

Delamere & Oakmere Parish Council Meeting

MINUTES OF THE PARISH COUNCIL MEETING OF DELAMERE AND OAKMERE PARISH COUNCIL HELD ON MONDAY 15TH DECEMBER 2025 AT 7PM

Present: Councillor C Topping, Councillor A Bell, Councillor J Edwards, Councillor D Rutter, Councillor H Dilliway-Nickson, Councillor R Tattersall and Councillor T Murray

Also, present Clerk, Mrs J Monks and two members of United Utilities for public speaking time.

1 Welcome and apologies for absence

The Chair of the Parish Council, Councillor D Rutter welcomed everyone to the Parish Council meeting. Councillor F Goodier sent her apologies for the meeting.

2 Member's Code of Conduct and declarations of interest

Councillor D Rutter and Councillor T Murray declared an interest in relation to the planning application for Rowan House, Chester Road and took no part in the discussion or decision on this planning application.

Councillor J Edwards declared an interest in relation to the planning application for Delamere Forest.

3 Public Speaking Time

Two representatives from United Utilities were present and reported that they were continuing to undertake drop-in sessions for member of the public regarding the planned road closures for the area. The road at Norley has been shut from 15th December and the closures for Abbey Lane were planned for January.

Councillors reported issues with flooding in the road in Norley and the leaking of sewage onto Station Road from the Earlsbrook Housing Estate. The representatives from United Utilities will investigate these issues and report these accordingly.

There were no members of the public present.

4 Minutes of the last Parish Council meeting

RESOLVED that;

The minutes of Delamere and Oakmere Parish Council on Monday 17th November 2025 were approved.

5 Progress Reports and Outstanding Items

The clerk confirmed that the replacement dog bin had been ordered and delivered and the Parish Council had received from the funds from Cheshire West and Chester Ward Councillor T Cooper's member grant for £154.98.

The Tree Officer at Cheshire West and Chester Council confirmed that Cheshire West and Chester Council owned the thin strip of land alongside the road beside Yonder Bungalow and a job has been issued to Cheshire West and Chester Council to undertake any work that is required to any trees. The Tree Officer at Cheshire West and Chester Council confirmed they will contact the owners with regards to the conifers by Delamere Lodge.

6 Planning

The planning applications that had been received up to Monday 15th December 2025 were considered.

RESOLVED that;

- (a) No objections were to be made to 25/03370/FUL, Conversion of a touring caravan site into a static caravan site, along with the demolition of a shower block, erection of a new laundry building, alterations to the office building and other associated works. Fishpool Farm Caravan Park Fishpool Road Delamere Northwich CW8 2HP Proposal.
- (b) No objections were to be made to 25/03619/S73, re-organisation of the existing visitor hub facility to provide a replacement visitor centre; new parking; change of use of existing cafe and bike hire building to offices; change of use of existing workshop to bike hire building; landscaping; improved internal access roads and signage/barriers; natural play areas; a bike storage compound; a bike skills area; new and improved pedestrian/bike/multi-user trails; off site road and footpath improvements; a new health and wellbeing fitness play and interpretation trail; and the erection of 67 timber holiday cabins with associated infrastructure. - Variation of condition 2 (approved drawings - cabin 2 and site plan) of application 16/03550/FUL (APP/A0665/W/17/3185481). Delamere Forest Ashton Road Delamere.

- (c) No objections were to be made to 25/03605/FUL, Demolition of existing garage and construction of a two-storey and part single storey side extension. 7 Chrimes Drive Oakmere.
- (d) No objections were to be made to 25/03743/FUL, Conversion of detached garage to create an annex for ancillary living accommodation to the main dwelling with alterations to outbuilding dormer window and addition of new bay window. Briar Grange Gallowscrough Lane Oakmere.
- (e) No objections were to be made to 25/00033/FUL, change of use from Barn to residential dwelling including new garage. Rowan House Chester Road Delamere.
- (f) No objections were to be made to 25/03693/FUL, First floor side extension to form a bedroom. The Claim Gallowscrough Lane Oakmere.

7 Finance

The clerk reported that the current bank balances were as follows and bank statements showing these amounts were presented and signed by the Chair.

Current Bank account balance is £11,016.66 as at 30th November 2025.

Savings account balance is £25,478.81 as at 30th November 2025.

£10,000 has been transferred from the savings account to the current account on 1st December 2025.

Income received; £419.00 advertising income, £200.00 Christmas donations, £7,386.58 Community Infrastructure payment, £14.59 Scottish Power and £62.39 interest.

RESOLVED that;

the following payments be authorised;

November 2025 debit card payments are as follows;

Glasdon	Dog bin for Frith Avenue	154.99	30.99	185.98
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December 2025 Payments are as follows;

Joanne Monks	Pay for Dec	607.91		607.91
Cheshire Pension Fund	Pension contributions for Dec	217.13		217.13
Joanne Monks	Clerk Expenses Dec	32.30		32.30
Fiona Goodier	Refund for Xmas decorations and sweets	50.50		51.50
Andrew Bell	Refund for newsletter printing	534.18		534.18
Lightech	Xmas lights installation	980.00	196.00	1,176.00
HMRC	Quarterly payment	630.21		630.21

8 Concert survey

RESOLVED that;

A residents survey will be launched online to be put in the next edition of the newsletter and onto posters asking for residents views. Councillor C Topping will circulate some questions and then these will be discussed at the next Parish Council meeting.

9 Christmas

The clerk was asked to send thank you letters to all the organisations which had provided donations for the event, including United Utilities for the donation of the tree. It was thought that a separate Christmas light switch on event would be better for next year and the clerk was asked to put this as an agenda item for the Parish Council meeting next months and on the May agenda to apply for funds from the Ward Members Budget.

10 Highway Heros

The next event will be held on Sunday 20th March 2026, subject to confirmation with Councillor F Goodier. A small group of Parish Councillors will try and do a limited amount of work before this and the date of this will be confirmed with Councillor F Goodier.

11 Bus stop benches

Councillor R Tattersall will undertake a survey of the bus stops on the A556 and benches will be considered at the next Parish Council meeting.

12 Training

RESOLVED that;

The expenditure of £25.00 each was approved for Councillor R Tattersall and Councillor T Murphy to attend the induction of Parish Councillor and clerks training course from Cheshire Association of Local Councils. The clerk will circulate the course schedule to Councillor T Murphy who will confirm a date to the clerk.

13 Newsletter income and expenditure

The clerk reported that invoices for £691.00 have been sent and the newsletter printing costs were £534.18 which means that the newsletter made a profit of £156.82.

Three invoices to the value to £156.00 remain outstanding. Councillor A Bell will chase these up regarding non-payment.

14 Bank transfer to savings account

The clerk reported that bank balances were as follows;

Current Bank account balance is £21,271.55 as at 13th December 2025.

Savings account balance is £15,479.81 as at 13th December.

RESOLVED that;

£10,000 was transferred from the current account to the savings account.

Councillor A Bell and Councillor C Topping will authorise the bank transfer on Bankline.

15 Update from Cheshire West and Chester Councillors

There were no Cheshire West and Chester Ward Councillors present.

16 Councillor's report and future agenda items

Councillor H Dillway-Nickson asked if the meeting start time could be moved to 6.30pm however Councillor A Bell stated that he would not be available at this time.

Councillor J Edwards made a representation that he felt the Parish Council should consider freezing the precept in January based on the current financially healthy position, although recognised this could change in future years.

Councillor F Goodier attended the Tarmac Liaison meeting in November, but no minutes had yet been circulated.

Councillor C Topping reported that the Parish Council still had not received any minutes from the meeting with Forest England. The clerk was asked to contact Forest England requesting a copy of the minutes.

Councillor C Topping will add Councillor R Tattersall to the WhatsApp group.

Councillor H Dillway-Dickson will look at the painting of the mile stone sign on Station Road.

17 Date and time of next meeting

The next Parish Council meeting is Monday 19th January 2026 at 7pm.

Minutes of the monthly Parish meeting of Delamere and Oakmere Parish Council held on Monday 15th December 2025.

Chair signature.....Dated.....