

- **Present:** Councillors (Chair), D Fenton (DMF), D. Pennington (DP), D Flanagan (DF), B. Eastwood (BE), J Eagle (JE)
 - **Remote Attendance:** Ward Cllr H Moss (WCHM), Cllr H Brooks (HB)
 - **Also Present:** Ms. S Booth (Parish Clerk)
 - **Members of Public:** None
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1. Welcome, Apologies for Absence, and Confirmation of Quorum

1.1 **Resolved:** That the following apologies were received and accepted.

- Cllr K Sherlock (KS),
- Cllr B Beverley (BB)

1.2 **Quorum**

1.2.1 **Resolved:** That the meeting was quorate.

2. Declaration of Interest

2.1 **Resolved:** No declarations of interest were made.

POR: The Clerk clarified for the record that a blanket Declaration of Interest (DOI) would be applied to any planning application linked to a serving member of the Council. This will also apply in their absence, if required.

3. Guest Speakers and External Reports

3.1 Cheshire East Ward Councillor. The following Matters Arising / Updates/Actions were covered by WCHM

3.1.1 Rostherne & Tatton

- Surgery at Briddon Weir Farm may be held in January 2026.
- Birkin Heath and Marsh Lane are to be included in the upcoming spraying programme.
- Jetting and investigative works are scheduled for Rostherne Lane; the Local Highways Officer (Therese) has confirmed the job is in the system.
- The drain on Birkin Heath (outside Britains Farm) requires jetting, as the issue is still ongoing. WCHM will follow this up.
- DMF requested a winter gritting update, including when grit bins will be filled in the following locations:
 - Fowler Avenue
 - Boothbank
 - Millington
 - The Crescent
- Highway Safety Concerns updates:
Councillors updated that there had been another accident on Marsh Lane, but the old pothole has now been repaired, thanks were expressed.
- An update regarding 20 is Plenty throughout the village is required.

3.1.2 Millington

- DF reported that she had recently attended the Question & Answer session with MP Esther McVey. She provided an update on the long-standing list of outstanding issues previously reported but not yet addressed.
Action: The Clerk to send the outstanding issues list to MP Esther McVey and her secretary.

3.2 Tatton Board updates

- Tatton Estate Maintenance – Vegetation, Wall, and Signage
A request was made for an update on the autumn weed-killing programme, the condition of Tatton Wall, and concerns regarding visibility of signage in the area.
WCHM response: This will be chased

- It was agreed that a letter should be sent to Hannah Moss (Tatton Board) requesting an additional 2 entry kiosks, as significant traffic tailbacks were reported on 2nd November. Can they look into this as a matter of urgency as concerns were raised that delays are not being managed effectively due to an insufficient number of kiosks.

Action: Clerk to write an email

3.3 Knutsford Police Report

3.3.1 **Resolved** that a report was received and read to the Council.

- PC Millman reported that there has been a theft of trailers and a male has been arrested. The investigation is ongoing. There were no further updates at this time.
- Cllr HB expressed dissatisfaction with the report, noting that several recent incidents had not been reflected, including:
 - An incident at 2 x thefts at Millington Hall farm
 - A gate was removed at Yarwood Heath and a rave held. The Police were contacted but would not detain the people that were high on drugs
 - Further break-ins at Yarwood Heath after the above issues reported.

Action: Clerk to enquire with PC Millman how is it possible that their data is not capturing this data.

- Hare Coursing activity is becoming prevalent in the area at the bottom of Chapel Lane bridge.

Action: DMF will contact Craig

3.4 Cheshire Community Action

3.4.1 **Resolved** that there was no update for this meeting.

3.5 Tatton Services & Tatton Estate updates

3.5.1 Tatton Services (TSL)

- The lease for Tatton Services (TSL) has now been completed. The land will belong to Westmorland for the next 99 years, rather than remaining part of the Tatton Estate.
It was noted that the Westmorland team are progressing well and are expected to be on site in early 2026. In response to a query from Cllr DMF, it was confirmed that the current planning application relates to surveys, preparatory works and construction arrangements, with the hotel phase to be delivered at the end of the programme.
- HB advised that there are no significant changes to the wider project and the planning application 25/3586/VOC, it just enables initial works to commence. The Council were also advised that Westmorland could be invited to attend a future Parish Council meeting to provide an update directly to councillors and members of the public.

POR: Contact will now be Westmorland

3.5.2 Tatton Estates

- The Tatton Estates senior management team is now being established. This will include:
 - CEO – Pete Crowther
 - Head of Property Management & Residential – Dan Bourne
 - It was confirmed that the new Estates office will be based at Canute Place, Knutsford.
- Action:** Clerk to email HB requesting that Westmorland provide the Parish Council with an update before Easter, once contractors have been appointed, and to attend a meeting to brief the Council before any infrastructure is affected.

POR: Contact still FG until the new year. A letter will be sent to residents.

3.5.3 Q & A

- DF requested an update on Rose Cottage & the Paddock on the field. Rose Cottage is falling in disrepair.
A: The reletting of Rose Cottage has been remarketed; the Council will be updated once a secure tenancy is agreed.
A: The Paddock and Hedges require attention.

3.6 Peaks & Plains Housing Trust

3.61 Cllr DF reported that she has spoken to Ian most of the complaints received, Ian is saying they are highways.

Action: DF to report to WCHM about the parking on the pavement on The Crescent.

4. Open Forum

4.1 Members of the public can use this item to raise any concerns they may have for discussion. The Chair reminded attendees that once the Open Forum concluded, no further participation from the public would be permitted.

4.1.1 Resolved that there were no MOPS in attendance therefore this item was closed.

5. Minutes of the Previous Meetings

5.1 Minutes of the Bi-monthly Parish council meeting held on 9th September 2025 [P56 to P59]

- Proposed DP and Second DF
- **Resolved** that there were no matters arising from the above set of minutes.

6. **Ward Reports** _ Including new issues as documented on the spreadsheet.

6.1 Rostherne & Tatton Ward

6.1.1 **Royal Mail deliveries** – Complaints received regarding the lack of delivery due to the rural location.

Action complain to Royal Mail informing them of the complaints.

6.2 **Planning Application**

6.2.1 **Rostherne & Tatton Ward:**

- **25/3107/FUL** Cherry Tree Farm, Cherry Tree Lane, Rostherne, Cheshire
Change of use from Office to mixed use B1 offices, C1 overnight respite, D1 clinic and health centre and consulting rooms. Received 11/11/25
- **Resolved:** Observations to be submitted
Action: Clerk to inform CEC of the Councils observations for this application.

6.3 **Millington Ward**

6.3.1 DF reported to the Council the ongoing issue with access and pavements being blocked by Pioneer vehicles.

Action: Clerk to email Pioneer Engineering

6.3.2 Hillmount: Cllr KS to provide an update on the ongoing issue and if there is an update on the petition.

6.3.3 Write to MP E McVey with the following ongoing issues that have not been addressed (referred to in item 3.1.2)

Outstanding with Cheshire East Council

1. Road sign for Chapel Lane at Chester Road end

2. Road sign for Millington Lane at Chester Road end

These were requested when the A556 was completed because they had been removed during the development of the road.

3. Millington Gateway signs for Chapel Lane and Millington Lane

These were also requested when the A556 was completed, we were promised 3 Gateway signs and we only got 1 on Thowler Lane.

4. Repair to sign post on Chester Road going south just before A556 slip road roundabout. First reported 21/07/2023

5. Tarmacing grass verge on Chapel Lane bridge due to it being dangerous for pedestrians in wet weather. This was requested 20/07/2023

6. Loose manhole covers Chapel Lane. When this was reported the council only repaired one cover, there are 2 others that need repairing. First reported 20/07/2023.

7. Outside lighting at Hillmount Chester Road. This is causing light pollution to properties on The Crescent off Chapel Lane. This was first reported ????

6.4 **Planning Application**

- **Millington Ward Planning Applications**
Application 25/4130/PRIOR-3Q - Ivy House Farm, Thowler Lane, Millington, Altrincham, WA14 3RJ
Proposal: Prior approval for proposed conversion of agricultural storage building to dwelling.
Date Received and Councillors Notified: 3rd November 2025
- **Resolved:** That there were questions to be asked
Action: Clerk to email Ms Buckley at CEC.

7. Standing Agenda Items

7.1 Northern Powerhouse Rail:

- **Resolved** that there are no updates for this item

7.2 The Swan Development:

- The new entrance at The Swan development is dangerous (Mereside Road). DF said that a bollard would help. In addition, the new entrance on Chester Road is dangerous and it wasn't on the original plans.

Action: Add CIL Fund to this agenda item

8. Resolution to Exclude the Public

8.1 **Resolved:** It was noted that no members of the public were present; therefore, the resolution to exclude the public was not required.

9. Finance

To receive, consider, and approve the financial transactions for the current period.

9.1 Bank Account Balances

Unity Trust Bank Account Balances as of 31/10/2025

- **Current Account T1:** (20482255) £22477.80 (Statements 32 & 33)

9.1.1 Payments received

- 05/09/25 Precept £3,654.00
- 22/10/25 NCIL £13,210.21
- **Instant Access Account:** (20482268) £6,015.35 (Statements 27)

9.1.2 Payments received

- 30/09/25 Interest £33.92

9.2 Payments for approval

9.2.1 **Resolved** that the following payments were approved and the UT form for change of address for the Clerk was signed.

- **MRT/RA/61** – Unity Trust Bank Fees – £6.00 (Direct Debit)
- **MRT/RA/62** – Unity Trust Bank Fees – £6.00 (Direct Debit)
- **MRT/RA/63:** PKF Littlejohn LLP – £252.00 (Cheque 300047)
- **MRT/RA/64:** Clerk's Salary (Months 7 & 8) – £AR (Cheque 300048)
- **MRT/RA/65:** HMRC (Months 7 & 8) – £113.34 (Cheque 300049)
- **MRT/RA/66:** RBL – £50.00 (Cheque 300050)

10. Parish Precept and Taxbase arrangements for 2025/26

10.1 Council to agree the 2026/27 taxbase arrangements as detailed by Cheshire East Council

10.1.1 **Resolved** that the Council agrees to the 2026/27 precept.

11. Assertion 10 – Compliance and Policy Review

11.1 Resolved that the Council has been informed about the Assertion 10 – Compliance and Policy Review and will work towards arrangements for safeguarding records, systems, and assets, including IT Policy and security and risk management.

11.2 IT Policy

11.2.1 **Resolved** that this will remain on the forthcoming agendas until adopted.

12. Other Business

12.1 Resolved that there was no more 'Other Business,' to transact for this meeting.

13. Date of Next Meeting

The next meeting will be held on Tuesday, 13th January 2026 at 7:00 PM.

Prepared by:

Sharon Booth
Parish Clerk