

**Guilden Sutton Parish Council
Newsletter
July 2013, no 154**

A Quality Council promoting democracy and community engagement

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Hoole Gate

**An open forum on this
proposal will take place on
Tuesday July 16
in St John's Church Room
Church Lane.**

All are invited.

More inside.

Hoole Gate.

Hoole Gate is the name that developers HIMOR has given to their proposals for an urban extension to the east of Chester bounded in part by the A41 and Guilden Sutton Lane.

The first phase of the Hoole Gate project could be the development of 26 acres of land adjacent to Hoole Hall that HIMOR is promoting through the Cheshire West & Chester Council development plan.

The proposals include two accesses from Guilden Sutton Lane and provide for improvements at the junction with the A41.

It is HIMOR's view that, together with the adjoining land, Hoole Gate could be a comprehensive urban extension capable of accommodating some of Chester's future growth.

An illustrative master plan shows how approximately 190 new homes, from 2 to 5-bedroom properties, might be created with 5.3 acres of new parkland.

The developers are speaking to adjacent parish councils and have agreed to visit Guilden Sutton to make a presentation to a special meeting of the Council on Tuesday July 16 at 7.30pm.

Following the presentation and questions from councillors, there will be an open forum with all invited to raise questions from the floor.

Further details are available from www.hoolegate.co.uk

The developers are aware of the Parish Council's current position on development in the Green Belt.

Parish Council 2013/14.

The new Chairman of the Council for 2013/14 is Cllr Bill Moulton, Moorcroft Crescent. Cllr Moulton succeeds Cllr Derek Hughes, Oaklands. The Vice Chairman is Cllr Mike Roberts, Oaklands.

Representatives and office holders are:

Cheshire Association of Local Councils, Chester Area Meeting. Chairman, Vice Chairman and Cllr Sue Ringstead.

Cheshire Community Action Community Buildings Network. Cllr Derek Hughes.

CPRE. Cllr Imogen Brown.

Guiden Sutton Village Hall Management Committee. Cllr Alan Davis.

Chester Villages Community Forum. Chairman and Vice Chairman.

Cheshire Police/Police and Crime Commissioner meetings. Chairman and Cllr Danny Fisher.

Traffic Group. Chairman, Cllr Derek Hughes and Cllr Trisha Paterson with all Members welcome to attend or offer an input.

Parish Rights of Way Warden. Mr Brian Lewin.

Parish Tree Wardens. Cllr Imogen Brown and Mr Alan Young.

Local Bus User Contact. Cllr Mike Roberts.

Webmaster. Mr Brian Lewin.

Local Plan.

The Cheshire West and Chester Council panel drawing up the borough's new local plan, chaired by Chester Villages ward councillor Margaret Parker, has received reports on housing and the most recent strategic housing land availability assessment (SHLAA 2013).

The extensive documents appear to suggest that market housing growth in Chester Villages would be lower than in many other wards. There are only two permissions for new dwellings in Guiden Sutton, both at the vicarage. All green belt sites in the SHLAA have been discounted.

Recently published revised household projections for Cheshire West and Chester are significantly different to the previous 2008 estimates, showing a decrease from 800 households to 495 households a year.

In order to produce a sound local plan the borough council believes the evidence base needs to take into account this and other key emerging information before the publication stage.

It is now hoped consultation will start in August 2013. The statutory period of consultation is for six weeks but as this revised timetable will take the consultation period into the holiday period it has been agreed it should be extended to eight weeks.

Borough councillors have expressed concerned that the most robust and up to date evidence for population and housing figures is available to inform the publication local plan.

The Parish Council encourages all to look out for the consultation, which will include green belt issues and their say.

Affordable housing, Wicker Lane.

A well attended annual parish meeting received details from Mr Phil Taylor of developers Strategic Team Group of proposals for 15 affordable homes on land adjoining Wicker Lane and Oxen Lane. A wide range of questions were raised including access to the site from which it is not possible to safely reach the Post Office and school on foot, for example, for those with push chairs or using mobility scooters due to the lack of continuous footways.

It is understood the proposal would be opposed by the highway authority as the lack of a safe route, other than by car, to local services is said to be fundamental.

Information. The Council's e mail address is info@guildensutton.org.uk and its web site is at www.guildensutton.org.uk. The web site includes a blog of current issues. The Council also has a Twitter account.

Future meetings:

Future ordinary meetings of the Council are due to be held in the Village Hall at 7.30pm on Mondays 2 September, 7 October, 4 November and 2 December 2013.

All meetings include public speaking time and residents are welcome to attend and address the Council. A monthly surgery is also held, normally on the first Saturday, at the Summerfield Road shops at 10am.

Contacts

Councillors Bill Moulton (Chairman) 348473, Imogen Brown 300812, Alan Davis 303022, Danny Fisher 301398, Derek Hughes 300185, Trisha Paterson 300307, Sue Ringstead. 303125 and Mike Roberts (Vice Chairman) 300684. The clerk is David Norbury, 1 Orchard Croft, Guilden Sutton, CHESTER, CH3 7SL, 300783. Mr Brian Lewin 301501 is the Rights of Way Warden and the Village Webmaster. The Parish Tree Wardens are Cllr Brown 300812 and Mr Alan Young, 301558. Cllr Roberts 300684 is the Local Bus User Contact.