

Chelford Parish Council

Notice of Parish Council Meeting

Date: Thursday 9th July, 2026

Time: 7:30p.m.

Venue: The Hub, Elmstead Road, Chelford.

E.M.Maddock

Dr. E. M. Maddock PSLCC, Clerk & Responsible Financial Officer.

Dated 4th July, 2026

In order to keep councillors and other members of the public safe, please do not attend the meeting if you are feeling unwell for any reason or if you have been in contact with anyone who has Covid, flu or Covid/flu symptoms.

All attendees will be expected to respect social distancing preferences of other attendees.

Agenda

To Members of Chelford Parish Council,

You are hereby summoned to attend the Parish Council Meeting, as shown above, to consider and determine the following business:

- 1. Apologies for absence**
 - (a) To receive and consider apologies for absence received in respect of the meeting.
- 2. Declarations of Interest**
 - (a) To receive Declarations of Interest in any items on the agenda.
- 3. Public Forum for Questions**
 - (a) To receive questions from members of the public.
 - (b) To receive a summary of issues raised via the Parish Council social media account.
- 4. Cheshire East Ward Member: Cllr. A. Harrison**
 - (a) To receive a report on items of interest to the Parish Council.
- 5. Minutes**
 - (a) To approve the Minutes of the Parish Council meeting held 11th June, 2026 as a correct record and approve signing by the Chairman.
 - (b) To approve the minutes of the Joint Parish Council Meeting held 1st July, 2026 as a correct record.
- 6. Finance**
 - (a) To receive and consider the financial statement 2026/27 as at 9th July, 2026 (Appendix A)
 - (b) To note receipts as listed at Appendix B.
 - (c) To approve the payments listed at Appendix C.
 - (d) To receive and consider update relating to invoice for fencing works at Chelford Activity Park.
- 7. Planning and Licensing Matters**
 - (a) To receive and consider recent planning decisions issued by Cheshire East Council in respect of development within the Parish and any updates relating to outstanding applications. (Appendix D)

Chelford Parish Council

- (b) To consider the following planning applications:
 - i. 26/2010/OUT: Land at Mere Hills Farm, Chelford Road and Pepper Street. Outline planning application for residential development, including self-build plots; Use Class E commercial area including provision of a new GP Surgery; change of use of the existing barn to Class E(g)(iii); access off Chelford Road/A537; landscaping; drainage including SuDs; and public open space. All matters reserved except for access.
 - ii. Any planning applications received following the issue of the agenda may be included for discussion if required.

8. Chelford Activity Park

- (a) To receive a summary of issues identified during routine inspections of the site.
- (b) To receive an update relating to the approved maintenance tasks.
- (c) To receive and consider quotations for the replacement of a broken rail on the rear fence.
- (d) To receive and consider updates relating to the provision of gym and trim trail equipment. (Appendix E)
- (e) To receive and consider update relating to tree management on adjacent property.
- (f) To receive and consider outcome of recent summer tree inspection (if available).

9. Parish Council projects

- (a) To receive and consider updates relating to the following items:
 - i. Installation of a new bin at Dixon Drive.
 - ii. Installation of picnic tables at Mere Court Park.
 - iii. Proposal for village gateways.
 - iv. Proposal for a Christmas tree at Chelford roundabout.
 - v. Proposed new notice board at Chelford Station.
 - vi. Highway sign cleaning within the Parish.
- (b) To consider information relating to options for traffic calming on Knutsford Road (including, but not limited to, signage, lining, speed enforcement cameras, engineering options, vehicle activated signs).
- (c) To consider quotations and further information relating to short term pump track hire. (Design option images at Appendix F)
- (d) To receive and consider a suggestion for a new notice board at The Hub. (Appendix G)

10. Highway matters

- (a) To receive updates on previously reported highway defects. (Appendix H)
- (b) To receive new highway defects for attention from Members.
- (c) To note the following road closure notice:
 - i. Holmes Chapel Road (from Chelford roundabout to Manor Lane, Holmes Chapel) - 27th - 29th July, 2026 for road marking for surface dressing 09:30-14:30, 18:00-23:00. These works are highly dependent on weather conditions and temperatures, meaning they may change at short notice.

11. Community Matters

- (a) To receive a report from the Chelford Ward Policing Team on matters of interest or concern within the Parish.
- (b) To receive an update on community speed watch activities.
- (c) To receive summary of speed indicator device data. (Appendix I)
- (d) To receive and consider updates relating to broadband upgrades within Parish.
- (e) To receive and consider update relating to request for handrail at pathway to southbound railway platform.

Chelford Parish Council

- (f) To receive and consider update relating to safety inspection of trees to rear of Chelford Primary School.

12. Correspondence

- (a) To consider specific correspondence received by the Parish Council since the date of the last ordinary meeting and determine such actions as Members consider appropriate thereto:
 - i. ChALC: Invitation to submit motions for debate at the Annual Meeting.
 - ii. Cheshire East Council: [Changes to Flexilink services](#).
 - iii. Cheshire East Council: [Weekly food waste collections update](#).
 - iv. Cheshire East Council: [Housing Allocations Policy consultation](#).

13. Meetings of external organisations

- (a) To receive updates from the Cheshire East Town and Parish Council Network meeting. (16/06/26)
- (b) Cheshire East Local Service Delivery Task and Finish Group
 - i. To receive updates from meetings held on 08/06/26 and 29/06/26.
 - ii. To approve appointment of the Clerk as a participant in the Cheshire East Local Service Delivery Task and Finish Group.
(Invitation to this group arose following participation in the ChALC focus group looking at ways to improve communications with Cheshire East Council (Clerk target 2026).)
- (c) To receive updates from the Manchester Airport Town and Parish Council Forum. (24/06/26)
- (d) To note that the Cheshire & Warrington Combined Authority: Town and Parish Councils meeting (01/07/26) was cancelled.

14. Matters for inclusion on next/future meeting agenda

- (a) Proposed upgrades to the bike track.

15. Date of next meeting: 13th August, 2026 at 7:30p.m. at The Hub.

16. Exclusion of public and press

- (a) To consider passing a resolution under Section 1(2) of the Public Bodies (Admission to Meetings) Act 1960 to exclude the public and press from the meeting for the following item of business on the grounds that it could involve the likely disclosure of exempt information.
- (b) Matters for consideration including those transferred from above items (as required).
 - i. Matters relating to asset management.

E.M.Maddock

Dr. E. M. Maddock PSLCC, Clerk & Responsible Financial Officer. Dated 4th July, 2026

Chelford Parish Council

Appendix A: Financial Statements

Financial Statement – 2026/27 as at 9 th July 2026					
Actual 2025/26 £	Details	2026/27 Budget £	Actual to Jun. 26 £	Agenda Jul. 26 £	Budget Balance £
	Receipts				
53,587.00	Precept	54,415.00	27,207.50		27,207.50
0.00	Balances		0.00		0.00
3,169.55	Investment interest		276.25	29.99	0.00
0.00	Sale of assets		0.00		0.00
0.00	Grants, donations & refunds		0.00		0.00
100.00	Newsletter		0.00		0.00
0.00	Unpresented cheque		0.00		0.00
4,265.44	VAT refund		4,087.11		585.00
61,121.99	Total receipts	54,415.00	31,570.86	29.99	27,792.50
	Payments				
17,643.60	Salary (Clerk)	18,942.00	4,520.88	1,506.96	12,914.16
1,951.45	National Insurance (Employer)	2,018.00	504.36	168.12	1,345.52
3,793.34	Pension contributions (Employer)	3,888.00	926.79	308.93	2,652.28
1,005.47	Allowances (Clerk)	1,006.00	227.11	81.13	697.76
300.93	Administration	325.00	0.00		325.00
0.00	Chairman/Member allowances	0.00	0.00		0.00
593.00	Audit fees (internal & external)	710.00	311.00		399.00
1,091.52	Insurance	1,000.00	0.00		1,000.00
1,158.22	Donations (inc. s.137)	370.00	0.00		370.00
150.00	Grants	3,000.00	0.00	200.00	2,800.00
121.98	Website	146.00	25.50	5.00	115.50
1,255.00	Professional services	2,171.00	0.00		2,171.00
0.00	Advertising	100.00	0.00		100.00
716.66	Subscriptions/affiliation fees	729.00	577.60		151.40
335.00	Room hire	440.00	385.00		55.00
172.00	Training	550.00	0.00	50.00	500.00
10,078.01	Chelford Activity Park maintenance	9,700.00	1,286.07	1,156.00	7,257.93
4,059.52	Parish and asset maintenance	8,320.00	1,224.61	82.12	7,013.27
100.00	Contingency	1,000.00	0.00		1,000.00
5,500.00	Assets – purchase (2025/26)	0.00	0.00		0.00
122.45	Newsletter (2025/26)	0.00	0.00		0.00
4,087.11	VAT		339.22	245.78	-585.00
54,235.26	Total payments	54,415.00	10,328.14	3,804.04	40,282.82

Cash/Bank reconciliation	01/04/26	11/06/26	09/07/26	31/03/27
Balance B/Fwd	139,479.26	139,479.26	160,721.98	156,947.93
Add total receipts	54,415.00	31,570.86	29.99	27,792.50
Less total payments	54,415.00	10,328.14	3,804.04	40,282.82
Balance C/Fwd	139,479.26	160,721.98	156,947.93	144,457.61
Cumulative balances	Balance	Balance	Balance	Balance
	01/04/26	11/06/26	09/07/26	31/03/27
General funds	34,022.74	56,385.46	53,246.41	40,756.09
Earmarked reserves	105,456.52	104,336.52	103,701.52	103,701.52
	139,479.26	160,721.98	156,947.93	144,457.61

Chelford Parish Council

Cash/Bank Reconciliation as at 9th July, 2026

Cash

Balance brought forward 01/04/26		
Current Account	297.89	
Business Reserve Account	10,393.05	
Liquidity Manager Account (35)	31,939.51	
Liquidity Manager Account (95)	15,248.58	
Skipton Building Society	81,600.23	
	<u>139,479.26</u>	

Plus receipts	31,600.85	
Less payments	<u>14,132.18</u>	
Balance carried forward 09/07/26	<u>156,947.93</u>	

Bank (NatWest)

Current Account 26,067.48 05/06/26

Add receipts/transfer since above statement		
	<u>0.00</u>	
	0.00	

Less unrepresented cheques		
2025/26	-40.00	
2026/27	-4,763.12	
For approval	<u>-3,804.04</u>	
	<u>-8,607.16</u>	

17,460.32 09/07/26

Business Reserve Account 10,533.74 02/04/26

Add receipts/transfer since above statement		
	<u>0.00</u>	
	0.00	

Less unrepresented cheques		
	<u>0.00</u>	
	<u>0.00</u>	

10,533.74 09/07/26

Liquidity Manager Account (35 day) 32,041.82 05/06/26

Add receipts/transfer since above statement		
	<u>0.00</u>	
	0.00	

Less unrepresented cheques		
	<u>0.00</u>	
	<u>0.00</u>	

32,041.82 09/07/26

Liquidity Manager Account (95 day) 15,311.82 15/06/26

Add receipts/transfer since above statement		
	<u>0.00</u>	
	0.00	

Less unrepresented cheques		
	<u>0.00</u>	
	<u>0.00</u>	

15,311.82 09/07/26

Skipton Building Society

Community Saver Account 81,600.23 01/04/26

Add receipts/transfer since above statement		
	<u>0.00</u>	
	0.00	

Less unrepresented cheques		
	<u>0.00</u>	
	<u>0.00</u>	

81,600.23 09/07/26

Total bank balances 09/07/26 156,947.93

Chelford Parish Council

Appendix B: Receipts

NatWest Bank plc	£29.99	Gross interest – May 2026 (LM95)
------------------	--------	----------------------------------

Appendix C: Payments for approval

Cheque No 001740	JRB Enterprise Ltd	£75.78	Dog gloves [A]
Cheque No 001741	Chelford Social Committee	£200.00	Grant towards Summer Fete [B]
Cheque No 001742	Cheque cancelled		
Cheque No 001743	Northwich Town Council	£234.00	Fencing work [C]
Cheque No 001744	E. M. Maddock	£1,348.63	Salary and allowances: Jul. 26 [D]
Direct Debit	HM Revenue and Customs	£324.70	PAYE payments [E]
Standing Order	Cheshire Pension Fund	£391.81	Pension contributions: Jul. 26 [F]
Cheque No 001745	Cheshire Association of Local Councils	£50.00	Training fees (25/03/26) [G]
Cheque No 001746	Northwich Town Council	£655.20	Grounds maintenance: May 26 [C]
Cheque No 001746	Northwich Town Council	£498.00	Replacement signage [C]
Direct Debit	IONOS Cloud Ltd.	£6.00	Web hosting: Jun.-Jul. 26 [H]
Direct Debit	npower	£19.92	Electricity charges: Apr.-Jun. 26 [I]

[A] Local Government and Ratings Act 1997 s.31

[B] Local Government Act 1972 s.145

[C] Public Health Act 1875 s.164, Local Government Act 1972 Sch.14 para.27

[D] Local Government Act 1972 s.112; Local Government Act 1972 s.111

[E] The Income Tax (Pay As You Earn) Regulations 2003 s.67G

[F] Pension Act 2008 s.3

[G] Local Government Act 1972 s.111

[H] Local Government Act 1972 s.142

[I] Parish Councils Act 1957 s.3

Appendix D: Planning updates

Recent planning decisions:

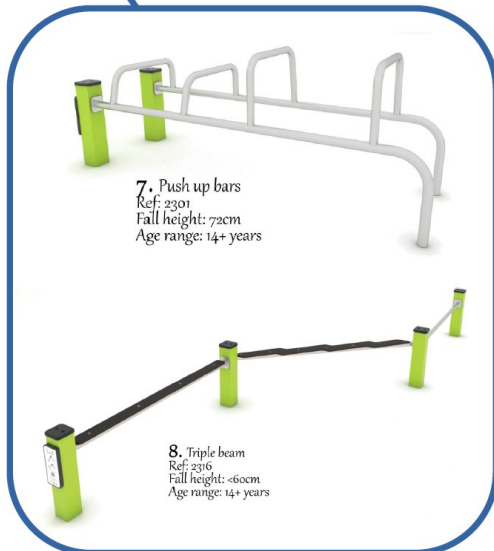
25/3036/PIP	Land south of Chelford Road, Chelford. SK10 4TA Permission in principle for three to four dwellings. Decision: Refused (08/06/26)
-------------	---

Outstanding planning applications

25/4503/CLEUD	Holly Tree House, Pepper Street, Chelford. SK11 9BE Certificate of existing lawful use for the confirmation of the existing garden as residential garden land.
26/1833/HOUS	Heath Wood, Pepper Street, Chelford. SK11 9BE Single storey extension to side of domestic garage.

Chelford Parish Council

Appendix E: Gym and trim trail equipment at Chelford Activity Park

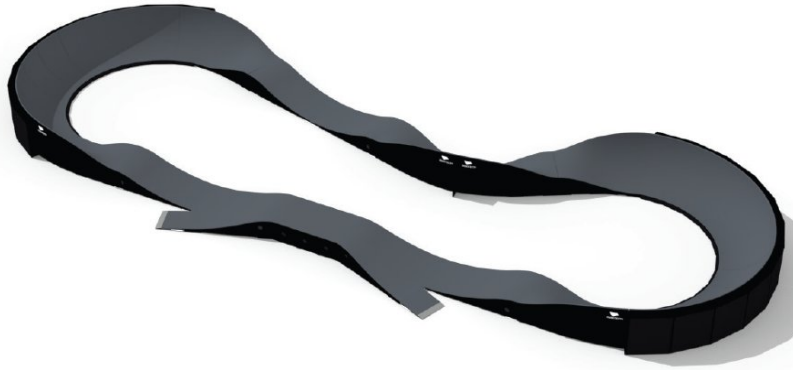


Chelford Parish Council

Appendix F: Pump track

The following pump track design options are available to hire for 1, 2 or 3 week periods.

Option A: Bowtie pump track (42m rideable track)



Option B: Tristar pump track (46m rideable track)

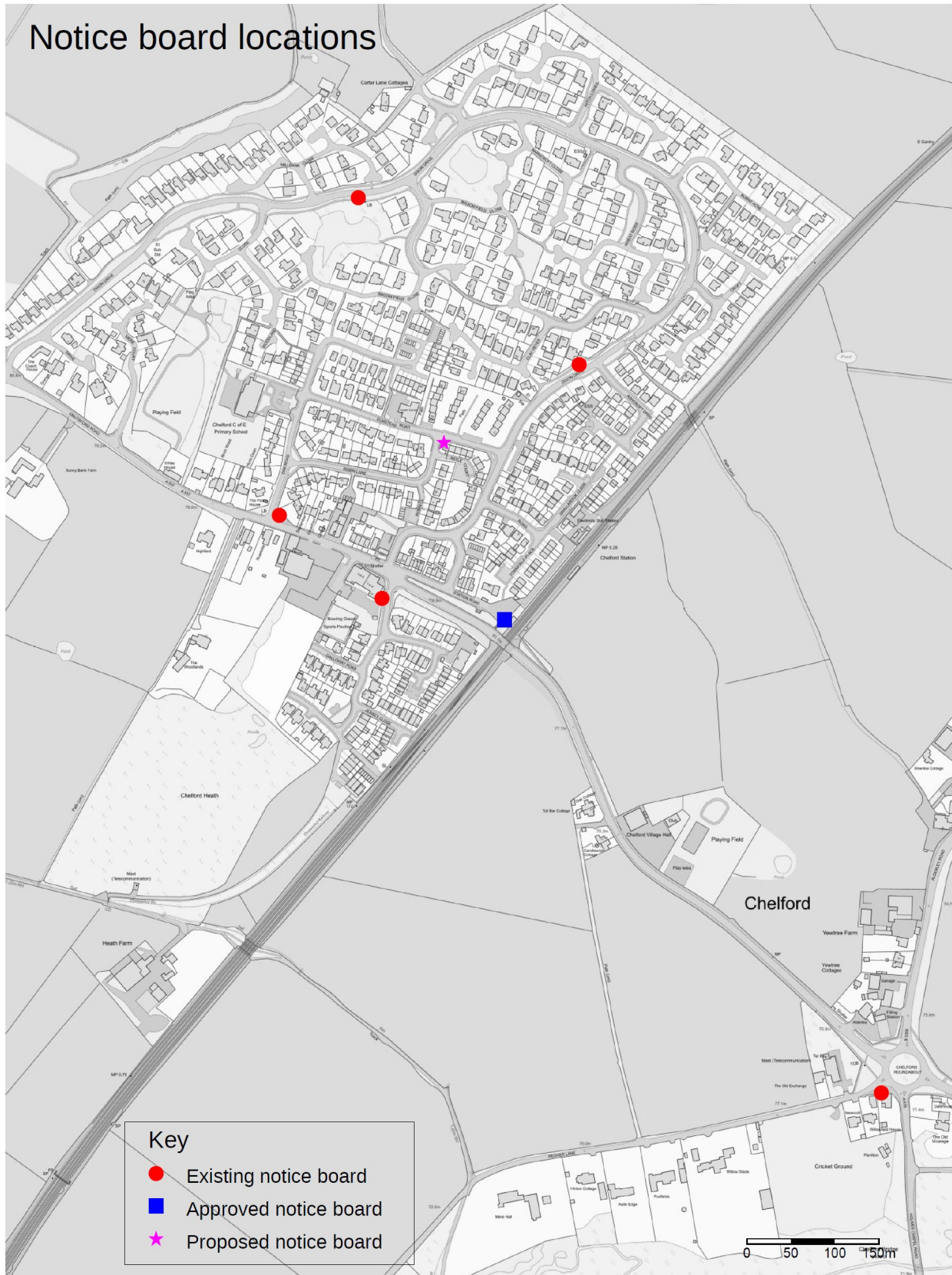


Option C: Sidewinder pump track (94m rideable track)



Chelford Parish Council

Appendix G: Notice board locations



© Crown copyright and database rights 2026 OS AC0000831321. You are permitted to use this data solely to enable you to respond to, or interact with, the organisation that provided you with the data. You are not permitted to copy, sub-license, distribute or sell any of this data to third parties in any form.

Chelford Parish Council

Appendix H: Highway issues updates

1. Mud and water on footway along Knutsford Road (between Parish Hall and roundabout)
Update: Issue reviewed by landowner.
2. Street lights out along Knutsford Road between Chelford Parish Hall and roundabout
Update: "Will be fulfilled by planned works."
Update via Esther McVey MP: "We have just had confirmation they are hoping to have this lighting fixed by the end of June."
3. Pothole on Knutsford Road outside Applewood House
Update: "Will be fulfilled by planned works."
4. Damaged safety railings on railway bridge at Knutsford Road
Update: "We have made the location safe until we can return to carry out further works. Unfortunately, we are unable to provide you with a timescale of the further works."
5. Pothole on Broomfield Close near to junction with Dixon Drive
Update: "The enquiry has been assessed and does not present a risk to highway users at this time."
Update via Esther McVey MP: "Potholes are not considered with regard to the characteristics of the road users, instead it is considered for repair only when it is more than 40mm deep. That is standard for, as far as we are aware, all councils."
6. Potholes on Broomfield Close outside No. 2
Update: "The enquiry has been assessed and does not present a risk to highway users at this time."
Update via Esther McVey MP: "Potholes are not considered with regard to the characteristics of the road users, instead it is considered for repair only when it is more than 40mm deep. That is standard for, as far as we are aware, all councils."
7. Barbed wire along highway at Common Lane
Update: Referred to Peover Superior and Snelson Parish Council for attention: wire to be removed and replaced with gate.
8. Damaged chevron sign at Alderley Road
Update: "The enquiry has been assessed and is being considered for a future programme, in line with other works and locations. This means we are unlikely to do any improvement work here during the current financial year. Our programmes are reviewed on an annual basis and changes may also be necessary to stay within the available budgets."
9. Broken up area of footway along Knutsford Road (between station pathway and Parish Hall)
Update: "Request completed"
10. Overgrown footway to north of telephone exchange, Knutsford Road
Update: Work to cut hedge back complete.
11. Damaged bollard at Peover Lane (near junction with roundabout)
Update: "A job has been raised and scheduled to be carried out by Cheshire East Highways following the enquiry logged. We'll provide a further update once the work is completed. While we make every effort to keep to the programme, dates can change due to unforeseen factors, such as weather and budget availability."
(Damaged bollard has been removed and replaced with a traffic cone.)
12. Blocked gully at Knutsford Road (near to butchers)
Update: "Assessed - does not meet criteria for works at current time"
13. Width of Chelford FP4
Update: Awaiting response from Cheshire East Council.
14. Request for loading bay outside Chelford Surgery, Elmstead Road
Update: No update received from Cheshire East Council.

Chelford Parish Council

15. Request for 20mph speed limit outside Chelford Primary School, Oak Road
Update: No update received from Cheshire East Council.
16. Safety concerns at zebra crossing
Update: Planning application 25/1234/FUL approved with conditions by Northern Planning Committee. Parish Council to lobby for proposed improvement works to be completed at earliest opportunity. Jones Homes awaiting completion of s.106 agreement.
Update via Esther McVey MP: "We are obviously aware of this issue, and can confirm the feasibility study has shown no problems, and that a Puffin Crossing can be delivered. It will be installed prior to commencement of work on the site."
17. Review of yellow lines at junction of Oak Road and Knutsford Road
Update: "The request has been added to the list of locations for consideration during prioritisation assessments which inform future work programmes."
18. Re-instatement of worn yellow lines on Dixon Drive
Update: Awaiting outcome of parking review from Borough Councillor A. Harrison.
19. White lining along Knutsford Road
Update: Lining work commenced.
20. Review of bollards at Dixon Drive (near Galloway Grange)
Update: No update received from Cheshire East Council.
Update via Esther McVey MP: The bollards do not present a risk so no action is planned.
21. Traffic issues arising from car boot sales in Marthall
Update: Awaiting assessment.
22. Uneven and sloped footways at Elmstead Road
Update: The enquiry has been assessed and does not present a risk to highway users at this time.

Chelford Parish Council

Appendix I: Speed indicator device data

The following summarises data collected by speed indicator devices between 1st September 2025 and 30th June 2026.

Site A1 = Knutsford Road, near Parish Hall – incoming traffic

Site A2 = Knutsford Road, near Parish Hall – outgoing traffic

Site B1 = Knutsford Road, near Dixon Drive – incoming traffic

Site B2 = Knutsford Road, near Dixon Drive – outgoing traffic

Notes:

January 2026 data impacted by roadworks (traffic lights) near to device near Parish Hall.

	Sept. 2025	Oct. 2025	Nov. 2025	Dec. 2025	Jan. 2026	Feb. 2026	Mar. 2026	Apr. 2026	May 2026	Jun. 2026
Site A1	136,028	136,456	132,650	126,986	70,252	110,871	127,894	120,847	128,190	128,470
Site A2	136,658	139,159	131,940	131,110	99,066	118,825	135,701	129,339	137,435	135,955
Site B1	108,008	106,021	103,860	100,389	88,902	101,728	104,670	98,873	97,948	86,491
Site B2	124,355	121,891	121,125	116,020	105,221	103,822	120,556	113,636	115,520	106,200

Table 1: Total number of vehicles

	Sept. 2025	Oct. 2025	Nov. 2025	Dec. 2025	Jan. 2026	Feb. 2026	Mar. 2026	Apr. 2026	May 2026	Jun. 2026
Site A1	69.76	71.23	71.86	71.16	82.69	69.09	68.48	70.12	71.67	71.11
Site A2	53.08	52.75	55.99	56.42	70.94	52.60	51.06	53.45	51.52	51.31
Site B1	78.39	80.53	81.30	81.57	80.08	63.53	76.64	76.59	78.76	80.05
Site B2	60.77	61.35	63.49	63.56	64.66	62.24	60.37	58.62	60.69	60.96

Table 2: Percentage of vehicles travelling within speed limit

	Sept. 2025	Oct. 2025	Nov. 2025	Dec. 2025	Jan. 2026	Feb. 2026	Mar. 2026	Apr. 2026	May 2026	Jun. 2026
Site A1	71	85	68	73	68	73	72	76	72	71
Site A2	69	68	65	67	69	64	68	74	76	70
Site B1	79	83	71	73	84	75	80	84	78	72
Site B2	91	97	84	92	85	99	94	84	90	80

Table 3: Maximum recorded speed