



Dunham Hill & Hapsford Parish Council Newsletter

Winter 2025

Message from the Chair

As we are rapidly moving towards Christmas, the Parish Council has plenty of updates to share with you.

Our Neighbourhood Plan Referendum held in August was agreed by our residents, which means, moving forward, that any planning developments that are submitted will have to meet the requirements of the Neighbourhood Plan. Thanks everyone for voting!

Talking of plans, some new development may be on its way. Are we about to get rid of the ugly eyesore aka The Wheatsheaf? The Parish Council recently met and supported the development proposals. Further details are provided later in the newsletter.

We also have a major development taking place by the Brookhouse Group who recently held a consultation meeting about their plans for the regeneration of the Mere's Edge area of Helsby. A statement from the Brookhouse Group is available within the newsletter.

I would like to take this opportunity to welcome back our postie Tim. It is wonderful to see him back and doing well after his serious illness and great to see him on his rounds talking and checking in on residents. Sadly, his jokes haven't improved!

As always, thank you for your continued support and involvement in making Dunham on the Hill and Hapsford such a strong and vibrant community.

Keith Bradley

FIT FOR THE FUTURE

Cheshire West and Chester Council have launched their annual budget consultation, Fit for the Future, asking residents, community organisations and businesses to share their views on how the Council should plan its budget responsibly for the year ahead while protecting essential local services.

The consultation looks at how the Council can balance rising costs and increasing demand while continuing to deliver the services that matter most to residents. It also includes an interactive budget simulator where people can explore how different priorities affect spending and outcomes.

Residents, businesses and local organisations can take part by completing the online survey at <https://participatenow.cheshirewestandchester.gov.uk/fit-for-the-future> before Sunday 30 November 2025.

Feedback will help shape how the Cheshire West and Chester Council plans its budget and invests in local priorities for the coming years.

Bringing the Wheatsheaf Back to Life: A New Chapter for a Beloved Landmark



Statement from Ashton House

Many in the community will remember the Wheatsheaf on Chester Road as a familiar local landmark. Sadly, since its closure, the building has fallen into disrepair and become a source of concern for residents. At Ashton House Nursery, we are now proposing to bring new life to the site, transforming the former restaurant into a high-quality early years setting that celebrates both the heritage of the building and the beauty of its surroundings.

A Vision for Regeneration

The Wheatsheaf holds a special place in the village's history, and our goal is to restore it with care and respect. The proposed redevelopment will preserve the building's character while breathing new life into its spaces, creating a secure, well-maintained, and welcoming environment for children, families, and the wider community.

The new nursery will focus on outdoor education with a unique child-led approach, where children learn through exploration, creativity, and connection with nature. The large outdoor areas will be thoughtfully designed to encourage play, discovery, and wellbeing, reflecting our belief that the best learning often happens outside.

More Than Just Childcare

Established in 1988, our nurseries have built a strong reputation for providing high-quality early education in the local area. Our approach goes far beyond traditional childcare: we see each child as capable, curious, and full of potential. The Wheatsheaf development will provide an inspiring setting where young children can grow, learn, and thrive within a nurturing community.

Benefits for the Community

This project represents an exciting opportunity for Dunham-on-the-Hill. The nursery will:

- Create many jobs, supporting employment within the parish and nearby villages.
- Support local families, providing much-needed childcare options that help parents balance work and family life.
- Enhance the village environment, replacing a neglected site with a vibrant, positive space.
- Reduce disruption, as the nursery will operate weekdays only, with calm and predictable routines that contrast with the site's former use.

Restoring a Local Treasure

We are committed to restoring the Wheatsheaf to its former glory, ensuring that it once again sits proudly within the area, welcoming families and contributing positively to the character of the village. This is a long-term investment in both the building and the community it serves.

We hope our plans will be warmly received and look forward to continuing to engage with the Parish Council and residents as we bring this vision to life.

New Housing Development: Mere's Edge Brookhouse Update

Brookhouse Group is the developer responsible for much of the regeneration of the Mere's Edge area of Helsby over the last twenty years, bringing former industrial 'brownfield' land back into meaningful use: delivering the new Helsby Community Sports Club, housing, and the Tesco supermarket.

Brookhouse are promoting a planning application for the final parcel of land at Mere's Edge, following a public consultation event held on the 11th November. The planning application is for

new homes, situated on land to the rear of the Hornsmill Pub, on the border between Dunham-on-the-Hill & Hapsford parish - where the site is situated - and Helsby parish. This will be the final major housing proposal in the Mere's Edge area.

Tom Whitehead, Senior Manager for land and town planning said:

"Nationally there have been too few houses built for many decades, leading to a considerable shortfall in housing supply.

Government sets each local planning authority housing targets, and Cheshire West & Chester's (CW&C) requirement has recently increased from 532 dwellings/ annum to 1,914 dwellings/ annum (a 260% increase). CW&C simply does not have sufficient land identified in its plans to meet this need and is reliant on the development industry to respond with suitable new proposals.

Dunham-on-the-Hill & Hapsford confirmed its Neighbourhood Plan in August this year: a community-led policy initiative to manage development in your area. A key principle of the Neighbourhood Plan is to protect the existing small settlements in the parish from significant new development; Brookhouse's Mere's Edge site meets this objective - given it is situated away from Hapsford and Dunham-on-the-Hill - whilst allowing the parish to contribute to meeting the housing need of the borough.

We have created a dedicated email address for this consultation: MeresEdge@wsp.com, if you have any queries or comments. The email address will be live until the end of November, and I will be reviewing all comments through the email address."



THE GOLDEN LION



SUPPORTING LOCAL COMMUNITY ACTION

The Golden Lion – Ashton Hayes

There is a special kind of magic that happens when a community comes together to breathe life back into a beloved landmark. After 12 long years of silence, The Golden Lion - our village's heart and heritage - has reopened its doors, thanks to the vision, determination, and generosity of the people of Ashton Hayes. This is not just the reopening of a pub. It is the revival of a meeting place, a cornerstone of connection, and a celebration of everything that makes the village special. The local community, not a corporation, restored and reopened the pub. This building now stands as a powerful symbol of what is possible when a village pulls together.

Meet the New Tenants

It is with great excitement that Lance & Leanne Warburton, step into the role of the Tenants. They come to Ashton Hayes with a lifelong passion for pubs, a love of great food and drink, and a deep appreciation for the vital role a village pub plays within its community.

Vision for The Golden Lion

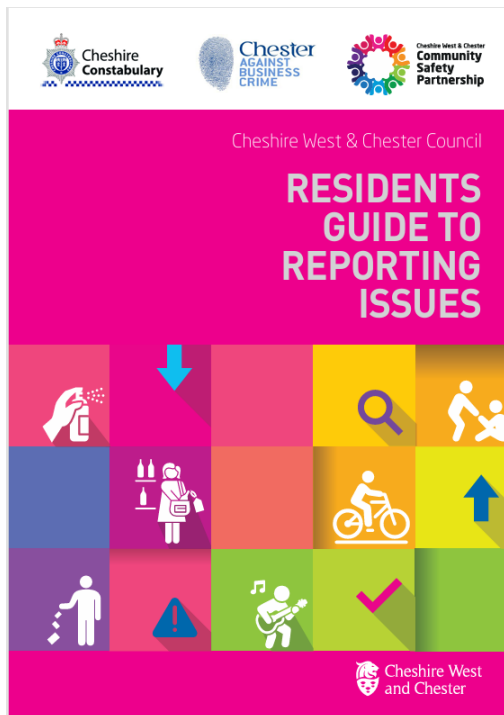
The Tenant believe change, when done thoughtfully, can breathe new life into tradition. Their goal is to create an atmosphere that is truly welcoming to all. Whether you are popping in for a quick pint after a countryside walk, gathering for Sunday lunch with family, or settling into a quiet corner with a coffee and the morning paper.

- Menu: Expect delicious, locally sourced food that celebrates the best of British pub classics - alongside a few surprises. Our rotating specials will highlight seasonal ingredients and hearty comfort fare.
- Community Events: We are excited to make The Golden Lion a lively hub of village life once again. From live music nights and quiz evenings to themed events inspired by your ideas, we want the calendar to reflect the spirit of Ashton Hayes.
- Family-Friendly Focus: Pubs are for everyone. With a thoughtful children's menu and a schedule of family-friendly events, we will ensure all ages feel at home.
- All are welcome - muddy boots, dogs, or friends - you will always get a friendly greeting. Dogs will always be welcome - with a treat and a bowl of water waiting.

The Tenants are committed to sustainability, to supporting local producers, and to reducing their environmental impact. They will be working closely with the wonderful farmers, bakers, brewers, and artisans of Cheshire and the surrounding region, ensuring every pint and plate has a local story behind it.

The Tenants hope to help The Golden Lion thrive once more as the heart of Ashton Hayes. A place where stories are shared, friendships are forged, and every guest leaves a little happier than when they arrived. Here's to new beginnings, lasting traditions, and many memorable moments ahead.

Latest Update from our PCSO



I have noted there has been an increase in fly tipping in Dunham on the Hill and Hapsford in recent weeks, several reports have come in through the control room, currently there is a caravan on Morley Lane I have reported this. Currently it has a 7 day notice on it, this is enforced by the council. I have also noticed fencing and rubble dumped on Barrow Lane, these have been reported by myself.

Please can anyone who comes across fly tipping report it. This can be reported very easily through the council's website. You can also place a picture of the rubbish and place a pin in the map so we can pinpoint the exact spot to pick up, it will also help the council decide what size/sort of vehicle is needed to remove the rubbish.

Below is the link to the online booklet that provides a guide to reporting things to the council.

<https://www.cheshirewestandchester.gov.uk/asset-library/residents/Report-it/Residents-Guide-to-Reporting-Issues.pdf>

Debbie Netherton, PCSO

Email: Deborah.Netherton@cheshire.police.uk

Community Litter Picks

Thank you to everyone who gave up their spare time to support this year's two litter picks.

17 people attended the Spring event and together they picked an amazing 27 bags of litter.

The Autumn litter pick was supported by 9 village residents. Together they picked a very credible 16 bags of litter. Hopefully everyone will agree how much cleaner the villages look after their efforts.

It is of some concern however that neither of the above was supported by residents of Hapsford. We continue to pick litter in Hapsford, including the main road that many Hapsford residents complain about. If you want to see your village kept clean, then please give us your support. Those who give us regular support are understandably frustrated by the lack of support from Hapsford and I suspect will not remain keen to help. However, it is greatly appreciated and we send our thanks to the one Hapsford resident who regularly litter picks by herself.

Look out for next Spring's litter pick sometime in April 2026.

A big thank you to the small number of residents from Dunham who regularly pick litter because they want to keep the village looking at its best. We are also very grateful to the congregation of the Brethren church who will support the village by doing their own litter pick starting early next year.



Highways

We have raised concerns yet again regarding the speed of vehicles driving through the Parish. This, of course, is not a unique problem to just our Parish but it is an increasing problem, especially on Chester Road.

The Parish Council have limited powers, but we will be raising the matter again with the Police

and Cheshire West and Chester Council to explore the option for managing traffic in our area.

We predict that this will likely increase as new housing sites are completed within Helsby.



Cheshire Constabulary to report anti-social behaviour or other incidents not classed as an emergency and get advice about crime prevention and household security, call 101.

If there is something you want to contact the police about, but it is not an emergency, call 101.

If you have a hearing or speech impairment, use the textphone service on 18001 101.

Call Crime Stoppers to report anonymously on 0800 555111 or online <https://crimestoppers-uk.org/>

NHS Non-Emergency

If you are feeling unwell but it is not a life-threatening emergency, visit [NHS 111](#) or contact your GP, pharmacy or urgent care centre.

Non-Emergency Fire Safety Advice

Contact Cheshire Fire and Rescue Service to get general advice about household fire safety, including the installation of smoke alarms, by calling 01606 868700. The non-emergency switchboard is open from 8.30am until 5pm Monday to Friday.

Household Emergencies

- **Electricity** – If your power supply is interrupted call 105 or 0800 011 332
- **Gas** – If you smell gas contact the National Grid on 0800 111 999
- **Water** – Call 0800 393 084 for burst water mains or sewer issues call 0345 717 1100

Fraud and Bogus Communication

Never give out your personal bank details over the phone or by email. If you have concerns regarding this or have received a similar call, text or email, please call 101 or Action Fraud on 0300 123 2040

Call 999 in an Emergency



Wheelie Bin Assistance

Did you know that if you have difficulty moving your wheelie bins that help is available?

Residents who have difficulty placing their bins and containers out for collection and do not have anyone to assist them can request help. Go onto Cheshire West and Chester's website

<https://www.cheshirewestandchester.gov.uk> and type in "Get help to take your bins out".

Dunham Hill & Hapsford Parish Council

Meetings

The Parish Council works hard to make local government open and accessible. All our meetings take place on the first Tuesday every other month commencing at 7pm in the Village Hall and are open to the public and press. Meeting Agenda can be viewed on the Parish Council Noticeboard and below is a list of meetings for 2026.

- 6 January 2026
- 3 March 2026
- 5 May 2026



Christmas Lights 'Switch On' Sunday 7 December at 4:30pm

Join us at the
Village Green, Dunham on the Hill
for the switching on of the Christmas lights and Carol singing,
followed by refreshments and a chance to meet Father Christmas at
the Village Hall





DUNHAM HILL & HAPSFORD PARISH COUNCIL

PARISH COUNCIL VACANCY

- Passionate about Dunham Hill and Hapsford?
- Enthusiastic about getting involved?
- Want to make a difference?

Dunham Hill and Hapsford Parish Council has **3 vacancies** for Parish Councillors.

The Parish Council is a busy, motivated group of volunteers wishing to make a difference in the area where they live. They meet a minimum of six times a year on the 1st Tuesday of every other month (unless otherwise advertised on the website www.dunhamhillandhapsford.co.uk).

To stand for election on a parish council, you must be:

- **Citizenship:** You must be a British citizen, a qualifying Commonwealth citizen.
- **Age:** You must be at least **18 years old** on the day of your nomination.
- **Electoral Registration:** You must be registered as a local government elector for the parish where you wish to stand from the day of your nomination onwards.
- **Residency or Work:** You should have lived in the parish area or within three miles of it for the whole of the 12 months before your nomination. Alternatively, you can qualify if you have occupied land or premises in the parish as an owner or tenant during that time, or if your main place of work has been in the parish.

If you do become a parish councillor you will have to sign up to the Parish Council's Code of Conduct.

For more information, please email clerk@dunhamhillandhapsford.co.uk

DH&H Village Hall

DUNHAM ON THE HILL & HAPSFORD VILLAGE HALL

Village Road, Dunham on the Hill, WA6 0NN

AVAILABLE TO HIRE

Includes:

6m x 10m hall space
Kitchen (with serving hatch)
Tables and chairs
Ample car parking available



Ideal for:

Birthday/Celebration parties
Fitness classes
Coffee mornings
Meetings/Groups

Contact us for further details:

Tel: 01928 444724

Email: VillageHall@DunhamHillandHapsford.co.uk

See also our Facebook page - www.facebook.com/Dunhamhillhall

And follow us on Instagram - [Dunhamhillandhapsfordvillhall](https://www.instagram.com/Dunhamhillandhapsfordvillhall)

Hire Charges
from as little as
£10 per hour

Volunteers - We are a friendly bunch of volunteers keen to bring fun events to the community and are looking for like-minded volunteers to join us. If you would be interested in joining / helping organise events etc or would like more information, please get in touch 01928 444724

Dunham Hill & Hapsford Village Hall

Christmas



**FRIDAY 5 DECEMBER
7PM**

Free Tea & Coffee
(or bring your own favourite tippie)
Free Entrance
(Pay for bingo card only)
Prizes & Raffle

FREE EVENT

**Christmas Lights Switch-
on in conjunction with the
Parish Council**

**Sunday 7 December
From 4:30pm**

Join us in the Village Hall after the switching on of the Christmas lights for Hot Chocolate; Mulled Wine; Mince Pies and visit Father Christmas in his grotto



The Boshaw Centre



Coffee morning

Thank you to everyone that came to the hedgehog coffee morning on the 18th October. You helped us raise £455 which will go towards the care of rescued hedgehogs. @The Wildlife Centre part of Jackson's Animal Rescue.



Grounds

The native wildflower meadow sown last year, attracted lots of butterflies and damselflies. It was cut a few weeks ago and should grow back next year. Roger Goulding the Green Infrastructure lead at CWaC was pleased that so many varieties of flowers and plants, including rare ones, were established.



Adele who runs an art and wellbeing business at the Boshaw, organised an art exhibition and craft sale, on the 18th October. She is arranging an art and craft fayre for next spring.

Andy and Claire are hosting another Land Rover Easter Egg Run for next year.

Dates and times to be confirmed

For more information contact Claire on 01928 723606

The Parish Council wishes you all a...

