

Warburton Parish Council.

Minutes of meeting held in the Parish Rooms on Tuesday 18th September 2018 at 7.30pm

<u>Present:</u>	Mrs Lucy Houghton	Mr Richard Clegg
	Mr Richard Nicholls	Marion McNaughton
	Cllr Sean Anstee	Cllr Dr Karen Barclay
	Mrs Gaye Fletcher	Mr Paul Beckmann

Apologies: Mr Mark Priestner, Mr Mick Joyce, Mr Alec Austin

Minutes.

Minutes of meeting held on 21st August 2018 were duly approved by the Council.

Matters arising.

There were no matters arising.

Finance

Our balance stands at £12,484.72 after paying out cheques for the rent to the Parish Rooms for meetings and a donation to the Warburton Village Committee. We had received communication from our external auditors advising they did not require an Annual Governance and Accountability Return (AGAR) as our spend was less than £25,000. We could, if agreed by the Council, submit instead a Certificate of Exemption. This was unanimously agreed by the Council and the Exemption Certificate would be forwarded to PKF Littlejohn.

Redrow Proposed Development.

Two representatives from Redrow met with Councillors on 17th September. Their proposals had been shown at the public exhibition on 26th July at The Fuse in Partington. Warburton Parish Council made it clear that they were totally opposed to this development and were unimpressed with their leafletting advising Warburton residents and council of their proposals which had been weak. It was pointed out to Redrow that all references to the 'whole area' did not mention Warburton neither did their new coined phrase 'New Partington'. Does this mean the public consultation was flawed and was it an invalid procedure? Partington and Warburton are two completely different parishes and Redrow had not taken that into consideration when making these development proposals. The land on which this development is good quality agricultural land. The two parishes have different rates of affordable housing, Partington being urban have a 5% requirement whereas Warburton being rural have 40%. This had not been taken into account by Redrow when planning their development. It was pointed out to Redrow that the already creaking infrastructure could not cope with another 600 or so cars that this development would bring. There were no schools in Warburton, nor health centres or libraries, nothing that could support such a development. We were reminded of a footpath that runs between the two parishes but it was pointed out to them that the footbridge was in poor condition and that this could not be considered as access. Copies of our Village Design Statement had been handed to the Redrow representatives.

Cllr Anstee said there was capacity at Broadoak school though primary schools are full. The option runs out in 2023. He advised we should plan a least worst strategy in case planning permission is granted. We will be holding our own engagement session with Warburton residents and invite Redrow to it. Redrow hope to have an application in place by Oct/Nov and with the 12 weeks in Trafford Planning that would bring it to Feb/Mar 2019 which would be a pre-election period so it is unlikely any permission would be granted before mid 2019. The Parish Council will bring in a Planning Consultancy firm for advice.

Correspondence

An e-mail was received from Dunham Massey PC advising Sam Smith's brewery have properties for rent in Dunham Massey. Before advertising this we will write to them asking for more information. A letter of thanks has been received from Warburton Village Committee thanking us for our donation. We have written to Trafford Council stating our opposition to the proposed development by Redrow.

Local Plan

A sub committee met to discuss and complete the survey by 14th September. We ensured that it reflected resident's requirements.

