

**Chinley, Buxworth and Brownside Parish Council**

**Minutes of the Parish Council Meeting  
held on Wednesday 26 February 2025 at 7.30pm  
in the Parish Room, 3 Lower Lane, Chinley**

**Present:** Councillors M Walton (Chairman), P Wilson (Vice Chairman), A Knox, J Mulryan, C Denton (from 7:45pm), J Plumbly, R Drabble and P Took.

**In Attendance:** Clerk G Cooper, Derbyshire County Councillor Ruth George (from 7:45pm), High Peak Borough Councillor Angela Benham and 3 members of the public.

**25/02/250 Apologies for Absence**

Apologies were received and noted from Councillors C Rofer and M Travis.

**25/02/251 Declaration of Members Interests**

No declarations of interest were made.

**25/02/252 Public Speaking: Community Police**

There were no community police representatives present to speak during Open Forum. A monthly crime statistics report covering the parish had been circulated.

**25/02/253 Public Speaking: Borough/County Councillors/MP**

A report was received from High Peak Borough Councillor Angela Benham and Derbyshire County Councillor Ruth George.

**25/02/254 Public Speaking: Open Forum**

There were three members of the public present who raised concerns about planning application HPK/2024/0493.

**25/02/255 Minutes of the Parish Council Meeting held on 22 January 2025**

**RESOLVED:** Minutes of the Parish Council Meeting held on Wednesday 22 January 2025 be approved for signature by the Chairman as a true and correct record.

**25/02/256 Change to the Order of Business**

**RESOLVED:** To bring forward agenda item 7(a), Planning Applications HPK/2024/0493, since interested persons were present to observe the discussion prior to further business being transacted.

**25/02/257 Planning Applications**

One application was considered.

**RESOLVED:** To approve the following comment for submission:

**(a) HPK/2024/0493** – Variation to condition 3 in relation to HPK/2014/0381 - closing time to alter to 01:00 am. 3 Green Lane, Chinley, SK23 6AA.

**Chinley, Buxworth & Brownside Parish Council has no objection to the property being open until 1.00am on New Year's Eve. However, to grant opening hours to 1.00am with no restrictions seems to present a risk that the current or future occupier might use this more frequently with serious noise and disturbance implications for the immediate residents. Therefore, we object to the application as submitted.**

25/02/258 **Chairman's Update**

There was no Chairman's Update.

25/02/259 **Clerk's Report**

The Clerk's report was received and noted.

25/02/260 **Chinley Community Centre Project**

An update on the project was given. It was noted that a thank you board was being designed to recognise the supporters of the project as required by some funders. A quote would be presented for this board at the next meeting.

An overview of the funding status for the project was given. There was no invoice presented for approval. The next invoice would be presented once practical completion had been achieved.

Quotes were presented and considered to reinstate the gravel track from the car park to the field further to site works here.

**RESOLVED:** To approve the quote from Goddard Excavations Ltd for £2,653 plus VAT to reinstate the gravel track to the field from the Community Centre car park. To be paid from the Community Centre Project budget allocation.

25/02/261 **Play Area Inspection Reports**

The weekly Play Area Inspection Reports were received. There were no matters arising in Chinley requiring attention.

In Buxworth, it was noted that all works had now been completed to rectify the hole that had developed in the grassed area close to the picnic benches. The area had been excavated, and a stone sough was uncovered, with some silting up evident but with water running through it. Clean 20mm limestone was added on top of the stone sough and the hole was then back filled and top soil added to level up. This will continue to be monitored as part of the weekly inspection. An invoice was presented for a further £300 to carry out the additional emergency works described.

**RESOLVED:** To approve the invoice from Mark Lomas for an additional £300 for the additional works required to fill the hole as above post excavation. To be paid from the Repairs budget allocation.

25/02/262 **Grit Bin Policy**

It was noted that a draft Grit Bin Policy had been circulated for consideration. Minor amendments were discussed.

**RESOLVED:** To adopt the Grit Bin Policy as circulated with the amendments discussed.

25/02/263 **Chinley Allotments Association Lettings Agreement**

It was noted that Chinley Allotments Association had requested to make a number of changes to the Lettings Agreement in place with their tenants. These included additional rules to be followed as well as a new condition to apply when tenants move away from the immediate area. The proposed updated Agreement had been circulated for consideration. Minor amendments were discussed. Consideration was also given to applying the changes to Buxworth Allotments Association's Lettings Agreement.

**RESOLVED:** To approve the changes to Chinley Allotments Association's Lettings Agreement with their tenants as proposed, with the amendments as discussed.

**RESOLVED:** To apply the same changes to the Buxworth Allotments Association agreements.

25/02/264 **Community Centre Broadband**

It was noted that broadband was required to be set up at the new Community Centre to allow commissioning to take place prior to handover, for which we had not previously been advised. A summary of the options had been presented to councillors via email. Approval was received from a majority of councillors to proceed to set up a two-year contract with Voneus with a monthly cost after an initial free period of £42.99. Consideration was given to ratifying this decision.

**RESOLVED:** To approve the decision given over email to set up a 2 year contract for broadband with Voneus. Payment to be made via monthly direct debit.

25/02/265 **Squirrel Green Arches**

It was noted that no response had been received in respect of previous correspondence sent to the landowner adjacent to Squirrel Green regarding the three stone arches. However, on further inspection, a possible discrepancy in the registered title compared to the original deeds had been identified. Consideration was given to how to proceed.

**RESOLVED:** To write to the adjacent landowner to seek to clarify both registered titles, particularly in relation to ownership and responsibility for the three stone arches.

25/02/266 **Buxworth Recreation Ground Local Wildlife Site Designation**

It was noted that Derbyshire Wildlife Trust had recently assessed the land at Buxworth Recreation Ground and concluded that it qualifies to be designated as a Local Wildlife Site (LWS) in recognition of its conservation value. Further to the January 2025 meeting, where it was noted that the Parish Council were supportive and minded to approve the designation, the potential designation had been advertised locally with a positive reaction received. Consideration was given to accepting the designation.

**RESOLVED:** To approve the designation of Buxworth Recreation Ground as a Local Wildlife Site by Derbyshire Wildlife Trust.

25/02/267 **Minor Maintenance Scheme 2024/25**

A quote was presented to resurface a section of Footpath 20 through Buxworth Recreation Ground.

**RESOLVED:** To approve the quote from Mark Lomas for £565 to resurface the agreed section of Footpath 20 with stone. To be paid from the Footpaths (MMS) budget allocation.

25/02/268 **Annual Parish Meeting**

Arrangements for the Annual Parish Meeting were discussed.

**RESOLVED:** To hold the Annual Parish Meeting in the new Chinley & Buxworth Community Centre on Wednesday 14 May at 7:30pm.

25/02/269 **Community Litter Pick**

Dates and arrangements for a community litter pick were discussed.

**RESOLVED:** To organise a litter pick in both Chinley and Buxworth on 22 and 29 March respectively, both starting at 10am. Cllr Walton to be the Event Organiser for the Chinley event and Cllr Denton to be the Event Organiser for the Buxworth event. To liaise with Alliance Environmental Services to collect the rubbish. Existing risk assessment and levels of equipment to be reviewed.

25/02/270 **Emptying Litter Bins 2025/26**

A Service Level Agreement and associated Waste Transfer Note to continue the contract with Alliance Environmental Ltd for one further year to empty all 8 parish council litter bins on a weekly basis at a total cost of £2,268.19 plus VAT was considered, an increase of £76.70 or 3.5% on the previous year.

**RESOLVED:** Clerk to sign the Service Level Agreement and Waste Transfer Note to continue the contract with Alliance Environmental Ltd for £2,268.19 plus VAT for one year as presented. To be paid from General Maintenance: Grounds - General budget allocation.

25/02/271 **Planning Applications**

Two further applications were considered.

**RESOLVED:** To approve the following comments for submission:

(b) **HPK/2025/0007** - Outline Planning Permission with all matters reserved for 5 dwellings. Land adjacent, Buxton Road, Chinley.

**Chinley, Buxworth & Brownside Parish Council strongly objects to this application on a number of grounds as follows: the proposed access is at a dangerous point on the inside of the bend with limited visibility eastwards, compounded by parked cars on the other side of the road forcing the traffic flow along the south side of Buxton Road; there is no footpath on this side of Buxton Road; the development would result in the loss of several mature and semi-mature trees, shrubs and walling that combine to provide an attractive approach to the village centre and would detract from the setting of the**

**conservation area; and the adverse impact this development would have on local wildlife habitats.**

- (c) **NP/HPK/1024/1141** - Proposed solar array in adjacent field and associated works. Axe Head Barn, Unnamed Road From Beet Lane To Upper Fold, The Wash, Chapel-En-Le-Frith.

**Chinley, Buxworth & Brownside Parish Council has no objections to this application.**

25/02/272 **Accounts for Payment February 2025**

The Accounts for Payment in February 2025 and invoices for verification were presented. No transfers were required within the Parish Council's existing banking arrangements.

**RESOLVED:** To approve the following for payment in February 2025 by the method detailed. Online payments set up by the Clerk and released by Councillor Walton.

<b>Payee</b>	<b>Description</b>	<b>Amount</b>
<b>ONLINE – DD/SO</b>		
Fleur Telecom	Broadband (Monthly)	£ 34.76
Jackson Carpets Ltd	Rent 3 Lower Lane (Monthly)	£ 277.00
WaterPlus	Water 3 Lower Lane (Monthly)	£ 39.63
Trusted IT	Managed IT Services (Monthly)	£ 22.55
Unity Trust Bank	Bank Service Charges (Monthly)	£ 8.25
BT	Telephony services	£ 158.58
<b>ONLINE – BACS</b>		
Various	Salary Costs & Expenses	£ 1,558.42
P Manford	Cleaning Parish Room	£12.00
Chapel DIY Ltd	2 x bulk bags grit	£200.00
SSE Southern Electric	Electricity 3 Lower Lane (01 Dec - 31 Jan 25)	£165.98
High Peak Signs	3 x No Parking Signs (Access Road to Community Centre)	£81.00
Mark Lomas	Buxworth Rec - lay MOT on wet area & work to investigate/rectify sink hole in playground	£815.00
	<b>FEBRUARY 2025 TOTAL</b>	<b>£ 3,373.17</b>

25/02/273 **Insurance Update**

It was noted that once the Community Centre reached practical completion the building would need to be added back on to the Parish Council's insurance policy, further to it having been removed from the policy in 2024 when the original building was demolished. The insurance company had provided a quote for £991.50 for it to be included for the remaining term of the policy. Dependent upon the actual date of practical completion, this may alter slightly. It was further noted that we are in the second year of a three year Long Term Undertaking with the insurance provider.

**RESOLVED:** To note the addition of the Community Centre back onto the insurance policy at a cost in the region of £991.50.

25/02/274 **Correspondence**

The following items of correspondence had been circulated with the meeting papers and were noted:

- 1.) Derbyshire Wildlife Trust – copy of Species Survival Fund Report for appraisal.
- 2.) Clear Insurance Management – advising that under the Council’s policy, only drains serving an insured building on the Insurance policy will be covered.
- 3.) Five emails from local residents in support of designating Buxworth Recreation Ground a Local Wildlife Site.

The following item was received after the Correspondence had been issued with the meeting papers and was duly noted:

- 4.) Buxworth Preschool – advising that they are building a willow dome on their allotment plot with input and funds from Derbyshire Wildlife Trust.

25/02/275 **Reports from Working Groups**

No reports were received from Working Groups.

25/02/276 **Exclusion of the Press and public**

**RESOLVED:** To approve the exclusion of the Press and public from the meeting for the following one item to consider confidential matters of a personnel nature.

25/02/277 **Clerk’s Overtime**

An update on the additional hours worked by the Clerk was presented. It was noted that approval of this payment would result in this budget allocation being overspent.

**RESOLVED:** To approve 35 hours of overtime pay for the Clerk for additional hours worked to be included with the March 2025 payroll.

There being no further business, the meeting was concluded at 8:53pm.

Signed as a true and correct record of the meeting.

Chairman .....

Dated.....