

Cheddleton Parish Council

**MINUTES OF THE PARISH COUNCIL MEETING HELD IN MAIN HALL,
CHEDDLETON COMMUNITY CENTRE, HOLLOW LANE, CHEDDLETON ON
TUESDAY, 19th. JULY 2022**

ATTENDANCE Chairman - H.R. Jennings.

Councillor - M.T. Bowen, I. Dakin, Mrs. D.A. Hartley, R.J. Hartley, D. Kari,
Mrs. C.A. Lovatt, S. Scalise, and H.J. Tunna

Clerk - Ms. L. J. Eyre.

75. **APOLOGIES** - Councillors M. Ahmad, Mrs. J. Parkes, Mrs. L.M. Salt, G.W. Salt,
Mrs. L. Shaw, M.P. Worthington and it was resolved to accept these.
76. **DECLARATIONS OF INTEREST** - Councillor Kari is married to Amanda Kari who is
making the presentation before the members so will not take part in the discussion.
77. **MEMBERS' SEC. 33 DISPENSATION REQUESTS** - No written requests for
dispensations received.
78. **ANNOUNCEMENTS** - The Chairman announced that there are 6 planning applications
for Planning Members at the end of the meeting. The Clerk announced that there were no
applicants for the Councillor vacancies, so these have been re-advertised for the next Full
Council Meeting. There is a meeting with Paula Lees from Staffordshire County
Highways on Friday 22/7/2022 at 11am. Leek Moorlands Hospital Minor Injuries has been
closed due to Covid but has re-opened today. Stan Winterton has been given an award for
his long service to Cancer Research Fund Raising for over 45 years which the Council will
acknowledgement of his achievements.
79. **PUBLIC QUESTION TIME** - No members of the public were present.
80. **MINUTES OF THE MEETING 21st. JUNE 2022** - It was resolved to accept these as a
true record and signed by the Chairman.
81. **MATTERS ARISING THEREFROM** -
Re. Min. 50. Grounds Maintenance issues - Councillor Mrs. Hartley stated that the
sundial is looking scruffy. The Clerk reported that James Barber has been asked to cut it
again which she will chase up. Councillor Dakin stated that the No Mow areas have been
mown again on Cheddleton Playing Field.
92. **DELIVERY VANS PARKING ON HILLSIDE ROAD - CHEDDLETON** - The Clerk
reported on the parking issues raised by two residents of commercial vehicles belonging to
Charles Taylor. After some discussion it was agreed the Clerk to write to Charles Taylor
to request that they park at the business premises rather than on the residential estate
causing an obstruction to pedestrians and affecting emergency service vehicles attending.
The Police also need to be informed which the Clerk will do. The Residents have tried
asking and have not got anywhere with the Police or Charles Taylor.

82. COMMUNITY CENTRE, CHEDDLETON - POPOSAL FOR EXCLUSIVE HIRE OF ROOMS

- The Chairman invited Amanda Kari to put forward her proposal for use of the old creche room and additional space for a gym, health café and community hub. After a short presentation proposing a business use of some of the space in the Community Centre on a permanent basis. Amanda gave a background into her experience and her husband David and previous ventures and jobs and her vision of Cheddleton Community Hub and Fitness Centre or The Hub. After a short presentation and insight into the vision of the business Councillors were given details of what they would be willing to invest, and alterations to accommodate the business initially starting with the internet café and progressing to opening the gym whether that be in a new extension or take over room 1 once the café is up and running. Offering training events, apprenticeships, work experience and hosting of events, friendship groups, internet use initially and moving onto a gym. Once the whole venture is completely open it will be open 7 days a week from 7am - 7pm. Councillor Dakin asked would this be a social enterprise or would you own it. Amanda stated it would be their business. Why use the Community Centre and not another building and the fact that it is public money to create the extension and what impact would it have on other businesses. Amanda explained that initially it would be only part of the space to take on at a reasonable rent. They would be prepared to pay for adaptations to the space to meet the needs of the business. The idea is that this is a healthy eatery to help, educate and supply special dietary requirements which is different than any other businesses in the village and there is no other gym. Councillor Scalise stated we need to put business plan for the extension to the Community Centre and this is a bit of a conflict for a business being run in a Community Building. More detail needs to be supplied from both sides. What the return would be on the capital expenditure made by the Council. Councillor Jennings stated that this would be a regular income for the upkeep of the building and provide facilities not available in the village which would secure a long-term income. After much discussion it was decided that it was a good start to investigate expanding the Community Centre and giving more options for residents and uses of the space. Costings and funding options need to be investigated. Further discussions and a meeting to provide further details on both sides. Plans need to be drawn up for the initial alterations to the creche to bring back to the Council and start the discussion for the investment they are prepared to fund in creating the café initially and proposed rent payable. A meeting will be set up to investigate this further as agreed. Councillor Scalise stated can we investigate the rules and regulations of the use of a community space to run a business.

83. GROUNDS MAINTENANCE ISSUES/HANDYMAN WORKS/BUILDING WORKS

- The Clerk reported that she will speak to Jim again with regards to the grass cutting especially the no mow areas. All other reports were that there is a marked improvement. Councillor Scalise asked has Jim been spoken to about price increase if he is struggling to meet the standard for the same price. The Clerk reported that she had asked, and he stated now it is not an issue unless petrol prices continue to increase. Councillor Dakin reported that the steps on Cheddleton Playing Fields need to be cleared of weeds which the Clerk will instruct Steve to have a look at doing. Councillor Mrs. Lovatt reported that the double yellow lines have been painted at the end of Southlowe Road on the junction as previously notified by Highways to stop parking on the junction. She also reported that there is a bench which has been put on the Oval by someone which is right in front of the noticeboard. Councillor Scalise stated we had decided not to put one there and needs to be removed from the area as soon as possible.

83. **GROUNDS MAINTENANCE ISSUES/HANDYMAN WORKS/BUILDING WORKS (Cont'd...)** - Councillor Tunna asked could the nettles at the bottom of the rocks be trimmed back by the petrol station maybe by the footpath volunteers as they are encroaching on the grassed area. The Clerk will ask them if that is possible. The recycled bench has been paid for by Cautionary Lands Charity for Bridge Eye so Steve will be installing it when he can as agreed. The new notice board has been installed on Park Lane by Steve and is looking brilliant. A new lock has been installed on Toll Bar as agreed and the resident has been supplied with a key for access, but it looks like there may be damage caused by the vehicle driving on the playing field, but this will have to be put right by the resident. Steve is monitoring the situation.
84. **RISK ASSESSMENTS - BURIAL GROUNDS - ASSOCIATED WORKS** - The Clerk reported that all members have been issued with the risk assessments for the Asylum Burial Ground and St. Edwards Lawn Cemetery following the inspection. Councillor Mr. & Mrs. Salt have completed an inspection at Cheddleton Lawn Cemetery which still needs to be written up. There are some issues that need to be dealt with going forward. Firstly, the Asylum Burial Ground pathway has tree roots showing through so quotes to repair the pathway needs to be obtained. The trees at the entrance need to be cut back to stop them overhanging. Councillor Scalise raised that we are awaiting consultation from Steve Massey as he has already assessed what can and cannot be done but he has been on long term sick. The Clerk stated that we need to get a quote for works that need to be done to send in to SMDC for permission to do the works as they are under a TPO as we cannot continue to wait for the assessment. After some discussion it was agreed to get an assessment done as soon as possible on health & safety grounds to be submitted to SMDC as soon as possible. Initially the entrance and the trees that are dying and need attention. Proposed by Councillor Bowen and seconded by Councillor Scalise. Councillor Mrs. Lovatt stated that the roundabout is a mess. The Clerk stated that the tree stump that was agreed to be removed will be done as soon as possible so that this can be addressed. The Clerk then went on to St. Edwards Lawn Cemetery stating that there are trees along the main road entrance that need to be cut back so quotes will be obtained. The bench on the walled area needs to be removed straight away as it is dangerous. We assessed that there is space for 3 further benches being those that have already been asked for and that then no more benches would be able to be installed. The Car Park needs clearing of moss in the walled area. More signage may be required on the road to highlight the danger of oncoming vehicles and pedestrians and a mirror placed on the bend to see oncoming vehicles. The gate into the cemetery on the right has dropped so needs to be fixed and that the gates themselves are not secured and could be lifted off so the handyman has been asked to have a look into these issues. The Clerk reported that some graves have no markers on, so we need to look at some form of markers for those without headstones to identify occupants. The manhole cover on the driveway needs to be replaced and lifted so a quote to replace it will be sort by the Clerk or ask Steve for advice.
85. **QUOTE FOR ASYLUM BURIAL GROUNDS GRASS CUTTING ETC.** - The Clerk fed back that she has spoken to Pip as agreed and obtained a quote for grass cutting. Jim charges £24.96 per cut and the quote for Pip is £30 per cut. He will re-define the pathway for £50 and £60 for hedge cutting. It was discussed and proposed by Councillor Dakin and seconded by Councillor Kari to trial him for 3 months grass cutting all agreed and to instruct Jim to no longer do it.

86. **UPDATE ON RENOVATIONS CRAFT CENTRE/BEAUTY ROOM** - The Clerk reported that the windows are being delivered on Thursday and will be installed a week on Monday 1st. August. Emily is starting to move into the new room starting over the weekend in preparation. The tenders are due in by next Friday so we may need to meet in August to agree that so that we can schedule the start of works.
87. **UPDATE BASFORD BRIDGE LANE BRIDGES/CCTV** - The Clerk had nothing to update from the last meeting.
88. **UPDATE ON RESIDENTS WALL DAMAGE/SIGNAGE ON PARK LANE, CHEDDLETON** - Councillor Bowen reported that the last repair was done a fortnight ago and on Wednesday last week it was knocked down again and caught on CCTV again. It is down to the owners to keep chasing up the culprits, but it continues to happen and thankfully individuals are paying for the damage as and when it happens. The Clerk stated that Councillor Worthington had said he would bring it up at DHP on 15th. July so we await the outcome of this to be updated by him.
89. **UPDATE ON MOBILE REMOVAL - COMMUNITY CENTRE** - The Clerk reported that Jim Wise have met on site for all aspects of the demolition. We had agreed that it would commence on Thursday, but we need an asbestos survey to be completed before they can start the demolition. This can be carried out over the weekend but would be an additional cost of £450 + VAT and then works can commence on Monday. A further quote had been attempted by the Clerk by Griffin Environmental who carried out the surveys at the Craft Centre but unfortunately, he is on holiday and unable to do it at short notice. After some discussion it was proposed by Councillor Dakin to get it done to commence works, seconded by Councillor Bowen, and agreed to instruct Jim Wise to get it done.
90. **ISSUES PARKING AT COMMUNITY CENTRE** - The Clerk reported that on Thursday 7th. July Julie from Mums & Toddlers had emailed her stating that there were no car parking spaces on the Community Centre because of the School Sports Day taking place and the road was also full of parked cars. The Clerk had already emailed the school as previously agreed by the Council about abuse of the car park and had no response so tried to contact the principal on the day but had only managed to speak to her this week. After a conversation with the principal, it has been agreed that she notify the Clerk of future events taking place at the school to avoid this happening in the future and that any incidents of abuse by parents/employees to be reported to the principal for her to deal with. We can make provision for our hirers to have priority parking or close the gates to avoid this from happening. Councillor Kari suggested a barrier on the gate to stop unauthorised parking and how much space has the school got to provide car parking. The Clerk stated they the school have no intention of providing any car parking.
91. **UPDATE WOODEN BRIDGE HOUSE - CALDON CANAL** - The Clerk updated that Canal & River Trust have responded stating that it is locked and secured. We will keep it monitored.

93. **UPDATE TREE SURVEY/QUOTE CHEDDLETON PLAYING FIELD** - The Clerk reported that she had asked Moorlands Tree & Groundcare to quote for the removal of the fallen pine. He also noticed two other trees being a Cherry Tree and an Ash Tree which also require attention. A quote for £720 + VAT to deal with them all. Councillor Bowen proposed that these be dealt with as soon as possible and seconded by Councillor Kari. The Clerk will instruct the works to be carried out and Councillor Dakin asked if he could meet Charles up there to discuss the wood for use on the Playing Fields when the trees are cut down.
94. **CHEDDLETON PLAYING FIELD FOOTBALL PITCH/RESIDENTS IDEAS** - The Clerk reported that she had been messaged via the website by a team to use the Football pitch but would require updates to facilities and he has sent in several suggestions. These could be discussed at the next playing field meeting. It was agreed to leave as a future agenda item for Cheddleton Playing Field Committee.
95. **FOOTPATH UPDATES** - The Clerk reported that a sign has been put up by a resident on Footpath 39 by the Boat Inn. Also, the Clerk reported that a resident from Brittain Road had reported to her that the footpath needs clearing down to Vale View as it is overgrown with weeds which the volunteers will deal with in due course.
96. **REQUEST FOR FUNDING CELLARHEAD & DISTRICT HORTICULTURAL SOCIETY** - The Clerk reported that she had received a letter from Keith Harvey requesting funding towards the show which takes place in August and provision for funding is in our standing orders of £160. Therefore, it was proposed to give them a donation of £160 by Councillor Bowen and seconded by Councillor Mrs. Hartley. Agreed.
97. **NEW HR POLICIES** - The Clerk had circulated 4 HR policies to members being Training Statement of Intent, Staff Recruitment and Retention Policy, Time off in lieu (TOIL) Policy and Lone Worker Policy which were proposed to be adopted by Councillor Bowen and seconded by Councillor Mr. Hartley. Agreed.
- 97a. **POLICE SURGERIES** - The Clerk reported that PCSO Paula Lowndes has suggested two further dates for surgeries being Saturday, 24th. September 2022 at Wetley Rocks Village Hall and Saturday, 5th. November 2022 at Cheddleton Community Centre between 10.30 and 11.30am. The Clerk will book the venues and advertise these.
98. **REPORTS OF COMMITTEES AND OUTSIDE BODIES: -**
- a. **Wetley Rocks/Toll Bar Playing Field Committee**
 - b. **Planning & Amenities Committee**
 - c. **Outside Bodies:** - No reports
99. **ACCOUNTS/EAR MARKED RESERVES** - See attached reports of accounts authorised for payment. All members received Bank Reconciliation, payments, receipts, ear-marked reserves, and budgets as spent to date. The Chairman and The Clerk signed the Balance Sheet as at 19th. July 2022 also attached. Proposed by Councillor Tunna to pay and agreed.

The Clerk also circulated her timesheet for June for Councillors to see the number of hours accrued. The Clerk reported that she has done 9 hours shredding and Councillor Scalise stated that there is a service that we could look at for any future projects. Councillor Kari stated that there are secure incineration services. Councillor Mrs. Hartley proposed paying the Clerk's 9 hours, seconded by Councillor Tunna. Agreed on this occasion. The Clerk also requested delegated powers to authorise payment of the August Accounts in the absence of a meeting. This was proposed by Councillor Scalise, seconded by Councillor Bowen. Agreed.

Authorised under Sec. 137 of the L.G.A. 1972 'Free Resource'

100. CORRESPONDENCE: -

- a. Amey Report 4285729 - Grange Road/Beech Avenue - Weeds - 21/6/22.
- b. Cautionary Lands Charity Meeting Thursday, 21st. July 2022.
- c. Wicksteed Playing field Inspections reply to questions raised by the Wetley Rocks/Toll Bar Playing Field Committee.
- d. Staffordshire County Council News.
- e. Canal & River Trust Update.
- f. Support Staffordshire News.
- g. SLCC Updates.
- h. SMDC Regeneration.
- i. Staffordshire Wildlife - Enews.
- j. Register of Electors monthly updates.
- k. Website Contact Grass Verges at junction of Rownall Road and Withystakes not being cut.
- l. London Hearts Defibrillator Grant. Councillor Scalise reported that SMDC will be listing where they are in the district. Councillor Kari stated that the Ambulance Service will maintain at no cost existing defibrillators. Future agenda item.
- m. Community Foundation Grant.
- n. Churnet Valley Festival 2023. Steering Group including Parish Councillors at SMDC.
- o. SMD/2017/0701 & SMD/2017/0702 - Ivy House Farm, Rownall Road, Wetley Rocks Retrospective rebuilding of stone barn and proposed conversion into two dwellings. The erection of a detached garage. The demolition of two agricultural buildings. Comment by CPC. Approved 30/6/2022.
- p. SMD/2021/0674 - 83, Lilac Grove Farm, Folly Lane, Cheddleton - Redevelopment of the site to provide 8 dwellings in form of 4no semidetached two-storey dwellinghouses, 2no detached chalet bungalows and 2no single-storey detached bungalows - No Objection - Approved 4/7/22.
- q. Parish Assembly, Thursday, 28th. July 2022.

101. PUBLIC QUESTION TIME - No members of the public were present.

102. PLANNING APPLICATION

- a. **DET/2022/0027 - Big Shaffalong Farm, Shaffalong Lane, Cheddleton - Change of use of agricultural building to up to 5no dwelling houses.
Objection as it falls within the green belt, lack of sewage facilities and outside the village boundary. Single track road to access and via Shaffalong Lane which is only a country lane, so road access is not appropriate.**

- b. **SMD/2022/0127** - Wetley View, Cheadle Road, Wetley Rocks - Expansion of living accommodation into attached domestic use outbuilding.
No objection.

- c. **SMD/2022/0329** - Wayfields Farm, Rownall Road, Wetley Rocks - Removal of condition 4 relating to 13/00448/FUL.
Object and the condition was set to avoid removal of agricultural use so should not be removed.

- d. **SMD/2022/0363** - 10, The Avenue, Cheddleton - Removal of existing garage and erection of a new proposed single storey extension. Comprising of an office space, utility room & shower/wc. Minor internal works for a kitchen extension.
Object on the grounds of overdevelopment of the building increasing it out to the boundary fence.

- e. **SMD/2022/0367** - Holmlea Cottage, Leek Road, Cellarhead - Single storey rear extension with flat roof to replace existing rear extension.
Does not fall within our Parish Boundary.

- f. **SMD/2022/0368** - 3, Fold Terrace, Cheddleton - Small single storey bay extension to front elevation.
No Objection.

Chairman
16th. August 2022