



# Minutes of Parish Council Meeting

Held on Tuesday 24 November 2020

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Chairman: Councillor Mrs V Lynch  
Councillors: Councillor Mr G Chater, Councillor Mr D Clements, Councillor Mr C Harrison, Councillor Mrs M Lawrence, Councillor Mr D Neave, Councillor Dr H Price and Councillor Mr J Pugh  
Apologies: None  
Clerk Mrs R Biley  
Attendance: Buckinghamshire Councillor Mr P Cooper  
By Invitation: Mr S Kerry and Mr E Vickers (Rectory Homes)  
Parishioners: 7

## 1. Apologies for absences

There were no apologies for absence although Councillor Neave joined slightly later due to technical difficulties.

## 2. Disclosure of interest on items in agenda

Councillor Chater disclosed his interest in Item 7.

## 3. Reports from Buckinghamshire Council Councillor and the Police

Councillor Cooper advised the Council that the community boards were up and running and were beginning to make a difference. They were particularly looking at the 20mph speed limit changes and the difference between applying changes via law and advisory. The cycleway between Aylesbury and Wingrave Crossroads was back on the radar and the A418 between Wingrave and Rowsham was due a full restructure and resurface in April next year. It was also noted that Council Tax would be seeing a 2% increase.

Councillor Cooper was asked whether it was likely the cycle route could be completed at the same time as the restructure of the A418. Councillor Cooper advised that whilst that was sensible and hoped it would be possible, it very much depended on whether the timelines married up for plans to be completed.

Councillor Lynch asked whether the issues with the requirement for a separation distance between the cycle way and traffic would be met this time. Councillor Cooper advised that the rules had been relaxed somewhat and it would be assessed under the new standards.

The Clerk asked whether with the opening of the new farm shop in Rowsham it would be worth pursuing an assessment of the central pedestrian reservation to improve safety for

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**1510**

Signed by  
Chairman

users crossing. Councillor Cooper advised they are unlikely to do anything but worth picking up.

#### **4. Sign off Parish Council Meeting Minutes**

##### **4.1 Parish Council Meeting 20<sup>th</sup> October 2020**

The minutes of the Parish Council Meeting held on 20<sup>th</sup> October 2020 were approved as an accurate account of the meeting and were signed as such by the Chairman.

#### **5. Planning**

##### **5.1 20/03583/APP**

- **Land Off Leighton Road Wingrave Buckinghamshire  
Variation of condition 18 (approved plans) of planning permission 17/04425/APP -  
Erection of 29 two storey dwellings, together with a new access of the Leighton  
Road, garaging, parking, public open space, landscaping and all enabling  
development (as modified by approval of non-material amendment application  
17/A4425/NON); to vary floor plans and elevations regarding plots 3, 4, 7, 8, 25  
and 26 of the approved scheme**

The meeting was attended by Planning Manager Mr Steve Kerry and Land Manager Mr Edd Vickers from Rectory Homes.

Councillor Lynch introduced the item and asked the attendees from Rectory Homes to give details of the application.

Mr Kerry and Mr Vickers confirmed that the changes had been proposed to improve the attractiveness of the street scene and to create more saleable homes. It was noted that there would be no changes to the elevations, slab levels, heights, or number of bedrooms of the properties in question. There could be some possibility of changes to the dimensions of the detached properties, but the link properties would remain the same.

A parishioner noted that by improving the houses in this way, it would increase the market value, which would impact those wishing to downsize and first-time buyers. This statement was acknowledged by Mr Kerry.

Councillor Lynch proposed to the Council that they register no objections to this application. Councillors voted 6 to 2 in favour of this.

The Council **RESOLVED** to register no objections to the planning application.

##### **5.2 20/03725/APP**

- **64 Winslow Road Wingrave Buckinghamshire HP22 4QB  
Rear extension to existing dwelling and erection of dwelling, creation of new  
vehicular access**

Councillor Lynch introduced the item and noted that the site was large enough to accommodate an infill dwelling and that the Neighbourhood Plan supported such development.

The application was discussed by Councillors and Councillor Lynch proposed that the Council register no objections to this application. This was approved by unanimous vote.

The Council **RESOLVED** to register no objections to the planning application.

### **5.3 20/03968/APP**

- **122 Winslow Road Wingrave Buckinghamshire HP22 4QB  
Conversion of garage into habitable accommodation and part two storey and part single storey front, side and rear extension.**

Councillor Lynch gave an overview of the application and asked councillors for comment. It was noted that the house was the last leaving the village and the plot was large enough to accommodate the proposed development.

Councillor Lynch proposed that the Council registered no objections to the application. This was approved by unanimous vote.

The Council **RESOLVED** to register no objections to the planning application.

### **5.4 20/03816/APP**

- **39 Elm Leys Wingrave Buckinghamshire HP22 4FL**
- **Part-change of use (garage) from residential(C3a) to dog grooming parlour(suigenris) and changes to fenestration on rear elevation**

Councillor Lynch noted that the Council had received some concerns from a parishioner in relation to this application and confirmed that these had been circulated to all councillors.

Councillor Neave noted that the points raised by the parishioner which included;

- The inclusion of a domestic extractor, new window and the installation of a stable door are done to aid ventilation. It makes no provision for ensuring that the grooming by-product (hair, nails and dust) leave the premises. Is there a provision for air filtration and not just ventilation? There is already a marked increase in litter and such since the development was completed and without adequate provision to deal with filtration, the issue could be exacerbated by such an application.
- What measures are being included to prevent noise pollution? Insulation is provided to meet the requirements from a thermal perspective but no mention of sound proofing. Given the allocation of ventilation being provided by open windows and doors the concern is that noise from dryers, clippers and dogs barking will cause a problem to nearby residents.
- There is mention of the "possibility" of more than one dog being on site at anyone time but makes no mention as to where they will be housed for the duration of their time on site. If they were to be housed outside, then concern is raised over noise again.
- Will the opening hours be part of the planning conditions?
- There is real concern for the available parking on Elm Leys and note that the road is narrow and does not lend itself to on street parking, it is therefore appropriate that no endeavour should be promoted which would encourage this. What restrictions would be put in place to ensure this was not impacted?

Councillor Lynch asked Councillors whether they voted in favour of registering no objections to the application. This was supported by 4 Councillors. Councillor Lynch asked Councillors whether they voted for registering objections to this application. This was supported by 2 Councillors. One councillor chose to abstain.

The Council **RESOLVED** to register no objections to the application but would include its concerns as detailed above.

## **6 2021 Meeting Dates Approval**

The meeting dates were approved by unanimous vote.

The Council **RESOLVED** to adopt the meeting dates for the coming calendar year.

## **7 WWSAL**

### **7.1 Update**

### **7.2 Treasurer Report**

### **7.3 Draft Budget**

Councillor Chater, in his capacity of Chair of WWSAL delivered his reports. This included advising that the grasscrete work at the park and the white lining had been completed as well as the cut back of the perimeter hedges. However, the model track project had been further delayed.

Fundraising events were being planned and the fete for 2021 had been pencilled in for 12<sup>th</sup> July 2021.

Councillor Chater also advised that within the draft budget, the Parish Council's contribution to Management fee and grass cutting would need to increase from £2,500 to £3,500 and £600 to £650 respectively.

Councillor Lynch thanked Councillor Chater for his reports and advised that requests for the budget increases would be considered by the finance committee.

The draft budget is available as an appendix.

Councillor Neave presented an overview to the Parish Council of how both the Parish Council and WWSAL hoped to establish their future relationship. It was noted that this was an evolving discussion, and the Council would be updated throughout the process.

It was noted that copies of the overview would be distributed to councillors and members of the WWSAL management committee.

## **8 Accounts**

### **8.1 Approval of handyman invoice**

The Clerk asked for the approval of the invoice from Mr M Greave for work completed in the Parish at £483.94; this was approved by all councillors.

The Council **RESOLVED** to approve and pay Mr M Greave £483.94.

## 8.2 Kirby Memorial Fund Application- Wingrave CE PTFA

The Clerk gave an overview of the application submitted by Wingrave CE PTFA, which set out a request for funding of £1,125 to help support a Santa float event through Wingrave. The event met the criteria for community impact and it was hoped that when through the pandemic it could become a festive weekend event in the village, incorporating the different groups such as the WCA, the Church etc. the Finance committee recommended meeting the full award of £1125.

Councillors voted unanimously to approve the award.

It was asked whether a visit to Rowsham could be considered, PTFA representative Mrs L Wyles agreed this would be looked into taking into consideration health and safety and risk assessments.

The Council **RESOLVED** to award £1,125 from the Kirby Memorial Fund to Wingrave CE PTFA to support their Santa Float through Wingrave.

## 9 VAS site approval

£106 money from developers had been made available for the purchase of two VAS systems, to be sited on the Leighton Road.

Councillor Price, on behalf of the traffic groups questioned the value for money of this project and it was agreed that the Clerk and Councillor Price would discuss further and report back.

**Meeting ended 21.30**

	<b>WWRSA DRAFT BUDGET 2021 - 2022</b>					
<b>INCOME</b>			<b>EXPENDITURE</b>			
PC	3500		Mowing		950	Note 3
			Fuel/Repair		350	Note 4
Fete	2500	Note 1	Insurance		1300	
Clubs	5520	Note 2	Cleaning		3900	
WWRSSC	4000		Litter		432	
Hire	500					
			Maintenance		1100	Note 5
Floods	500		Gas		1200	
Mowing	650		Electricity		2500	Note 6
Pool	100		Water		250	
			Strimming		400	Note 7
			White Lining		750	
			Weedkiller		750	Note 8
			Hard Court Maintenance Fund		3000	Note 9
			Admin		88	
			Cleaning materials		300	
	17270				17270	
<b>AFFILIATION FEES</b>		<b>2021- 2022</b>				
SFC	630					
JFC	850					
Cricket	600					
Tennis	1400	GF400	HCMF 1000			Note 10
Netball	1400	GF400	HCMF 1000			Note 10
Croquet	320					
Bowls	320					

**1515**

Signed by  
Chairman

