



<i>Meeting (No)</i>	Extraordinary Meeting of the Community & Environment Committee (3)
<i>Time & Date</i>	11.30am Tuesday 18 August 2026
<i>Place</i>	Neston Town Hall
<i>Document</i>	Minutes

Present: Cllrs Marple (Chair), Dignam-Gill (from item 29a), Griffiths and Swaffer

In attendance: A Duncan (C&E Manager)

PART 1: Items considered in the presence of the press and public

25 Public Participation

There were no comments from members of the public.

26 Apologies for Absence

The Committee received apologies for absence from Cllrs Braithwaite (business) and Ruscoe (personal) and **RESOLVED** to accept the reasons for absence. The absence of Cllr Halford was noted.

27 Declarations of Interest

No declarations of interest were received.

28 Minutes of the Last Meeting

RESOLVED to accept the minutes of the Community & Environment Committee meeting held on 11.08.26. The Chair signed the minutes.

Cllr Dignam-Gill joined the meeting.

29 Planning Applications

a Conifer House, Hinderton Road, Neston

The Committee reviewed planning application 26/02413/PIP (construction of five dwellings, together with associated access, parking, turning areas, private amenity space and landscaping) and **RESOLVED** to submit the following comment to the Planning Authority:

Neston Town Council objects to this application on the following grounds:

- inappropriate building in the Green Belt;
- overdevelopment of the plot;
- concerns about ingress/egress on an already congested road;
- the application does not address the need for social housing as two of the proposed properties are four-bedroom houses;
- the results of this construction will further increase over-stretched utilities, particularly sewerage;
- the evidence within the application relies to some extent on policies that have not yet been formally adopted and the emphasis on public transport is overstated – for example, the 22 Chester bus only actually travels down Hinderton Road every two hours during the day, no buses after 7pm and no Sunday service.

Chair's initials and date:

b 4 Hinderton Green, Neston

The Committee reviewed planning application 26/01869/LDC (lawful development certificate to confirm use of land as garden) and **RESOLVED** that no comment would be submitted.

30 Date of Next Meeting

It was noted that the next meeting was scheduled to be held on 06.10.26 at 6pm.

The meeting closed at 12.15pm.

Signed _____ Date _____