

CHEPPING WYCOMBE PARISH COUNCIL

Report of the Council meeting held on **Thursday, 19 October 2023 at 7.30pm** at the Council Chamber, Cock Lane, Tylers Green, Bucks HP10 8DS

Present:	Cllr K Wood (Chairman)	Cllr C Dodds
	Cllr D Johncock (Vice-chairman)	Cllr L Johncock
	Cllr S Digby	Cllr S Barrett
	Cllr L Willis	Cllr J Gurney
	Cllr R Wilks	Cllr C Jordan
	Cllr A Barron	Cllr I Forbes
	Cllr H Darch	Cllr J Herschel

The meeting was open to the public and press

- FC/23/026 **Apologies for Absence**
Apologies were received and approved from Cllr L Webb (meeting) and Cllr S Herron.
- FC/23/027 **Declarations of Interest and Code of Conduct**
There were no declarations of interest.
- FC/23/028 **Council Minutes**
It was RESOLVED that;
the minutes of the Council meeting held on Thursday 22 June 2023 and the Special Council meeting held on Thursday 24 August 2023 be approved as an accurate record.
- FC/23/029 **Open Spaces Committee**
Council was asked to consider the report of the Committee meeting held on Tuesday 5 September 2023.
OS/23/019 Replacement Boat The replacement boat had now been installed. An article on the boat would be written for the next newsletter.
It was RESOLVED that;
the report of the Committee meeting held on Tuesday 5 September 2023 be approved.
- FC/23/030 **Works & Services Committee**
Council was asked to consider the report of the Committee meeting held on Thursday, 21 September 2023.
It was RESOLVED that;
The report of the Committee meeting held on Thursday, 21 September 2023 be approved.
- FC/23/031 **Finance & General Purposes Committee**
Council was asked to consider the report of the Committee meeting held on Tuesday 3 October 2023.
FGP/23/010 Community Board it was confirmed that the yellow lines for Ashley Drive, Tylers Green had been approved. Cllr Wood will check the status of the yellow lines around the schools in Tylers Green and report back

It was noted that Tylers Green First School had now managed to instigate a crossing patrol person.

It was RESOLVED that;
The report of the Committee meeting held on Tuesday 3 October 2023 be approved.

- FC/23/032 **Planning Meetings**
It was RESOLVED that;

The reports of the Planning Meetings held on 27 June, 11 July 2023, 25 July 2023, 8 August 2023, 22 August 2023, 5 September 2023 and 19 September 2023 be approved.

Council was also asked to note the schedule of applications from June to September, showing eventual outcomes of the parish council submitted objections.

FC/23/033

Councillor-Officer Protocol

Council was asked to consider the recommendation from the Finance & General Purposes committee to adopt the above policy.

It was RESOLVED that;

The policy be adopted with an amendment to the section headed Press and Media to integrate the parish council's current policy on Press and Media.

FC/23/034

5 Year Plan

Council was asked to note the revised 5 Year Plan. The line for purchase of new MVAS had been temporarily re-instated pending a further meeting of the sub-group.

It was highlighted by Cllr Forbes that only the first 3 items on the plan had approved expenditure.

FC/23/035

Community Board

Council was asked to note the report previously seen at the Finance & General Purposes committee meeting.

Cllr S Barrett advised that he was the new chairman of the Community Board.

FC/23/036

Knaves Beech update

Council was asked to note that communication had been made with AVIVA Legal Services into the status of the above site, known to the council as Hedley Green. Council was asked to note that there is a current lease on the site which expires in 2079. If the land was sold to a third party they would step into the shoes of Aviva as landlord, so they would be bound by the landlord's covenants and they would benefit from the provisions in the landlord's favour, such as the right to determine the lease.

At the time of the meeting the Aviva Fund Manager had not yet advised of any potential price.

FC/23/037

Grants

Council was asked to note the budget line amount for grants in the current financial year was set at £5,000, with £2,000 already being awarded to Tylers Green First School for their new sound system.

1 Loudwater Bowls Club

Council was asked to consider the recommendation from the Finance & General Purposes committee to award the Loudwater Bowls Club £1,000 towards new lighting and a stopcock.

It was RESOLVED that;

The award of £1,000 be approved for the works above at the Loudwater Bowls Club.

2 Community Pantry, Flackwell Heath

Following feedback and an extremely informative presentation from a member of the Community Pantry Team, council was asked to consider the recommendation from the Finance & General Purposes committee to match the original funding of £5,000. These funds would be used for the benefit of the community supporting vulnerable people within the parish.

It was RESOLVED that;

The sum of £5,000 be approved for the Community Pantry in Flackwell Heath. The funds to be paid from CIL (Community Infrastructure Levy).

- FC/23/038 **Digitisation of Minute Books**
Council was asked to consider the quotation for the scanning of the twelve handwritten minute books. This would be a single tender action due to a lack of other companies offering the same service.
- It was RESOLVED that;*
The quotation in the sum of £2,945.90 be approved for the scanning of the first twelve handwritten minute books.
- FC/23/039 **Vehicles/Equipment**
Council received a verbal report from the clerk. The clerk advised that there would be a meeting with the grounds team to analyse the requirements of each vehicle with a robust proposal for any changes to be taken to the next Works & Services Committee meeting in the first instance.
- FC/23/040 **Joint Skatepark Project with Wooburn & Bourne End Parish Council**
Council was asked to receive a verbal update from Cllr D Johncock.
- The skatepark survey closed on 1 October, 690 responses were received. The next stage will be to analyse the responses in the text boxes within the survey which may take some time. Cllr Johncock was hopeful that an extension could be given to allow responses from residents within Chepping Wycombe, as an administrative error had led to the survey not being uploaded to the parish council website.
- FC/23/041 **Questions by Members of the Council**
Cllr Forbes clarified the date for the Informal meeting – 24 October.
Cllr Jordan highlighted the poor state of the pavement on Station Road, Loudwater outside the Bucks Free Press – fix my street should be used.
Cllr Willis mentioned the corner of Branch Road and Queensmead Road – a small patch of unused ground that was now being used as a rubbish dump – no action had been taken. Cllr Wood advised that she would follow this through.
Cllr Willis also mentioned yellow lines along Station Road – no enforcement. Buckinghamshire Council's policy seemed to only cover larger towns as there would be more ticketing revenue.
Cllr D Johncock highlighted the ongoing issue with the proposed mast at Straight Bit. The parish council has been holding back the second survey and is totally opposed the to siting of the mast in the recreation ground. This item will be for further informal discussion at the Informal meeting.
- FC/23/042 **Public Participation**
There were no members of the public present.
- FC/23/043 **Accounts for Payment**
Accounts for payment were circulated at the meeting for consideration by councillors.
- It was RESOLVED that;*
the accounts for payment be approved and cheques numbered 11182 to 11187 be signed and that direct debits to Barclays, EE, E-ON Next, Shell, Shorts Goup Ltd, SSE, Unicom, Trade UK and a transfer to Mr AG Nash be approved for payment.

Date and time of next meeting: Tuesday 19 December 2023 @ 7.30pm

CHEPPING WYCOMBE PARISH COUNCIL

OPEN SPACES COMMITTEE

Report of the meeting held on **Thursday 2 November 2023** at **7.30pm** at the Council Office, Cock Lane, Tylers Green, High Wycombe Bucks HP10 8DS

Present:

Cllr L Willis (Chairman)	Cllr I Forbes
Cllr L Webb (Vice-chairman)	Cllr C Jordan
Cllr J Gurney	Cllr S Digby
Cllr L Johncock	Cllr H Darch
Cllr S Herron	Cllr D Johncock
Cllr K Wood (ex officio)	

Also present: Mr J Shaw (Chiltern Rangers) and two representatives from the Loudwater Bowls Club

OS/23/027 **Apologies for absence**
There were no apologies.

OS/23/028 **Declarations of members' interests in Items on the agenda**
There were no declarations made.

The committee was asked to welcome Mr John Shaw, Chiltern Rangers who discussed a project to deliver community-based biodiversity with a view to creating joined up landscapes. John explained about the government funding which would pay for 2 years of work towards improving 100 sites in Buckinghamshire. He also mentioned that no sites had been identified with the parish for the first phase. It was suggested that John come back to the next committee meeting in January to further discuss the project.

Mr Shaw thanked the committee and left the meeting at 7.55pm

Standing Orders were suspended with the approval of the committee and the agenda item brought forward.

OS/23/029 **Loudwater Bowls Club**
Members welcomed the two members of the club who advised that there were currently only 18 members and that they were finding things hard, as they were not able to undertake any of the winter activities that other clubs due to the site being dark. The drainage ditches had been causing issues as they were overgrown. The clerk advised that the clearance had been scheduled now that the wildflowers and grasses had died back. They were grateful for the £1,000 grant that the parish council had approved.

They thanked the committee and left the meeting at 8.05pm

Members were asked to note report from Cllr Jordan following the last meeting of the Bowls Club.

OS/23/030 **Allotments**
Members were asked to note that there were no vacancies at either site.

At the time of the meeting there were 12 people on the waiting list for Ashley Drive and 8 on the waiting list for Chapel Road.

OS/23/031 **Playgrounds**
1 Ashley Drive Recreation Ground, Tylers Green
1.1 Central Hedge

Members were asked to note that the work on the central hedge would commence once the grass cutting had finished for the season.

1.2 Play Surface Repair

Members were asked to note that a quote had been obtained for a repair to the play surface around the roundabout at the above site to give an idea of cost for budgeting purposes. The surface is lifting and is becoming a trip hazard.

- Quote One for an area of 77sqm at a cost of £8,140.00

- Quote Two for an area of 255sqm at a cost of £22,938.00 which would replace the whole central pad.

The clerk would endeavour to obtain two further quotes for consideration at the next committee meeting.

1.3 Freshair Fitness

Members were asked to note that the new air skier would be installed at the site on 10 November.

2 Straight Bit Recreation Ground, Flackwell Heath

2.1 Replacement Boat

Members were asked to note that the installation of the boat was complete.

2.2 Telecommunications mast

Members were asked to note that a survey that would entail trial bore holes of 2cm diameter was due to take place. Following the Informal Meeting held on 24 October it had been highlighted that at the planning stage it may be necessary to look for legal support. Members were asked to consider the option of legal support.

It was RESOLVED that;

The option of legal support be recommended to the next full Council meeting any if required.

2.3 Flackwell Heath Bowls Club Site Visit

Members were asked to note that the date of Wednesday 22 November at 10.30am had been suggested for the visit to assess the car parking and access pathway.

3 Boundary Road Recreation Ground, Loudwater

3.1 Winter Planting

Members were asked to note that the planting discussed at the last committee meeting to act as a barrier on the bank would be undertaken over winter. The plan would be to plant spiky plants to dissuade children from walking towards the edge.

3.2 Play Surfacing Replacement

Members were asked to note that the safety surfacing at the play area in Boundary Road was beginning to break up due to grass ingress. A quote had been obtained for the complete replacement (325sqm) in the sum of £29,124.00, this being for budgeting purposes.

The clerk would endeavour to obtain two more quotes for consideration at the next committee meeting.

OS/23/032

Treeworks

Members were asked to note that the following works had been ordered.

Track 6, Tylers Green (opposite the village hall)

Reduction of the Lime trees along the track and removal of an overhanging Ash branch in the sum of £3,000.00. The work to commence on 3 November – 7 November.

King's Wood

Boundary trees – fell 6 and tidy 2 and Rushbrooke Close – fell Ash tree to the side of a property and remove Willow limb overhanging the garden in the sum of £4,525.00. The work to commence 30 October – 2 November.

OS/23/033

Oakland Way, Flackwell Heath

Following the last committee meeting the clerk had been in contact with the LAT for Flackwell Heath to gain permission for the installation of bollards on the verge to dissuade parking. Buckinghamshire Council have no funding to undertake the work, but are happy for the parish council to do the work. A Licence 50 would be required at a cost of £719.00 which would give permission for the works. There would also be a requirement for at least 4 bollards at a cost of £156.00 each.

Members were asked to consider the next course of action.

It was RESOLVED that;

The Licence 50 be completed and the purchase of 4 bollards be approved.

OS/23/034

Skate Park Update

Members were asked to receive a verbal update from Cllr D Johncock and Cllr L Webb. The survey was now concluded with the following responses received;

8% out of parish

47% Wooburn Green

21% Bourne End

24% Chepping Wycombe – further breakdown – 19% Flackwell Heath/5% Loudwater

The next step would be the analysis of the data as a text box had been added to each question. Cllr Johncock had asked for a Working Group meeting but no date had yet been fixed.

OS/23/035

Derehams Lane Recreation Ground

Members were asked to note the revised drawing. The suggestions were not written in stone and were still for further consideration and discussion before going to pre-planning. Members were asked to note that a Working Group meeting had been set for 9 November.

OS/23/036

Committee Finances

1 Income and Expenditure Month 6

Members were asked to note committee income and expenditure to Period 6 (September).

2 Draft Budget 2024/25

Members were asked to consider the draft budget. Cllr Forbes tabled some amendments;

Cost centre 101 nominal 4037 and increase of £310 to balance

Cost centre 103 nominal 4037 reduction of £2,000 – there is an EMR for emergency works

Cost centre 107 nominal 1001 reduction of £1,000 – a more realistic figure due to nursery numbers

Cost centre 108 nominal 4401 increase of £1,690 – to allow for increase.

It was RESOLVED that;

The above amendments be approved and that the draft budget should be recommended to the Finance & General Purposes committee dependent upon any further suggestions.

Members were asked to make further suggestions for the budget lines, these would be required by Friday 17 November for inclusion on the Finance & General Purposes agenda.

OS/23/037

Questions from committee members and the public

Cllr Wood advised that she was still chasing Red Kite over the corner of Branch Road.

Cllr Darch thanked the grounds team for installing the memorial boards and replacing the memorial tree on the Back Common.

OS/23/038

Accounts for payment

Accounts for payment were circulated at the meeting for consideration by councillors.

It was RESOLVED that;

the accounts for payment be approved and cheques numbered 11191 to 11196 be signed and that direct debit to E-on Next) be approved for payment.

Date and time of next meeting: Thursday 11 January 2024 @ 7.30pm tbc

CHEPPING WYCOMBE PARISH COUNCIL

WORKS & SERVICES COMMITTEE

"Cherish the past, adorn the present, construct for the future"

Report of the meeting held on Thursday 26 October 2023 commencing at 7.30pm
in the Council Chamber, Cock Lane, Tylers Green, High Wycombe, Bucks HP10 8DS

Present:	Cllr C Dodds - Chairman Cllr R Wilks (Vice-chairman) Cllr A Barron Cllr S Herron	Cllr C Jordan Cllr K Wood Cllr J Herschel
Also present:	Cllr I Forbes	
WS/23/035	Apologies for absence Cllr L Johncock – NAG meeting, Cllr D Johncock – NAG meeting, Cllr J Gurney – unwell, Cllr S Barrett - unwell	
WS/23/036	Declarations of members' interests in Items on the agenda There were none.	
WS/23/037	Delegated Action Members were asked to note that there had been no delegated actions by the Chairman of committee and the clerk since the last committee meeting in September.	
WS/23/038	Cemeteries Members were asked to note that the deputy clerk had been in touch with Find a Grave and would begin uploading the memorial data to their website shortly with a link from our website. Find a Grave was started in 1995, is now owned by Ancestry and is free to register. <u>Altona Road Cemetery</u> Members were asked to note that 6 crab apple trees and holly had been ordered and the deputy clerk had been in contact with the person who wishes to fund one of the trees in honour of Cllr Bob Kin. Members were asked to note that the deputy clerk had written an article for the newsletter to see if anyone might be interested in dedicating a bench to a loved one. If no one comes forward, quotes would be brought to a future meeting. <u>Hammersley Lane Cemetery</u> Members were asked to note that our Grounds Team had reported that the small flint wall is in need of repair and quotes would be brought to the next meeting.	
WS/23/039	War Memorials Members were asked to note that the deputy clerk had been in touch with War Memorials Trust regarding a possible grant towards the cleaning of the Flackwell Heath War Memorial and is awaiting a reply. Cleaning of the Loudwater War Memorial would not be eligible for a grant because all the inscriptions are still legible. <u>Loudwater War Memorial</u> Members were asked to note that the deputy clerk had contacted the LAT to arrange a meeting to discuss installing bollards to prevent motorists from parking on the kerb. Members were asked to consider a number of possible types of bollards. <i>It was RESOLVED that;</i> <i>Option 1, the cast iron bollard with a reflective band, was the preferred choice.</i>	
WS/23/040	Royal Mail bag drop boxes Members were asked to note that the deputy clerk had written a letter of thanks to Royal Mail for the removal of the bag drop boxes.	

Cllr Forbes joined the meeting at 19:40.

- WS/23/041 **BT cabinets**
Members were asked to note that the two cabinets (one on the corner of Hedley Rd and Chapman Lane FH and one on the junction of Swains Lane and Fennels Farm Way FH) would be painted w/c 30 October.
Members were asked to note that a resident of Tylers Green had requested that some of the BT cabinets in Tylers Green be painted. Councillors from all three wards were asked to please provide the deputy clerk with a list of cabinets to be painted.
- WS/23/042 **LED Footway Lighting**
Members were asked to note that the deputy clerk had been in contact with our lighting contractor and would be providing them with a purchase order and list of the lamp columns to be tested.
- WS/23/043 **Parish Litter Scheme**
Members were asked to note that we have a new litter picker in Flackwell Heath. His route is to include Fennels Wood, Oakwood, the field behind Oakwood and the footpath between St Birinus and Buckingham Way.
Members were asked to consider and, if so minded, approve a donation of £50 to Stan Stepniewski's chosen charity for the litter picking that he carries out in Flackwell Heath.
***It was RESOLVED that;
£50 be approved for payment.***
It was noted that Cllr Dodds would take on litter picking along Sheepridge Lane with a donation of £50 to a charity of his choice.
- WS/23/044 **Bus Shelters**
Members were asked to note that the deputy clerk had contacted Arriva buses for passenger numbers for the bus stop opposite Rugwood in Heath End Road. Proposals for a bus shelter at this site were first discussed by council in 2019.
It was noted that the bus shelter would be 2 bay with a cantilever roof, no ends and full width seats with handles. It would have to go to Full Council for approval.
- WS/23/045 **CPR and defibrillator training**
Members were asked to note that training had been arranged over 2 days for 34 people, including those from FH Bowls Club, Minors Football Club and the Community Centre.
It was noted that an article would be written for the newsletter & we would look at providing training in the other two wards.
- WS/23/046 **Committee Finances**
Members were asked to note the committee's income and expenditure to Period 6 (September).
- WS/23/047 **Committee Budget 2024/25**
Members were also asked to consider and review the draft budget.
Members were asked to make suggestions for the budget lines.
***It was RESOLVED that;
Some changes may need to be made to the draft budget but definitely to the EMR before it is taken to F&GP.***
- WS/23/048 **Questions from committee members and the public**
 - Cllr Woods informed the committee that a survey for Knotweed was being carried out on the BC land in Kingsmead Road and, following that, the foliage would be cut back.
- WS/23/049 **Accounts for payment**
Accounts for payment were circulated at the meeting for consideration by councillors.
***It was RESOLVED that;
the accounts for payment be approved and cheques numbered 11188 and 11190 be signed and the BACS payment to Barclays Payflow be approved for payment.***

The chairman of committee thanked members for their attendance and closed the meeting at 8.20pm.

Date and time of next meeting: Thursday 25 January 2024 at 7.30pm TBC

Signed:

Dated:

CHEPPING WYCOMBE PARISH COUNCIL

Finance and General Purposes Committee

Members of the council are summoned to attend the meeting to be held on **Thursday 30 November 2023 at 7.30pm** at the Council Office, Cock Lane, Tylers Green, High Wycombe Bucks HP10 8DS

The meeting is open to members of the public and press

Present:

Cllr I Forbes – Chairman	Cllr R Wilks
Cllr A Barron – Vice-chairman	Cllr C Dodds
Cllr L Willis	Cllr K Wood
Cllr H Darch	Cllr C Jordan (temp)
Cllr D Johncock (ex-officio)	

Also present: Cllr L Johncock

- FGP/23/015 **Apologies for absence**
Apologies for absence were received and approved from Cllr Herschel (meeting) and late apologies were received from Cllr Webb (business)
- FGP/23/016 **Declarations of members' interests in agenda items**
Cllr K Wood declared an interest in agenda item 5.1 Fees & Charges being in receipt of the Chairman's allowance.
Cllr C Jordan declared an interest in agenda item 13 Accounts for Payment being a recipient of an expenses cheque numbered 11208.
- FGP/23/017 **Staff Matters**
1 Staff Absence Report
Members were asked to receive a verbal report from the clerk on the sickness absence of staff since the last committee meeting in October, there had been a couple of absences from two members of the grounds team lasting 3 days each, however one of the grounds team had recently had a single day of sickness following a worrying experience with his eye; he is back to work and has got a follow up appointment.
- FGP/23/018 **Health & Safety Report of any incidents**
Members were asked to note that there had been no incidents since the last committee meeting in October. The last notified incident was on 7 July 2023, therefore being incident free for 99 working days as at the date of the agenda being sent out.
- FGP/23/019 **Policies and Procedures**
1 Fees & Charges 2024/25
Members were asked to consider the proposed Fees and Charges for 2024/25 which were showing an increase of 6.7% (CPI) rounded. It was noted that Allotments and Pavilion rentals along with the Cemetery fees have been held as they stand.
- It was RESOLVED that;***
the Fees and Charges for 2024/25 be recommended for approval at the next full council meeting.

Cllr Wood abstained from the vote.

5.2 Calendar of Meetings

Members were asked to consider the Calendar of Meetings for 2024/25.

It was RESOLVED that;

The Calendar of Meetings be recommended for approval at the next full council.

FGP/23/020

Grants

Members were asked to note that £2,000 had been awarded the Tylers Green First School and £1,000 had been awarded to the Loudwater Bowls Club leaving £2,000 in the budget line. At agenda distribution there had been no formal requests received.

Members were asked to consider for further consideration at full Council a late application from the Flackwell Heath Community Association requesting a contribution of £2,000 towards the replacement top windows at the Community Centre; the total cost being £9,495.00.

It was RESOLVED that;

The grant be supported and that an application form be sent to the FHCA for further consideration at the next full council meeting.

FGP/23/021

Publicity

Members were asked to note that the newsletter was currently being compiled and would be ready for circulation in the New Year.

FGP/23/022

Legal

1 Mast – Straight Bit, Flackwell Heath

Members were asked to receive a verbal update from the clerk.

It was noted that further legal advice would be sought relating to this matter.

2 Lease – Oakwood, Flackwell Heath

Members were asked to consider the new Oakwood lease with a view to recommending it for signature by the Chairman and Vice Chairman of Council. Members were asked to note that the new lease was for a term of 5 years with an updated annual rental of £50.00 plus VAT.

It was RESOLVED that;

The lease be recommended for signing at the next full council meeting.

FGP/23/023

Community Board

Members were asked to note that there were no further updates or actions to report.

Cllr Johncock advised that it appeared that the whole concept had changed with our Community Board with more of a bias towards bringing organisations together to help each other. It was noted that other Community Boards are still running as before.

FGP/23/024

Neighbourhood Action Group (NAG)

Members were asked to note the minutes from the last NAG meeting held on Thursday 26 October. The next meeting was due to be held on Monday 4 December at Tylers Green Village Hall.

FGP/23/025

Budget

1 Committee Finances (Period 7) October

Members were asked to note the summary of income and expenditure by committee. Cllr Forbes highlighted that the interest received to date had been higher than anticipated.

2 Council Finances (Period 7) October

Members are asked to NOTE the summary of the Council's financial position. The accounts are below run rate at the moment – with a possible underspend at year-end.

3 Finance & General Purposes Draft Committee Budget 2024/25

Members were asked to consider the committee draft budget, members are encouraged to suggest adjustments prior to being recommended for approval at the next full council.

It was RESOLVED that;

The draft committee budget be recommended to full council with the following amendment; cost centre 401 nominal 4021 (telephones) should be reduced to £1,500.

4 Council Draft Budget 2024/25

Members were asked to consider the Council draft budget, as above making any adjustments, prior to being recommended for approval at the next full council. Excluding EMRs as this years and next years' transfers need review and approval.

It was RESOLVED that;

The Council draft budget be recommended to the next full council meeting with some minor revisions following the discussion on the precept.

5 Precept 2024/25

Members were asked to receive a short presentation from the chairman of committee with a recommendation to increase the Precept therefore a request for a 2.65% change in our Precept charged to householders was proposed. However, there could be a slight change to the Precept actually received if the housing numbers vary from the current estimate.

It was RESOLVED that;

An increase of 4.99% should be recommended to full Council. The committee felt it sensible to go for a higher figure to facilitate the Derehams development.

6 Community Infrastructure Levy (CIL)

Members were asked to note that the budget line for CIL currently stands at £72,129.33. These funds are to be used for community benefit and need to be spent within a timeframe as below:

£40,362.00	2025/26
£31,767.33	2026/27

Members were asked to note that the above figures take into consideration the funds approved for the Community Pantry in Flackwell Heath (£5,000) and the car park at Green Dragon Lane (£10,000).

7 Five Year Plan

Members were asked to receive the amended overview of the likely major funding issues by the Chairman of committee. The addition of play surfaces was noted. The Plan to go as an item of note to the next full council meeting.

FGP/23/026 Questions from council members and the public

There were no questions.

FGP/23/027 Accounts for Payment

Accounts for payment were circulated at the meeting for consideration by councillors.

It was RESOLVED that;

the accounts for payment be approved and cheques numbered 11198 to 11210 and a BACS payment to Barclays Payflow along with direct debit payments to Barclays, EE, NEST Pension, Shell (Fuelcard), SSE, Triumph Technologies t/a Redsquid and bank transfers to South Central Ambulance Services and TownsWeb Archiving be approved and signed.

The chairman thanked members for their attendance and closed the meeting at 8.28pm

Date and time of next meeting: Thursday 8 February 2024 @ 7.30pm (TBC)

CHEPPING WYCOMBE PARISH COUNCIL

PLANNING MEETING

3 October 2023

Report of the Planning Meeting held on **3 October 2023** at **10.00am** via Microsoft Teams

Cllr C Dodds acted as chairman of the meeting.

Attendees:

Cllr A Barron, Cllr D Johncock, Cllr L Johncock, Cllr H Darch, Cllr S Digby

1. **Apologies for Absence**
Cllr R Wilks, Cllr C Jordan, Cllr S Herron
2. **Declarations of Interest and Code of Conduct**
none
3. **Applications for consideration**

Ref	Property Address	Proposal	Comment
23/07184	14 Churchill Close Flackwell Heath Bucks HP10 9LB	Householder application for proposed single storey rear extension and part garage conversion	No comment
22/06485	Gomm Valley, Ashwells Reserve Site & Pimms Grove Cock Lane High Wycombe Bucks	Hybrid planning application consisting of a phased delivery of: full planning application for construction of 79 dwellings (Class C3) including associated vehicular access, areas of open space, ecological enhancements, hard and soft landscaping, and associated infrastructure. Outline application for 4 custom-build units within Parcel 1 and up to 461 dwellings (Class C3), a 1FE primary school and early years provision, up to 1.4 hectares of employment land to provide flexible floorspace of Class E(g), B2 and B8 uses and up to 201m ² of community floorspace (Class F2) within Parcels 2-8 together with ecological enhancements, green open spaces, hard and soft landscaping and associated highways and drainage infrastructure (matters of landscaping and appearance reserved)	see below
23/07172	911 - 913 London Rd Loudwater Bucks HP10 9TB	Construction of two storey side extension, alterations to existing roof to provide hip to gables, 6 front dormer windows and 3 rear dormer windows to provide staff accommodation for Mr India and new bin area	CWPC object to this application. We are concerned that increased staff numbers will park on Whinnys Road behind the restaurant causing upset and inconvenience to the householders. Parking in the area is already problematic!
23/07190	5 Strathcona Close Flackwell Heath Bucks HP10 9NG	Householder application for proposed conversion of garage to habitable room and alterations to fenestration	CWPC object to this application as we are concerned with the parking. We request the Case Officer to please check this.
23/06816	Copse Hill House Kingswood Road Tylers Green Bucks HP10 8JE	Householder application for construction of single storey front Hall extension, rooflights to rear extension replaced and new oak car port	No comment

23/06297	36 Fennels Farm Rd Flackwell Heath Bucks HP10 9BS	Householder application for hip to gable roof extension, front and rear dormers, single storey side and rear extensions and fenestration changes	No comment
23/07230	Old Laundry Cottage School Road Tylers Green Bucks HP10 8LX	Householder application for construction of single storey side/rear extension following demolition of existing single storey elements	We note the property is in a Conservation Area. Commercial vehicles are not to park on the tracks or in the carpark on The Common without seeking permission from CWPC first.
23/07353	Joma 53 Kite Wood Rd Tylers Green Bucks HP10 8HH	Reduce around 2-3 metres to previous pruning points x 1 Ash (T1)	Any works to be carried out only with the full approval of the Bucks Council Wycombe Area's tree consultant.
23/07354	1 The White House Church Road Tylers Green Bucks HP10 8EG	Fell x 1 Pussy Willow (T1)	We note the property is in a Conservation Area. Any works to be carried out only with the full approval of the Bucks Council Wycombe Area's tree consultant. Commercial vehicles are not to park on the tracks or in the carpark on The Common without seeking permission from CWPC first.

The chairman thanked members for their attendance and closed the meeting at 10.27.

22/06485 Gomm Valley, Ashwells Reserve Site & Pimms Grove, Cock Lane, High Wycombe, Bucks

CWPC objects to this application.

We still consider that insufficient local consultation has taken place on this application which is contrary to the NPPF. Having reviewed and discussed this application we share the concerns of local residents and groups wholeheartedly. This application should comply, but does not, with policies set out in the Local Plan (LP Policy HW6) and the Development Brief (DB) which is of material consideration. The DB is the result of an extensive process over several years by the Liaison Group which comprised local groups, Councillors and residents and officers of the Council and also represents what Councillors at the former Wycombe District Cabinet approved. It therefore carries considerable weight and should not be ignored. CWPC emphasise the need for more affordable homes in accordance with the adopted Site Development Brief. The application must also take account of the Governments National Planning Policy Framework (NPPF) and other SPDs, together with other national policy documents, i.e. the National Design Guide (NDG) and the National Model Design Code (NMDC). The design of all houses should reflect the local vernacular and, in that regards, the Penn Parish Council Design Guide should also be taken into account.

We remain of the opinion that a hybrid application is against the DBs requirements for any planning application to provide a comprehensive strategy for all developed and undeveloped areas, which must include a phased delivery plan and full management costs for a minimum of 25 years (DB P48).

In particular we have the following objections:

Phase 1

We are against approving Phase 1 in isolation as it is totally against the requirements of the DB and will set a precedent which will impact on the entire development and is more likely to lead to a repetition of the poor design and quality of this phase rather than an improvement.

The proposals for Phase 1 fail to recognise the shoulder areas of the site which are detailed in the DB and must be preserved as discernible features of the site and contribute positively to the green backdrop setting of the town (DB p 23) and also to preserve coalescence with and outlook from existing properties on Hammersley Lane.

The lack of the road connection from Phase 1 with the rest of the development is a concern and against the DB. Notwithstanding that the access required onto Hammersley Lane is itself a dangerous proposal for road and site users. The single access road indicated on the Phase 1 layout being not connected to the southern end of the Spine Road and serving only the Parcel 1 development is in breach of DFO 2. With no vehicle connection through to the Spine Road, all the traffic generated by Parcel 1 will have to exit at a dangerous point onto Hammersley Lane. We remain greatly concerned about safety and congestion this will cause both in the building phase and once built.

Phases 2 - 8

We maintain the following issues still need to be addressed and remedied:

The parcel closest to Tylers Green is much larger than that defined by the DB and the gap with TG boundary to avoid coalescence is much less than the required 200m. The 200m gap defined in the DB was to be measured from the boundary of Tylers Green - taking the boundary of Chepping Wycombe Parish as the start point not the southernmost yet to be built house in the Ashwells Field development as used in this application.

The proposed northern 'priority' exit on to Cock Lane (whether as we fear it is used as a 'rat run' to the A40/M40 or not) will still result in an unacceptable 'choke point' for traffic using Cock Lane and exiting Ashwells Field. Given the proposed winding design of the Spine Road and the highly likely congestion at the restricted exit onto Gomm Road/A40 in the south we maintain it is highly likely that traffic generated especially from Parcels 6,7 and 8 will use this exit. It will inevitably result in an unacceptable increase in traffic in front of Tylers Green Middle School increasing the danger to children.

Any proposed changes to Cock Lane near our Council Offices and, in particular, our car park are totally unacceptable and the developers (Hill Group) need to consult CWPC first on any suggestions involving the use of our land.

We consider despite the conclusions otherwise in the Traffic Management Plan and the mitigations proposed therein that the southern exit of the Spine Road past Peregrine Park and under the railway bridge joining traffic using the retail park on Gomm Road will result in unacceptable congestion and danger to road users and pedestrians.

We share the real concern already expressed by the NHS that the development of the whole site will result in an unacceptable strain on GP services in the area which are already seriously overloaded.

We are also concerned with the impact the whole development will have on schools in the surrounding areas which are already at capacity. In the absence of a detailed construction schedule, it seems to us that the proposed single form entry school is likely not to be economically viable and ready for occupation until the larger part of the whole development is completed and so in the interim for some years surrounding schools will have to accommodate its children. This will also add further pressure on the surrounding road networks since children will be exiting the development inevitably by road to get to surrounding schools.

Furthermore in respect of the school design we are of the opinion that despite the provision for a small 'drop-off facility' the proposed exit onto the Spine Road and thence onto Gomm Road at the bottom of the whole development will result in serious congestion and danger to children. When operating at capacity the school should have 210 children many of whom we consider will travel by car given the nature of the road layout and geography of the Gomm Valley.

This application shows no commitment to provide a development which is committed to climate change provisions and to be net-zero ready, based on the Climate Emergency Design Guide. The DB provisions for green roofs and unobtrusive solar panels is ignored and also requires development to deliver a minimum 15% reduction on site through the use of decentralised and renewable or low carbon sources (DB P 74). There is no provision for photovoltaics, and high insulation should be provided. There needs to be more use of solar panels and, for this reason, the orientation of houses needs careful assessment across the whole site. This should be a development to take account of climate change not totally ignore it. CWPC would support a review of the overall energy strategy for the site.

There is a complete failure to commit to the requirements of the LP and the DB to provide a management framework for long-term stewardship of the management of the undeveloped areas, in perpetuity under the creation of a trust.

The clear strategy of the development brief has been ignored and the Parish because of that and all the other reasons in this response therefore request that this application is refused to enable an application more in accordance with the DB to be put forward.

CHEPPING WYCOMBE PARISH COUNCIL

PLANNING MEETING

17 October 2023

Report of the Planning Meeting held on **17 October 2023** at **10.00am** via Microsoft Teams

Cllr H Darch acted as chairman of the meeting.

Attendees:

Cllr A Barron, Cllr R Wilks, Cllr C Dodds, Cllr D Johncock, Cllr L Johncock, Cllr C Jordan

1. **Apologies for Absence**
Cllr S Digby, Cllr S Herron
2. **Declarations of Interest and Code of Conduct**
Cllr H Darch declared an interest in 23/07343 and declined to comment.
3. **Applications for consideration**

Ref	Property Address	Proposal	Comment
23/07234	5 Hedley Road Flackwell Heath Bucks HP10 9AY	Householder application for construction of front porch, single storey side and single storey rear extension. Creation of first floor living accommodation, internal and external alterations including replacement garden wall and enlargement of existing parking area following demolition of existing detached garage and store	No comment
23/07315	Amberley House 73 St Johns Road Tylers Green Bucks HP10 8HU	Householder application for proposed construction of single storey side extension with mono pitch roof to accommodate a shower/toilet	No comment
23/07294	16 Carrington Ave Flackwell Heath Bucks HP10 9AL	Householder application for construction of front extension with gable roof together with side and rear extensions. Increase in ridge height forming loft living accommodation with front & rear dormers. Fenestration alterations	No comment
23/07311	5 North Links Road Flackwell Heath Bucks HP10 9PF	Householder application for insertion of door and window on ground floor side elevation (retrospective)	No comment
23/07310	22 Robinson Road Loudwater Bucks HP13 7BL	Householder application for construction of two storey side extension, alteration to existing raised patio and various internal alterations	No comment
23/07298	49 Fennels Way Flackwell Heath Bucks HP10 9BX	Householder application for construction of side and rear extension to dormer bungalow, with roof alterations to provide rooms within and balcony	No comment
23/07343	Icknield House Hammersley Lane Tylers Green Bucks HP10 8HB	Householder application for construction of brick and flint boundary wall with entrance gates	No comment

23/07336	14 Highlea Avenue Flackwell Heath Bucks HP10 9AD	Householder application for construction of 2 x two storey front extensions, fenestration alteration	No comment
23/07345	9 Green Crescent Flackwell Heath Bucks HP10 9JQ	Householder application for the construction of 2 x single and 1 x two storey combined rear extensions, 4 x light pipes to existing roof. Garage conversion into habitable space. Fenestration alterations	No comment
23/06777	80 Straight Bit Flackwell Heath Bucks HP10 9NA	Householder application for construction of single storey side and rear extension following removal of existing single storey side extension, new roof to existing single storey rear extension, first floor side extension following removal of existing side dormer and associated external alterations	CWPC strongly objects to this planning application on the basis of highway safety. The configuration of the property before allowed for an IN and an OUT which enabled vehicles to access and egress fairly safely. The proposed parking layout would not allow this and therefore the question we would like to highlight is whether that is deemed safe by the Highways Authority given the property's immediate relationship to a significant bend in what is a very busy main road and one which frequently has speeding traffic. If officers are minded to recommend approval of the application, then we ask that the application be brought to the Planning Committee for determination.
23/07365	Fairlawn Sandpits Lane Tylers Green Bucks HP10 8HD	Householder application for construction of single storey front extension and porch, garage conversion, demolition of conservatory and rear bay window, construction of side 2 storey extension and single storey rear extension with covered verandah and first floor terrace	No comment
23/07352	16 Sedgmoor Road Flackwell Heath Bucks HP10 9AU	Householder application for construction of first floor extension and new roof on current bungalow with eaves bedroom, fenestration alterations and removal of front porch	CWPC objects to this application as it is an overdevelopment of the site based on the height and bulk of the proposed dwelling. The design does not allow for the fact that an immediate property is a single storey bungalow and, in that regards, is considered unneighbourly. Overall, it is out of keeping in the street scene and should therefore be refused.

The chairman thanked members for their attendance and closed the meeting at 10.30.

CHEPPING WYCOMBE PARISH COUNCIL

PLANNING MEETING

31 October 2023

Report of the Planning Meeting held on **31 October 2023** at **10.00am** via Microsoft Teams

Cllr L Johncock acted as chairman of the meeting.

Attendees:

Cllr H Darch, Cllr R Wilks, Cllr C Dodds, Cllr D Johncock, Cllr C Jordan, Cllr A Barron

1. **Apologies for Absence**
Cllr S Digby, Cllr S Herron
2. **Declarations of Interest and Code of Conduct**
Cllr H Darch declared an interest in 23/07263 and declined to comment.
3. **Applications for consideration**

Ref	Property Address	Proposal	Comment
23/07417	Park House 38 Station Road Loudwater Bucks	Variation of condition 2 (Plans) attached to 20/07949/FUL (Erection of pitched roof and creation of 1 x 2-bed and 2 x 1-bed additional flats in roof space with associated, car/cycle parking, landscaping works and re-arrangement of the waste storage facilities) to allow for changes of measurements	No comment
23/07467	Penn School Church Road Penn Bucks HP10 8LZ	Prune back lateral branches by 2-3m to clear from the neighbour's property x 1 Sycamore (T1), x 1 Beech (T2) and x 1 Ash (T3)	We note the TPO in place. Any works to be carried out only with the full approval of the Bucks Council Wycombe Area's tree consultant.
23/07419	The Mill House Boundary Road Loudwater Bucks HP10 9QN	Display of 2 x non-illuminated aluminium totem signs to entrance gateway and 3 x non-illuminated aluminium wall signs to face of building	No comment
23/07319	19 Hillside Road Tylers Green Bucks HP10 8JJ	Householder application for construction of single storey side and rear extension and double storey side extension	No comment
23/07536	60 Straight Bit Flackwell Heath Bucks HP10 9NA	Householder application for creation of dropped kerb and create a second vehicular entrance	No comment
23/07460	The Mill House Boundary Road Loudwater Bucks HP10 9QN	Listed building application for installation of external lighting	No comment
23/07457	Gorse Glade The Common Tylers Green Bucks HP10 8LL	Demolition of existing dwelling and construction of new dwelling and garage	CWPC strongly objects to this application for three reasons. Firstly, the proposed bulk and size is way beyond that which is acceptable. The existing gross

			internal area is 100m2 (67m2 footprint) whilst the proposed internal area is 236m2 (135m2 footprint). This is an increase of over 100% and is an over-development of the site. The design has the house facing the Common and as it is c.30% wider and c.1 metre higher at ridge height, it will be much more prominent. Secondly, the proposed off-white render finish is inappropriate. The property is in a conservation area, on a registered village green and in a very prominent position and, as such, the finish should be in keeping with many of the other surrounding properties ie. brick and flint would be more appropriate. Thirdly, access is a problem. Currently access to the property is via a muddy unmade track. The proposal is to create access with a new 'permeable driveway'. Should this application be approved, we request a condition be imposed that limits the new permeable driveway to a short track only as far as the proposed driveway entrance and that the frontage along to the front gate is grassed. Inevitably building works of the scale proposed will cause considerable damage to the existing tracks and a condition of approval should include the maintenance and eventual restitution of the tracks from Elm Road at the owner's full expense and to CWPC's satisfaction. If officers are minded to recommend approval of the application, then we ask that the application be brought to the Planning Committee for determination.
23/07263	Tylers Green First School School Road Tylers Green Bucks HP10 8EF	Installation of external air conditioning units	No comment

23/07459	The Mill House Boundary Road Loudwater Bucks HP10 9QN	Installation of external lighting	No comment
23/07414	13 Sedgmoor Gardens Flackwell Heath Bucks HP10 9AR	Householder application for construction of ground floor rear extension, ground floor garage extension & hip to gable loft conversion to provide one bedroom with ensuite, and internal alterations	No comment
23/07506	4 Hedley Road Flackwell Heath Bucks HP10 9AY	Householder application for construction of proposed single storey ground floor rear and side extension	No comment
23/07483	52 The Greenway Tylers Green Bucks HP10 8BX	Householder application for construction of single storey front extension, single storey rear extension, two storey side extension, changes to fenestration and boundary treatment	No comment
23/07489	8 Links Way Flackwell Heath Bucks HP10 9LZ	Householder application for construction of open porch (part-built), external works to driveway	No comment
23/07275	Former Royal British Legion Queensmead Road Loudwater Bucks HP10 9TZ	Change of use of Former Royal British Legion from meeting place/hall (use class F2) to provide mixed use development comprising warehouse/distribution/storage at ground floor (use class B8) and offices at first floor (use class E). Conversion of existing roofspace to create second floor for use as training academy (use class F1) with 13 x rooflights over. Construction of single storey rear cycle store extension and detached bin store	CWPC strongly objects to this new application. It is not a minor revision to the previously approved application, 22/07679, but a significant change. A basement and a second floor have now been added to the application which will exacerbate the parking problem further. There are only 3 parking spaces for a potential 40 or even now more cars. Perhaps Buckinghamshire Council Planning Department could let the Parish Council know where these cars will be parking! If officers are minded to recommend approval of the application, then we ask that the application be brought to the Planning Committee for determination.
23/07534	45 St Johns Road Tylers Green Bucks HP10 8HW	Householder application for construction of part single/part double storey side extension (part retrospective)	No comment

The chairman thanked members for their attendance and closed the meeting at 10.34.

CHEPPING WYCOMBE PARISH COUNCIL

Report of the Planning Meeting held on 14 November 2023 at 10.00am via Microsoft Teams

The meeting was open to members of the public and press

Cllr A Barron acted as chairman of the meeting.

Attendees:

Cllr A Barron, Cllr H Darch, Cllr S Digby, Cllr C Jordan

1. Apologies for Absence

Cllr D Johncock, Cllr L Johncock, Cllr R Wilks, Cllr C Dodds

2. Declarations of Interest and Code of Conduct

Cllr Darch declared an interest in application 23/07551 as he knows the applicant. Cllr Forbes sent through the comment.

3. Applications for consideration

Ref	Property Address	Proposal	Comment
23/07543	11 Hillcroft Road Tylers Green Bucks HP10 8EA	Householder application for construction of single storey rear extension, partial garage conversion and associated changes to existing fenestration	No comment
23/07551	Annesley Lodge 13 St Johns Close Tylers Green Bucks HP10 8HX	Householder application for proposed construction of single storey rear extension and loft conversion with new rear dormer and skylights	No comment
23/07582	19 The Greenway Tylers Green Bucks HP10 8BT	Full reduction to 1 x Willow (T1) which will be roughly 30-35% reduction all round - height will be reduced by 4 meters and lateral branches will vary between 2-4 meters due to the willow showing signs of dieback in certain areas and has not been reduced in a long time	We note the TPO in place. Any works to be carried out only with the full approval of the Bucks Council Wycombe Area's tree consultant.
23/07554	17 Kings Ride Tylers Green Bucks HP10 8BJ	Reduce all round by removing 1.5 metres apical and lateral growth and crown lift to 5 metres to maintain size in keeping with the surroundings x 5 Douglas Fir (T1 - T5) and in addition, crown lift by removing first three low laterals and ensure reduction of patio side is back to grass line to maintain size x 1 Douglas Fir (T1)	We note the TPO in place. Any works to be carried out only with the full approval of the Bucks Council Wycombe Area's tree consultant
23/07512	32 Whinneys Road Loudwater Bucks HP10 9RL	Lift crowns by 2m and reduce by 3 metres and decrease width crowns by 2 metres all round as these trees have not been managed and are now too large for this small plot between bungalows x 1 Norway Maple (T6) x 1 Silver Birch (T7), x 1 Chestnut (T8), x 1 Sycamore (T9), x 1 Norway Maple (T10) and partial removal of large branches on left side leader due to proximity to telephone wires x 1 Norway Maple (T6)	We note the TPO in place. Any works to be carried out only with the full approval of the Bucks Council Wycombe Area's tree consultant
23/07672	10 Fassetts Road Loudwater Bucks HP10 9UW	Reduce back to clear building by 3 metres as overhanging and to complete essential works to roof x 1 Ash (T1)	We note the TPO in place. Any works to be carried out only with the full approval of the Bucks Council Wycombe Area's tree consultant

Missed application from agenda:

Erection of new dwelling house(s) in residential garden

Planning Application

43 Wheeler Avenue Tylers Green Buckinghamshire HP10 8EB

Response:

The parish council is concerned that there will be a severe negative impact on the street scene by using the plot for an infill property and the suggestion of two properties being built would be an unacceptable overdevelopment of the site and would receive an objection to the application from us if one was forthcoming.

The plot is not large enough for even one infill property and will be totally out of keeping with surrounding properties should this be approved. The estate has wide open vistas to the properties and this would be totally out of keeping with this streetscene

CHEPPING WYCOMBE PARISH COUNCIL

Report of the Planning meeting held on Tuesday 28 November 2023 at **10.00am via Microsoft Teams**
The meeting was open to members of the public and press

Cllr L Johncock acted as chairman of the meeting.

Attendees:

Cllr A Barron, Cllr H Darch, Cllr D Johncock, Cllr L Johncock, Cllr C Dodds and Cllr C Jordan

1. **Apologies for Absence**
Cllr R Wilks, Cllr J Herschel and Cllr S Digby
2. **Declarations of Interest and Code of Conduct**
There were none.
3. **Applications for consideration**

Ref	Property Address	Proposal	Comment
23/07819	56 School Road Tylers Green Buckinghamshire HP10 8LU	Reduce by approx 3m & shape, 2m on sides to provide sufficient clearance from the house, garage and the road x 2 Yew (T1 & T2)	We note that the trees are within a conservation area. Any works to be carried out only with the full approval of the Bucks Council Wycombe Area's tree consultant.
23/07790	38 St Johns Road Tylers Green Buckinghamshire HP10 8HU	Reduce growth overhanging the garages by 1.5-2 metres as necessary help limit debris buildup on the garage roofs and improve airflow to help stop moss growth causing damage to the roofs x 1 Oak (T1)	We note the TPO in place. Any works to be carried out only with the full approval of the Bucks Council Wycombe Area's tree consultant.
23/07787	17 Stretton Close Tylers Green Buckinghamshire HP10 8EW	Remove the larger lower branches to raise the canopy of the tree to 2.5 metres and reduce the spread of the lower crown by 1-1.5 metres up around 8 metres as necessary to maintain the size of the tree for its location at the property. Pruning will allow access under the tree to maintain the lawn and provide clearance to the surrounding trees, shrubs and the dovecote x 1 Beech (T1)	We note the TPO in place. Any works to be carried out only with the full approval of the Bucks Council Wycombe Area's tree consultant.
23/07627	24 Robinson Road Loudwater Buckinghamshire HP13 7BL	Erection of two storey front/side/rear extension and single storey rear extension to lower ground to create one pair of 5-bed semi-detached dwellings (alternative scheme to pp 21/05137/FUL) (part retrospective)	CWPC strongly object to this part retrospective application and would back the view of the neighbouring properties who have already sent through their dissent. The original permission has now been stretched beyond recognition, with the construction already completed for this new application. Insufficient car parking would be an issue along with overlooking and loss of privacy to the neighbouring properties. If officers are minded to recommend approval of the application, then we ask that the application be brought to the Planning Committee for determination.

23/07665	86 Ashley Drive Tylers Green Buckinghamshire HP10 8AX	Householder application for construction of single storey rear extension including 2 rooflights	No comment
23/07740	42 Whinneys Road Loudwater Buckinghamshire HP10 9RL	Householder application for construction of portico front extension, single storey side extension and extend existing single storey rear extension	No comment
23/07746	Flat A 765 London Road Loudwater Buckinghamshire HP11 1HH	Householder application for covering the bin with a timber fence (Retrospective)	No comment
23/07710	6 & 8 Branch Road Loudwater Buckinghamshire HP10 9UY	Joint householder application for construction of single storey side/rear extensions following demolition of existing rear projections at 6 & 8 Branch Road	No comment
23/07756	Deland Church Road Penn High Wycombe Buckinghamshire HP10 8EX	Householder application for construction of two storey side/front extension and first floor rear extension, fenestration alterations, reduction of existing garage and conversion to gym	No comment

The chairman thanked members and closed the meeting at 10.15am

CWPC Planning Application Objections 13 Sep 2023 - 8 Dec 2023

22/08238	31-Jan Land Adjacent The Rise, Hammersley Lane, LW	CWPC objects to this application as we question the detrimental impact this may have on the Gomm Valley development proposals. It may restrict the Gomm Valley site with regards to landscaping as well as minimum back-to-back distances between houses. Hammersley Lane is a dangerous road and another access will exacerbate the problem. If officers are minded to recommend approval of the application, then we ask that the application be brought to the Planning Committee for determination. The applicant has not demonstrated that two dwellings can be satisfactorily accommodated on this site. The private amenity space at the rear of the properties remains unsatisfactory. I also note that the two parking spaces closest to the dwellings require manoeuvring immediately in front of the front entrance porch to the northerly dwelling, which suggests it would be potentially unsafe for occupants leaving the building. The property's own parking space is also in part immediately in front of the same front entrance porch. This obstructs access to the rear garden / bins and is poor design.	REFUSED
22/07161	20-Sep Treadaway Court Treadaway Hill, LW	CWPC strongly objects to this planning application. The Travel Report doesn't bear scrutiny and a survey of the parking needs to be carried out. There is insufficient parking in Loudwater now and with the redevelopment of The Happy Union pub into apartments even less! Note the objections from residents already living in the Treadaway apartments who are already complaining of parking problems and that is before all the apartments have been sold! If officers are minded to recommend approval of the application, then we ask that the application be brought to the Planning Committee for determination. Given the length of time that has passed, it is considered that this application has not been actively pursued by the applicant in accordance with the applicable timescales, and can therefore be finally disposed of.	DISPOSED OF
23/06297	27-Jun 36 Fennels Farm Road, FH	Further to our previous comment, we have now had it drawn to our attention that the proposal also includes bringing the front wall forward. If this is permitted, it is going to look very strange on this pair of semi-detached properties and, along with the change of roof design from hipped to gable, it will have a major impact on the street scene by creating what would be an unbalanced appearance. There is therefore serious concern about this application and we would ask that if officers are minded to approve it, that it comes before the planning committee for determination. Application amended to remove the front extension	APPROVED
23/06316	11-Jul 4 & 5 Strathcona Way, FH	CWPC object to this application. The roof design from the rear and side looks monstrous and we believe it is not in accordance with the Wycombe design guide which requires the dormers to be subservient. We are also concerned with the possible overlooking and loss of privacy to the neighbouring properties. It is noted that the design of the proposed scheme would not fully comply with section 11 of the Householder Planning and Design Guidance SPD 2020. However, both properties have extant previous approvals for loft conversion works including hip to gable roof extensions and rear dormers. In particular, the proposed dormer approved under 23/05276/CLP at no.4 Strathcona Way would be similar in size to this proposal. The proposed hip to gable roof extensions would add bulk to both properties but as they would be symmetrical in roof height and size, the proposed extensions do not imbalance the pair of existing properties. Due to the reasonable likelihood of these applications being implemented at both properties, substantial weight is assigned to this material consideration and therefore, officers no longer object to the application on design grounds. A condition will be imposed to ensure that the proposed roof alterations at both properties are carried out simultaneously so that the resultant roof height of both properties will be the same/consistent. the proposed development is not considered to be overbearing in appearance to neighbouring properties and compared to the existing circumstances at the site, the proposal would not result in further harmful overlooking. In the interests of the amenity of neighbouring properties, a condition will be imposed so that the 1 x loft floor window to be inserted onto the side elevation of both properties (2 windows in total) shall have a minimum internal cill height of 1.7 metres above finished floor level and glazed in obscure glass. The window(s) shall thereafter be retained as such.	APPROVED
23/06646	25-Jul 47 Straight Bit, FH	CWPC object to this planning application. The dormer in the attic would make the house look lopsided and not in keeping with the street scene. We also question whether there will be enough car parking for what would be a 5-bedroom house. A side dormer is proposed and though this would disrupt the roof form somewhat, it is modest in nature, proportionate in size and would be set comfortably within the confines of the roof slope. Whilst the proposal would increase the number of bedrooms/habitable rooms at the property, the large area of hardstanding to the front of the site (previously a car park relating to a former commercial business at the site) would comfortably allow for the provision of the optimal three off-street parking spaces required as per the Buckinghamshire Countywide Parking Guidance policy document.	APPROVED
23/06278	05-Sep 6 Station Rd, LW	CWPC objects to this planning application because we feel that the car parking space allocated to the front of the building will cause access and egress issues as it is on the curve from Queensmead Road towards Station Road and would entail reversing over a busy pavement. CWPC believes that there is sufficient space behind the building to allocate the additional car parking space there.	WITHDRAWN
23/07030	19-Sep Site Of Former Stone Merchants Boundary Road. LW	see link to website for comment	PENDING
23/07172	03-Oct 911 - 913 London Rd, LW	CWPC object to this application. We are concerned that increased staff numbers will park on Whinnys Road behind the restaurant causing upset and inconvenience to the householders. Parking in the area is already problematic!	PENDING
23/07190	03-Oct 5 Strathcona Close, FH	CWPC object to this application as we are concerned with the parking. We request the Case Officer to please check this. Whilst the proposal would increase the number of habitable rooms at the property, as well as result in the loss of the existing double garage, it is considered that the hardstanding to the front of the property, being able to accommodate three vehicles, would remain sufficient to meet the necessary (and optimum) Zone B requirements, as set out in the Buckinghamshire County Parking Guidance policy document. Whilst the comments of the Parish are noted, in this specific instance it is therefore not considered that the number of parking spaces serving the property would be made deficient as a result of the proposal.	APPROVED

APPENDIX A

Chepping Wycombe Parish Council

Fees and permits

from 1 April 2024 unless otherwise stated

Allotments			2020/21	2021/22	2022/23	2023/24	2024/25
from 1 October 2023							
Full plot - 5 pole			52.00	52.00	52.00	52.00	52.00
Half-plot			26.00	26.00	26.00	26.00	26.00
50% concession for tenants as at April 2011 to continue							
Recreation Grounds and Commons							
Fairs	standing days		140.00	140.00	144.00	159.00	170.00
	operating days		250.00	250.00	257.00	283.00	302.00
	deposit against damage		520.00	520.00	535.00	589.00	628.00
Event permits	(Small)	inc VAT	60.00	60.00	62.00	68.00	73.00
	(Large)	inc VAT	265.00	265.00	273.00	300.00	320.00
Concession: nil charge where parish is an official sponsor, given formal credit or there are no pecuniary interests involved							
			01.09.20	01.09.21	01.09.22	01.09.23	01.09.24
Pitch hire	over 10 bookings a season, per match						
	adult, full-sized pitch		39.00	39.00	40.00	44.00	47.00
	junior, small pitch		29.00	29.00	30.00	33.00	35.00
	training per hour		14.50	14.50	15.00	17.00	18.00
	changing and shower facilities						
	toilet facilities		14.50	14.50	15.00	16.50	18.00
Pavilion	Nursery per session						27.00

v2 Nov 20

V3 Nov 21

v4 Nov 22

v5 Nov 23

Building permits, access fees, trees and benches

Building access permits from 1 April 2024		2020/21	2021/22	2022/23	2023/24	2024/25
Skip Permit (Building)	up to six weeks for a skip	280.00	280.00	288.00	317.00	338.00
	each additional week or part thereof	59.00	59.00	61.00	67.00	71.00
Access Permit	Minumum Fee resident per day	155.00	155.00	160.00	176.00	188.00
	Minimum Fee non resident per day	518.00	518.00	533.00	587.00	626.00
<i>Cost for large works to be at discretion of Clerk and committee chairman</i>						
Security bond	As required by the council - minimum	207.00	207.00	213.00	345.00	368.00
Garden gate access onto council owned or leased property						
	Issue of permit	60.00	60.00	62.00	68.00	73.00
	annual fee	36.00	36.00	37.00	41.00	44.00
General item	covering items not on schedule to include					
	Admin fee	104.00	104.00	107.00	118.00	126.00
	Hourly rate	26.50	26.50	27.00	30.00	32.00
Amenity trees: provision and planting						
	in cemeteries, amenity areas or in the public realm (verges, etc.) including if necessary replacement in first two years	277.00	277.00	285.00	314.00	335.00
Benches						
	Contribution towards cost of bench (VAT exclusive cost to council) plus £250 towards cost of placement including maintenance or repairs for 10 years	260.00	260.00	267.00	294.00	314.00
	Renewal for further 10 years	275.00	275.00	283.00	312.00	333.00
	Memorial plaque at cost, including VAT	at cost	at cost	at cost		
Timber permits						
	for formal permit to take fallen timber from Kingswood	29.50	29.50	30.00	33.00	35.00

v2 Nov 20

v3 Nov 21

v4 Nov 22

v5 Nov 23

Other fees and allowances

from 1 April 2024

	2020/21	2021/22	2022/23	2023/24	2024/25
Chairman's allowance	850.00	850.00	876.00	964.00	1029.00
St Peter's closed graveyard maintenance	622.00	622.00	641.00	706.00	753.00
Orienteering maps	1.00	1.00	1.00	1.10	1.20
Annual Return copies	10.00	10.00	10.00	11.00	12.00
Deed of Grant	611.00	611.00	629.00	693.00	740.00
Minimum fee for processing a deed of grant to permit vehicular access by private cars over Tylers Green and Totteridge Commons; with all legal fees being met by the applicant					
Administrative charges	180.00	180.00	185.00	204.00	218.00
15% or minimum charge whichever is the greater is charged on items such as processing insurance claims, legal searches and other agreements					
Cemetery Register Search Fee	35.00	35.00	36.00	40.00	43.00
per name					
inc VAT					
Hire of Council Chamber	35.00	35.00	36.00	40.00	43.00
Derehams Pavilion	29.00	29.00	30.00	33.00	35.00
(One off)					
First Hour					
Subsequent hours of part thereof	7.00	7.00	7.50	8.00	8.50
Electricity charges (made at current rate of use plus standing charge)					
Newsletter delivery	160.00	160.00	165.00	182.00	194.00
TG Evening WI					

Delegated power to the Clerk to levy a charge of up to £500.00 for any item not covered in schedule, over £500.00 in conjunction with the chairman and vice chairman of the relevant committee

v2 Nov 20

v3 Nov 21

v4 Nov 22

v5 Nov 23

Table of fees for burials and memorials

Kingswood Cemetery, Loudwater Cemetery and St Margaret's Garden of Rest

from 1 April 2024

		In parish				Out of parish			
		2021/22	2022/23	2023/24	2024/25	2021/22	2022/23	2023/24	2024/25
Burials	Purchased grave								
Grant for the right to burial plot- 30 years		382.00	393.00	393.00	393.00	765.00	786.00	786.00	786.00
Interment fee		300.00	309.00	309.00	309.00	600.00	618.00	618.00	618.00
Child under 10 years and stillborn child									
Grant for the right to burial plot- 30 years		215.00	221.00	221.00	221.00	430.00	442.00	442.00	442.00
Interment fee		95.00	98.00	98.00	98.00	190.00	196.00	196.00	196.00
Grave set aside for cremated remains									
Grant for the right to burial plot- 30 years		220.00	226.00	226.00	226.00	440.00	452.00	452.00	452.00
Interment fee		113.00	116.00	116.00	116.00	225.00	232.00	232.00	232.00
Memorials									
Memorial stone (up to 1 metre high)		175.00	180.00	180.00	180.00	350.00	360.00	360.00	360.00
Book scroll or wedge (up to 45cm high)		125.00	128.00	128.00	128.00	250.00	256.00	256.00	256.00
Flat tablet (New cremation area Cock Lane)		100.00	103.00	103.00	103.00	200.00	206.00	206.00	206.00
Vase - free standing		70.00	72.00	72.00	72.00	140.00	144.00	144.00	144.00
Additional inscription		45.00	46.00	46.00	46.00	90.00	92.00	92.00	92.00
Extra tablet for additional inscription		70.00	72.00	72.00	72.00	140.00	144.00	144.00	144.00
Masonry/kerbing covering the grave		270.00	278.00	278.00	278.00	540.00	556.00	556.00	556.00
part of the grave		135.00	139.00	139.00	139.00	270.00	278.00	278.00	278.00
Grant is for initial 30 years from date of first burial									
renewal for further period of 10 years		52.00	54.00	54.00	58.00	105.00	108.00	108.00	108.00
<i>nearing end of initial 30 year period</i>									

Resident's fees as per Cemetery Regulations

The 20 year resident's concession for Hazlemere and Penn residents ended in 2010

'Resident' is the status of the person being interred as determined by inclusion on the electoral role not whether the applicant is a resident within the parish

v2 Nov 20

v3 Nov 21

v4 Nov 22

v5 Nov 23

	Date	Meeting	Venue
Tuesday	02-Jan	Planning	TEAMS
Thursday	11-Jan	Open Spaces	Council Chamber
Tuesday	16-Jan	Planning	TEAMS
Thursday	25-Jan	Works & Services	Council Chamber
Tuesday	30-Jan	Planning	TEAMS
Thursday	08-Feb	Finance & General Purposes	Council Chamber
Tuesday	13-Feb	Planning	TEAMS
Thursday	22-Feb	COUNCIL	Council Chamber
Tuesday	27-Feb	Planning	TEAMS
Tuesday	05-Mar	Open Spaces	Council Chamber
Tuesday	12-Mar	Planning	TEAMS
Thursday	21-Mar	Works & Services	Council Chamber
Tuesday	26-Mar	Planning	TEAMS
Tuesday	09-Apr	Planning	TEAMS
Thursday	18-Apr	Finance & General Purposes	Council Chamber
Tuesday	23-Apr	Planning	TEAMS
Tuesday	30-Apr	COUNCIL	Council Chamber
Thursday	09-May	Annual Council Meeting	Council Chamber
Tuesday	07-May	Planning	TEAMS
Tuesday	21-May	Open Spaces	Council Chamber
Tuesday	21-May	Planning	TEAMS
Wednesday	29-May	Annual Parish	Loudwater Prov
Thursday	30-May	Works & Services	Council Chamber
Tuesday	04-Jun	Planning	TEAMS
Tuesday	18-Jun	Planning	TEAMS
Thursday	25-Jun	COUNCIL	Council Chamber
Tuesday	02-Jul	Planning	TEAMS
Tuesday	16-Jul	Planning	TEAMS
Tuesday	30-Jul	Planning	TEAMS
Tuesday	13-Aug	Planning	TEAMS
Tuesday	27-Aug	Planning	TEAMS
Tuesday	03-Sep	Open Spaces	Council Chamber
Tuesday	10-Sep	Planning	TEAMS
Thursday	19-Sep	Works & Services	Council Chamber
Tuesday	24-Sep	Planning	TEAMS
Tuesday	01-Oct	Finance & General Purposes	Council Chamber
Tuesday	08-Oct	Planning	TEAMS
Tuesday	15-Oct	COUNCIL	Council Chamber
Tuesday	22-Oct	Planning	TEAMS
Thursday	31-Oct	Open Spaces	Council Chamber
Tuesday	05-Nov	Planning	TEAMS
Thursday	14-Nov	Works & Services	Council Chamber
Tuesday	19-Nov	Planning	TEAMS
Tuesday	03-Dec	Planning	TEAMS
Tuesday	03-Dec	Finance & General Purposes	Council Chamber
Tuesday	17-Dec	Planning	TEAMS
Thursday	19-Dec	COUNCIL	Council Chamber

PLEASE NOTE:

MEMBERS OF THE PUBLIC ARE ABLE TO ATTEND ALL THE ABOVE MEETINGS

ALL SCHEDULED PLANNING MEETINGS ARE SUBJECT TO CHANGE

DATED

2023

LORD CARRINGTON
and THE HONOURABLE VIRGINIA CARINGTON

and

CHEPPING WYCOMBE PARISH COUNCIL

L E A S E

Playground adjoining Oak Wood Flackwell Heath

THIS LEASE is made the day of Two thousand and Twenty
Three

BETWEEN

1. **LORD CARRINGTON and THE HONOURABLE VIRGINIA CARINGTON** of Manor House
Estate Office, Perry Lane, Bledlow, Bucks HP27 9PA ("the Landlord") and
2. **Chepping Wycombe Parish Council ("the Tenant")** of Council Offices, Cock
Lane Tylers Green, Bucks, HP10 8DS

NOW THIS DEED WITNESSES as follows:

1. The Landlord lets the land adjoining Oak Wood Flackwell Heath Buckinghamshire, (the
"Property") as shown edged red on the annexed plan (the "Plan") to the Tenant from the
date of this lease for a term of 5 years.
2. The Tenant agrees to pay the Landlord FIFTY POUNDS (£50) per annum (plus value
added tax), which is reserved as rent.
3. The Tenant agrees with the Landlord:
 - 3.1 to pay the rent annually in advance on the anniversary of this lease and to pay
interest at four per cent above HSBC Bank plc base rate on any arrears or any
other overdue money payable to the Landlord for this letting;
 - 3.2 to be responsible for all charges relating to the supply of utilities for the Property
if any
 - 3.3 to be responsible for all rates and all outgoing for the Property;
 - 3.4 not to use the Property except as a recreational children's playground for the use
of the Tenant or its parishioners;
 - 3.5 to destroy all thistles, nettles and other injurious weeds to which the Weeds Act
1959 applies and not remove any turf, topsoil, stone or gravel from the Property
 - 3.6 to take all reasonable steps to prevent acts of trespass on the Property and to
prevent any new footpaths or other easements or rights of way from being
acquired over the Property and to notify the Landlord in writing of any
encroachments or repeated acts of trespass on the Property.

- 3.7 not to do anything unlawful at the Property and to comply with all legislation and regulations which apply to the Property and the use the Tenant makes of it, in particular legislation and regulations which relate to planning and health and safety at work;
- 3.8 not to cause a nuisance or disturbance to the Landlord or anyone at adjoining property and not to keep any dangerous material at the Property;
- 3.9 to put and keep all boundary fences in a good state of condition being of post and rail construction no less than 5 ft in height and to keep the Property clear of weeds and rubbish and tidy and in a good state of condition and to yield up the Property with vacant possession and remove all tenant's fixtures and fittings upon expiry of this Lease
- 3.10 not to erect any buildings or apparatus nor carry out any development (as defined by the Town and Country Planning Act 1990 Section 55) on the Property or make alterations to the Property;
- 3.11 not to sell, transfer, let, share or mortgage the whole or any part of the Property to anyone else nor allow possession or occupation of it to anyone other than the Tenant;
- 3.12 to act in a responsible and tenant-like manner at all times.
- 3.13 to ensure that public liability insurance cover of such amount (not being less than FIVE MILLION POUNDS (£5,000,000.00) in respect of each and every claim as the Landlord may reasonably require and to submit to the Landlord or its agents confirmation that such insurance is in place at any time on seven days prior notice
- 3.14 not to do anything which will or might constitute a breach of any statutory requirement affecting the Property or that will or might wholly or partly vitiate any insurance effected in respect of the property from time to time
- 3.15 to indemnify the Landlord, and keep the Landlord indemnified against all losses, claims, demands, actions, proceedings, damages, costs or expenses or other

liability arising in any way from the formation maintenance and use of the Property as a children's playground and any breach of the terms of this lease

3.16 to comply with all reasonable regulations made by the Landlord and notified to the Tenant from time to time

4. The Landlord covenants with the Tenant, that so long as the Tenant pays the rents reserved by and complies with its obligations in this lease, the Tenant shall have quiet enjoyment of the Property without any lawful interruption by the Landlord or any person claiming under the Landlord.
5. It is a condition of this letting that if the Tenant fails to pay the rent on time or otherwise fails to comply with the terms of this lease, the Landlord can immediately bring this letting to an end by entering the property or any other legal means.
6. The Landlord and the Tenant agree that the legal provisions which give tenants security of tenure (in sections 24 to 28 of the Landlord and Tenant Act 1954) are not to apply to this letting and confirm that, before this document was entered into, the Landlord served a notice dated 19th October 2023 complying with Schedule 1 of the Regulatory Reform (Business Tenancies) (England and Wales) Order 2003 on the Tenant and the Tenant made a declaration dated complying with paragraph 8 of Schedule 2 of that Order.
7. The Landlord and the Tenant have signed this document by way of agreement to its terms.
8. Unless expressly stated nothing in this lease will create any rights in favour of any person pursuant to the Contracts (Rights of Third Parties) Act 1999.
9. The Landlord gives no warranty that the property is legally or physically fit for the purposes specified in clause 3.4
10. In the event that the Landlord wishes to carry out any development on the Property it may serve the Tenant with six months prior written notice and the term of this lease shall cease and determine immediately on the expiry of the notice but without prejudice to any rights or remedies that may have accrued

IN WITNESS whereof has duly executed this Lease on
behalf of the Tenant

Signed as a deed by/)
on behalf of the Tenant)
in the presence of:)

Witness Sign

Print Name

Address

.....

.....

Occupation

Signed as a deed by /)
on behalf of the Tenant)
in the presence of:)

Witness Sign

Print Name

Address

.....

.....

Occupation

Signed as a deed by the said Lord Carrington)
in the presence of:)

Witness Sign

Print Name

Address

.....

.....

Occupation

Signed as a deed by the said Hon Virginia Carington)
in the presence of:)

Witness Sign

Print Name

Address

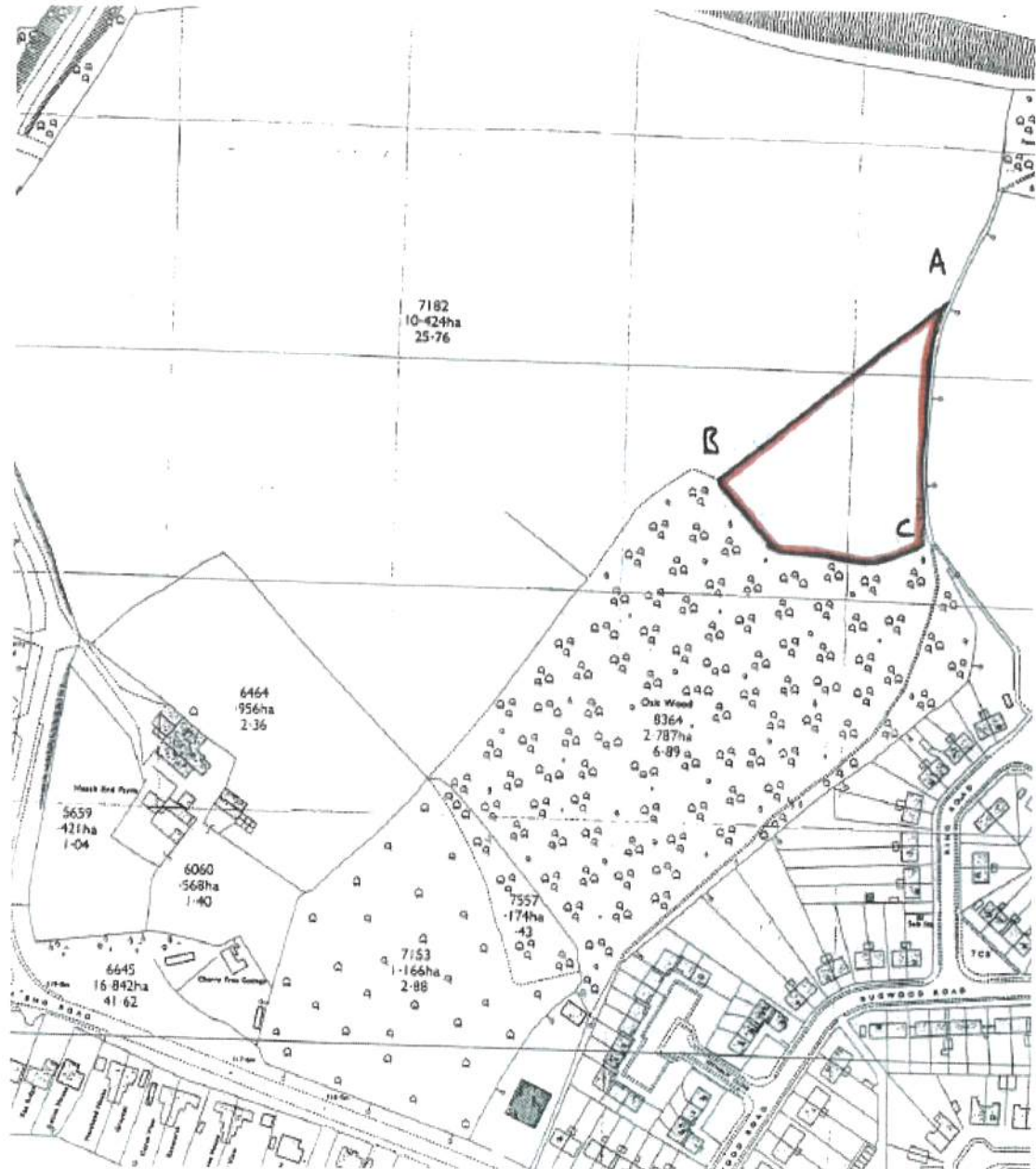
.....

.....

Occupation

NOT TO SCALE

Land adjoining Oak Wood Flackwell Heath (1.5 acres approx.)



CHEPPING WYCOMBE PARISH COUNCIL

APPLICATION FOR GRANT/DONATION BY CHARITABLE, VOLUNTARY OR OTHER ORGANISATIONS
(Local Government Act 1972, Section 137)

Please note: this application will not be considered unless it is accompanied by a copy of the latest set of annual accounts showing the organisations income, expenditure and level of balances. If the organisation does not prepare annual accounts, copies of the bank statements covering the previous six months must be enclosed.

Name of organisation: Flackwell Heath Community Association

Secretary/Sponsor: _____
Contact details: _____

Treasurer/Financial Officer: _____
Contact details: _____

How is the organisation established (delete as appropriate)

Incorporated by Royal Charter	Registered as a Friendly Society
Incorporated under Companies Act	By affiliation to any national body
Registered as a Charity ✓	Deed of Trust
Charity No <u>1044870</u>	Other (please specify below) _____

What are the objectives of the organisation?

Does the organisation carry out any trading activity with a view to profit?

Does your organisation have a membership?

FHCFA maintains the Community Centre in Flackwell Heath for the benefit of the villagers. The rooms are hired out to cover costs. There is no separate profitable activity. There is no specific membership, it is open to all villagers.

For what purpose of project is the grant/donation requested?

Replacement of original high level windows which have become inefficient and are becoming dangerous

Please specify:

Total estimated cost of the project	£ 9495
Dates to commence and complete	October 2023
Amount already available	All available but only
Amount expected to be available at start	from reserves

Other applications for grants for the project:

Body:	Amount applied for:

Amount being requested from CWPC:	£2000
-----------------------------------	-------

Who will benefit from the project, specifically with residents of Chepping Wycombe in mind? All users of the Centre, almost all of whom are from Chepping Wycombe
--

I submit this application on behalf of the stated organisation and believe all statements made or enclosed to be true.

Signed: Dated: 4-12-23

Capacity in which signed: Treasurer, FHCA

Should the application be successful any cheque will be made payable to the name of the organisation as stated overleaf and sent to the Treasurer unless otherwise stated.

Alternative addressee for grant:

Please return the completed application and supporting documents to: Clerk of the Council
Chepping Wycombe Parish Council
Cock Lane
Tylers Green
Bucks HP10 8DS

Or alternatively send the application via email to clerk@cwpc.org.uk
Any queries please do not hesitate to contact the office on: 01494 814600



FLACKWELL HEATH COMMUNITY ASSOCIATION

FINANCIAL ACCOUNTS FOR YEAR ENDED 31 DECEMBER 2022

<u>INCOME</u>	<u>Notes</u>	<u>2022</u> £	<u>2021</u> £
Hall Bookings & Affiliation		41940	22335
Fundraising	1	718	313
Grapevine Advertising		3977	4746
Grapevine Sales		4410	4683
Interest on Bank Balances		883	517
Jigsaw & Paperback Library	1	2516	1602
Donations/Grants	1	2189	9926
<u>TOTAL</u>		56633	44122

EXPENDITURE

Cleaning		10307	11556
Gardening		1070	1300
Grapevine		5985	5860
Insurance		2651	2601
Performing Rights Society		333	333
Repairs, Renewal and Maintenance		24820	31279
Security Services		5185	3484
Sundries		741	893
Utilities	2	3425	7276
Rates		686	515
<u>TOTAL</u>		55203	65097

NET SURPLUS (DEFICIT) FOR YEAR

		1430	-20975
Add: Balance of funds brought forward		167894	188869

BALANCE OF TOTAL FUNDS CARRIED FORWARD

3 **169247** **167894**

BALANCE OF CASH CARRIED FORWARD

14385 **13960**

Approved by:

CHAIRMAN

CHRISTINE CRAMER

TREASURER

BARRIE WALMSLEY

TRUSTEES

FLACKWELL HEATH COMMUNITY ASSOCIATION

NOTES TO ACCOUNTS ENDED 31 DECEMBER 2022

	<u>2022</u>	<u>2021</u>
	£	£
1 <u>FUND-RAISING</u>		
Fund Raising (Include Paperback)	3234	1915
Donations	145	301
Grants	2044	9625
	5423	11841
 2 <u>UTILITIES</u>		
Electricity	1584	1584
Gas	2479	3725
Water	-1123	1523
Telephone	485	444
	3425	7276
 3 <u>BALANCE OF FUNDS</u>		
(Unrestricted Funds)		
Current Account	14385	13960
Business Savings Account	2535	2412
Charities Deposit Fund	29810	29522
Nationwide 95-day	122517	122000
	169247	167894

REPORT OF THE INDEPENDENT EXAMINER TO THE TRUSTEES OF THE FLACKWELL HEATH COMMUNITY ASSOCIATION

I have examined the Receipts and Payment account for the year ended 31st December 2022 as set out on pages 2 and 3 and report that it is in accordance with the records and vouchers presented to me.

CAROLYN COLLINS
LEDGERS ACCOUNTANCY

Report To Full Council On Current And Potential Future Moving Vehicle Activated Signage (MVAS) Equipment.

From Cllr Alec Barron & Cllr David Johncock

Date: 11/12/2023

Current Position.

1. The CWPC MVAS (Moving Vehicle Activated Sign) equipment (three units manufactured by SWARCO) were purchased around 2014 / 2015, along with laptop computers for downloading stored information. Funding was provided by the Hazlemere and Chepping Wye Neighbourhood Action Group (NAG) and CWPC although the latter took ownership of the equipment and maintained them.
2. The justification was twofold:
 - To influence speeding drivers to observe the 30mph speed limits within the 3 Wards of Chepping Wycombe Parish.
 - To Collect and Analyse Data collected by the MVAS.
3. Unfortunately, the equipment has reached its "use by" date. It is increasingly unreliable and is becoming expensive to maintain. Moreover, the data being collected has achieved its intended purpose in identifying speeding "hot spots" that have helped Thames Valley Police to site its speed awareness enforcement. It has also informed the Community Speed Watch (CSW) teams where best to site their equipment across the Parish area.

Recent Discussions.

4. Members will be aware that, over the last several months, there have been several informal discussions within the Council and at NAG meetings with the view of potentially purchasing replacement equipment with the help of Community Board funding.
5. Added to this, the volunteers involved with the moving of the existing MVAS and the downloading of the data are frankly tired and no new volunteers have come forward to replace them. Moreover, as already mentioned, there is little purpose in collection more data anyway. This has led to the recent NAG decision to cease use of the existing MVAS and for CWPC to dispose of the current equipment.
6. The remaining question therefore is whether CWPC should replace the MVAS equipment and, if so, by what ??

Way Ahead.

7. Members **may** recall that after discussion at full Council meeting on 22nd June 2023, it was agreed to replace the current (3) MVAS units with MSIDs. However, we believe that this **conclusion** had been on the understanding that match funding would come from the Community Board. Unfortunately, recent guidance from Bucks Council has revealed that the Community Board is not allowed to fund replacement

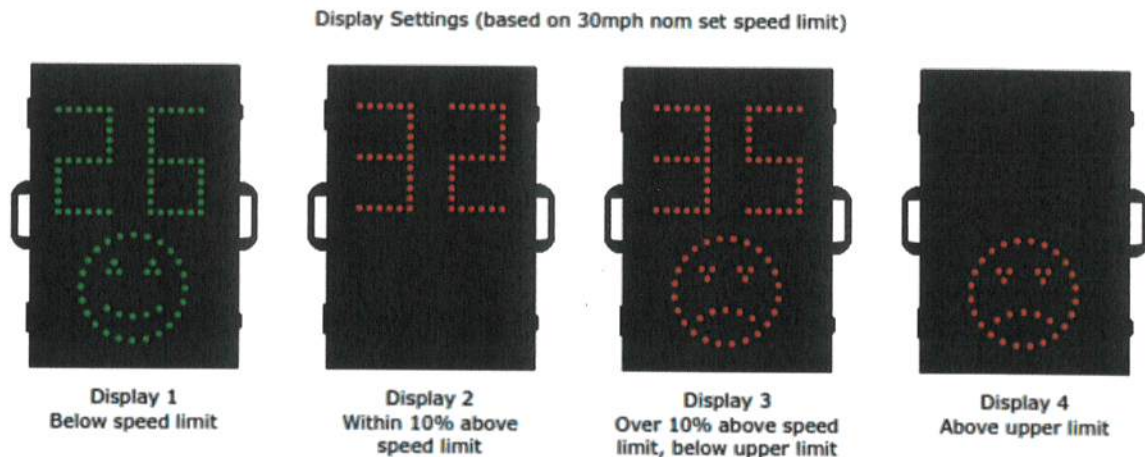
equipment, and this means that CWPC would have to pay the full cost of any replacement programme.

8. Furthermore, since that meeting, further discussion has concluded that we should consider obtaining 4 MSIDs to be sited permanently at the main speeding hotspots in CWPC as follows:

- Tylers Green - Hammersley Lane
- Loudwater - Kingsmead Road and Treadaway Hill
- Flackwell Heath - Blind Lane

9. These would be installed and maintained by the contractors and there would be no involvement from members or other volunteers.

10. The rationale for these devices would be to simply remind speeding drivers to slow down and to thank those motorists correctly observing the speed limit. There are a number of options available for the display but the following is the one being recommended:



11. The most up-to-date cost available for the purchase and installation of the 4 devices is £K16.

APPENDIX G

task	cost	ask	match	who
Event - wildflowers for flackwild				
2R 1 day Feb	750	750		
1kg wildflower seed	100	50		50 FHRA
1kg yellow rattle	275	138		137 FHRA
talk 13/12/23 or jan 24	100	100		
room hire & Refreshments	200	200		
2 R 1 day sept 24 cut & collect day	750	375		375 CWPC
wildflower nursery time				
1 R 1 day Dec- Mar	3000	1500		1500 CR
materials				
quarry dust for path 1x70	70	70		
whacker plate day	125	125		
contribution to costs e.g. loo, compost water	250	250		
project management site visits and prep	1125	750		375 CWPC
1 R box installation day	375	375		
swift boxes @45 (FHMFC & Village hall)	180	180		
owl box @ 90	270	270		
4x bird boxes @ 35	140	140		
3x bat boxes @ 50	150	150		
6x wooden bird boxes @15	90	90		
whips scrub 400 hawthorn, blackthorn buckthorn	800	650		150 CWPC
trees 4x oak @50	200	200		
trees 2x wych elm @40	80	80		
wildflower meadow signs 70 x6	420	420		
woodchip	150	150		
	9600	7013	2587	

Wildflowers for Flackwild Heath

Project outline

1 Joint talk in January at FH community centre – possible date 10th or 11th??? 7.30-9pm

Create and circulate a 'what we're doing, why & how to take part' leaflet

ready for then some printed plus a download - e.g. on Res Assoc website? and/or ours and also available for the other days

ask people to do the once a month perimeter mowing work - and not worrying if it's dry and there's no growth - don't mow!

Followed by

2 Community Action Day

Sat 17th Feb 10-1 -Tasks: tree planting, planting of hedgerow, make and install boxes and spring cut, rake and sow seeds.

It's national nest box week Feb 14-21st so ties in to that really. - good for social media tagging etc

3 Dec-March Work at Wildflower nursery nurturing plants & people and improving the site ready for the growing season.

4 Then between Feb & September we will continue to work with council to identify & create the map of other areas and ensure they are removed from the Bucks Council contract.

5 We can potentially be contracted to mow instead of the council in September/October...together with an end of season community cut & collect day in September then we plant out the plants grown in the nursery - putting it all to bed for the winter. This ensures the areas inc the bigger new ones as well as existing locations are all sorted

Email 5 12 23

I have been looking at the list of Loudwater sites whilst also baring in mind the other sites we have discussed in TG & FH plus there will be others I might not be aware of.

I will get the bid writing done asap to hopefully secure funding before it is lost to the black hole of Aylesbury....

However, it strikes me that something more substantial and longer term is also needed.

I think an open spaces strategy with plans for at least the major sites plus a broad approach for other smaller sites and verges etc would be really handy as something to:

educate and inform people as to why these things are happening
the benefits you seek to deliver from them (climate resilience, biodiversity , better maintained 'other' areas, fewer cuts = less diesel burnt=less emmissions= less air pollution and less noise pollution and so on)

make the area have a greater identity as a part of Wycombe/Bucks that is really good for open spaces and biodiversity.

and then use this as a framework for delivery by internal and external teams inc schools and community groups.

this can be published on the website for public viewing (or a version thereof can)

we can if you want pick some target species to promote too so we get an affinity to them - people can then join in at home planting specific plants, putting up boxes etc etc it could be really powerful. they can record on apps if they see things in the garden etc so real life citizen science which can feed into the national data bases via a free app on the phone. This kind of data is so important in saving areas like Gomm valleys of the future. This can all align to our lottery project if that comes in....

This strategy will give you the means to make the open spaces better for biodiversity and indeed better for other uses by changing grass cutting regimes and so on. It can also be used as a tool to attract in extra funding not just for us (!) but to help produce a case to get new/additional machinery e.g. cut & collect so the changes can be delivered.

I will also link it to strategic plans at a national and local scale so people can see how it all fits together and goes beyond a project cooked up by us all but actually is a contribution to a much larger scheme of works.

This is the sort of document/s we can produce for you if that is of interest, we will need some additional info of course but I just thought I'd offer this service to you.

There would be a cost which I can think about more accurately if you think it's of interest.

Meantime I'll get on applying for the flackwild funding!!

BUDGET ANALYSIS 23/24

	Budget Current	Draft Budget	Variances
	2023/24	2024/25	
Totals - gross exp (exc EMR & Projects)			
Open Spaces (exc projects)	62,910	61,910	(1,000)
Works and Services (exc Projects)	58,837	59,942	1,105
F & GP (exc projects)	262,900	274,658	11,758
CWPC - gross (exc EMR plans)	<u>384,647</u>	<u>396,510</u>	11,863
Totals - EMR Plans			
Open Spaces	28,000	37,000	9,000
Works and Services	29,000	29,000	0
F & GP	4,500	3,000	(1,500)
CWPC - EMR plans	<u>61,500</u>	<u>69,000</u>	7,500
CWPC - Gross inc EMR plans & projects	<u>446,147</u>	<u>465,510</u>	19,363
Totals - income (exc Precept)			
Open Spaces	(20,200)	(19,200)	1,000
Works and Services	(25,200)	(25,200)	0
F & GP	(11,800)	(15,300)	(3,500)
CWPC - income	<u>(57,200)</u>	<u>(59,700)</u>	(2,500)
CWPC TOTAL net	<u>388,947</u>	<u>405,810</u>	16,863
PRECEPT 23/24 actuals	<u>(384,726)</u>	<u>(386,532)</u>	(1,806)
Increase of Precept to householders		4.99%	
Impact		(19,288)	
Position prior to House number changes		<u>(405,820)</u>	
Band D numbers		6,469.16	
Changes in House numbers		0.0	
Extra income due to House numbers		0	
Adjustment for Model		10	
Final Precept		<u>(405,810)</u>	
Difference		0	
Band D	£59.75	£62.73	£2.98

Chepping Wycombe Parish Council - Precept

December 2023
For Full Council Meeting

Committee Budgets exc EMR Plans

- Inflation 6.7% (annual to Sept 23)
- Hold WS net budget as 23/24
- Hold OS net budget as 23/24
- Increase F&GP net by 3% (mainly salaries)

EMR (Work in Progress)

- F&GP as before
 - Review CB delete 24/25 planned sum
- WS as before
 - Review Vehicles
- OS mostly as before
 - King's Wood and Railway Land reductions
 - Derehams to review
 - Play Equipment to review
- 23/24 To review planned transfers before next meeting

Overall Position

- Balanced Budget using 2.65% Precept increase (no transfers to or from the general reserve)
- CIL and General Reserves healthy
- Inflation 6.7% in September 2023 falling to 4.6% in October
- Principal authorities limited to below 5%
- 1% Precept increase just under £4k
- Derehams Plans means budget must be balanced or in surplus (surplus to Derehams and increases ability to borrow)

Recommendation

- Increase Precept by 4.99%
 - Small surplus to Derehams
 - Cushion in case of unavoidable and unexpected increases
 - Below September 2023 CPI benchmark of 6.7%

Project Proposals Chepping Wycombe Parish Council 5 year plan

Version 3.4 Oct 2023

2023 - 2027

All values £k

	Status	Total Cost	App Cost	22/23	23/24	24/25	25/26	26/27	CIL	Comments
Car Park Green Dragon	App	35	10		10				Y	£10 k offered to FC
Derehams Rejuvenation Tracks	Dev App	100	10	10		50	40		Y	No costings ready yet
Derehams Rejuvenation Buildings	Dev App	250	10	10		240			Y	Est from FAR + inflation plus extra build
Community Board Projects		20				10	10			Funds in EMR (Sept 23)
Skate Park		40		2		38			Y	Slip to 24/25
2023 MVAS Upgrade		25			25				Y	Oct 23 reinstated for further debate
Footpaths		30				10	10	10	Y	
Bus shelter provision / replacement		40				20	20			Dependant on passenger number recovery
Straight Bit pe improvements		12			12					EMR funds slip to 23/24
Lean to (adjacent to depot)										Needs detail
Totals		552	30	22	47	368	80	10		

Revised Full Council Oct 23

Community Board - plan to have a regular £5k in budget and to use this line for significant expenditure over this line only

Deminimis of £5k

LW Bollards Station / Queensmead Rd

Quotes being obtained

VALUES EXCEED OUR FINANCIAL RESOURCES SO ABOVE SUBJECT TO CHANGE

Changes Oct 23

2023 MVAS Upgrade reinstated

56.

APPENDIX K.