

July 2024 Draft Minutes

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**Minutes of the Meeting of the Parish
Council Wednesday 3rd July 2024 at 7.30
pm at Longburrow Hall, Stokenchurch**

ATTENDANCE: Cllr Nuthall (Chairman), Cllrs Baker, Ghost, Jenkinson, Ramsden, Thomas, Young

BUCKINGHAMSHIRE COUNCILLOR: Cllrs Adoh and Etholen

CLERK :

MEMBERS OF THE PUBLIC: 16

1) Apologies for absence

Apologies received from Cllrs Burnham, Carrington, D Hayday, O Hayday, Preece. and The Clerk – Shelley Adnett.

2) Declarations of any personal interests

Cllr Baker disclosed an interest with the Roof Repairs - Item 11.

Cllr Ramsden disclosed an interest in the Memorial Hall Social Club – Item 10

Cllr Nuthall disclosed an interest in Bills Payable – Item 7a.

3) Meeting closed by Chair and opened to the public

There were no questions received from or presented by the Public.

4) To Confirm minutes of 5th June 2024

The Minutes of the Meeting were agreed without division and signed by the Chairman.

5). Co-option of Councillor Vacancies



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available for co-option.

The Chairman was pleased to say that there had been 5 parishioners who had expressed an interest.

One candidate was, due to a long standing engagement, unable to be present this evening but they had submitted a video application which had been viewed by the Councillors.

The other 4 candidates were invited to give their presentations and were advised that after they had all done so, the Councillors would cast their votes and pass them to the Chairman who would then announce the result.

The presentations were duly given and the successful candidates were John McNeil and Ryan Pearse who were then invited to join the Councillors at the table. The Chairman advised them that they would not, until the completion of the necessary formalities, be able to vote on any of the Council Business tonight.

The Chairman thanked the other candidates and advised that next year (2025) would



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COUNCILORS

Cllr Etholen and Cllr Adoh both wished to express their appreciation for the Parish council in both the running of the Council and also of what they do for the community. They also reminded the meeting that the General Election was being held tomorrow (July 4th) and asked all to please vote.

The recent Road Repairs were noted and several parishioners voiced their concern that the repairs made the village look untidy with all the patching that had been done. In addition the anti-skid surface near the traffic lights at George Road was deteriorating but as, according to TfB it was a different surface and was not in the programme, it would be monitored for deterioration and dealt with in due course.

The Chairman raised the fact that the contractors had moved the fencing at the Kings to store their equipment without the knowledge of the Council and when it was raised with TfB, the reply was that it was approved by the Land Agent. In view of the fact that the Parish Council owned the land this was clearly incorrect. It was



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Cllr Etholen advised that the conversion of Mary Towerton School to accept SEND pupils was progression and Cllr Ghost raised the question of whether or not the current Speed Limit of 30mph could be reduced to 20mph. The Buckinghamshire Councillors acknowledge the concern and suggested that this be raised with the North West Chilterns Community Board regarding funding etc;

Cllr Etholen advised that he had raised the problems of the vegetation at the Mudds Bank island – (Area between Mudds Bank Layby and A40) - with James Tunnard (Local Area Technician) and was told that there were no funds for any clearance. It was noted that the vision splay areas had been cut, but that any additional work would have to be funded by others. It was appreciated that the area concerned was outside the 30mph area. Cllr Jenkinson raised concerns about some of the footpaths in that area that were still overgrown and Cllr Etholen would report this back to TfB for consideration.

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Cllr Etholen mentioned that following a report by Cllr Thomas about the non-availability to recycle paper at High Wycombe HRC. On arrival was directed to put paper into the Non-recyclable bin for burning at Greatmoor. Cllr Etholen had investigated and found that this was in error. Cllr Thomas advised that he had experienced the same problem on Monday 1st July 2024. Cllr Etholen will investigate this.

7) Finance

- a. Bills Payable – The Bill payable at 5th June 2024 showed that the Parish Council had spent £23716.61. Cllr Ghost raised the question about the amount that a contractor was charging - £1200 per month for the Cemetery Lawns. Cllr Ramsden advised that the costs of the Cemetery Lawns covered around 3 days and that a large part of one of the days was related to the Cremation Plots which, we the Parish council had been doing on a favour basis as the land was technically the property of the Church. The Chairman advised that there needed to be a meeting of the Cemetery Committee and discussions with the Church as a matter of urgency to address the costs incurred. The Bills Payable were proposed for approval by Cllr Jenkinson and seconded by Cllr Baker. The rest of the Council concurred with this decision.
- b. Online banking approvals/additional signatory/removal of signatory.

The Chairman advised that there was a need to increase the number

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There was also a need for additional signatories. The Chairman asked for the approval of Cllrs Baker and Thomas to have on-line authorisation as they were already full banking signatories. This was proposed by Cllr Ramsden, seconded by Cllr Young and approved without division.

The Chairman advised that due to Cllr Jennings resignation from the Council, he would need to be removed from the list of signatories. This was proposed by Cllr Ramsden, seconded by Cllr Young and approved without division.

- c. AGAR. The Chairman advised the meeting that the AGAR had still not been signed off by the Internal Auditor and that as a result of this, The Chairman had written to the External Auditor advising them of this and requesting a time extension.

8) The Kings Hotel Update

The Chairman advised the meeting that there was currently nothing to report.

9) Cricket Ground/Rose Corner/Longburrow Hall Car Park update.

The Chairman advised that the Council were still awaiting information on both the Cricket Ground and Longburrow Car Park and consequently they will be deferred till the next meeting.

The Chairman reminded the meeting that the area of Rose Corner was and is Common Land and that the Common actually goes up to the houses and should be in the title deeds of those houses. The resurfacing of the track incurs a cost of around £2500 a year. It was noted that originally the properties were owned by Mrs Messenger but were now owned by various individuals. The Council had approached the Council Solicitors (Geoffrey Leaver) for an indication of costs and the initial charge would be £750, but there would be other unknown costs because:-

- a – The Land is Common Land, cannot be Tarmaced, and if one wishes to



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register.

In view of this, it was felt that the costs of such an exercise would be prohibitive and not a good use of public money. Cllr Baker offered to assist in drafting the Councils response to the residents.

This course of action was proposed by Cllr Ramsden, seconded by Cllr Jenkinson and agreed without division

10) Lease Renewal for SGCC and Stokenchurch Memorial Hall Social Club

The Chairman reminded the meeting that at the last meeting (June 5th) the Council had been quoted the sum of £1600 + VAT to amend each lease or £2800 + VAT to rewrite each lease had been provided by Geoffrey Leaver (Councils Solicitors).

The Chairman had sought an alternative quotation and KiddRapinet Solicitors had quoted the sum of £2250 + VAT for the rewriting of each lease. There will also be some Disbursements which will be approx £30 each.

A brief discussion ensued as to the merits of amending and/or rewriting and it was pointed out that by rewriting the lease the Leases would be fully commensurate with all current legislation and would thus benefit both parties

It was proposed by Cllr Jenkinson that the quotation by KiddRapinet be accepted, seconded by Cllr Thomas and agreed without division

11). Longburrow Hall Roof update

The Chairman advised that the contractor who had submitted his quotation in October 2023, which had been approved by The Council had recently responded to Cllr Jenkinsons phone call in recent weeks and was happy to commence works, Cllr Thomas was contacted by the contractor (C&R Cain) at 18.16hrs on 12th June to say that he would like to start the following day (13th June

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On 17th June 2024 an Extraordinary Meeting of the Council was convened to discuss the situation at Longburrow and it was agreed that C& R Cain be instructed to proceed forthwith.

This work was duly undertaken and completed, see Bills Payable Item 7a, by 1st July 2024 for the original quote of £4940. The additional works approved on 17th June 2024 of £980 will be invoiced upon completion.

Whilst the roof repairs that had been completed were necessary, further investigation has found that a further 11 ridges tiles are required, some of the roof tiles near the entrance to the building have given cause for concern and there is evidence of water ingress and concern over the integrity of the dome lights in the roof. In order to rectify these defects a quotation of £6943.20 has been submitted by C&R Cain.

Cllr McNeil – co-opted Item 5 refers – asked whether other quotes had been obtained and was advised by Cllr Jenkinson that based on the work already done it was probably most expedient to accept this quotation and get the work completed promptly.

The Chairman and Cllr Jenkinson reminded the meeting that Longburrow was our prime source of income and needed urgent refurbishment. The Electrical Upgrade was in progress, Roof and Structural repairs were progressing but the interior needed redecoration by way of Painting, Curtains etc.

12). B482 Update

Cllr Etholen (Item 6) mentioned that he had received a reply from John Pateman (Buckinghamshire Council Team Leader Commissioning and Contracts) concerning the B482 and like the Parish Council was very disappointed with the contents of that reply.

Cllr Etholen raised his concerns that it seems that despite the legal requirement to have “Cats Eyes” where the Double White Lines are, it appears



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well as his fellow Councillors.

Cllr Jenkinson again raised her concerns over the speed of traffic along the B482 in the 30mph area and felt it was only a matter of time before a serious RTC would occur.

The Chairman voiced her concerns about the dangers that the residents and children from Pendle's Paddock and the immediate surrounding area experienced using the section of the B482 which is subject to the National Speed Limit.

Cllr Etholen promised to take all these concerns back to John Pateman for review and also to examine avenues of potential funding so that some safety measures can be implemented.

13) Weed Spray

Cllr Ramsden asked about the possibility of weed spraying the roadside verges.

Cllr Thomas advised that the Parish warden (John Harding) was qualified but we no longer have his services.

It was suggested and agreed that we contact the Clerk at West Wycombe Parish Council to see if they can assist.

14). Archives/Enclosure Award

Cllr Baker asked about the Security and condition of the Parish Archives at Longburrow and was advised by Cllr Jenkinson that they were all safe and that a protective cover for the archives had been procured.

15). Rose Corner Village Green Enquiry

This was covered under Item 9

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- a. 24/06415/FUL – Application for: Erection of Kennels at Greendale Farm Bigmore Lane., HP14 4UP – No Objection
- b. 24/06257/FUL – Application for: Householder application for construction of single storey rear extension following demolition of existing conservatory – 37 Marcourt Road, Stokenchurch, Buckinghamshire, HP14 3QU – Mr & Mrs Dell – No Objection

The Chairman brought to the notice of Councillors that the following applications had been received

Dated 3rd July 2024 with a Closing Date of 31.07.24. Councillors were advised to examine and advise the Clerk of their decisions asap.

a. 24/064068/PIP – Application for: Application for permission in principle for construction of 2 x detached dwellings and associated works - Land Adjacent Sunnyside, Glendella and Fernlea Wycombe Road Stokenchurch Buckinghamshire - I. L. Beeks (HW)

b. 24/06505/TPO - Application for: Reduce branches overhanging by 3-4 meters to 1 x Horse Chestnut (T1) to maintain clearance to small garden area – 3 Park Lane Court, Stokenchurch, HP14 3DB – Mrs. Sally Hall -

17) . Any other business (report only)

- a. Cllr Ghost advised that he had been in contact with the local PCSO who may be able to provide a surgery at Longburrow and Studley Green.
- b. Cllr Jenkinson & Ramsden voiced concerns about Overgrown Hedges around the Village.
- c. Cllr Thomas brought to the Councils Notice the Hedgerow Management Rules; Cutting and Trimming issued by the Rural Payments Agency and effective from 23rd May 2024. A



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The Meeting was closed at 21.15hrs

The Councillors then went into Committee to discuss the following items:-

19) Staffing Update