

**LANE END PARISH COUNCIL  
MINUTES OF THE FULL PARISH COUNCIL MEETING ON  
ON MONDAY 6<sup>th</sup> NOVEMBER 2017 AT 7.30 pm IN THE SYCAMORE ROOM OF  
LANE END VILLAGE HALL**

**ATTENDANCE:** Cllrs Detsiny – Chairman, Coulter, Dunning, Harries, Hunt, Osborn, Sarney, Stewart and Wright.

**CLERK:** Mrs Hayley Glasgow

**MEMBERS OF THE PUBLIC:** 0

<p><b>1) Apologies for absence</b> Apologies were accepted from Cllrs King and Nolan.</p> <p><b>2) Declarations of any personal or prejudicial interests</b> Cllr Hunt declared an interest in the planning application 17/07565/FUL.</p> <p style="text-align: center;"><b>MEETING CLOSED FOR PUBLIC QUESTIONS MEETING RE-OPEN</b></p> <p><b>3) Minutes -</b> i) Approval of the Full Parish Council Meeting on 2<sup>nd</sup> October Although not objecting to the approval of the minutes, Cllr Wright asked it to be minuted that he could not recall the following specific sentence being said – “Although some of the land may be unregistered, it will nevertheless be owned by someone who has not as yet registered their ownership of it with the Land Registry”. Noting this, Council duly approved the minutes.</p> <p><b>4) Matters Arising</b> The Clerk reported that the overgrown hedges covering the road signs within the 40/60mph limit has been reported to TFB and to Cllr Jean Teesdale. The Clerk sent letters to the PCC, Lane End Village Hall and residents of Ditchfield Common regarding the state of dilapidation to the track on Church Path. The PCC and Village Hall both agreed that the track needed to be prepared but could not financially contribute. The Clerk reported she replied to the letter regarding the dangerous bridleways. Cllr Detsiny reported that an advertisement for an employee at the Lane End Playing Fields Pavilion will go into the next addition of Clarion. Cllr Detsiny reported that LEPC had received a letter of complaint written by 3 of the 5 Trustees of the Mole and Picket Charities. Council has written back to the Trustees to ask if the 2 new trustees had been involved in their decision to raise a complaint.</p> <p><b>5) Finance -</b> i) Approval of the accounts for October 2017 Council approved the accounts.</p> <p style="padding-left: 40px;">ii) Open Spaces Society Council agreed to pay the subscription of £45.00 to the Open Spaces Society.</p> <p style="padding-left: 40px;">iii) Donation to The Chiltern Conservation Board Council agreed a donation of £150.00 to the Chiltern Conservation Board.</p> <p><b>6) Local Plan</b> The New Local Plan has retained Chalky Fields as a potential housing site which can potentially accommodate approximately 25 dwellings. Cllrs Detsiny and Coulter had a meeting with New Urban Living. Their business model provides opportunities for people wishing to downsize. Their target market would be residents in an area approximately 1 – 2 miles from the center of Lane End. Council agreed that in terms of pursuing the potential sale it is worth continuing to talk to New Urban Living but with absolutely no commitment at this stage. Council has also been approached by Red Kite, they have also expressed an interest in meeting to discuss this site. Council agreed this should be on the agenda at the December Meeting and that Council should form a small group that are reasonably knowledgeable and experienced in this area to look at this in more detail.</p>	<p style="text-align: right;"><b>43/17</b></p> <p style="text-align: right;"><b>Action - Clerk</b></p> <p style="text-align: right;"><b>Action – Cllr Harries.</b></p> <p style="text-align: right;"><b>Action – Clerk</b></p> <p style="text-align: right;"><b>Action – Clerk</b></p> <p style="text-align: right;"><b>Action – Clerk</b></p>
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**7) To review allotment rents**

The current allotment rents are £19 for a small plot and £36 for a large plot. The Clerk recommended that Council holds the rent.

Council agreed to hold the allotment rents. Clerk to issue invoices.

Cllrs Harries and Wright will do a review of the allotment sizes.

Action – Clerk

Action – Clerk

**8) To agree the instruction of the Internal Auditor**

Councils current Internal Auditor, Laurie Johnson has decided to retire after 13 years. Several Parish Councils have recommended Chris Smith, a retired member of the Chartered Institute of Public Finance and Accountancy. Chris Smith normally charges a fee of £40 per Internal Audit.

Council agreed that Chris Smith will be asked to carry out the internal audit.

Action – Clerk

**9) To agree the licence for the land adjoining Forge Cottage**

Council approved the licence for the land adjoining Forge Cottage. The Clerk will arrange for this to be signed.

**10) Lane End Playing Fields**

It was reported that a smoking shelter had been erected without prior warning and that this work had not been approved or agreed by Council. At this stage the cost of the shelter had been paid for by a LESA Committee Member acting under the impression that they could put it up. The LESA Committee Member had subsequently offered to have this shelter taken down at their own expense.

Council were not opposed to the principle of erecting a smoking shelter but felt that the current smoking shelter should be taken down, Cllr Stewart will liaise with the LESA Committee to discuss the potential location and design of a new smoking shelter.

The Association held their monthly meeting last week and the turnover since opening exceeded the outgoings. The bar takings haven't been massive and much of the income comes from hire of the football pitches / 3G pitch.

The current income from the 3G pitches is about £300 a week. Wycombe Marsh are starting from this Wednesday on a long-term booking.

Representatives from the Lane End Football Team and some members of the Parish Council had met with Buckland Landscapes regarding the grass cutting at the Playing Fields. The meeting was very productive.

It was noted that the Lane End Sports Association had previously maintained the grass at the Playing Fields and if they could acquire a suitable tractor they may be prepared to consider doing the grass cutting themselves again.

Action – Clerk

**11) Clerk's report**

- i. Planning application comments submitted.
- ii. AED inspections carried out and on-line forms submitted.
- iii. At the last meeting a Parishioner raised concerns regarding the overgrown hedges covering signs within the 40/60mph speed limit. Since this is not within the devolved services remit I have forwarded this to TFB and copied Cllr Jean Teesdale.
- iv. The Clerk has done some research regarding implementing bye-laws. I contacted WDC's legal department and they supplied me with extensive information. I have also spoken to 3 other Parish Councils who have also researched implementing byelaws within their Parishes.
  - a. Those Councils considered that it was too much work to undertake and implement. They were also conscious that there would not be anyone to constantly Police the area once the byelaws were in place.
  - b. They suggested rather than creating byelaws, we could put a set of rules on a sign which was headed 'Lane End Parish Council'.
  - c. After reading the information on byelaws I would agree with the other Parish Councils approach and suggest we have Ditchfield Common & Lane End Playing Fields on the next agenda to agree a suitable set of rules for both sites. I can then order a couple of signs for each area

Action – Clerk /  
Cllr Detsiny

<p>and have them installed where Councillors think would be most appropriate.</p> <p>Council agreed that Cllr Detsiny and the Clerk draft some rules. These will be considered by Council at the December / January Meeting.</p> <ul style="list-style-type: none"> <li>v. The Parish Councils Insurance has been renewed with Came &amp; Co (Hiscox) on the basis of a 3-year fixed term contract.</li> <li>vi. The Clerk has cancelled the cheque raised for the tractor insurance with the NFU. The tractor is covered under the Parish Councils insurance with Came &amp; Co.</li> <li>vii. The payment to Nigel Croxford Builders has been settled as agreed by Cllrs Coulter &amp; Stewart.</li> <li>viii. The Clerk contacted the author of the report regarding dangerous gates, tracks and bridleways and advised that she should contact the individual land owners.</li> <li>ix. The Clerk has sent an email to the previous tenant to advise that now his tenancy agreement on Chalky Fields and The Orchards has ended he should remove any residual belongings from the site. The new owner of Deep Willows has put a padlock on the gate to Chalky Fields. Council should either have a key to this padlock or replace the padlock. Council has no access to The Orchards. The Clerk has asked for a quote to remove a small part of the fence and install a pedestrian gate to provide access to The Orchards from Chalky Field Allotments. I would recommend the gate is kept locked.</li> <li>x. Pete Whipp confirmed they have completed the agreed tree works at Cadmore End Common, Moorend Common &amp; Footpath 25.</li> <li>xi. An email addressed to Cllr Osborn and copied to the Clerk from the Committee of Lane End Village Hall: <ul style="list-style-type: none"> <li>a. "Following a meeting of the Village Hall committee this week I regret to say that the committee feel unable to contribute to the financial cost of refurbishing part of Church Path.</li> <li>b. The feeling of the meeting was that: <ul style="list-style-type: none"> <li>a) The land belongs to LEPC and should therefore be their responsibility.</li> <li>b) The VH will still be committed to maintaining their car park area</li> <li>c) The VH will shortly have to replace the flat roof of the hall and funds are committed to this work.</li> </ul> </li> <li>c. Sorry not to be able to help with this project which looks extremely well thought out and practical".</li> </ul> </li> <li>xii. Cllr Stewart asked James Glasgow to provide a quote for replacement of the manhole cover and fill sunken concrete and make area safe. Works at Lane End Playing Fields. The quote was £285.00 and he asked James to go ahead with the works.</li> <li>xiii. A poppy wreath has been ordered to be placed at the Lane End War Memorial.</li> <li>xiv. Received an email from a Parishioner regarding the overgrown hedges on Bolter End Lane. Buckland Landscapes will provide a quote to be considered at a future meeting.</li> <li>xv. Faulty street lights reported.</li> <li>xvi. Attended allotments sites re several issues.</li> <li>xvii. Next month's FPCM will be on Monday 4<sup>th</sup> December at Lane End Village Hall.</li> </ul> <p><b>12) Invitations to Meetings, Correspondence &amp; Reports received</b> Council noted the report.</p> <p><b>13) Matters raised by Councillors</b> Cllr Osborn reported that Cllr King has been in discussion with BCC regarding a potential meeting about bus routes.</p>	<p style="text-align: right;"><b>45/17</b></p> <p style="text-align: center;"><b>Action – Clerk</b></p> <p style="text-align: center;"><b>Action – Clerk</b></p> <p style="text-align: center;"><b>Action – Clerk</b></p>
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**14) Planning: To consider new applications and receive Wycombe District Council Decisions and Appeals**

**New Applications**

<u>17/07766/CLP</u>	Garden Cottage 3 Chequers Lane Cadmore End	Certificate of lawfulness for proposed construction of single storey rear extension. No objection.
<u>17/07565/FUL</u>	Clay Pit House Moor Common Lane End	Change of use of existing area of land currently used for the parking of motor vehicles to residential to be incorporated into the domain of Clay Pit House. No objection.
<u>17/07667/FUL</u>	Priestley Cottage Bolter End Lane Bolter End	Householder application for construction of part two storey, part single storey side/rear extension following demolition of existing detached garage. No objection.
<u>17/07541/FUL</u>	Nineacres Bungalow Fingest Lane Fingest	Demolition of existing detached bungalow and outbuildings and erection of replacement 5 bed dwelling house with associated parking. No objection.
<u>17/07564/CTREE</u>	The Lodge Wycombe Court Church Road Lane End	Trim back up to and no more than 1 metre clearance around the BT line to enable pole testing to be carried out on to various trees. No objection.
<u>17/07529/FUL</u>	Chequers Manor Farm Chequers Lane Cadmore End	Formation and construction of manege. No objection.
<u>17/07651/FUL</u>	Broom Fingest Lane Bolter End	Erection of replacement 5 bed dwelling house, detached garage and new access (alternative scheme to pp 16/05408/FUL). No objection.
<u>17/05935/FUL</u>	Judlens High Street Lane End	Change of use of existing shop, erection of single storey rear extension, removal of existing front extension and erection of new bay window & porch canopy, conversion of existing residential unit & garage all in connection with creation of 5 x 1-bed self-contained flats and ancillary works. No objection.

**Appeals:**

**APPLICATION FOR: Erection of a block of 4 x 1-bed self-contained flats to rear with bin/cycle stores & amenity area**

**Appeal reference: APP/K0425/W/17/3183063 - Judlens, High Street, Lane End, Bucks**

An appeal has been made to the Secretary of State against the decision of Wycombe District Council to Non-determination of the application.

**APPLICATION FOR: Stationing of a mobile home to be associated with the working Livery (retrospective)**

**Appeal reference: APP/K0425/W/17/3183481 - Finings Farm, Finings Road, Lane End, Bucks**

I refer to the above details. An appeal has been made to the Secretary of State against the decision of Wycombe District Council to Refusal of permission.

**Wycombe District Council planning decisions:**

Case Ref: **17/06905/FUL** Decision Application Permitted Date: **25/09/2017**

Address: 2 Oakwood Place Lane End Buckinghamshire HP14 3BQ

Proposal: Householder application for insertion of garage door to existing carport

Case Ref: **17/05828/FUL** Decision Application Permitted

Date:

09/10/2017

47/17

*Address:* Lutetia Nursery Drive Lane End Buckinghamshire HP14 3LY  
*Proposal:* Erection of single storey front extension, a single storey rear extension and the rendering of the dwelling.

*Case Ref:* 17/07183/VC    *Decision* Application Permitted    *Date:* 10/10/2017

*Address:* Kirkwood Cadmore End High Wycombe Buckinghamshire HP14 3PL  
*Proposal:* Application for removal of condition 6 (drainage) attached to PP 16/07724/FUL  
(Erection of 1 x 4 bed detached dwelling with basement area & detached garage to front - alternative scheme 14/06426/FUL (Garage) and 11/07147/FUL (Dwelling))

*Case Ref:* 17/07146/FUL    *Decision* Application Permitted    *Date:* 19/10/2017

*Address:* Land Between 12 Johnson Road And 39 Beech Avenue Archers Way Lane End  
*Proposal:* Improvement and upgrading of external cladding to a number of Red Kite Community Housing owned properties

NEXT MEETING: Ordinary meeting will be held on Monday 4<sup>th</sup> December 2017 at Lane End Village Hall

**Meeting Closed at 20.42.**

**The Chairman.....Date.....**