, Mike Boxall (Vice Chairman), Richard Charlton, Jackie Clegg, Charles Higgle, Michelle Lloyd, Karen Meredith, Adrian Waddelove (Chairman), John Webb, Chris Whitehurst, Michael Williams. The Clerk. Ward Cllr Rachel Williams. Nine members of the public attended part of the meeting.</p>	
536	<p>APOLOGIES None were received.</p>	
537	<p>DECLARATION OF INTERESTS Cllr Clegg declared a non-pecuniary interest in item 541 of the minutes. Cllr Higgle declared a non-pecuniary interest in item 543 of the minutes. Cllr Waddelove declared a non-pecuniary interest in item 557.1 of the minutes.</p>	
538	<p>APPROVAL OF THE MINUTES 538.1 <u>Minutes of the Parish Council Business Meeting on 11th January 2021:-</u> Resolved:- The Chairman is to sign the minutes of the Parish Council Business Meeting that was held on 11th January 2021 as a true and proper record. Proposed by Cllr Webb and seconded by Cllr Charlton. The voting took place as follows:- For:- Cllrs Barnett, Boxall, Charlton, Clegg, Higgle, Lloyd, Meredith, Waddelove, Webb, Whitehurst, Williams. Against:- none. Abstained:- none. 538.2 <u>Minutes of the Parish Council Extraordinary Meeting on 25th January 2021:-</u> Resolved:- The following text was added to Item 529:- “as a grant request had not been received by the Clerk.” Also added, “It was noted that Cllr Higgle’s statement on 18th January 2021 that the Parish Council mainly funds Community Links was incorrect.” After the above amendments have been made the Chairman is to then sign the minutes of the Parish Council Extraordinary Meeting that was held on 25th January 2021 as a true and proper record. Proposed by Cllr Webb and seconded by Cllr Clegg. The voting took place as follows:- For:- Cllrs Boxall, Charlton, Clegg, Higgle, Waddelove, Webb, Whitehurst, Williams. Against:- none. Abstained:- Cllrs Barnett, Lloyd, Meredith.</p>	
539	<p>OPEN FORUM 539.1 <u>Malpas Alport Primary School:-</u> Mrs Sarah Worthington, Headteacher of Malpas Alport Primary School, and Mr Jonathan Palmer, Assistant Headteacher of Malpas Alport Primary School, made a presentation to the meeting to support their grant request to purchase laptops for school children attending Malpas Alport Primary School. 539.2 <u>Collapsed Wall at St Oswald’s Church:-</u> Karl Farrow, Area Engineer Environment and Communities at CW&C, spoke to the meeting regarding what actions have been taken by Highways, CW&C to put emergency measures in place following the collapse of the wall at St Oswald’s Church on Wednesday 20th January. There is currently a 17 mile diversion in place. Many locals are choosing to avoid the diversion and instead using the back lanes including Mastiff Lane, Oldcastle Lane and Sunnyside.</p>	

Concerns were raised by Councillors and members of the public regarding the state of the roads due to flooding, soft and muddy verges, safety concerns for pedestrians and horse riders, the speed of vehicles and lack of road awareness (e.g. drivers unfamiliar with the roads and ignoring road signs). Various suggestions were made to alleviate the situation. These included introducing a temporary one way system on Sunnyside and Oldcastle Lane; a reduction in speed the limit; an improvement on the road signage and road markings; temporary traffic lights on Church Street; attention to the road surface and verges; regular cleaning, draining and gritting of the roads. Fay Newham, Independent Specialist Structural Consultant, has been commissioned by the Cemeteries Department at CW&C to investigate the wall at St Oswald's and provide recommendations for repairs. She updated the meeting regarding the process involved to repair the wall. The Council requested regular updates so as to keep the local community informed.

539.3 Damage to Bradley Bridge:-

There are currently traffic lights in operation at Bradley Bridge further to recent damage to the bridge caused by a vehicle going into the bridge. Work to repair the bridge is not likely to start until spring when the weather improves.

539.4 Open Space on Springfield Road:-

Concerns were raised by a resident regarding damage to the grass verges at the open space on Springfield Road. It is causing problems for residents to access their properties and vehicles are getting stuck on the grass every week as there is no alternative parking. Cllr Whitehurst agreed to give Mr Farrow a detailed briefing on the issues.

539.5 Litter:-

There have been several complaints about the litter bins in the village as they are not being emptied enough and are being used for domestic waste.

539.6 Planning Application 20/04826/S73:-

Mr Patrick Lomax spoke to the meeting about the above planning application.

540 POLICE REPORT

The police report had been circulated previously and was noted. Residents are urged to report any incidents of anti-social or criminal behaviour by calling 101.

541 GRANT REQUEST

The Council considered the grant request received from Malpas Alport Primary School to purchase laptops for school children during lockdown.

Resolved: - The Council agreed to award a grant of £500.00 to Malpas Alport Primary School to purchase laptops for school children during lockdown.

Proposed by Cllr Webb and seconded by Cllr Charlton.

The voting took place as follows:-

For:- Cllrs Barnett, Boxall, Charlton, Higgle, Lloyd, Meredith, Waddelove, Webb, Whitehurst, Williams.

Against:- none. Abstained:- Cllr Clegg.

542 ACCOUNTS

542.1 To approve payments:-

Chq No	Payee	Statutory Power	Amount
362	Running Costs £29.80 / Salary £46.12	s.111	£ 75.92
363	GRANT:- Malpas Alport Primary School	s.137	£ 500.00
364	COVID FUND:- Malpas Community Minibus	s.137	£ 424.07

The Clerk's salary was paid by standing order

	<p>Resolved:- The Council agreed to the above payments. The voting took place as follows:- Proposed by Cllr Boxall and seconded by Cllr Barnett. For:- Cllrs Barnett, Boxall, Charlton, Higgle, Lloyd, Meredith, Waddelove, Webb, Williams. Against:- none. Abstained:- Cllrs Clegg, Whitehurst.</p> <p>542.2 <u>Bank Account:-</u> The reconciled balance in the current bank account as at 18th January 2021 was £138,758.35. The funds are allocated as follows:- Parish Council - £29,396.68 Christmas Lights Funding - £146.40 New Homes Bonus - £28,949.83 Community Infrastructure Levy (CIL):- £74,705.05 Allotments (balance of £3,600 transferred from NHB allocation) – (£116.40) Allotment Deposits (ring fence in accounts) - £700.00 Neighbourhood Plan - £678.22 Insurance claim - £1,798.57 Will Legacy:- £2,500.00</p> <p>Resolved:- The Council accepted the reconciled bank balance as detailed above. Proposed by Cllr Boxall and seconded by Cllr Webb. The voting took place as follows:- For:- Cllrs Barnett, Boxall, Charlton, Clegg, Higgle, Lloyd, Meredith, Waddelove, Webb, Whitehurst, Williams. Against:- none. Abstained:- none.</p> <p>542.3 <u>Internal Audit:-</u> Resolved:- The Council agreed to appoint Jake Gurr to carry out the annual internal audit. Proposed by Cllr Webb and seconded by Cllr Clegg. The voting took place as follows:- For:- Cllrs Barnett, Boxall, Charlton, Clegg, Higgle, Lloyd, Meredith, Waddelove, Webb, Whitehurst, Williams. Against:- none. Abstained:- none.</p> <p>542.4 <u>ICO:-</u> Resolved:- The Council confirmed the payment of £35.00 by direct debit in respect of the annual Data Protection fee. Proposed by Cllr Clegg and seconded by Cllr Webb. The voting took place as follows:- For:- Cllrs Barnett, Boxall, Charlton, Clegg, Higgle, Lloyd, Meredith, Waddelove, Webb, Whitehurst, Williams. Against:- none. Abstained:- none.</p> <p>542.5 <u>Grant Process:-</u> The poster to advertise the grant process is to be placed on the website and noticeboard.</p> <p>542.6 <u>Jubilee Clock:-</u> The item was deferred.</p>	
543	BY ELECTION DEADLINES The Clerk is to circulate the Election Timetable.	
544	INTERNAL PROCEDURES The Council are to carry out a review of internal documents in preparation for the Annual Meeting.	

545	<p>FINANCE COMMITTEE</p> <p>The Council discussed the TORs for the Finance Committee and whether the Clerk / RFO should be part of the Finance Committee. Both the Clerk and some Cllrs felt that the Clerk / RFO she should be part of the Finance Committee - as advocated by the Clerk and some Councillors.</p> <p>The Council agreed to refer the TORs back to the Finance Committee.</p>	
546	<p>ASSET CHECKS</p> <p>Requests for three quotes for works required have been sent to three contractors. Quotes are due by 1st March 2021.</p>	
547	<p>PLANNING</p> <p>547.1 <u>Planning Committee:-</u> The minutes of the meeting of the Planning Committee held on Monday 1st February 2021 were previously circulated to Cllrs.</p> <p>547.2 <u>Applications Received: -</u> 21/00104/FUL - Extension of existing hotel at The Crown Hotel Old Hall Street Malpas Resolved:- The Council approved this application in principle but referred it back to Planning Committee to agree the final wording but this was not done by the deadline and the comments as circulated to the Council were submitted. Proposed by Cllr Clegg and seconded by Cllr Higgle. The voting took place as follows:- For:- Cllrs Barnett, Boxall, Charlton, Clegg, Higgle, Lloyd, Meredith, Waddelove, Webb, Whitehurst, Williams. Against:- none. Abstained:- none.</p> <p>21/00120/S73 - Variation of condition 10 (parking spaces) of planning permission 08/01210/FUL at The Stables Church Street Malpas SY14 8PH Resolved:- The Council made the following observations:- Under the original grant of planning permission 2 spaces were to be retained for the use of the adjacent property Hayes Lodge. The applicant states that these spaces have never been used and would like the condition removed. This proposal would remove parking from the Hayes Lodge which would generate a highway safety hazard. Parking on Church street is a nightmare and getting worse. Parking spaces in Malpas are at a premium and any off road spaces should be retained for future use. Malpas Parish Council do not support this application as it removes valuable off road parking spaces. Proposed by Cllr Waddelove and seconded by Cllr Higgle. The voting took place as follows:- For:- Cllrs Barnett, Boxall, Charlton, Clegg, Higgle, Lloyd, Meredith, Waddelove, Webb, Whitehurst, Williams. Against:- none. Abstained:- none.</p> <p>20/04826/S73 - Variation of condition 2 (approved plans) of planning permission 18/02090/FUL at Land At The Sycamores Old Hall Street Malpas Resolved:- The Council made the following observations:- The Council objected to the original application on the grounds of access, back land development and Key Views as listed in the Neighbourhood Plan. The original application was for 2, two storey bungalows. This was later changed to single storey bungalows on which permission was given. This site abuts the conservation area and is bounded by a public footpath at the rear. This application is for 2, two storey dormer bungalows. They have been re-sited within the plots and now take up most of the width of each plot. They are substantially larger than the bungalows that have been approved. They have been able to do this by incorporating the garage into the dwelling. The cars are now parked on a courtyard. Previously there was parking for 2 cars per dwelling</p>	

this has now been increased to 3. The effect of this is that there will now be more cars requiring access from what is a bad access onto Old Hall Street. The courtyard parking area has been created by the loss of open green space and 3 trees.

The Council have grave doubts about this as by removing the open green space and increasing the driveway area they have increased the risk of run off and flooding which is likely to impact on the neighbours property. There is no provision in the application to deal with increase in surface water.

Due to the steepness of the access in winter the water running down the road on to Old Hall Street will freeze making the access very dangerous.

Malpas Parish Council and CW&C have declared a climate emergency and in line with this would expect to see electric car charging points, bike storage capacity together with alternative green / sustainable forms of heating.

The Council notes that this is basically a brand new planning application and notes that the dimensions have increased by 35% compared to the previous planning application in both height and footprint.

The Council have concerns about the impact of this proposal on neighbours and key views.

The Council do not support this application and would urge CW&C to refuse the application.

Proposed by Cllr Waddelove and seconded by Cllr Boxall.

The voting took place as follows:-

For:- Cllrs Barnett, Boxall, Charlton, Higgle, Lloyd, Meredith, Waddelove, Webb, Whitehurst, Williams.

Against:- none. Abstained:- Cllr Clegg.

20/04720/FUL - Change of Use of land from Agricultural to Equestrian along with new equestrian stables and rural workers accommodation associated with the racing business at Land At Stockton Hall Farm Stockton Hall Lane Stockton Malpas

Resolved:- The Council made the following observations:-

This is in open countryside and the plan is for 8 stables, tack room and feed store on the ground floor with two, two bedded flats on the first floor. The Council are pleased to note that the accommodation will only be used for agricultural / equestrian workers.

This is a substantial building in the open countryside. It will have an impact on the landscape and neighbours. The Council have concerns about the scale and massing. The Council have concerns about the land drainage at the site.

There will also be an increase in traffic along narrow county lanes. The plan is designed so that all traffic drives forwards onto the road. Malpas Parish Council and CW&C have declared a climate emergency and in line with this would expect to see electric car charging points, bike storage together with alternative green/sustainable forms of energy and heating.

The Council would wish to enquire whether there be any CIL will be made for this application?

If CW&C are minded to grant this application the Council are to request that it be conditioned that work is not to be started until Church Street is reopened.

Church Street will be closed for some considerable time due to the collapse of the Churchyard wall. Currently all the traffic which would normally use Church Street is now using Mastiff Lane which has now become very busy and dangerous as it is very narrow in places.

Malpas Parish Council supports the application.

Proposed by Cllr Charlton and seconded by Cllr Webb.

The voting took place as follows:-

	<p>For:- Cllrs Barnett, Boxall, Charlton, Clegg, Higgie, Lloyd, Meredith, Waddelove, Webb, Whitehurst, Williams. Against:- none. Abstained:- none.</p> <p>547.3 <u>To consider any applications received after the agenda has been distributed:-</u> None have been received</p> <p>547.4 <u>Recent decisions by CW&C:-</u> <u>Refused:-</u> 20/03024/OUT - Removal of existing outbuildings and erection of one detached dwelling at Land Adjacent To 11 Well Farm Close Malpas <u>Approved:-</u> 20/03025/FUL - Single storey rear extension at Little Hayes Hayside Walk Malpas 20/03636/S73 - Variation of condition 2 16/04716/FUL to revise house types on plots 1, 2 and 3 Cedar Mews and 3 St Joseph's Place (formerly described as apartment 8) and amend parking layout adjacent to the main building at St Joseph's College Tilston Road 20/04491/FUL - Single storey rear extension at 35 Oathills, Malpas Malpas <u>Withdrawn:-</u> 20/03259/FUL - Front and rear porches, demolition of carport, single storey side extension, and conversion of existing outbuilding to ancillary accommodation at Wrexham Road Farm Wrexham Road, Malpas</p> <p>547.5 <u>Delayed Meeting with Bovis:-</u> The Clerk has written to Bovis again regarding a meeting, no reply to date. The Council requested that Ward Cllr Rachel Williams speak with the Planning Officer regarding the request for a meeting with Bovis.</p> <p>547.6 <u>Planning Updates:-</u> Planning updates are to be considered by the Planning Committee in future.</p> <p>547.7 <u>House Extensions and Domestic Outbuildings Supplementary Planning Document (SPD):-</u> This is to be communicated to the Planning Committee.</p>	
<p>548</p>	<p>ALLOTMENTS <u>Update:-</u></p> <ul style="list-style-type: none"> - There are currently five people on the waiting list. - Letters have been sent to allotment holders 1 and 6 to chase payment of rent. - The Clerk is in the process of taking photocopies of The Mossland's legal documentation as requested by David Swaffield. 	
<p>549</p>	<p>WEBSITE AND FACEBOOK PAGE This item was deferred.</p>	
<p>550</p>	<p>HIGHWAYS</p> <p>550.1 <u>Church Street Closure:-</u> See Open Forum for update. The Council agreed to write and confirm what was discussed with Karl Farrow at the meeting to the Head of Highways, the Leader of CW&C and MP Edward Timpson.</p> <p>550.2. <u>Bradley Bridge Damage:-</u> See Open Forum for update.</p> <p>550.3 <u>High Street Blocked Grids:-</u> There was no consideration of this item.</p> <p>550.4 <u>Flooding:-</u> There was no consideration of this item.</p>	
<p>551</p>	<p>APPEARANCE OF MALPAS</p> <p>551.1 <u>Planters / Dog Bag Dispensers:-</u> Ward Cllr Williams has followed the matter up with CW&C who have advised the reason for the delay is due to the request for revised locations..</p>	

	551.2 <u>Bench:-</u> CW&C have requested that the Council submit a s115e request to site the bench. 551.3 <u>Planters:-</u> There was no consideration of this item.																																					
552	BUS SHELTERS / STOPS Ward Cllr Williams advised the meeting that she has requested to carry over the Members budget application RL102-20 for the bus shelter as there will be a few matters to iron out before it can be approved (e.g. agreement from CO-OP to have the shelter placed in that location and requirements to the highway that will enable the road to stay safe).																																					
553	WASTE MANAGEMENT CONSULTATION The Council agreed to form a working group of Cllrs Higgle, Waddelove and Whitehurst to develop the Council's response to CW&C's waste management consultation																																					
554	SIGNAGE FOR IDLING VEHICLES Cllr Boxall updated the meeting regarding signage in the village for idling vehicles and suggested that the Council earmark £500.00 towards the cost to purchase and install the signs. The item is to be formally considered in a couple of months.																																					
555	CLIMATE EMERGENCY Cllr Boxall updated the meeting regarding the offer of Trees for Climate funding. The Council agreed to defer the matter until there is an update with The Mossland.																																					
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557	EXTERNAL CORRESPONDENCE INCLUDING SUGGESTION BOX List previously circulated to Cllrs. 557.1 HS2 Subsequent Rail Links:- Cllr Waddelove suggested that the Council form a response to the consultation. Resolved:- That the Council respond to the HS2 Subsequent Rail Links consultation. Proposed by Cllr Whitehurst and seconded by Cllr Higgle The voting took place as follows:- For:- Cllrs Barnett, Boxall, Charlton, Clegg, Higgle, Lloyd, Meredith, Waddelove, Webb, Whitehurst, Williams.																																					

	Against:- none. Abstained:- none.	
558	UPDATES FROM OUTSIDE ORGANISATION REPRESENTATIVES There was no consideration of this item.	

The meeting closed at 8.13 pm.

NB copies of the attachments can be obtained from the Parish Clerk

Website:- <http://www.malpascheshire.org/>