

BUCKDEN PARISH COUNCIL

Parish Clerk: Ramune Mimiene, Buckden Village Hall Burberry Road Buckden PE19 5UY.
Tel; 07483 333557

Minutes of a Buckden Parish Meeting held on Tuesday 21st April 2026 at 7.30pm at Buckden Village Hall

Present:

Chairman Councillor Peter Clark

Councillors –John Thelwall, Gerry Sansom

Assistant Clerk – Jessica Thomson

61 Electors

MINUTES

1 Welcome, Introductions, Approval of Minutes from Annual Assembly 20th May 2025

Chairman Cllr Peter Clark welcome everybody to this Parish Meeting and introduced himself, Cllr John Thelwall, Cllr Gerry Sansom and Assistant Clerk Jessica Thomson.

Cllr Clark proposed that due to the particular reason for this meeting that we defer the consideration and approval of the Minutes until the next Annual Assembly on 19th May 2026, and this was seconded by Terry. On being put to the vote of the meeting it was RESOLVED that the proposal be agreed.

2 To receive a report from the Parish Council on the situation, as it understands it, regarding the proposed development off Silver Street

Councillor John Thelwall gave a short introduction explaining his role at the Parish Council as a Councillor and Chair of the Large-Scale Planning Group (LSPG).

He then presented all the information that Buckden Parish Council (BPC) know about the proposed development of the land off Silver Street as well as showing the latest plans that he has from Morris Homes.

3 To receive a report from the Parish Council about the Buckden Roundabout and the A1

Councillor Gerry Sansom gave a full report about the A1 and Buckden Roundabout issues - the past / present and future.

Cllr Sansom proposed that a Petition to the Government pressing the need for a Western Bypass for Buckden may be a next step, and this was supported by the

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majority of those present – Assistant Clerk JT will look in to setting this up with Cllr Sansom.

4 Question and Answers Session (all questions having been submitted in writing either before the meeting or during the meeting)

Cllr Thelwall read through all the questions submitted, answering those he was able.

Dr Helen Duncan asked about the current state of the application, nature of the drainage proposals, the culvert capacity, emerging drainage options, pumping and system resilience and the opportunity for community understanding.

Cynthia Ayers asked about the plans and rationale for the development, the density and scale of the plans, whether the houses would have varied facades, if there were shops in the plan.

Alison Mount highlighted a real need in the village for more bungalows and enquired how many were shown in initial plans.

Val Miller raised concerns for the houses in Taylors Lane which have historically flooded, she asked what assurances there were that these houses would not be at greater risk of flooding.

There were further questions about the Roundabout, drainage and the sewage capabilities.

Full questions and answers can be found on the website.

5 Chairman Cllr Clark thanked Cllrs Thelwall and Sansom for their presentations and those who attended.

Meeting finished at 9.30pm