

**MINUTES OF THE MEETING OF FARNDON PARISH COUNCIL HELD ON
TUESDAY 2nd JULY 2024 AT 7.30PM in FARNDON WAR MEMORIAL HALL**

Present: Cllr V Roberts (Chair), Cllr H Williams (Vice Chair), Cllr P Amphlett, Cllr B Hillyer, Cllr D Finlay, Cllr P Fish, Cllr P Roberts, Cllr K Davies, Mrs M Jones.

In attendance: Borough Cllr A Waddelove, Mrs C Taylor, Clerk.

PART 1

92.24. APOLOGIES FOR ABSENCE.

Apologies for absence were received from Cllrs F Henderson, A Foster, M Rudd.

Resolved: that the apologies be noted.

93.24. DECLARATIONS OF INTEREST.

No declarations of interest were made. Members to declare if anything arises further on the agenda.

94.24. GENERAL PUBLIC SPEAKING TIME. Nothing raised.

95.24 COMMUNITY SAFETY.

Police monthly report circulated prior to the meeting. PCSO McKeivitt was not in attendance.

96.24 BOROUGH COUNCILLORS REPORT.

Cllr A Waddelove was in attendance.

Cllr Waddelove reported that the pre-election period had been quiet with meetings postponed. Although he had been refused entry to the Local Plan drop in event there was nothing not already known to report other than the possibility that deadlines might change depending on the elected government.

The blue pipe over the bridge was soon to be no more with Severn Trent having commenced works. Most of the work would be carried out in November/December.

There was no update on the completion of the pavement on Sibbersfield Lane.

The speed reduction on Sibbersfield Lane had gone to the consultation phase.

Some planning enforcement cases were still outstanding and making very slow progress.

Resolved: Noted.

The Chair made a further request for the interactive speed sign on the A534 to be investigated to check if it was working properly. **Resolved:** Cllr Waddelove to monitor and take up with Highways again. Clerk to raise additional concern with Highways.

97.24 MINUTES OF THE JUNE MEETING.

Resolved: that the Minutes of the June Parish Council meeting held on 4th June 2024 be confirmed as a true record and be signed by the Chairman.

Proposed Cllr H Williams Seconded Cllr P Amphlett.

98.24 CLERK'S REPORT.

Resolved: that the clerk's report be noted.

i)PROW application: A Notice for the following Order had been received from CWAC Public Right of Way team: Section 53 of the Wildlife and Countryside Act 1981. Definitive Map and Statement for the Borough of Cheshire West and Chester. The Cheshire West and Chester Borough Council (Addition of Public Footpath No. 20 in Farndon) Modification Order 2020.

The Order was advertised Thursday 6 June 2024 with any representations invited within 42 days of that date.

The Order, made on 14 September 2023, if confirmed as made would modify the Definitive Map and Statement for the area by adding the following paths: Footpath 20 in Farndon commencing at Churton Road (C821) at OS Grid reference SJ [4132 5487](#) then running in a generally easterly direction for approximately 278.4 metres to the junction with Public Footpath 8 Farndon at OS grid Reference SJ [4159 5489](#) (point B on Plan No MO/571A).

Copy of correspondence between a resident and the CWAC PROW officer had been received. The resident had requested a meeting with CWAC to assist with marking grid coordinates clarifying property boundaries.

Resolved: Noted.

99.24 PLANNING. Existing applications where decision is still awaited:

21/00882/FUL Lewis' of Farndon The Gateway High St Farndon Retractable awning over enclosed patio. **Noted:** Lewis's had confirmed that they still intended installing an awning.

21/02184/S73 The Boathouse High Street Farndon CH3 6PU Demolition of existing café/dwelling house buildings and erection of a replacement dwelling house. Variation of Condition 2 of planning permission 15/02649/FUL (and 19/04100/NMA).

23/00863/FUL Land at Monument Place Chester Road Churton By Farndon Chester Erection of building comprising of 1400sqm of Class E (g) (ii) and (iii) floor area with associated parking, service yard turning circle, pedestrian links, bike and bin storage, two padel courts, and landscaping.

23/00449/EOPDEV 18/03599/FUL Riverside chalet with refused planning: Enforcement case opened. Officer allocated.

23/03286/FUL Lodge Farm Worthenbury Road Crewe by Farndon Chester CH3 6PA Conversion of agricultural brick buildings to 3 residential dwellings.

23/03499/FUL 23 Lime Tree Drive Farndon CH3 6PN single storey garage extension.

23/03669/FUL Rockside Cottage and The Vineyard High Street Farndon Chester CH3 6PU Demolition of dwelling known as Rockside, garage and caravan on land known as The Vineyard and construction of replacement dwelling on land known as The Vineyard.

24/00651/FUL Sibbersfield Lane Farm Sibbersfield Lane Farndon CH3 6NX
Construction of Slurry and Dirty Water Lagoon and Silage Storage Pad.
APP/AO665/W/23/3336058 24/00045/REF Notification of a Planning Appeal: Land
at Marsh Lane Kings Marsh Chester Erection of a stable building and a storage
building and construction of an outdoor area.
24/00954/FUL The Barnyard Marsh Lane Kingsmarsh Chester CH3 6NG
Retrospective planning application for conversion of existing building to a dwelling
and construction of stable and manege (retrospective).

NEW APPLICATIONS:

APP/AO665/X/24/3345834 24/00078/REF 23/02506/LDC Notification of
Planning Appeal: Application seeks lawful confirmation that the entirety of the
building is now residential use since June 2019.

APP/AO665/D/24/3343304 24/00074/REF 23/03650/FUL Notification of
Planning Appeal: Eastfield Barton Road Farndon CH3 6NL Erection of a first-floor
bedroom extension and en-suite above existing attached garage.

24/01492/S73 Monument Place Chester Road Churton by Farndon CH1 6DN
1000sqm light industrial building divided into 6 units with associated infrastructure
and landscaping, 3 bay front and 2 bay rear extension to Unit 1 – Variation of
Condition 8 (Use limited to Class B1) of planning permission 08/00725/FUL to allow
for a gym.

24/01483/PDQ Lodge Farm Worthenbury Road Crewe by Farndon CH3 6PA
Change of use of 2 agricultural buildings to 5 residential dwellings. **Resolved:** Clerk
to resubmit previous objection.

DECISIONS:

**Appeal dismissed 5 June 2024: APP/AO665/D/24/3339907 24/00056/REF
23/03479/FUL** Notification of Planning Appeal: 4 Parker Drive South Farndon
Chester Erection of a two-storey side extension and single storey rear extension.

Approved: 24/00903/S73 Land at Churton Road Farndon Chester Erection of
detached dwelling – variation of condition 2 (approved drawings) of planning
permission 20/00519/FUL.

100.24 FINANCE.

Resolved: that the payment of salaries and expenses, the payment of invoices for
goods received and services rendered for June be approved and the receipts and
balances be noted.

Proposed Cllr P Amphlett Secoded Cllr D Finlay

101.24 CORRESPONDENCE, PUBLICATIONS, AND INVITATIONS.

Received: correspondence, publications, and invitations.

i) Notification received from Severn Trent: Installation of new water main
Farndon/Holt Bridge. Drop-in session 12 July 4pm-7pm Farndon War Memorial Hall.

Resolved: Noted.

ii) Letter from resident received regarding footpaths (Meadow Lane in particular),
wildflower sites and weeds in general. **Resolved:** Cllr Williams to forward original
email to CWAC to Clerk.

iii) Letter received from CWAC Planning department regarding timeframe for
commenting on applications. **Resolved:** Noted.

iv) Request received regarding a Spacehive funding application for youth activities. Cllr Hillyer expanded on plans and explained that a response was awaited from Farndon Community Club to a request for them to consider ownership of what had to be a community-based application. She had also written to the Soapbox Derby organisers asking for a contribution but had not yet had a response. **Resolved:** Cllr Williams to forward a copy of the clubs' response to the Clerk.

102.24 FARNDON COMMUNITY CLUB.

i) A letter of support for FCCs application to the Community Ownership Grant Fund had been forwarded to the club Trustees. It was reported however that as it was a government funded scheme it had been paused because of the general election. Farndon Rocks had been very successful and had raised £8.5k.

Resolved: Noted.

103.24 STANDING CONSIDERATION OF HIGHWAY MATTERS. Members inform the Clerk of any issues regarding highways and footpaths.

i) TTRO17466 Marsh Lane Road closure noted 3-5 July 2024.

104.24 DATE AND TIME OF THE NEXT MEETING.

Resolved: that the date and time of the next meeting will be on Tuesday 3rd September 2024 at 7.30pm. To be held in Farndon War Memorial Hall.