

# Bunbury Parish Council

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## MINUTES

of the meeting held at The Jubilee Pavilion, Bunbury, on

**Wednesday 11<sup>th</sup> January 2023 at 7.20pm**

**Present:** Councillors: Liam Anderson, Linda Barton, Pamela Brookfield (Chair), Peter Gorman, Graham Melia, Nick Parker, Mike Thomas and Andrew Thomson.

**In attendance:** Maximilian Clay - Clerk to the Council  
Cheshire East Cllr Pochin (part)  
Three members of the public

### **Jan23-1. Apologies for Absence**

All Members were present and so there were no apologies.

### **Jan23-2. Declarations of Interest and Dispensation considerations**

There were no declarations of interest.

### **Jan23-3. Minutes of the Previous Meeting**

After a typographical error was corrected, the Council resolved that the minutes of the meeting held on the 14<sup>th</sup> December 2022 were a true record and that the Chair be authorised to sign them as such.

### **Jan23-4. Cheshire East Ward Councillor Report**

Cllr Pochin reported that she had requested that the white lines at the triangle in the centre of the village be renewed and, in response to a question from Cllr Parker about the awaited provision of three new dog-waste bins, agreed to follow this up. CEC Cllr Pochin stayed for the discussion of Item 7.a.ii, below.

### **Jan23-5. Public Forum**

A member of the public spoke to congratulate all those involved in organising the Christmas Eve carol event which he felt had been a big success.

Another member of the public spoke to comment on the planning application to be discussed under item 7.a.ii, stating that the proposal would deprive his garden of all sunlight.

### **Jan23-6. Members' Reports & Items for Future Agendas**

#### **a. The following matters were reported:**

- ◆ Cllr Thomson reported that the draft Neighbourhood Plan would be going to the printers shortly, together with publicity materials, including a banner at the village hall.
- ◆ Cllr Gorman noted that new lamp standards had been installed and that the Speed Management Plan had been published by Cheshire East Council, after a considerable delay.
- ◆ Cllr Anderson reported that young people in the village had noticed the recent repairs to play equipment and had asked about the possibility of raising funds for the play area.
- ◆ Cllr Parker reported that there had been some problems with getting the Christmas tree put up and taken down this year but that its removal had now been arranged.
- ◆ The Chair reported that £262.80 had been raised on Christmas Eve.

#### **b. Future Agenda Items**

- ◆ Speed Management Plan.
- ◆ The problem of parking in front of the notice boards at the village hall.
- ◆ Fundraising for the maintenance of the play area.

### **Jan23-7. Planning**

#### **a. Responses to Application Consultations:**

**i. 23/0003N - Nook Cottage, School Lane, Bunbury**

*Single storey extension to residential dwelling.*

After brief discussion it was resolved to raise no objection to this application.

**ii. 22/5061N - Former Methodist Chapel, Bunbury Lane, Bunbury**

*Demolition of former Methodist Chapel and erection of two dwellings.*

The Council had a lengthy discussion and noted that the proposal was unsympathetic and damaging to the conservation area, being both out of scale and out of character, that it would damage the amenity of neighbouring properties and that it was therefore not in accord with the guidance set out in the NPPF and the National Design Guidance, Policy SE1 in the Cheshire East Local Plan 2017; Policy Gen 1 SADPD 2022; and Policies H3 and LCI of the Bunbury Neighbourhood Plan 2015 and the guidance contained in the Cheshire East Design Guide.

The Council resolved to object to the application and to urge the Planning Authority to refuse permission. It was also resolved to highlight the need for a carefully considered construction management plan, by condition, at such time as any permission for the site were granted.

**b. Updates on Applications Considered previously:**

**i. 22/4203N - Parkside, Bunbury Lane, Bunbury:**

*Outline permission for demolition of one dwelling and erection of up to 25 First Home dwellings, access off Bunbury Lane and all other matters reserved.*

It was noted that the application would be considered by the Planning Authority at the meeting of the committee on the 8<sup>th</sup> February and it was resolved that the Clerk would attend to represent the views of the Council.

**Jan23-8. The Pavilion - Presentation**

Mr Dan Thomas had been invited to make a presentation on possible re-building of the pavilion. Mr Thomas suggested that while a light-touch renovation could be undertaken this would only extend the life of the building for a short while and so he believed that the nature and state of the current building meant that re-building was the only realistic and worthwhile option. Mr Thomas went on to discuss the option of a pre-fabricated construction but felt that, as the cost would be similar to that of a more traditional, brick-built, and longer-lasting building, this would not be a good option.

A re-build to approximately the same layout and footprint would cost in the region of £300,000 and he felt that it was highly likely that matched funding would be available, so halving the cost to the village. In relation to fundraising, Mr Thomas felt that it was always important to have a planned campaign and identifiable target and that this should be set before any actual fundraising was initiated.

A brief discussion ensued and it was decided to place the matter on the agenda for the next meeting, for further consideration.

**Jan23-9. Communications**

Continuing consideration at previous meetings, the Council had a lengthy discussion about ways of improving communication with residents, which concluded with the resolutions that:

- ◆ a WhatsApp group would be developed, if possible, as a medium for general, topical information such as road closures and events - this would be a one-way channel rather than a discussion group;
- ◆ an occasional newsletter would be produced for distribution in the village - this would highlight the work and achievements of the Council;
- ◆ a Press Officer (volunteer) should be appointed; the role would be to generate material for the newsletter, working in conjunction with the Clerk;
- ◆ Cllr Gorman would serve as the press officer.

**Jan23-10. Correspondence and Clerk's Report**

The Clerk reported further correspondence from the resident who had raised the use of rubber at the play area - expressing continued concern and seeking information about the specification of the rubbery flooring. The Council noted that this information was not immediately available

but that the Clerk will attempt to obtain it and pass it on to the resident while also pointing him in the direction of RoSPA regarding safety issues.

### **Jan23-11. Sheep Grazing on Land at Tweddle Close**

The farmer who had been considering grazing the land with sheep had decided that the cost of enclosing the area sufficiently securely to contain sheep would not be justifiable. He would be willing to cut the grass instead at a cost of £60 per cut. It was resolved to accept this offer and to have the grass cut in March and up to twice more this year and then two to three times per year in future. It was also resolved to consider the possibility of turning some of the land into allotments if demand from within the village was expressed.

### **Jan23-12. Grant Application for Anti-Speeding Measures**

The Chair reminded the meeting that this item arose from the announcement of the Police Commissioner that he will making grants of up to £10,000 available for road safety measures. In discussion it was noted that speeding continued to be one of the two most pressing safety issues on the village roads (along with ill-considered parking) and that deterrents to this would be very helpful. It was resolved to seek funding towards three vehicle activated speed signs.

### **Jan23-13. Finance**

#### **a. Receipts and Payments**

The schedule of receipts and payments was received and it was resolved to approve the payments.

#### **b. Draft Budget for 2023/24 and to approve a Final Budget**

The Council discussed two draft budget options, one that allowed increases in spending of 6% greater than the current year and one that allowed for inflation-matching increases. It was noted that costs would be likely to be significantly higher in the coming year because of inflation but that an increase in revenue of 11% would not result in a matched increase in the precept element of Council Tax because of the larger number of houses contributing, following the various developments in the village. It was therefore resolved to adopt the higher of the two draft budgets, after adding £200 to the general maintenance line to cover the cost of the decision made at item 11, above. The final budget forms part of these minutes

#### **c. Precept for 2023/24**

The Council discussed the precept options and noted that an inflation-level increase in the precept would result in an increase to the Band D rate of Council Tax significantly below inflation, because of the increase in the tax base (i.e. the number of houses in the Parish). It was therefore resolved to set a precept of £34,179 for the coming financial year.

### **Jan23-14. Councillor Vacancies**

Mr Leslie Bottomley had expressed interest in being co-opted and had submitted a personal summary. The Council resolved, unanimously, to co-opt Mr Bottomley to the Council.

**The meeting closed at 9.50pm**

Signed as a true record by authority of the Council

Chair

Date

# ITEM 13 b+c

## Bunbury Parish Council - Budget 2023/24

	<b>Set on 11.1.23</b>
<b>Income</b>	
Precept	34,179.00
Interest	5.00
HMRC (VAT)	200.00
Grants	0.00
Sales	0.00
Wayleaves	0.00
Events	0.00
Projects	0.00
Other	0.00
<b>Total</b>	<b>34,384.00</b>
<b>Expenditure</b>	
Audit	799.00
Admin & Office Costs	4,941.00
Training	167.00
Pay	9,778.00
HMRC	361.00
General maintenance	3,629.00
Maintenance contract	4,211.00
Insurance	4,055.00
Grants	1,250.00
Subs	555.00
Projects	1,110.00
<b>Total</b>	<b>30,856.00</b>
<b>Balance</b>	<b>3,528.00</b>