

MINUTES of the GREAT BUDWORTH PARISH COUNCIL

ORDINARY MEETING

held at the Parish Hall at 7.30pm on MONDAY 19th AUGUST 2019

Meeting opened at 7.30pm

1. ATTENDANCE

ACTION

Chairman: R. Collier

Council Members: A. Lee (AL); M. Torrance (MT); J. Bowman (JB); R. Wilkinson (RW); D. Hammond (DH); J. Robins (JR); S. Coppel (SC).

Also present: G. Ayres (Parish Clerk); Cllr. N. Wright; 5 members of the public.

2. APOLOGIES

Cllrs. L. Gibbons and P. Marshall.

3. DECLARATIONS OF INTEREST

None declared

4. MINUTES OF PREVIOUS MEETINGS

- a) It was agreed that the minutes of the Ordinary Parish Council Meeting held on 1st July 2019 were a correct record and they were approved.
- b) It was agreed that the minutes of the Finance Committee Meeting held on 1st July 2019 were a correct record and they were approved.

5. REPRESENTATIONS FROM THE PUBLIC

Representations were received regarding:

- a) The original conveyance of the Parish Hall. It was conveyed in 1930 by Arley Estate.
- b) The electricity and water bills for the Parish Hall which were considered to be very high. This matter should properly be addressed to the Parish Hall Committee. Cllr. Hammond, agreed to look into it. **DH**
- c) Debris and weeds in the gutter on Westage Lane. Cllr. Collier will log this on the CW&C website. **RC**
- d) Parking. This will be discussed under item 7.
- e) Churchyard maintenance. On behalf of the PCC, the Vicar thanked the Parish Council for their grant towards this.
- f) The lack of a pedestrian walkway along Budworth Lane makes it dangerous to go on foot between the Village and Comberbach and the Mere / Marbury Country Park. Innovative solutions need to be considered but finance is an issue. The Northwich Transport Strategy encouraged safer walking routes but nothing has transpired. Cllr. Wright will raise the issue with CW&C and the Clerk will write to the Highways Dept. **NW GA**

6. MATTERS ARISING FROM THE LAST MINUTES

- a) Guttering on Top Pumphouse and stone slab reinstatement on High Street. Mr Anderson and Cllr. Wilkinson were thanked for their work on these.
- b) Traffic Mirror. CW&C Highways will not permit the mirror on their land and the other location identified on private land will not provide the desired visibility so no further action will be taken on this.
- c) A559 Northwich Rd. The amended response from the Principal Engineer at CW&C was noted. The Parish Council is still of the opinion that road safety improvements should be based on proactive rather than reactive considerations but it is understood these are national guidelines. It was felt that moving the bus stop nearer the Sailing Club (to enable those waiting to stand further from the carriageway) would not assist as it would mean a longer walk along the busy road.
- d) Social event to mark launch of War of the Worlds. This was agreed to be a good idea but can only be progressed once the date of the launch is known. At that time another meeting of the Parish Council or a sub-committee will be convened to make the necessary arrangements.
- e) Garden bench and maintenance of the Avenue. CW&C have offered to install the bench and move the waste-bin. A quotation from them is anticipated shortly. John Eaton has now done the annual summer strimming in line with his agreed contract.
- f) Lower Pumphouse Oak. The tree surgery, for which a tender has already been accepted, will commence in September before the renovation work begins on the Pumphouse. **MT**
- g) Parish Field gate and storage container. Work on the new gatepost will not commence until work finishes on the nearby house renovation. Cllr. Wilkinson will provide details of the articles to be stored and the Parish Council will then take a view on whether, given their age and condition, the acquisition and installation of a storage container is justified. Planning permission is unlikely to be required but CW&C will need to be notified of the details. **RW**
- h) Stone slab. See a) above.
- i) Tree survey. It was agreed that a regular survey of the condition of Parish Council trees and the associated risks should be undertaken. Surveys were undertaken in 2004/5 and 2008. The Clerk will also confirm whether a survey using the same criteria was done prior to the more recent pruning work on the Avenue. If not, quotations will be sought. Whilst the Parish Council would not be in a position to survey trees they do not own, private landowners could be encouraged to join in with the survey at their own cost. **GA**
- j) Cheshire Railings. The landowner will consider improving maintenance as a gesture of goodwill despite previous traffic damage.
- k) Airport noise monitor. Cllr. Hammond will meet with the airport representative to make final arrangements in early September. Local people have reported increased flight activity over the village despite no notified changes to flight paths. Cllr. Wright will raise the issue with the Airport and would welcome specific details of dates and times so that the airlines concerned can be identified. **NW**

7. PARKING

The PCSO can only act in cases of actual obstruction and, to report such cases, members of the public should call 101.

It was agreed that the following options will NOT be pursued: raised kerbs / stone edging; yellow or other lines and civil enforcement; putting stickers on cars; designating the three bays by the Top Pumhouse for local residents; resident permit parking.

The following options will be investigated further.

- a) Signage to discourage parking in the “hot spot” and encourage use of the Parish Field. Where there is no suitable wall, the installation of bollards may be considered to enable advisory notices to be displayed. The “hot spot” is defined as in front of the pub, past the Top Pumhouse, along the wall at the start of School Lane, in front of the entrance to the Church, past the stocks and along the cobbles to the bench. Signs further down the hill on High St may also be considered to discourage visitor parking there.
- b) Planters in the “hot spot” to discourage parking and display advisory notices.
- c) Turning circle and parking spaces at the top of Farthing Lane.

The Clerk will write to CW&C Highways for their advice on these options and their co-operation with taking them forward.

GA

8. PARISH HALL

a) Future management arrangements

Before getting into the detail of rent and precise drafting, it will be necessary to agree the broad approach to future arrangements for the Parish Hall and Parish Field. Two options were discussed:

- a new lease between the Parish Council and Parish Hall Committee. This would require the Parish Hall Committee to revisit its constitution and governance arrangements i) since an unincorporated association cannot hold property and ii) to improve accountability by, for example, encouraging wider public engagement;
- a Parish Council sub-committee could run the Parish Hall. This might be simpler. The make-up of the sub-committee would not exclusively comprise members of the Parish Council, but include other users and volunteers.

It was agreed that a Working Party will look in greater detail at these options and come back to the Parish Council with recommendations. Neither option should be interpreted as a “commercialisation” of the Parish Hall. This is not the intention. Neither is it the Parish Council’s intention to in any way denigrate the contribution made by volunteers who freely give their time and energy to the upkeep and management of the Parish Hall. Their input has been, and will continue to be, extremely valuable and much appreciated by the Parish Council.

Under both options it would be necessary to have separate leases with the Bowling and Tennis Clubs. It was reported that the Bowling Club is already looking into this, and the Tennis Club lease is discussed below under item 9.

b) Insurance

On the matter of insuring the fabric of the Parish Hall building, it was agreed that existing arrangements should continue, given the short time-scale for renewal, and until agreement is reached on the future as outlined in 8a) above. This means the Parish Hall Committee will continue to insure the fabric of the building subject to:

- an assessment of value consistent with the Parish Council Asset Report. The Clerk will send a copy of the latest version of this to Cllr Hammond. **GA**
- the Parish Hall Committee will check with their insurer whether it is acceptable for them, as lessee, to insure the fabric of a building owned by a third party (the Parish Council). It may be necessary / desirable to record this interest in the policy documents. **DH**

c) Proposed Awning

The Parish Council has no objection to the Parish Hall Committee’s proposal to install a retractable awning that will extend over the newly paved area at the side of the Hall.

9. TENNIS CLUB LEASE

It was agreed that a new lease is needed and the draft supplied provides a good basis for this. Councillors will send any detailed comments to Cllr Lee. **ALL AL**

10. QUIET GARDEN

The garden is owned and maintained by the PCC who are encouraged to raise awareness of its existence. The furniture there is not in good condition but the Parish Council is not in a position to assist with this at the present time.

11. TREE ON HEATH LANE

Concern was raised about the condition of the tree on Heath Lane. Cllr. Wilkinson advised he believed it belonged to Heath Farm and suggested that Cllr. Collier, as Chairman, visit Heath Farm. Cllr. Collier requested Cllr. Wilkinson raise the issue informally with the owners of the tree as this would be more appropriate as he had confirmed he knew them. **RW**

12. FINANCIAL REPORT

The recommendations from the Finance Committee meeting earlier the same evening were noted and agreed by the Council.

13. PLANNING

The appeal against refusal of planning permission at Southbank House 18/04057/FUL was noted.

Meeting closed at 8.55pm.

**Signed as a true record
Chairman of the Parish Council**