



Moston Parish Council

11th March 2026

Commenced: 7.35 pm

Terminated: 8.25 pm

Present: Councillor Nixon (Chair)
Councillors Bower-Lowe, Brook, Tumilty and Whittaker

Councillor Wray – Cheshire East Councillor

There were 6 Members of the Public in attendance

1. APOLOGIES FOR ABSENCE

Apologies for absence were received from Councillor Wood-Hill.

2. DECLARATIONS OF INTEREST

There were no declarations of interest from Members of the Parish Council

3. MINUTES

The Minutes of the proceedings of the Meeting of the Parish Council held on 14th January 2026 were approved as a correct record and signed by the Chair.

4. PUBLIC FORUM

In response to a question from a resident, the Chair reported that there was no progress to date from Connecting Cheshire.

5. FINANCE AND BUDGET 2025-2026

The Parish Council considered a report of the Clerk and Responsible Financial Officer, on the following matters:-

(i) Transactions

RESOLVED

That the following transactions, be approved:

PAYEE/PAYER	DETAILS	RECEIPT	PAYMENT	BALANCE
SLCC	Annual Subscription		£116.00	£22,904.54
HugoFox	Emails INV-22264		£20.99	£22,883.55
M Clough	January Salary		£256.90	£22,626.65
HMRC	PAYE January		£64.20	£22,562.45
Elworth PCC	Room Hire		£16.66	£22,545.79
HugoFox	Emails INV-23400		£20.99	£22,524.80
HMRC	PAYE February		£64.20	£22,460.60
M Clough	February Salary		£256.90	£22,203.70

(ii) Approval of Payments

RESOLVED

That the following payments, be approved:-

Clerk	March Salary	Approx £257.00
PAYE Clerk	March PAYE	£65.00
HugoFox	Emails	£20.99

Clerk	April Salary	Approx. £257.00
PAYE Clerk	April PAYE	Approx. £65.00
HugoFox	Emails	£20.99

(iii) **2025-2026 Budget Expenditure at 3rd March 2026**

RESOLVED

- (a) That the following Budget Head expenditure at 3rd March 2026, be approved;
(b) That a replacement Notice Board, in the sum of approximately £1,000.00, be approved;
(c) That the work to fill the Parish planters, in the sum of approximately £800.00, be approved.

Budget Head	Total	Budget Allocated	£ Balance
Salary	£3,497.24	£4,000.00	£502.76
General Admin	£154.99	£193.00	£38.01
Information Commissioner	£47.00	£47.00	£0.00
Website/ICT Costs	£1,123.61	£1,150.00	£26.39
Insurance	£304.00	£400.00	£96.00
Payroll Costs	£253.20	£300.00	£46.80
Audit Fees (Internal)	£132.30	£150.00	£17.70
Subscriptions	£245.20	£130.00	-£115.20
Meeting Room Hire	£116.66	£150.00	£33.34
Training	£0.00	£0.00	£0.00
Parish Improvements/Events	£0.00	£1,450.00	£1,450.00
Chair's Fund	£0.00	£30.00	£30.00
	£5,874.20	£8,000.00	£2,125.80

(iv) **Explanation of Variances**

RESOLVED

That the virement of £120.00 from the Salary Budget to the Subscriptions Budget, be approved.

(v) **Bank Reconciliation as at 3rd March 2026**

RESOLVED

That the Bank Reconciliation as at 3rd March 2026, as detailed below, be approved:-

Bank Reconciliation		
3rd March 2026		
MOSTON PARISH COUNCIL		
Financial year ending 31 March 2026		
Prepared by: Muna Clough, Parish Clerk & RFO		
CASH BOOK		
Balance per bank accounts as at dates below		
Current Account 07572433 - 5th February 2026		£22,545.79
Reserve Account 96473193 - 27th February 2026		£5,231.43
Less Payments not Cashed		

Current Account 07572433		£342.09
Reserve Account 96473193		
Add Unbanked Cash		
Current Account 07572433		
Reserve Account 96473193		
Net bank balances as at 3rd March 2026		£27,435.13
The net balances reconcile to the Cash Book (receipts and payments account) for the year, as follows		
Current Account @ 01.04.2025		£19,783.36
Reserve Account @ 01.04.2025		£5,182.15
Add: Receipts in the year - Current Account		£8,294.54
Add: Receipts in the year - Reserve Account		£49.28
Less: Payments in the year - Current Account		£5,874.20
Less: Payments in the year - Reserve Account		£0.00
Closing balance per cash book [receipts and payments book] must equal net bank balances above		£27,435.13

(vi) Bank Statements

RESOLVED

That the bank statements detailed below, as circulated with the report, be received:-

- **Current Account – 5th February 2026**
- **Reserve Account – 27th February 2026 (Screenshot)**

6. PLANNING APPLICATIONS

The Parish Council considered an update from Councillor Nixon on the following:-

- **New Planning Applications (including applications submitted under the provision of the Standing Orders**

(i) Application Reference Number: 26/0633/FUL

Location: Pitch 11, Land South Of Dragons Lane, Moston, Cheshire East, CW11 3QB

Proposal: Temporary retention of the existing use of the site as a residential caravan site (Sui Generis) for the stationing of a single caravan for a period of two years, including the reversion of the southern area of the site to agricultural use. A Planning Officer had not been allocated to this application.

Comments were to be submitted by 26th March 2026.

RESOLVED

That comments be submitted under the provisions of the Standing Orders following consultation with the Members.

- **On going Applications**

(ii) Application Reference Number: 25/2637/FUL

Location: Home Farm Warmingham Lane, Moston, Middlewich, Cheshire East, CW10 0HJ

Proposal: The demolition of the existing farmhouse and the erection of a replacement dwelling, the conversion of the existing barn to form three dwellings, along with associated new carport and bin store, new hardstanding areas and new driveway access provision.

Moston Parish Council unanimously supported this application. A slightly revised block plan including a change of tree locations and details of bird and bat boxes was added on 12th December 2025.

- (iii) **Application Reference Number:** 25/3617/HOUS
Location: No 1 Plant Lane.
Proposal: First floor extension
Comments of Parish Council: After consultation with members a lengthy objection was submitted on 14th October 2025, under the provision of the Standing Orders
Decision: **This application was refused on 13th November 2025 and was now under appeal.**
- (vi) **Application Number:** 25/3115/PIP
Location: Land West Of The Manor Plant Lane, Moston, Cheshire East
Proposal: Permission in Principle for the Development of up to ten affordable homes Moston Parish Council strongly opposed this application.
Decision: **Refused on 9th October 2025**
Appeal now submitted: APP/R0660/W/25/3375425
The Parish Council submitted comments under the provisions of the Standing Orders, following consultation with Members.
- (viii) **Application Reference Number:** 24/4649/FUL
Location: 5 Mill Lane, Moston, Sandbach, Cheshire East, CW11 3PT
Proposal: Proposed 2 replacement dwellings On 6th May 2025, the Planning Authority was notified that Moston Parish Council supported the application and found the reduction in height more acceptable
- (ix) **Application Reference Number:** 24/1697C
Location: Land Adjacent 3 East Tetton Cottages, Booth Lane, Moston
Proposal: Change of use of land, for the retention of 3 no. mobile homes on the site, in association with a gypsy and traveller site.
For full details please refer to Minute 8(iii) – 12th March 2025. There were no objections raised from the Parish Council subject to caveats. An application would now be required for one additional static caravan which has been installed next to the 3 mobile homes in the application.
- (x) **Application Reference Number:** 24/0275C
Location: Stud Green House, Dragons Lane, Moston, CW11 3QB
Proposal: Single Storey Side Extension.
For full details please refer to Minute 8(x) – 12th March 2025. The Parish Council supported this application. There were a number of concerns expressed from the Canal and River Trust which now seemed to be resolved.
- (xi) **Application Reference Number:** 24/3625N
Location: Land Off Warmingham Lane, Moston, Crewe, Cheshire East, CW11 3PS
Proposal: Erection of Agricultural Building
For full details please refer to Minute 8(xi) – 12th March 2025. The Parish Council did not oppose this application subject to some caveats.
- (xii) **Application Reference Number:** 22/3244C
Location: Fairacre, East Booth Lane, Moston, CW11 3PU.
Proposal: Change of use of land for Showmans Yard with facilitating development (hardstanding, fencing, septic tank) retrospective.

For full details please refer to Minute 8(xii) – 12th March 2025. The Parish Council fully supported this retrospective application. However, the area was classified by the Environment Agency as within a Zone 3 Flooding Area. Consequently, a Flood Risk Assessment was now required.

7. CHAIR'S REPORT

The Chair reported on the following matters:-

- Peak Cluster;
- Blocked grids in the Parish;
- Tetton Lane and the Middlewich Eastern By-Pass – numerous emails had been sent to Cheshire East Officers, requesting consideration of a traffic management scheme for the duration of the construction of the bypass to ensure no traffic would be using Tetton Lane, as a result of the construction works.

RESOLVED

That the report be noted.

8. REPORT FROM CHESHIRE EAST COUNCILLOR

Councillor Wray reported on the following matters:-

- A meeting of the full Council was held last Wednesday;
- The government had refused an application from Cheshire East Council to increase in Council Tax above 5%;
- Cheshire East Council had received government approval for a substantial loan.

RESOLVED

That the report be noted.

9. DATE OF NEXT MEETING

Members noted that the date of the next meeting of Moston Parish Council would be held on 13th May 2026 at 7.30 pm at St Peter's Church Hall, Elworth