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Issue: 162  
September 2016

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# Editor's Comment



IT is always dangerous to step into a dispute about trees. One man's thing of beauty is another's eyesore – and you'll seldom, if ever, get the two to agree.

Over the last couple of months, readers will have noticed a dispute raging over protected trees between Culcheth Hall Drive and Withington Avenue.

This month the saga continues and has overflowed into

Glazebury, where a similar case of trees being cut back without the owner's permission has occurred.

We certainly don't want to take sides. We do not feel qualified to judge whether the trees in question are an environmental asset or a blot on the landscape – not least because we have not examined them closely.

But it does seem to us that the planning system is failing all those concerned.

The borough council can, apparently, give consent for a third party to carry out work on a protected tree without any obligation to notify the owner. They simply inform the third party that permission from the owner must be sought – but only at the end of the

process.

Surely if an applicant was told at the outset to go away and get a landowner's permission before he even applied for consent to work on the tree, a lot of time and money could be saved. If the landowner says "no" that would be an end to it. If he agrees, the permission of the council could then be sought.

As things are, a landowner can be left in fear of trespass and the third party can be at risk of committing an offence. The council, meanwhile can waste time and money in officer time, processing an application that is never going anywhere.

## Green light

PLANNING chiefs have given the go-ahead for a house to be built on a Green Belt site where a previous farm building had started to collapse when restoration work started on it.

Officers had recommended the scheme be refused because it could not be regarded as a replacement for an existing building because there was, in effect, no existing building. The plan is at Hope Farm, in Warrington Road, Risley.

But members of Croft Parish Council visited the site and considered that as the original building had consent for conversion to a dwelling, the applicant was simply replacing the original building. They did not object to the scheme and the committee decided the scheme could go ahead.



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# Planning failings lead to tree dispute

FAILINGS in the planning system are responsible for a neighbour dispute over trees at Culcheth.

This is the view of Glazebury landowner Dr Robert Eden – himself a victim of trespass and damage following the granting by Warrington Borough Council of permission to carry out tree surgery to trees protected by a Tree Preservation Order (TPO).

In recent issues, Culcheth Life has reported on claims by Frank Waring and two other residents of Culcheth Hall Drive that the council had granted permission for a neighbour to carry out work on protected trees in their gardens without telling them.

Mr Waring pointed out that he had not given permission for the work to be done, nor had he and his neighbours given permission for anyone to enter their gardens.

Dr Eden, of Fowley Common

Lane, Glazebury, said it was grossly unfair that Mr Waring was being harassed through failings in the planning application process.

"The council should amend their process to make it mandatory for an applicant to gain written permission from the owner of protected trees before the application is even processed. Unlike a planning application for building works, tree works can be implemented in a matter of minutes, fait accompli and without sanctions from a higher authority.

"Out of the blue the owner is saddled with the responsibility to protect against trespass and damage. I regard this as insensitive and gratuitous buck passing."

Dr Eden said he obtained a TPO last year to provide protection for trees on his own land after five trees on the boundary of his land and one within the boundary, were

felled. Another healthy tree well within the boundary was "badly mutilated" and another so severely root pruned that it fell over.

He believed the council's policy had led to a situation where he and a neighbour could be in dispute even though they had never met.

The council says even when consent is given for work on a protected tree, such consent does not override the legal rights of landowners. If any works take place on private land, the third party would need to get the landowner's permission and anyone seeking consent from the council is made aware of this.



Trees at Fowley Common after surgery.

## Winwick Carnival saved!

WINWICK Carnival will go ahead next year after new volunteers responded to a plea for new people to join the committee.

A new Chair and Treasurer have been elected and the date of the next Carnival has been set for Saturday 15th July 2017.

New Chair, Cllr Cathy Mitchell said: "Firstly, I wish to thank the previous committee for all of their hard work over the years.

"We now have a great team

to take this fantastic community event forward. We are especially appealing to local businesses to help support this event, by placing ads in our programme. Prices start at only £25 and it's a positive way for your business to show its support for the Winwick community.

"We are now taking bookings for stalls, and are always looking for volunteers to join us."

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# Busy year of fundraising for the Christie by Culcheth Day Nursery

AFTER losing one parent to cancer and four other parents with serious forms of the disease the team at Culcheth Day Nursery embarked on a year of fund-raising for the Christie.

As a result they raised a total of £2,293 which has now been presented to the hospital.

Fund raising events included a Cake sale when staff baked cakes of all kinds to sell to parents and carers as they arrived to collect their children.

This was followed by a Big breakfast - when some of the nursery staff and their cook Gill had a very early start to prepare bacon and sausage barmes for the parents as they arrived first thing in the morning to take with them to work.

Some of the parents took bulk orders to their work place and the nursery's neighbours The Village Dentist and Culcheth Primary School put orders in too.

More fund-raising took place on Bonfire night when staff made treacle toffee and parkin to sell.

These were followed by large scale fund-raising events when Liane Smith was sponsored by parents and staff to run the Manchester 10k.

The nursery then organised a Royal Afternoon Tea Party when grandparents and parents were

invited to attend an afternoon tea to celebrate the Queen's 90th birthday.

The children spent weeks learning the words to the national anthem- God Save the Queen, which they sang beautifully on the day, they also made flags and bunting to decorate the room.

The staff and cook worked really hard to prepare an afternoon tea fit for a queen and the room was beautifully decorated. The day was well attended and parents and grandparents alike had a wonderful time, the children waited on them - more than a few tears were shed when the children sang.

The final event was a Snowdon climb when a team of staff and some partners/ other family members collected sponsors to climb up Mount Snowdon in June. It was a huge achievement and lots of different emotions were felt on the day, followed by a day of aching limbs!



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## Eleven day trip through four countries



A PARTY of 12 members of the Croft-based 2nd Moss Edge Rangers spent 11 days travelling through four countries and returned with memories that will last a life time.

The Rangers, aged 16-18, were accompanied by two leaders, aged 25 and 75, spent three nights in London, travelled by Eurostar to Paris for three night, went on to Hamburg for one night and then by ferry to Copenhagen for three nights.

While in London they saw "Wicked" the musical, visited the Harry Potter Studios and took a trip on the London Eye. In Paris they made Macarons with a french chef, went up the Eiffel tower, ate breakfast on the steps of the Sacre-Coeur and went to Disneyland.

In Hamburg they escaped from an escape room and then travelled to Copenhagen where they visited all the most famous sites including the Little Mermaid and took part in a Girlguiding North West England event "Adventures in Copenhagen" to celebrate 100 years of the Senior Section. They also celebrated Grace Bedford's 18th birthday and Susan Stansfield's 75th birthday!

The 2nd Moss Edge Rangers meet weekly at Christ Church church hall on Lady Lane.

They can be contacted at [mossedgerangers@hotmail.com](mailto:mossedgerangers@hotmail.com)

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# Cheers – it’s beer festival time again

THE annual Culcheth Beer Festival organised by Newton and District Jubilee Rotary Club will take place on Friday and Saturday, 9-10 of September.

Staged, as usual, at Culcheth Sports Club, the event will feature 40 different cask ales, various ciders and a Prosecco Bar, plus free soft drinks for designated drivers.

The event is now one of the most eagerly anticipated events in the Culcheth calendar.

Rotary are now looking for sponsors – businesses or individuals – who can sponsor a cask of ale or appear in the programme, commemorative pint glass, etc.

Sponsors also receive two or four free entry tickets  
More details are available at the website [www.culchethbeerfestival.org](http://www.culchethbeerfestival.org) or call Bernard Groom on 01925 733893.



*The Hunter Healey Band at last year’s event.*

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# Open Evening

## Thursday

### 6th October 2016



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# Tractor Rally success

Report & pictures by Barrie Scholes

VISITORS arriving at Bents Garden Centre at Glazebury, Warrington, were greeted by the site of over 30 tractors at a rally which was helping raise funds for Epilepsy Action.

This annual event, now in its second year, was organised by Bents Garden Centre and local tractor enthusiasts to raise funds for the nearby All Saints Church and this year's charity, Epilepsy Action.

Epilepsy Action are the UK's leading Epilepsy organisation who aim to improve the lives of everyone affected by the condition.

Under the blazing July sun members of the public admired the tractors on display. Some of the tractors dated back to the 1930s and many are still used on farms around Glazebury.

One of the stars of the show was a 12 Tonne Steam roller named "Nut Roast".

The 1925 Fowler Steam engine has been with its' current owner Richard Fairhurst since 1998. It gained the name Nut Roast after an unfortunate incident when Richard the owner burnt himself soon after buying the engine!

Along with enjoying the tractors that were on display visitors were also able to try their luck on the tombola and have a go at guessing the name of two young calves.



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Richard Fairhurst and Nut Roast.



# The Gardening Guide September



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Lynne Roe, Garden Care Team Leader

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- Fruit trees can be planted now as they benefit from the warm soil and the cool air - Discover more about trees with our 1 2 Tree campaign
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- 1 2 Tree Talk with Simon Bax Saturday 3rd
- Pet Event Monday 5th to Sunday 11th
- Strut your Mutt Thursday 8th
- Food Lover's Weekend Saturday 10th and Sunday 11th
- The Fresh Approach's 15th Birthday Monday 12th
- Bents Autumn Fashion Show Thursday 22nd, from 6pm
- Macmillan Coffee Morning Friday 30th, 8.30am - 12 noon

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## Blooming good show

CULCHETH & District Horticultural Society, who are celebrating their 65th anniversary this year held their annual Summer Show at Newchurch Parish Hall.

The show provided a colourful spectacle and also included displays made by local children.

Plans are now well under way for the 65th annual Autumn Show, which again takes place at Newchurch Parish Hall on Saturday, September 24, which opens to the public at 2pm.

For more details on the society which is always looking for new members visit <http://culchethhs.one/>



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- Teamwork
- Honesty and trust
- Friendship and kindness
- Creativity and courage
- Happiness, fun and enjoyment



# Church explores tackling graveyard flooding problem

ONE year on from arriving at Newchurch Parish Church, the Rector, Chris Jones, has become acutely aware of the need to tackle the worsening drainage problems in the graveyard at Newchurch.

Any period of prolonged rainfall causes problems with flooding in the graveyard, with up to six inches of water at times. This causes huge inconvenience for those wishing to visit family graves and lay flowers etc... and it has, on occasion, seen Chris having to conduct burials wearing wellington boots.

Having consulted with Liverpool diocese, and after lengthy conversations with local contractors initial estimates are that the work to resolve the problem is going to cost in the region of £35,000, money the church simply does not have at its disposal.

"We don't get any centralised funding for this kind of work," said Chris. "As a congregation it is down to us, we are going to have to explore ways of raising the money ourselves."

For Chris and the church the overriding issue is that any work done must be done with the greatest of sensitivity. "As a church we most certainly do not want to see the

graveyard looking like a building site, nor do we want anyone to be upset or offended.

"As a church we are doing this for the benefit of the whole community, knowing how important the graveyard is to so many. "It is important that we respect the nature of the graveyard as a place of peace, quiet and rest."

Putting drainage in will not only give better access to all in the present, but will ensure that the space remains accessible all year round for many years to come.

If you have any questions or comments on this issue, please e-mail Chris at rector\_ncandcc@hotmail.com

Meanwhile Chris, who is also vicar at Christ Church, Croft, is keen for both churches to embrace their local communities. "We want to be inclusive, not exclusive. The church belongs to the local people. We are here for them." And both churches have a number of initiatives for opening their doors and offering both a welcome and support to their communities.

For further details visit [www.newchurch-christchurch.com](http://www.newchurch-christchurch.com)

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# Home extension plan rejected

PLANNING chiefs have thrown out proposals to extend a detached house at Culcheth.

Members of the borough council's development management committee visited the house in Mitton Close before reaching their decision.

Objections had been lodged by two neighbours and by Culcheth and Glazebury parish councillor Jacqui Johnson.

Neighbours claimed the extensions would be "dominant and intrusive" and result in a loss of privacy. Cllr Johnson said the massing, roofline and closeness of the rear extension would have an unacceptable impact on neighbours on both sides of the house.

The proposed two storey extensions would have allowed the creation of an enlarged lounge and extended third bedroom at the front and an enlarged lounge/kitchen/dining room and extended second bedroom at the rear.

Officers recommended the scheme be approved, but the committee decided it would have too big an impact on a neighbouring property.

## Care home to be sold

CULCHETH care home, Holcroft Grange, is to be sold as part of a larger sale of 18 homes across Cheshire.

The CLS Group has decided to sell the homes - including the highly regarded Jackson Avenue home to a "reputable family-run care provider".

Contracts have been exchanged and CLS expect the transfer to be completed in the next two to three months on completion of the transfer of registration with the Care Quality Commission.

The purchaser has not been named as yet, but CLS say the new provider is keen to ensure continuity.

Their purchase includes a commitment to continue to run the homes with existing staff and residents.

## TV auctioneer to value antiques

TV AUCTIONEER Adam Partridge will be at the church hall in Lady Lane, Croft, on Wednesday, October 12, in the evening, valuing antiques and other family treasures. The event is to raise funds for Christ Church, Croft. Further details from Barbara Laycock on 01925 763142.

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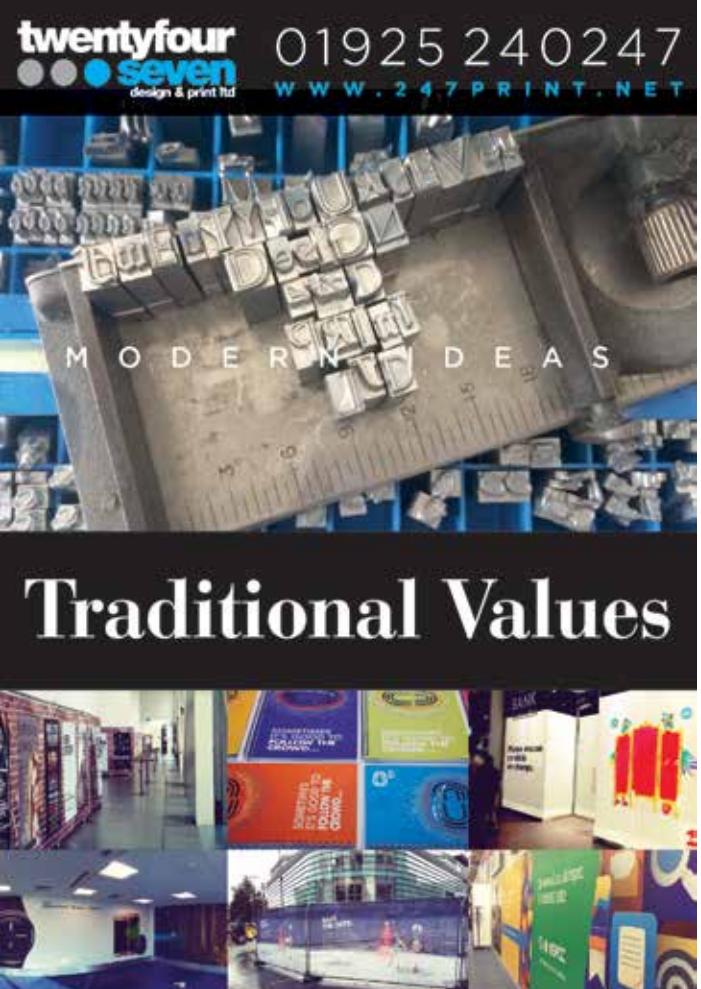
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