

Guilden Sutton Parish Council

Minutes of the Extraordinary Meeting of Guilden Sutton Parish Council held on 20th October 2025 at 8PM at Guilden Sutton Village Hall.

Chairman: Cllr A Davis

Present: Cllr D Hughes, Cllr M Littlewood, Cllr D Oxley, Cllr P M Paterson, Cllr S Ringstead, Cllr V Roberts.

Clerk: Mr M Roberts

In attendance: Mr B Lewin, Mrs R Whelan and 40 members of the public.

1. Procedural Matters

(a) To receive apologies for absence.

Apologies were received and accepted from Cllr Hewitt.

Apologies were received and noted from Cllrs Heatley and Parker

(b) To consider the Code of Conduct and Members' interests

The Code of Conduct and standard interests were noted.

2. Community Engagement

(a) Public Speaking Time

A number of residents noted a recent consultation had been launched by a developer with regards to a residential development on School Lane.

A member of the public noted that the community should be making the process as difficult as possible for the developer.

A member of the public asked as to whether the Council knew the process that would need to be followed.

A member of the public asked if the MP had been engaged.

A member of the public noted the importance of considering the NPPF in relation to responding to the application.

A member of the public asked if the Council could appoint a key officer.

A member of the public asked with regards to previous development in the area – which residents had been informed would fulfil the housing needs allowance.

3. Consultation

(a) To discuss the Beck Homes proposal

The Clerk provided an update from Cllr Parker. The Council discussed potential next steps and would increase awareness of the developers' consultation.

(b) To discuss School parking initiatives

Cllr Ringstead had attended a public consultation and noted that some residents had raised concerns with regards to spreading of the traffic issue to other areas.

4. Planning

(a) To consider new applications

It was agreed that Cllrs Hughes and Littlewood would consider a new application at The Summerhouse, School Lane.

(b) To receive an update regarding the Chester Green-Belt Alliance

It was noted that the Council was a member of the Green-Belt Alliance and would receive support should any applications be forthcoming.

5. IT Provision

It was proposed by Cllr Paterson, seconded by Cllr Littlewood and agreed that the Clerk be authorised to purchase a new laptop up to the value of £259.99.

6. Finance

It was noted that there were no urgent items and therefore finance matters would be held over to the next ordinary meeting.

7. Grounds Maintenance

It was noted that a solicitor had been found to witness the Village Green attestation.

8. Members information items

Cllr Ringstead noted an issue with tree roots.

Cllr Roberts noted that a tree had been used as a swing, close to railings.

Cllr Littlewood noted remembrance Sunday was 9th November and plans would be made to display over the weekend.

9. Exclusion of the Press and Public

It was proposed by Cllr Davis, seconded by Cllr Hughes and agreed that the Council would exclude members of the public to discuss confidential information under the provisions of section 1(2) of the Public Bodies (Admission to Meetings) Act, 1960.

10. Part 2

The Council's actions, alongside those of the Borough Council's, with regards to recent substantial burning of organic materials in the area were noted.