

Minutes of a meeting of the Full Council of Buckingham Town Council held on **Monday 19<sup>th</sup> November 2012** in the Council Chamber, Cornwalls Meadow, Buckingham at 7:00pm.

**Present:** Cllr. T. Bloomfield  
 Cllr. H. Cadd  
 Cllr. Mrs. G. Collins  
 Cllr. P. Collins  
 Cllr. P. Hirons  
 Cllr. D. Isham  
 Cllr. A. Mahi  
 Cllr. Ms. R. Newell                      Town Mayor  
 Cllr. Mrs. L. O'Donoghue  
 Cllr. M. Smith  
 Cllr. Mrs. C. Strain-Clark  
 Cllr. R. Stuchbury  
 Cllr. M. Try

**In attendance:** Cllr. T. Mills                      AVDC, Buckingham North  
 Mr. C. P. Wayman                      Town Clerk  
 Mrs. C. Bolton                      Committee Clerk  
 Mrs. K. McElligott

#### 531/12            **Apologies for Absence**

**RESOLVED** to note that there were apologies from Cllrs. H. Mordue, W. Whyte and J Harvey.

#### 532/12            **Declarations of Interest**

There were no declarations of interest at this point.

#### 533/12            **Minutes**

**RESOLVED** to receive the minutes and confirm the recommendations therein of the Full Council Meeting held on Monday 1<sup>st</sup> October 2012 (BTC/05/12).

#### 534/12            **Interim Minutes**

**RESOLVED** to receive the minutes and confirm the recommendations therein of the Interim Council meeting held on Monday 29<sup>th</sup> October 2012 (IM/03/12).

#### 535/12            **Planning Committee**

**RESOLVED** to receive the minutes and confirm the recommendations therein of the Planning Committee meetings held on:

- Monday 8<sup>th</sup> October 2012 (PL/07/12)

**426/12** Proposed by Cllr. Whyte, seconded by Cllr. Try, that the above changes to the Terms of Reference for the Committee and Sub Committee and the Committee name be **RECOMMENDED** to the Council.

**AGREED**

- Monday 29<sup>th</sup> October 2012 (PL/08/12)

**500/12** Proposed by Cllr. Stuchbury, seconded by Cllr. Smith, and **RECOMMENDED** that the resources allocated to planning enforcement be reviewed in light of the lack of support by AVDC, to the detriment of the townscape in the Conservation Area especially with respect to uncontrolled change and unrestrained advertising.

**AGREED**

### 536/12 Town Centre and Events Committee

**RESOLVED** to receive the minutes and confirm the recommendations therein of the Town Centre & Events Committee meeting held on Monday 15<sup>th</sup> October 2012 (TCE/04/12)

439/12 Proposed by Cllr. Stuchbury, seconded by Cllr. Bloomfield and **AGREED** that the name of the Committee should stay Town Centre & Events

Proposed by Cllr. Smith, seconded by Cllr. Isham, and **AGREED** that the proposed Terms of Reference be accepted with the addition of a list of the current Annual Events, while making clear this was not prescriptive, and retaining the reference to the Farmers' Market in case it was ever revived.

The ToR, when modified as above, was **RECOMMENDED** to the Full Council for adoption.

**AGREED**

448/12 Proposed by Cllr. Stuchbury, seconded by Cllr. Smith, and **RECOMMENDED** unanimously that £3000 be precepted for, to support the bus service for its second year.

**AGREED**

Cllr Stuchbury informed Members that the long awaited Christmas lights would be installed on various buildings and lighting columns. This had been the culmination of hard work from Anita Simonds, Amanda Brubaker and Christopher Wayman of the Town Council staff and wished that the Council's thanks be minuted. This was **AGREED**.

### 537/12 Environment, Property & Health Committee

**RESOLVED** to receive the minutes and confirm the recommendations therein of the Environment and Property Committee meeting held on Monday 22<sup>nd</sup> October 2012 (EP/04/12).

### 538/12 Finance, Administration and Personnel Committee

**RESOLVED** to receive the minutes and confirm the recommendations therein of the Finance, Administration and Personnel Committee meeting held on Monday 5<sup>th</sup> November 2012 (FAP/04/12).

Cllr Stuchbury pointed out to Members that the number of rateable houses had been reduced for the second year in a row and this could impact on the Town Council's Precept. Cllr. Stuchbury was seeking an explanation.

Proposed by Cllr. Smith, seconded by Cllr. P. Collins, that any loss incurred necessitating an increase in the precept amount should be added to the 'AVDC shortfall' section.

**ACTION CLLR. STUCHBURY/TOWN CLERK**

### 539/12 Motion from Cllr. Whyte:

*With the future of Ford Meadow at risk, Buckingham Town Council should open dialogue with the site's owner to see what alternatives may exist for the site's future. This Council should investigate what options are open to it to enable the site to remain as a leisure and recreational asset for future generations.*

Proposed by Cllr Newell, seconded by Cllr Smith, and **AGREED** unanimously.

**ACTION TOWN CLERK**

### 540/12 Motion from Cllr. Stuchbury

*In light of the Aylesbury Vale Cabinet Report placing great weight on Housing Exception Schemes to maintain Affordable Housing numbers and in light of the reduction in total housing numbers from 9000 to 6000, I seek that land be allocated in the Buckingham Neighbourhood Plan for one or two Exception Schemes in line with AVDC's long term thinking, thereby placing local people first in the Buckingham Neighbourhood Plan and fulfilling local housing need first.*

Proposed by Cllr Stuchbury, seconded by Cllr Newell, and **AGREED** unanimously.

**ACTION TOWN PLAN OFFICER**

## 541/12 Buckingham Neighbourhood Plan:

The Town Plan Officer submitted a report which had been circulated with the agenda.

Members discussed the report at length and **AGREED** that following discussions with Buckingham University staff, that the University should be encouraged to supply a requirement figure for student accommodation which would be kept separate from housing total for ordinary residents in the Neighbourhood Plan.

**ACTION: TOWN PLAN OFFICER**

## 542/12 Planning Applications by Village Homes

1. 12/02104/APP Land to the rear of Market Hill, West Street  
Erection of 25 apartments and 24 dwellings with 94 parking spaces – improved vehicular access to Moreton Road, creation of footpath links and change of use of summerhouse to cycle store.

2. 12/02407/ACD Land to the rear of Hamilton House, West Street  
Demolition of wall and fences

Members discussed the proposals, noting that most of the documentation supplied dated from the earlier (2009) applications and had not, in general, been updated – for example the commercial/retail element of the original had been omitted, which affected access to the Town Centre, and there had been significant changes to bus services – some listed no longer existed, and the hourly 60 service had been extended along the Moreton Road. No adaptation of the Highway Assessment had been made to accommodate the additional traffic from the 200 houses further up the Moreton Road. The Council remains of the view that this site, virtually the last town centre site available, should be for commercial and retail development. Though the applicants hoped to develop the remainder of the site some time in the future, this was by no means assured.

Buckingham Town Council unanimously **OPPOSES** this proposal for the following reasons:

1. The lack of a commercial/retail element does not reflect the Civic Trust's or later studies/plans for a site so close to the commercial centre of the town nor AVDLP Policy BU8. Members would prefer an integrated design for the whole area, and feel that the loss of commercial/retail space may damage the viability of the town economically.

2. The residential area is of very high density, leaving little open space and no play space. The amenity space amounts to the spinney adjacent to Castle House, but no access to this area through the boundary fence is visible on the plans.

3. The site is isolated and has little connectivity with other residential areas, which does not encourage integration with the community.

4. Parking spaces are very small, some squeezed between trees adjacent to the rear of Hamilton House, and some are double depth, even in the basement parking area. The applicants should be advised that Hamilton House is a Nursing Home not an apartment block.

5. The highway being unadopted, though to be built to adoptable standards, could lead to its maintenance being substandard; it looks as if movement of (e.g.) refuse wagons could be extremely difficult especially adjacent to the on-street parking spaces. The one-way system could not be policed.

6. Concern has been expressed at the amount of extra traffic generated on the Moreton Road, given there is already a development of 200 houses further up

putting pressure on the lower end of the road and the tight and unsighted junction at the Old Gaol. A new traffic study should have been commissioned to take this into account. The quoted peak hour tailbacks are not acceptable.

7. The peak traffic movements have not been recalculated to take note of the lack of commercial traffic or affordable housing (market housing is judged to generate more vehicle movements). As the labelled 'informal routes' to the Town Centre via the side of Wheeldon House or via Fleece Yard use land not in the applicants' ownership, walking times will be extended which might lead to more car use, for example for delivering children to school. The route via Fleece Yard may not materialise, and would require access through the boundary fence.

8. There is no SUDS proposed, existing drainage is considered to be adequate, and the documents state that surface run-off would not differ from that from the existing unbuilt-on land. The new building could disruption the pattern of water flow through and off the site, which might cause problems to the foundations of adjacent historic/older buildings. This was pointed out at the time of the previous applications, and this Council has seen no evidence that it has been addressed.

9. No affordable housing is included in the proposal, though it is stated that some could be negotiated. This Council's view is that, if the site is to be entirely residential then the 35% policy ratio should be maintained.

**ACTION PLANNING COMMITTEE CLERK**

#### **543/12 Consultations**

543.1 BCC: to receive information on and discuss a response to the Flood Strategy Consultation

Councillors discussed this document at length and **AGREED** that it was incomplete, under resourced, over optimistic in time scales and insufficiently robust.

Proposed by Cllr Smith, seconded by Cllr Newell, and **AGREED** that a response should be formulated which reflected these views **ACTION: TOWN CLERK**

543.2 DCLG: Improving local government transparency

Members discussed and **AGREED** that the answers to relevant questions would be as follows:

B1. Yes

B2. No

B3 Yes

B4 Yes

A response to the document would be sent.

**ACTION: TOWN CLERK**

*Cllrs, Mrs G Collins, Mr .P. Collins, Hirons and Bloomfield expressed an interest in the following item.*

#### **544/12 Councillor representatives**

To discuss and agree the re-appointment or replacement of Cllrs. Bloomfield and Mrs. G. Collins as Trustees of Buckingham General Charities. Their term of office expires on 31<sup>st</sup> December 2012.

Cllr. Mrs Collins and Cllr. Bloomfield were willing to be re-appointed for the next four year term; Councillors **AGREED** the re-appointment.

**ACTION: TOWN CLERK**

#### **545/12 Youth Council**

The minutes of the AGM of the Youth Council held on 19<sup>th</sup> October 2012 were noted.

#### **546/12 Meeting re skate park bollards**

To receive and discuss the notes of the meeting held on 17<sup>th</sup> October 2012 and comments received since.

Councillors discussed at length the two options put forward by BCC. It was pointed out that the playground and skatepark were not surrounded by housing so parents would need to take children there so some parking was required; it was decided that, should Option 2 be chosen, some restriction (eg parking for 1 hour, no return within an hour) would need to be imposed to prevent all-day commuter parking, and a letter would be sent to this effect.

**ACTION: TOWN CLERK**

**547/12 Bucks. Home Choice – Housing Allocation Policy (Cllr. Stuchbury)**

To receive and discuss the AVDC supporting document for the Environment & Living Scrutiny Committee.

Cllr Stuchbury explained the matter at length, and whilst Councillors agreed that this document did not address the town's needs or take into account the desire for local people to be housed locally, this was not the forum for this discussion. The Vale was much larger than other Districts in the County, so a District-wide housing list could still separate families, though this was an improvement on a County-wide list.

*Standing Orders were suspended to allow Cllr Mills to speak.*

Cllr Mills informed Members that he had suggested that the Vale be divided into two sub-areas for the purposes of allocating housing.

*Standing Orders were reinstated.*

Proposed by Cllr. Stuchbury, seconded by Cllr. P. Collins, and **AGREED** unanimously that the Town Council does not accept the Bucks. Home Choice scheme as it stands as it does not reflect the desires of the local people and their aspirations to keep communities together or recognise the position of Buckingham as the second largest settlement in the Vale. Members concurred with Cllr. Mills' view that the Vale be subdivided into separate areas for allocation purposes.

**ACTION TOWN CLERK**

**548/12 Moveable Vehicle Activated Signs**

Councillors discussed the offer put forward by the LAF at length. It was felt that many sites were suitable for the siting of the signs, and posts, but technicalities such as how the installations would be managed and whether funding should be provided from BCC or allocated in the precept, would need to be investigated. The Police could be approached for suggestions on the most appropriate sites.

It was **AGREED** that the Town Clerk should inform the LAF of the Council's interest in this project, source funding from this year's budget and delegate the matter to the E,P & H Committee.

**ACTION: TOWN CLERK**

**549/12 Correspondence**

549.1 Buckinghamshire & Milton Keynes Fire Authority's Annual Report for 2011-12

549.2 BCC: Permit Scheme Consultation

549.3 Bucks Playing Fields Association: *The Playing Field* Autumn 2012

549.4 CPRE: Invitation to AGM 1<sup>st</sup> December 2012

549.5 SLCC: Bucks. Clerk of the Year

Members noted the correspondence.

#### **550/12 To receive reports from District and County Councillors**

550.1 Cllr Isham reminded Members of his Civic Service on 14<sup>th</sup> December and Cllr. Newell asked Members to notify the office should they wish to attend.

550.2 Cllr. Stuchbury drew Members' attention to the solar panel array to be installed at Calvert.

550.3 Cllr. Stuchbury advised Members that the Government were proposing to advise AVDC of their grant less than two weeks before precept-setting, possibly leading to last-minute alterations.

*Standing Orders were suspended to allow Cllr Mills to speak*

550.4 Cllr. Mills updated Members on his requests for more details of Enforcement decisions, particularly those of 'not proceeded with'. He would copy the response to the Town Council for information. Members and Cllr. Mills discussed the lack of enforcement on the installation of satellite dishes in the Conservation Area, contrary to AVDC policy; this was an obvious breach and action should be taken. To say that the taking of action was 'not expedient' when a policy existed was not acceptable. A meeting of local Members, the Cabinet Members and the Chairman of Planning should be set up.

#### **ACTION PLANNING COMMITTEE CLERK**

The Mayor thanked Cllr. Mills for his contribution.

*Standing Orders were reinstated.*

#### **551/12 Reports from Representatives on Outside Bodies**

551.1 AVALC draft minutes 29/9/12

551.2 Buckingham & Gawcott Charitable Trust Minutes 17/7/12 & Annual Accounts

551.3 Buckingham & Maids Moreton NAG Minutes 17/10/12

551.4 Buckingham Economic Group Minutes 1/8/12

551.5 Buckingham Community Centre Minutes 26/6/12, 26/7/12 & 29/9/12

551.6 The Film Place report for July – October 2012

551.7 Twinning Association Minutes 5/9/12 & 3/10/12

551.8 Twinning Association Autumn newsletter

Members noted the reports.

#### **552/12 Mayoral & Deputy Mayoral Engagements**

Members noted the information circulated with the agenda

#### **553/12 News Releases**

553.1 Bucks Home Choice Housing Allocation Policy (Min.547/12).

553.2 Market Hill development (Min.542/12)

553.3 Interest in providing speeding signs (Min.548/12).

#### **554/12 Chair's Announcements**

554.1 Cllr Newell informed Members of the Christmas Lights Switch-on and Carols on Saturday 24<sup>th</sup> November at 6pm and encouraged members to attend. The Mayor and Town Crier would be present with a star from the Aylesbury pantomime..

554.2 The Mayor also reminded Members of the Christmas Parade on 15<sup>th</sup> December and requested that Members attend and march at the front of the parade.

**555/12      Dates of next meetings**

Interim Council – Monday 17<sup>th</sup> December 2012

Precept – Monday 21<sup>st</sup> January 2013

Full Council - Monday 21<sup>st</sup> January 2013

Meeting closed at 9.20pm.

Signed ..... Date .....

Town Mayor