

## Guilden Sutton Parish Council

Minutes of an ordinary meeting of the Council held on Monday 13 October, 2003 at 7.30pm in Guilden Sutton Village Hall.

Chairman: Councillor D Fisher

Present: Councillors Armitage, Astbury, Bayton, Fisher, Paterson, Proudlove.

In attendance: PC 3862 R Boulton.

### Public Speaking Time

PC Boulton, the replacement for PC M Powell, introduced himself to the Council and outlined the actions he had taken following his appointment. PC Boulton indicated he would be stationed at Mickle Trafford Police House. PC Boulton was welcomed by the Chairman and Members and thanked for the actions he had taken.

1 Apologies. Councillor D Hughes, G Young, County Councillor J E Burke, City Councillor J R Boughton.

2 Procedural matters.

(i) Declarations of interest. Members were reminded of the circumstances in which declarations should be made. There were no declarations.

(ii) Confirmation of the minutes of the ordinary meeting of the Council held on Monday 8 September, 2003. These were proposed by Councillor Paterson, seconded by Councillor Astbury and agreed.

(iii) The following action list as at 13 October 2003 was noted:

Procedural:

Local induction for new Members: Possible dates of October 27/29 to be discussed.  
Representatives: Further consideration at this meeting.

Planning:

List of planning applications: initial list circulated.

Current applications:

03/01358/FUL tanning salon, 1 Summerfield Road CH3 7SW. Response forwarded to local planning authority.

03/01377/TEL installation of telecommunications equipment on existing installation at Dee Valley Water Reservoir, Guilden Sutton Lane. Further information requested.

03/01528/OUT detached dwelling to rear garden of vicarage at The Vicarage, Wicker Lane, CH3 7EL. Extension agreed to allow discussion by full Council. Comments due 14 October 2003.

03/01546/OUT two storey dwelling in part of garden at Newhall Rise, School Lane CH3 7EU. Extension agreed to allow discussion by full Council. Comments due 14 October 2003.

Leisure:

Playing field: update on position re wear and tear. Provision of litter bin: Councillor Bayton.

Play area: Action re finger trap to entrance gate, hedge pruning near seesaw, to be reported by

Councillor Proudlove to this meeting. Update on inspections to be reported by the Clerk. Area Committee funding obtained, advice to be sought from City Council external funding re Lottery funding, estimates for replacement slide to be formally referred to the Council's insurers.

Play Area Group membership. For consideration at this meeting.

CCTV signs. Helpful response to be reported from City Council CCTV Manager.

Public footpaths: Rights of Way Improvement Plan. Response awaited from Parish Paths Warden. New item re status of footpath no 7. Condition of Footpath No. 2 referred to District Maintenance Engineer.

Grounds maintenance site meeting. Councillors Hughes/Paterson to report.

Landscaping, Fox Cover. Raised with City Council Parks and Open Spaces Manager and by City Cllr J R Boughton.

Provision for youth: Councillor Paterson to report re survey held by former Councillor Arditti.

Public transport: shelters. Cllr Paterson/The Clerk.

Highways:

Cycleway: Councillor Armitage to report.

Direction signs to Village Hall: Clerk to report.

Local safety scheme signing, junction A 41/Guilden Sutton Lane awaited.

Village gateways: advice from County Councillor Burke.

Parking, Cathcart Green: referred to highway authority and police traffic management.

Drain at junction Arrowcroft Road/School Lane referred to District Maintenance Engineer.

Lighting: faults reported.

Finance:

Audit to be signed off.

Personal report by Internal Auditor: raised with Internal Auditor.

Environment Services:

Weed growth in gutters: referred to Services Manager. Response received.

Amenity cleansing: response awaited from ward members.

Alternative type of litter bin, City Council response received.

Trees and hedges:

Site meeting, Heath Bank. Councillor Astbury to report.

Felling of beech tree, The Vicarage, confirmation received as to replacement.

Hedges, Cinder Lane, referred to District Maintenance Engineer.

Tree, Summerfield House, response awaited from Anchor Housing Association.

Hedge, rear of Village Hall, status of trimming?

Hedge, Guilden Sutton Lane, response awaited from Transport Co-ordination Service.

Cheshire County Council

Draft equestrian strategy. Under consideration by Councillor Proudlove.

Senior managers conference: Clerk to report.

Policing: PC Boulton to attend.

Newsletter: Distributed. Council to note revised arrangements for distribution.

Memorial Garden: reinstatement of missing finger to be progressed.

Bulbs: Planting arrangements to be agreed.

Fireworks. Response to be forwarded to the Headteacher.

E mail agendas/minutes, Members to comment.

Garden refuse collection: response awaited from City Council.

Parliamentary boundary proposals.

Antisocial behaviour: referred to Community Association.

(iv) Appointment of representatives.

The following list was considered and would be revisited in November. It was agreed that Councillors Proudlove and Paterson would represent the Council on the proposed new group to deal with the play area. Councillor Paterson expressed an interest in CPRE matters.

Representatives to outside bodies:

Cheshire Association of Town and Parish Councils, Chester Area Meeting (Cllrs Armitage, Fisher, Hughes.)

Cheshire Community Council Village Halls Forum (Cllr Hughes.)

CPRE. VACANT.

Guilden Sutton Village Hall Management Committee. (Cllr Paterson.)

Area Committee. (Cllrs Armitage, Hughes.)

Play Area Group. NEW

Office holders.

Parish Paths Warden. Mr B Lewin.

Parish Tree Warden. Mr M Gartland.

Local Bus User Contact. (Cllr P Astbury.)

Areas of Interest.

Ethics and Standards (Cllr Armitage)

Finance.

Development Control.

Strategic Planning.

Local highways.

Highways and Transportation.

CATPCs (Cllr Armitage)

Chester City Council

Cheshire County Council

Cheshire Community Council

Police/Police Authority

Fire Service/Fire Authority

Health.

(v) Induction session. The possibility of a session being held on October 27 or October 29 would be progressed by the Clerk. Members would be informed.

3 Planning:

(i) New applications:

03/01358/FUL tanning salon at 1 Summerfield Road CH3 7SW for Mr S Gregory. Councillor Fisher reported that adjoining occupiers had been notified of the proposal. A response had been received from Mrs Connolly, 101 Oaklands. The following response had been forwarded to the local planning authority:

` There is some concern the business is operating without the benefit of planning permission and that the application refers to the availability of 20 parking spaces. This number of spaces is not provided for within the adopted highway fronting the premises and these are shared by customers of the adjacent businesses and possibly all or some of their staff. The large car park adjoining the premises is in private ownership and is intended primarily to serve users of the Village Hall and the primary school.

` Members request the highway authority should be satisfied as to the traffic implications, including the use of Summerfield Road and possibly Hill Top Road as accesses to the premises and that the effect of the proposal on the amenity of occupiers, including those who may be affected by increased traffic, should be carefully considered. A terminal hour of 9.00pm is requested Monday to Friday, 7.00pm on Saturdays and 1.00pm on Sundays to protect the amenity of occupiers, including those living immediately above the premises.'

The Clerk understood there had been no objection from the highway authority.

03/01528/OUT detached dwelling to rear garden of vicarage at The Vicarage, Wicker Lane, CH3 7EL for the Chester Diocesan Board of Finance. Councillors Armitage and Fisher reported. No objection would be raised to the principle of development but Members would wish to see a condition at this stage limiting any dwelling to a maximum of two storeys. The applicant would be asked to consider a preference for two smaller, lower cost properties. The Council would not wish the development to be overdominant, particularly so far as the cottage type dwellings on the opposite side of Church Lane were concerned. There should be no accommodation in the roof space (ie 2 ½ storeys) as Members would wish to preclude any development of apartments which would be totally out of keeping.

In stating a preference for two smaller dwellings, subject to the general consideration rehearsed above as to overdominance, the Council recognised there were a considerable number of larger properties in the village and would be happy with either social housing or smaller dwellings. The involvement of a social landlord was seen to have advantages in dealing with the problem faced by many young families in acquiring a property and would be a valuable opportunity for the church to exercise its pastoral role.

The planning authority would also be advised that the main sewer in Church Lane was extremely flat, leading to surcharging of the manhole in the vicinity of the application site. This results in sewage being discharged into the highway. The planning authority would be asked to be satisfied as to the drainage details with respect to the additional property (ies) and to require an upgrading of the sewer to the appropriate standard as a condition of any approval.

03/01546/OUT two storey dwelling in part of garden at Newhall Rise, School Lane CH3 7EU for Mr and Mrs J Cox. Councillors Fisher and Paterson reported. A possible access issue was noted. It was thought the proposal would be inappropriate development in the Green Belt. Councillor Fisher expressed the view the Council would not wish to seek development beyond the present built up area of the village. The Clerk reported an approach had been received from Mr Cronin with respect to this proposal. It was agreed the local planning authority should be informed the Council wished to object on Green Belt grounds (Chester District Local Plan policy ENV63) as it believed the proposal would result in an unacceptable encroachment of built development beyond what is at present the physical limit of the village.

03/01564/FUL retrospective application to replace side/front flat roof with pitched roof and brick up sides to existing porch at 4 The Vetches CH3 7HL for Mr K Green. Councillor Paterson reported. No objection would be raised.

(ii) Decision notices:

03/01377/TEL, installation of telecommunications apparatus (3 no antennas and 3 no microwave dishes) and equipment cabin at existing installation at Dee Valley Water Reservoir, Guilden Sutton Lane. No objection to the siting and design.

(iii) Current applications

03/01377/TEL, installation of telecommunications apparatus (3 no antennas and 3 no microwave dishes) and equipment cabin at existing Installation at Dee Valley Water Reservoir, Guilden Sutton Lane. Further information had been requested from the planning authority as follows:

^ Thank you for kindly providing a set of plans with respect to this proposal and for your notification that the City Council has no objection on the grounds of siting or design.

^ The Parish Council has previously objected to applications at this location on the grounds of inappropriate development in the Green Belt but accepts the principle has been determined on appeal.

^ I should be grateful if you could indicate if the three day nurseries in the vicinity - Spinney Day Nursery on Warrington Road, Pipers in Hoole and the Guilden Sutton Day Nursery on Guilden Sutton Lane, were consulted by yourselves or the applicant.

^ Members understand the applicant will have certified the installation meets the necessary requirements as to emissions but would appreciate confirmation the beams of greatest intensity will not affect the Guilden Sutton Day Nursery. Similarly, is the planning authority able to confirm - if it is the appropriate authority so to do - that the combined emissions from operators on the site meet the requirements and will not be prejudicial to the Guilden Sutton Day Nursery.'

A response was awaited.

(iv) General.

The Clerk submitted the following provisional list of planning applications reported to the Council since 1 April, 1998.

97/01146/FUL, extension of time limit for proposed water storage reservoir, Guilden Sutton Lane for Dee Valley Group.

98/00445/COU, rearrangement of site access, Topaz Hair Cosmetics, Guilden Sutton Lane.  
**Councillors Armitage/Fisher/Hughes.**

98/00512/FUL, (amended application) construction of 2 no four bedroom bungalows with double garages and access alterations, land between Ranelagh and The Wood, School Lane for LRM Ltd.  
**Councillor Whitehouse.**

98/00544/FUL, (amended application) conservatory and conversion of double garage to residential at 12 Middlecroft for Mr K Bode. **Councillor Gartland**

98/00585/COU replacement of flat roofs with pitched and construction of store at 30 Oaklands for Mr E Alsop. **Councillor Hughes.**

98/00589/FUL, installation of 22.5 metre telecommunications radio tower, equipment cabin and new access track at Dee Valley reservoir, Guilden Sutton Lane for Cellnet. Withdrawn.  
**Councillor Armitage.**

98/00650/FUL, first floor extension, The Orchards, Belle Vue Lane for Mr and Mrs H Proudlove  
**(Councillors Armitage, Arditti).**

98/00729/FUL creation of foot/cycleway Mickle Trafford - Dee Marsh junction for Sustrans. **Councillor Armitage.**

98/00829/FUL extensions to front and rear at 8 Guilden Green for Mr M Owen. **Councillor Hughes.**

98/00831/FUL conversion of double garage into living accommodation at 10 Middlecroft for Mr and Mrs B Leroux. **Councillor Gartland.**

98/00874/OUT bungalow and garage at Ashbourne House, Hare Lane for Mr N Hassall. **Councillors Fisher/Hughes.**

98/00989/OUT, demolition of existing bungalow and erection of new dwelling at Woodcote, Wicker Lane for Mr J Cox. **The Chairman.**

98/00994/FUL, single storey bay window to rear at Loughrigg, 12 Oaklands for Mr R M Armitage. **The Chairman.**

98/01119/FUL, construction of pitched roofs and provision of chimney stack at Roewen, Belle Vue Lane for JMR Construction. **Councillor Fisher.**

98/01128/FUL, conservatory at Oakdene, 3 School Lane for Mr and Mrs A Birtles. **Councillor Gartland.**

98/01155/FUL, replacement of flat roof with tiled pitched roof at 28 Oaklands for Mr M Gartland. **The Vice Chairman.**

98/01169/FUL, conversion of garage to playroom and car port to garage at 7 Orchard Croft for Mr R Baird. **Councillor Whitehouse.**

98/01297/FUL, extension to front elevation at 3 The Hall for Mr and Mrs D McIver. **(The Chairman, The Vice Chairman, Councillor Gartland).**

98/01297/FUL, extension to front elevation at 3 The Hall for Mr and Mrs D McIver. Amended application. **Councillor Fisher.**

98/01353/FUL, dormer bungalow with detached garage for residential-disabled use for Mr P Gresty at Wood Farm. **Councillor Whitehouse.**

98/01353/FUL, (amended application) dormer bungalow with detached garage for residential-disabled use for Mr P Gresty at Wood Farm. **Councillor Whitehouse.**

98/01389/COU, change of use of redundant farm buildings to 8 no dwellings, swimming pool, tennis court, garages, driveway and improvements to the highway at The Steadings (formerly The Byatts), Wicker Lane for Kilmorey Estates (Chester) Ltd. Amendment to unit 5. **Councillor Hughes.**

98/01414/FUL, conservatory to replace wooden lean to at 81 Oaklands for Mr W Clark. **Councillor Arditti.**

99/00086/FUL, demolition of kitchen, new kitchen/diner, replacement of flat roofed by pitched at 8 Moorcroft Crescent for Mr and Mrs A Wright. **Councillor Mrs Astbury.**

99/00275/FUL, two storey extension at 28 Guilden Sutton Lane for Mr and Mrs Webster. **Councillors Armitage/Whitehouse.**

99/00499/FUL, amendments to approved barn conversion details, unit 1, The Steadings, Wicker

Lane for Kilmorey Estates (Chester) Ltd. **Councillor Patten/The Chairman..**

99/00582/FUL, 1st floor extension over garage for bedroom at 2 The Vetches for Mr and Mrs A Arditti. **Councillors Patten/Astbury.**

99/00589/FUL proposed telecommunications mast for Cellnet, Guilden Sutton Lane.

99/00641/ADV, free standing signs at Vicars Cross Golf Club. **Councillor Patten.**

99/00701/FUL extension and alterations at 66 Oaklands for Mr and Mrs J Croft. **Councillor Armitage.**

99/00724/FUL first floor extension to dwelling and front porch alterations at The School House, Guilden Sutton Lane for Mr and Mrs Foreman. **The Chairman.**

99/00772/FUL first floor bedroom extension at 5 Cathcart Green for Mr and Mrs D Potter. **Cllr Whitehouse.**

99/00829/FUL dining room, family room and bedroom for Mr and Mrs A Rixon, 17 Oaklands. **Councillor Gartland.**

99/00900/FUL, two storey side extension at 5 Woodcroft for Mr and Mrs R Rahmani-Torkaman. **Councillor Armitage.**

99/00958/FUL, approval of reserved matters for erection of bungalow and detached garage at Woodcote, Wicker Lane for Mr and Mrs J Dernie. **Councillor Whitehouse.**

99/01031/FUL extension for disabled use at Wood Farm for Mr P Gresty. **The Chairman/Councillor Astbury**

99/01047/FUL, lean to for golf driving range at Vicars Cross Golf Club.

99/01225/FUL, extension to provide granny flat and alterations to provide pitched roof at 48 Oaklands for Mr and Mrs West. **Councillor Armitage.**

99/01258/FUL, alteration (replacement windows) at 14 Middlecroft for Mr and Mrs R Beith. **Councillor Whitehouse.**

99/01336/FUL, use of granny flat as letting accommodation at The Lodge, School Lane for Mr and Mrs Blake. **The Chairman.**

99/01355/FUL, first floor bedroom extension at Croft Cottage, Church Lane for Mr. A Paterson. **Councillor Hughes.**

99/01458/FUL, conservatory and conversion of flat roof to pitched at Tall Trees (formerly The New House), Church Lane for Mr. D Bennion. **Councillor Patten.**

00/00121/FUL et seq, demolition of existing dwelling and erection of replacement dwelling at Roseville, Belle Vue Lane for TNJ Developments, Glen Eshe, Belle Vue Lane. **Cllrs Fisher, Hughes.**

00/00310/FUL, new pitched roof to replace existing flat roof to garage at 4 Cinder Lane for Mr. G Jones. **Councillor Mrs. Patten.**

00/00531/FUL, new toilet to replace existing at Vicars Cross Golf Club. **Councillor Arditti.**

00/00541/FUL two storey side extension at 11 Fox Cover for Mr. D Hancock. **Councillor Gartland.**

00/00577/FUL two storey extension and erection of new bungalow, Heathfield, Guilden Sutton Lane.

00/00577/FUL, (amended) two storey extension at Heathfield, Guilden Sutton Lane for Mr. P. White. **Cllr Gartland.**

00/00733/FUL demolition of existing double garage and erection of games room at Ashbourne House, Hare Lane for Mr. N Hassall. **Councillor Armitage.**

00/00734/LDC, certificate of lawful development for conversion of stables to residential purposes ancillary to the occupation of The Lodge, School Lane for Mr. and Mrs. C. Blake. **Councillor Gartland**

00/00916/FUL two storey extension, porch and detached garage at 10 Arrowcroft Road for Mr. B Middleton. **Cllr Gartland.**

00/00920/FUL, variations to previous planning permission to provide porch and elevational alterations at Roseville, Belle Vue Lane for TNJ Developments. **Cllr Fisher.**

00/00932/FUL, rear extension and extension/modification to front study at 5 Guilden Green for Mr. I Armstrong. **Cllr Arditti.**

00/01109/S52, removal of condition tying land and dwelling to one unit, Tile Farm, Wicker Lane for Mr S Arden. **Cllr Gartland.**

00/01110/FUL two storey rear extension and conservatory at Fieldway, Hare Lane for Mr R Bellamy. **Cllr Fisher.**

00/01135/FUL, combination conservatory at 6 Cinder Lane for Mr and Mrs Hudson. **Cllr Patten**

00/01151/FUL, two storey side extension at Frogmore Cottage, Church Lane for Mr R Parkinson. **Cllr Whitehouse.**

00/01151/FUL (amended details) two storey side extension at Frogmore Cottage, Church Lane for Mr R Parkinson. **Cllr Whitehouse.**

00/01299/FUL, conservatory at Roseville, Belle Vue Lane for TNJ Developments. **Cllr Fisher.**

00/01345/FUL proposals for provision of a toilet in place of a brick lean to shed, new emergency exit and internal alterations at St John's Church, Church Lane. **Cllr Gartland.**

00/01463/FUL, conservatory at 24 Cinder Lane for Mr Bayton **(Cllr Whitehouse).**

00/01530/FUL, retention of 100 cm satellite dish at 119 Oaklands for Mr H Kaya **(Cllr Hughes).**

00/01578/FUL, conservatory at 5 Fox Cover for Mr D Cottenden **(Cllr Fisher).**

01/00133/FUL, two story extension and rear conservatory at 3 Heath Bank for Mrs M Higginson. **Cllr Gartland.**

01/00454/FUL single storey side extension at 12 Fox Cover for Mr K Mohring. **Cllr Fisher.**

01/00550/TEM temporary use of agricultural building to light industrial at Tile Farm, Wicker Lane

01/00551/S73 removal of condition to allow the insertion of roof lights and the use of roof space as habitable accommodation, The Paddock, Church Lane CH3  
7EW.

01/00738/FUL, raise workshop roof on part of unit 3, Guilden Sutton Yard, Guilden Sutton Lane for A Wilding (Chester) Ltd.

01/00781/FUL, utility room extension at 8 Porters Croft for Mr and Mrs D Provan.

01/00825/FUL conservatory, The Stores, Church Lane

01/00920/FUL, extension to roof of proposed loft conversion at 54 Guilden Sutton Lane, CH3 7EY for Mr Palmer.

01/00940/FUL, two storey extension and addition of pitched roof to garage at 9 Fox Cover, CH3 7HH FOR Mrs E Johnson.

01/01302/FUL replace flat roof with pitched at Highfield, Wicker Lane, CH3 7EL for Mr D Matthews. **Cllr Whitehouse.**

01/01329/FUL two storey extension, Cherry Bank, Church Lane.

01/01376/FUL, (amended) alterations at 87 Oaklands, Guilden Sutton, CH3 7HG for J Richardson.

02/00093/OUT erection of 1 No two storey detached dwelling on adjacent land at Holly Cottage, Guilden Sutton Lane CH3 7EX for TNJ Developments. Dismissed on appeal.

02/00136/FUL relocation and extension of existing 22.5 metre tower to an extended height of 30 metres to accommodate two additional operators and associated equipment, Dee Valley Water Reservoir, Guilden Sutton Lane for Orange PCS and Hutchison 3G. Refused

02/00136/FUL relocation and extension of existing to 22.5 metre tower to extend the height to 30 metres, Dee Valley Water Reservoir, Guilden Sutton Lane.

02/00194/FUL, alterations and extensions, Halfways, Hare Lane, Pipers Ash for Mr S McEwan. **Cllr Armitage.**

02/00243/FUL Kitchen extension, pitched roof and new front entrance canopy, 43 Oaklands

02/00243/FUL, amended details, kitchen extension, pitched roof and new front entrance canopy at 43 Oaklands for Mr M Davies. **Cllr Arditti.**

02/00509/FUL single storey rear conservatory at 2 Guilden Sutton Lane, CH3 7EY for Mrs Wilson.

02/01043/FUL (amended) two storey side extension at 26 Oaklands, CH3 7HE for Mr and Mrs A Dalgano. **Cllr Fisher.**

02/01111/FUL (Amended) installation of 20 metre tower, antennas, dishes and equipment cabin, Dee Valley Reservoir, Guilden Sutton Lane for Hutchison 3 G UK Ltd. **Cllr Fisher.**

02/01320/FUL extension to front of dwelling and side bay window at Firdale, 1 School Lane CH3 7ET for Mr and Mrs J Stairmand. **Cllr Hughes.**

02/01677/FUL first floor side extension above garage at Orchard House, 8 School Lane, Guilden Sutton, CH3 7ET for Mr L Bunn. **Cllr Whitehouse.**

02/01720/FUL 20 metre telecommunications tower with 6 no antennas, radio equipment housing and ancillary equipment at Tile Farm, Wicker Lane, Guilden Sutton, CH3 7EL for T Mobile UK Ltd. **Cllr Armitage** (Withdrawn.)

02/01911/FUL garage extension at 10 Middlecroft CH3 7HF for Mr R Gregg. **Cllr Hughes.**

02/01958/FUL conservatory (retrospective) at 18 Oaklands CH3 7HE for D and A Cowell. **Cllr Paterson.**

02/02059/FUL conservatory and pitched roof to garage at 10 Cinder Lane CH3 7EN for Mr Pilbrow. **Cllr Proudlove.**

03/00053/FUL Extensions and alterations at Garden Cottage, Guilden Sutton Lane CH3 7EX for Mr and Mrs Mattocks. **Cllr Hughes.**

03/00119/FUL first floor extension, 119 Oaklands, CH3 7HG for Mrs Kaya. **Councillor Fisher**

03/00183/FUL (amended) rear single storey extension at 6 School Lane CH3 7ET for Mrs S Button. Refusal. **Councillor Hughes.**

03/00250/FUL conservatory at 12 School Lane CH3 7ET for Mr and Mrs B Lewin. **Councillor Paterson**

03/00295/FUL single storey rear extension at 40 Guilden Sutton Lane CH3 7EY for Mr S Challinor.

03/00296/FUL single storey rear extension with party wall at 38 Guilden Sutton Lane CH3 7EY for Mr S Hardwick.

03/00342/FUL first floor side extension above garage at 8 School Lane CH3 7ET for Mr L Bunn. **Councillor Hughes.**

03/00376/FUL two storey side and rear extension and loft conversion at 50 Guilden Sutton Lane CH3 7EY for Mr C Allman. **Councillor Hughes**

03/00395/FUL single/two storey side extension at 16 Oaklands CH3 7HE for Mr Salisbury. **Councillor Arditti**

03/00417/FUL ground and first floor extensions at Mossfield, Belle Vue Lane, CH3 7EJ. Withdrawn. **Councillor Paterson**

03/00421/FUL single storey classroom extensions at Guilden Sutton CE (Cont) Primary School, Arrowcroft Road. **Councillor Armitage**

03/00493/ FUL, conservatory to rear at 4 Orchard Croft, CH3 7SL for Mr and Mrs Crane. **Councillor Paterson.**

03/00577/FUL rear extension at 6 Middlecroft CH3 7HF for Mr Young. **Councillor Hughes.**

03/00672/FUL replacement pitched roof garage at Roughwood, Belle Vue Lane, Guilden Sutton, CH3 7EJ for W Davies. **Cllr Fisher.**

03/00923/FUL first floor extension at Mossfield, Belle Vue Lane, CH3 7EJ for Mr J Dandy.

03/00961/FUL conservatory at 15 Oaklands CH3 7HE for Mr and Mrs Rose.

03/01358/FUL tanning salon at 1 Summerfield Road CH3 7SW for Mr S Gregory.

03/01377/TEL, installation of telecommunications apparatus (3 no antennas and 3 no microwave dishes) and equipment cabin at existing Installation at Dee Valley Water Reservoir, Guilden Sutton Lane.

6/02/1830 installation of microwave wireless network kit incorporating 0.6 metre antenna and attachment, Guilden Sutton transport depot, Guilden Sutton Lane for Cheshire County Council.

(iv) Strategic planning.

There was nothing to report.

4 Parish car park. Councillor Paterson reported on work being carried out by the grounds maintenance contractor.

5 Leisure Services. (i) Playing Field: (a) Provision of stile, letter from Mr and Mrs J A Dale. The Clerk reported the receipt of this letter, dated 6 October, 2003, which sought the provision of a stile as a safety measure to protect children leaving the playing field and to make it impossible for those wishing to ride motorcycles on the field to do so. Action: matter to be further considered. (b) Inspections. Councillor Fisher referred to the amount of litter on the extremities of the field. Action: grounds maintenance contractor to be requested to carry out a one hour scavenger following half term. (iii) Condition of playing surface. Following a report by Councillor Armitage, it was proposed and agreed the contractor should be requested to take appropriate remedial action.

(ii) Play Area (a) Improvement scheme. Councillor Proudlove reported. The contractor had been instructed to install the proposed benches and to provide a hard surface to the front boundary as previously agreed. (b) Damage to slide. The Clerk reported the insurers had authorised the removal of the slide.

The amount to be repaid to the Council for its replacement would follow consideration of the formal claim. Action: Clerk to progress. (c) CCTV. The Clerk would progress a helpful response which had been received from the City Council. (d) Weekly inspection rota. The file was being prepared by the Clerk. (iii) Public Footpaths: (a) Rights of Way Improvement Plan. The Clerk was to approach the Parish Paths Warden as to progress. (b) Status of footpath No. 7. The Clerk reported the receipt, by letter dated 9 October 2003, of an inquiry from the County Council's Public Rights of Way Unit into the status of Garner's Lane and Green Lane, public footpaths nos 1 and 7 in the parishes of Mickle Trafford, Hoole and Guildden Sutton. A request was made as to whether the Council had any evidence or comments relating to the status of these routes. Action: correspondence to be referred to the Parish Paths Warden, Clerk to make informal inquiries. (c) Fencing, termination of footpath No. 2, the hollows. Councillor Paterson referred to the removal of the fencing at this location. Action: Matter to be referred to the Parish Paths Warden. (iv) Grounds Maintenance: meeting with contractor, 13 September 2003. Councillor Paterson reported the contractor had been requested to prune hedges in the play area and deal with weeds in the parish car park. (v) Public Seats. With respect to the installation of new bench seating within the play area, it was confirmed the existing public seat should be relocated to the adjoining grass verge. Action: Clerk to inquire if a formal approval is required from the City Council. (vi) Landscaping, Fox Cover. The Clerk reported the matter had been raised with the Parks and Open Spaces Manager by City Councillor J R Boughton and the Clerk had discussed the matter with Mr Henderson. Action was proposed to tidy the area but no money was available for shrub planting. The Council discussed the possibility of seeking a supply of suitable planting from the Cheshire Landscape Trust. Action: Clerk to approach Parish Tree Warden. (vii) Provision for youth. Councillor Paterson had obtained the survey results from former Councillor Arditti and confirmed the need for a forum to be held as the first stage of determining the way forward. PC Boulton had indicated he would be prepared to attend. Action: Clerk to provide Councillor Paterson with a contact within the youth service.

6 Public transport. (i) Provision of seats in shelters. The Clerk reported the receipt, by letters dated 10 September, 2003 and 10 October, 2003 of information from the County Transport Co-ordination Service as to the parish and town council bus shelter scheme. Action: noted. Councillor Paterson had kindly obtained an estimate of £1,695 for the installation of seating in all three bus shelters. It was proposed by Councillor Paterson, seconded by Councillor Astbury and agreed that this should be progressed. Action: Clerk to inquire if a licence would be required from the highway authority. Reference was made to the presence of graffiti within the shelters. Action: Clerk to contact Graffiti Busters. (ii) Proposed subsidised bus service reductions. It was understood that discussions were in progress as to a parent funded alternative service to Christleton County High School (iii) Rural transport information point. Councillor Fisher reported he had displayed a bus route map.

7 Highways:

(i) Major schemes. (a) cycleway. Councillor Armitage reported his understanding that the cycleway would be extended during 2004 to Station Lane.

(ii) Local matters: (a) Direction signs to Village Hall. The Clerk had confirmed that the smaller direction signs within the scheme were to specification. (b) Local safety scheme, junction A 41/ Guilden Sutton Lane. The completion of the lining scheme was awaited. (c) Request for pedestrian crossing Hoole Lane/Guilden Sutton Lane. There was nothing further to report at this stage. (d) Road markings, approach to parish playing field. There was nothing further to report at this stage. (e) Station Lane 'slow' markings. There was nothing further to report at this stage. (f) Speed of traffic, Wicker Lane. The Clerk was to seek confirmation that the request for a review of the speed limit on this road had been referred to the speed review panel. Councillor Proudlove referred to the concern of residents as to the speed of traffic on the road and the volume of heavy goods vehicles. (g) Equestrian warning signs. Councillor Proudlove reported there was nothing further to report at this stage. (h) Village gateway treatment. The Clerk had been informed by County Council Burke that the provision of a gateway scheme in Guilden Sutton would be given priority in the 2004/2005 financial year. This was welcomed. (i) Guilden Sutton Lane, speed of traffic, letter from Mr and Mrs J A Dale. The Clerk reported the receipt of this letter, dated 6 October 2003, expressing concern at the speed of traffic on Guilden Sutton Lane at the approach to the village. Action: A suitable response to be made outlining the current position. (j) Footway, Wicker Lane. Councillor Paterson referred to the poor condition of the footway in the vicinity of the Methodist Church. Action: Matter to be referred to the District Maintenance Engineer. (k) Paving stones, Summerfield Road. Councillor Bayton referred to the condition of these paving stones. The history of the area was revisited. (l) Verges, Arrowcroft Road. Councillor Paterson referred to the condition of the hardened verges on Arrowcroft Road. Action: to be referred to the District Maintenance Engineer. (m) Drain, junction Arrowcroft Road/School Lane. This had been reported to the District Maintenance Engineer.

(iii) strategic: There was nothing to report  
 (iv) Lighting.

A fault affecting the street light near the garages in Summerfield Road would be reported.

8 Finance:

(i) Income:

Bank of Scotland:

Interest (Sept)	£	14.00
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(ii) Payments

Cheshire County Council

Signing scheme	£	378.16 (includes £56.32 VAT)*
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Chester Standard

Newsletter distribution (Sept)	£	19.39 (includes VAT £2.89)
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Newsletter distribution (Oct)	£	19.39 (includes VAT £2.89)
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Mickle Trafford and District Parish Council

Training course	£	10.00
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Mrs R Mort

Playing field rent

October - December 2003	£	137.50
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Clerk:

Salary

1.7.03 – 30.9.03	£	700.00
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Mileage (Oct)	£	8.00
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Proposed by Councillor Armitage, seconded by Councillor Paterson and agreed.

\* payment agreed following confirmation the scheme was to specification.

(iii) Balances:

(Oct) £17,321.05

(iv) Audit matters. It was agreed the annual return should be signed by the Chairman and submitted to the external auditors. The content of the return was noted and the Council agreed the appropriate declarations.

9 Environment services: (i) amenity cleansing. It was agreed the City Council should be requested to sweep the steps from Cinder Lane to Church Lane following a request from a resident and also footpath No. 2. Action: Services Manager to be informed. (ii) dog fouling. There was nothing further to report at this stage. (iii) Litter bins. The Clerk had been informed by the City Council that no alternative type of bin was available. (iv) Lengthsman. There was nothing further to report apart from action to scavenge the playing field as minuted above. (v) Green waste collection service. In response to Councillor Fisher, the Clerk indicated a response as to his inquiry to the City Council was awaited.

10 Trees and hedges: (i) Site meeting, Heath Bank. Councillor Astbury reported the contractor had returned to carry out further work. (ii) Felling of 1no Beech, The Vicarage. The Clerk reported the advice of the City Council that the tree would be replaced. (iii) Hedge, Cinder Lane. Councillor Armitage referred to the need for the fieldside hedge to be trimmed. (iv) tree, Anchor Housing. The Clerk reported an approach had been made to Anchor Housing but no response had been received. It was proposed by Councillor Bayton, seconded by Councillor Armitage and agreed that the grounds maintenance contractor should be requested to remove the overhanging branch, the cost to be shared between the parish council and Guilden Sutton Community Association to a maximum of £25 for each party. (v) Hedge, rear of Village Hall. It was noted this had been cut. (vi) Hedge, Guilden Sutton Lane. No response had been received from the County Transport Co-ordination Service.

11 Cheshire Association of Parish Councils/NALC: (i) Chester Area Meeting Wednesday 24 September 2003. Councillor Armitage reported.

(ii) Annual meeting 9 October, 2003. Councillor Armitage reported. The annual town and parish councils conference to be organised by Cheshire County Council would be held on 21 January 2004.

12 Chester City Council: (a) Gowy North Area Committee/grants. The Clerk reported the outcome of a successful grant application to the area committee which had resulted in a grant of £2,500 towards proposed improvements to the play area. (b) Double rating. Councillor Armitage reported the contentious issue of double rating was to be investigated and that parishes should suggest expenditure which could be considered.

13 Cheshire County Council: (a) Draft equestrian strategy consultation. Councillor Proudlove reported a response was being progressed

14 Cheshire Community Council.

Village design statement. The Clerk referred to the expression of interest by the parish council to observe the village design statement process proposed for Mickle Trafford and District Parish Council. He reported his understanding that the statement had in fact been completed although there had been no opportunities as intended for the Council to observe the process.

15 CPRE. There were no action items to report.

16 Health. There were no action items to report.

17 Policing. PC Boulton would be informed of the service to take place at the Methodist Church on

Remembrance Sunday in order to make appropriate arrangements for traffic management for the two-minute silence.

18 Newsletter. Copies of the most recent newsletter had been circulated. The Clerk reported advice that the distribution depot was to move from Saltney to Mold and that new arrangements would be required for the delivery of the newsletter to the depot.

19 Memorial garden. It was understood the missing finger post had been located in the garden of an adjoining occupier.

20 Bulb planting. Arrangements had been made for a supply of bulbs from the grounds maintenance contractor. These would be planted following the November meeting when it was hoped the ground would be more amenable than in 2002

21 Parish ICT. Councillor Fisher referred to correspondence which have been received from a commercial organisation offering the parish council a web site funded by advertising. The Council expressed reserve at the principle of a public service website involving advertising. Action: Noted.

22 Primary School. There was nothing further to report to the stage.

23 Parliamentary boundary proposals.

The Council's response to the Boundary Commission (set out beneath) had appeared in the newsletter. The Clerk reported the receipt of one response from Mr Michael L Maynell B Sc (Hons), CChem, MRSC, MCIPS via the village website.

^ My Council wishes to object in the strongest possible terms to the proposal by Mrs C M Russell MP (City of Chester) to remove from that constituency that part of Guilden Sutton civil parish outside the line of the A55 trunk road and transfer it to the Eddisbury parliamentary constituency.

^ The Council would oppose any proposal which would fragment the community by a divisive alteration of the parish boundary to the detriment of its identity or effective and convenient government or which would remove any other part of the parish from the City of Chester constituency.

^ In summary, there is no affinity whatsoever between Guilden Sutton civil parish and the parliamentary constituency of Eddisbury. Residents pay their council tax to and are administered by principal authorities based in Chester. In local government terms it would be totally unacceptable and utterly confusing to have an elected parish council administering a parish the greater part of which would be in one parliamentary constituency with which it has no community of interest and the remainder smaller part in another with which it has an extremely strong community of interest. The Council therefore argues the proposal should be rejected.

^ Had Mrs Russell consulted locally, she would have found that very few, if any, residents are aware of the Eddisbury parliamentary constituency. That constituency covers a large area looking towards Winsford in distant Mid Cheshire whilst Guilden Sutton civil parish in all respects looks strongly in the opposite direction to Chester. Chester Town Hall and Chester Cathedral are easily visible less than three miles from the nearest point of the parish boundary.

^ Although at one time there may have been a milkman visiting from Eddisbury constituency, my Council is currently unaware of any local services provided to residents from that area. In total contrast, the following and many more services are derived from Chester:

^ Local government - Cheshire County Council/Chester City Council/Cheshire Community Council  
Fire service  
Police service  
Health services - primary and acute including ambulance service  
Social services  
Central governments services - JobCentre, benefits, motor taxation office, driving tests.

Public transport - main bus services, railway station

Water supply

Sewage treatment

Publicly owned housing - Chester and District Housing Trust

Ecclesiastical - Bishop, Methodist minister for Guilden Sutton, Roman Catholic Church, United Reform Church

Education - secondary and tertiary

Voluntary bodies - County Federation of Women's Institutes, Chester district CPRE, The Samaritans, Civic Trust

Comparison shopping

Leisure facilities - theatres, sports centres and clubs, main swimming facilities, football club, rugby club, swimming club, rowing, entertainment venues, choirs, brass band.

` It will therefore be clear beyond peradventure that Guilden Sutton is a Chester parish, is extremely proud to be a Chester parish with its residents identifying strongly with Chester and looks upon Chester as its principal focus from which its services and employment derive.

` By no definition can Guilden Sutton's community of interest be argued to lay with the Eddisbury constituency. The Commission is asked to dismiss the proposal and retain the parliamentary boundary for the City of Chester constituency so far as it affects the Chester City Council Christleton ward as it is at present.

` My Council would wish to make representations to the inquiry.'

24 Members' information items.

Autumn fall. Councillor Paterson referred to the autumn fall. It was noted the City Council would normally deal with this through the annual schedule of cleansing.

Christmas lights. Councillor Paterson reminded the Council that budgetary provision had been made for a competition for the best Christmas lights in the village. Action: To be revisited at the November meeting.

Information sheet. Councillor Paterson reported she had prepared a draft information sheet to be displayed on the village noticeboards. The content would be further considered.

Street nameplate, Guilden Sutton Lane. Councillor Astbury reported that an ambulance had been unable to find a property on Guilden Sutton Lane in the cul-de-sac leading off the diversion at The Willows. Street nameplates listing the properties on that section of the road were being arranged by City Councillor J R Boughton.

Noticeboards. Councillor Fisher reported he had retrieved the noticeboard at the access to the Wilding Business Estate which had been damaged. An estimate for its replacement would be sought by the Clerk. A discussion item on the future use of the parish noticeboards would appear on the November agenda.

Post collections. Councillor Armitage referred to the fact the last collection from the posting box at the sub post office was 4.00pm whereas boxes on Guilden Sutton Lane had later collection times. Action: Royal Mail to be requested to provide a later collection at the sub post office

Heritage exhibition. Councillor Fisher reported the heritage exhibition organised by the City Council and held in the Village Hall on Friday, September 19 2003 had been of an extremely high standard although very poorly attended.

The late Herbert Dutton Esq. Councillor Fisher reported he had attended the funeral at St John's Church of the late Mr Herbert Dutton of The Byatts, Wicker Lane, a former member of the Council.

25 Information correspondence.

The Clerk reported the receipt of the following correspondence:

Chester City Council:

Parish bulletin September 2003

Parish contact list

Area committees available on website

Council meeting 17 September 2003

Highways and transportation local joint committee 18 September 2003

Best value review for public space

Ethics and Standards Committee 3 October 2003

Cheshire County Council:

Cheshire Household Waste Management Strategy

Chester Police Forum

Parish Council Newsletter No. 90

Matters to be considered in the absence of the press and public

NIL