



## Amenities & Planning Committee Meeting

11th May 2026

Meeting pack

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Agenda

Item 5                    Minutes from the meeting held 13th April 2026

Item 7a                  Planning Report - Cllr J Critchley

The following councillors are summoned to attend the Amenities and Planning Committee Meeting to be held on 11<sup>th</sup> May 2026 at Castle Park Arts Centre at 7pm

**Members:** Cllr D Critchley, Cllr J Critchley, Cllr R Drapeur (Vice Chair), Cllr H Hayes, Cllr A Holman, Cllr R Lofts (Chair), Cllr P Lowrie, Cllr M Nield, Cllr B Wade, Cllr G Wood

*Members of the press and public are welcome to attend. The meeting will be audio recorded.*

Signed: *Jo O'Donoghue (FSLCC)* Town Clerk

Dated: 6/05/2026

## Meeting 11

### 1. Apologies and reasons for absence

To receive apologies and approve reasons for absence from members.

### 2. Declarations of interest

To note any declarations of interest on items which are on the agenda.

### 3. Suspending Standing Orders

To note Standing Orders require that any suspension be approved by resolution of the meeting, in accordance with Standing Orders 1(r)(ix) and 25(a). This process will apply to all items other than agenda item 4.

### 4. Public participation

Members of the public are invited to speak on items which are on the agenda in accordance with FTC policy on public speaking at meetings: <https://frodsham.gov.uk/wp-content/uploads/2023/10/Publicspeaking-at-meetings-2023.pdf>

### 5. Approval of minutes

To approve the minutes from the Amenities & Planning Committee Meeting held 13<sup>th</sup> April 2026.

### 6. Actions from the meeting held on 13<sup>th</sup> April 2026

- To receive a verbal update from Councillor Wood regarding traffic and activity issues on Langdale Way and Grasmere Road, arising from school drop-off and pick-up at Manor House School.
- To agree action to be taken.

### 7. Planning

- To note the report from Cllr J Critchley and agree response to Cheshire West and Chester Council.
- To note the following planning applications and agree response to Cheshire West and Chester Council:

Application #	Address	Details
26/01126/LBC	47-49 Main Street, Frodsham, WA6 7DF	Create a new doorway at ground floor level between number 47 and number 49 Main Street. The new doorway will be created within the rear of the building, within a modern extension.
26/01095/FUL	Congar, Middle Walk, Bellemonte Road, Frodsham, WA6 6BW	Erection of porch to front, dormers to rear and the application of render to dwelling.
26/01282/PIP	Land At Dobers Lane, Frodsham	Erection of 1 dwelling
26/01153/FUL	Frodsham Medical Practice, 50 High Street, Frodsham, WA6 7HE	Change of use from doctor's surgery (formerly Use Class D1) to residential dwelling, construction of garage, summerhouse and shed. Renewal of Approval no. 22/04710/FUL.

26/01163/LBC	The Bears Paw Hotel, 127 Main Street, Frodsham, WA6 7AF	Installation of replacement signs to include, 1x new pictorial and header to the existing decorative bracket, 1x set of individual house name letters, 1x double sided corex holder to existing posts, 3x floodlights, 1x door plaque, 3x car park signs, 12x internally applied window graphics
26/01135/FUL	89 Waterside Drive, Frodsham, WA6 7NF	Erection of a single-storey detached building for use as a gym/workshop.

### **8. Christmas lights (Church Street)**

To note that the scheduled replacement works have been postponed due to a delay in the delivery of required materials. The manufacturer has indicated an estimated delay of approximately 3–4 weeks (as at 20/04/2026), with no confirmed delivery date at present. A revised installation date will be arranged and communicated once delivery has been confirmed.

### **9. Hob Hey Wood**

To consider whether to make an approach to the landowner regarding a parcel of land, Title Number: CH576470, address: Land on the East Side of Townfield Lane, Frodsham. Members are asked to note that there is currently no allocated budget for the purchase of land, and any approach would be exploratory in nature.

### **10. Active Travel**

To receive any update from Cllr Holman.

### **11. Close of meeting**

PLANNING REPORT: 28 April 2026: Cllr Judith Critchley

26/00853/FUL: 23 Doric Avenue: Single storey rear extension

RELEVANT POLICIES: R1, M4, DM1, DM44

NO OBJECTION subject to it meeting the provisions of Supplementary Planning Document: House Extensions and Domestic Outbuildings.

26/00848/FUL Frodsham Service Station, Bridge Lane: Full application to upgrade existing roadside services facility, including the demolition of existing structures and the erection of new fuel pumps, canopy, sales kiosk building, the provision of EV charging spaces, customer car parking spaces, landscaping and associated works.

RELEVANT POLICIES: R1, M4, DM1, DM44

NO OBJECTION subject to the following concerns being addressed:-

Parking between the entrance and exit gaps: DOUBLE YELLOW LINES are need to prohibit parking here. Since the recent opening of the Greggs hot food business a lot more vehicles park on this section of road, particularly HGVs, this is dangerous for pedestrians as some park partially on the pavement, the vehicles also block sight of oncoming traffic for vehicles exit the service station. The Transport/traffic report relies on 2024 accident data, before the Greggs facility opened.

Widening of the entrance gap: MEASURES TO PROTECT PASSING PEDESTRIANS e.g. zebra crossing type markings across the entrance. A high volume of pedestrians walking in front of (and to) the service station: Helsby High School students accessing the bus stop outside of Frodsham Business Centre, residents living in this part of Frodsham (Bridge Lane, Newtown, and the Ship Street Estate – over 1,000 homes) – it is their only shop within easy walking distance for essential items.

26/00773/LBC: Frodsham Weir and Sluice Gates, Sutton Causeway: Proposed attachment of an eel pass to the right-hand bank of the weir. Hand railing edge protection, gate and ladders.

RELEVANT POLICIES: ENV1, ENV9, STRAT9, M4, DM11, DM17, GBC2, DM44

NO OBJECTION subject to the agreement of the Conservation Officer

26/00904/FUL: Frodsham Park Homes, Marsh Lane: Removal of existing park home office, erection of new park home

RELEVANT POLICIES: ENV1, R1, M4, DM11, DM17, DM44

NO OBJECTION

26/00989/FUL 19 Doric Avenue: Replacement of existing flat roof to pitched, loft conversion with front rooflights and rear dormer, render to part front and side elevation

RELEVANT POLICIES: R1, M4, DM1, DM44

NO OBJECTION subject to it meeting the provisions of Supplementary Planning Document: House Extensions and Domestic Outbuildings.

26/01088/FUL 5 Waterside Drive: Single storey rear and side extension

RELEVANT POLICIES: ENV9, R1, M4, DM11, DM44

NO OBJECTION subject to it meeting the provisions of Supplementary Planning Document: House Extensions and Domestic Outbuildings.

**Minutes from the Amenities and Planning Committee Meeting held on 13<sup>th</sup> April 2026 at Castle Park Arts Centre at 7pm**

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**Attended by:** Cllr J Hook, Cllr J Critchley, Cllr R Drapeur (Vice Chair), Cllr A Holman, Cllr R Lofts (Chair), Cllr P Lowrie, Cllr M Nield, Cllr B Wade, Cllr G Wood & J O'Donoghue (Town Clerk)

**Also attended by:** 1 member of the public

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**Meeting 10**

**1. Apologies and reasons for absence**

To receive apologies and approve reasons for absence from members.

**RESOLVED:** Apologies were received and accepted from Cllrs D Critchley (personal) and H Haye (personal).

**2. Declarations of interest**

To note any declarations of interest on items which are on the agenda.

**NOTED:** There were no declarations of interest.

**3. Suspending Standing Orders**

To note Standing Orders require that any suspension be approved by resolution of the meeting, in accordance with Standing Orders 1(r)(ix) and 25(a). This process will apply to all items other than agenda item 4.

**NOTED**

**4. Public participation**

Members of the public are invited to speak on items which are on the agenda in accordance with FTC policy on public speaking at meetings: <https://frodsham.gov.uk/wp-content/uploads/2023/10/Publicspeaking-at-meetings-2023.pdf>

**NOTED:** One member of the public attended to provide Councillors with background information on the e-bike scheme (Item 10a) and spoke in support of the proposal.

**5. Approval of minutes**

To approve the minutes from the Amenities & Planning Committee Meeting held 9<sup>th</sup> March 2026.

**RESOLVED:** The minutes from the meeting were unanimously approved and signed.

**6. Actions from the meeting held on 9<sup>th</sup> March 2026**

To note the action log.

**NOTED**

**7. Year-end finance report**

To note the report provided by the Town Clerk.

**NOTED**

## 8. Christmas lights

To note that the installation of replacement festive lights on Church Street have been scheduled in from Monday 20th April till Thursday 23rd April.

**NOTED**

## 9. Parking concerns

To consider appropriate action following the report from PCSO N Flanagan regarding parking concerns on

Langdale Way and Grasmere Road, arising from school drop-off and pick-up activity associated with Manor House School.

**RESOLVED:** It was agreed to defer the item to the next meeting to enable Cllr Wood to undertake further research into the available options.

## 10. Active Travel

- a) To note the report from Cllr Holman requesting that Frodsham Town Council consider the introduction of a trial e-bike scheme in Frodsham.

**RESOLVED:** It was agreed to defer the item to the Annual Town Council Meeting and to request further information regarding insurance and council liability.

**ACTION: JO**

- b) To note the report and accompanying risk assessment submitted by the Town Clerk in respect of the proposal.

**NOTED**

- c) To consider action to be taken.

**NOTED:** No further action at the current time.

## 11. Close of meeting

The meeting closed at 7:45pm.