



Aldbury Parish Council

PARISH OF ALDBURY

***ANNUAL PARISH ASSEMBLY HELD on 28 April 2025 at 8 pm at
ALDBURY MEMORIAL HALL***

MINUTES

Present: Cllrs Webb (Chair), Warren (Vice Chair), McCarthy, de la Bedoyere and Brooks

In attendance: Gosia Turczyn - Parish Clerk and thirteen members of the public.

1 Welcome to the meeting

Cllr Webb welcomed everyone and opened the meeting.

2 Appointment of the Clerk to the meeting

Gosia Turczyn was appointed Clerk to the meeting PROPOSED BY Cllr Webb and SECONDED BY Cllr Brooks.

3 Apologies for Absence

Apologies for absence were received and accepted by Cllrs White, Houghton and Paterson.

4 Minutes of Annual Assembly held on 13th May 2024 to be signed as a true record

Resolved, PROPOSED BY Cllr McCarthy and SECONDED BY Cllr Webb the minutes

5 Brief Annual report – Cllr Stephen Webb

Cllr Webb reported that, due to income generated from filming, the Council's reserve levels remain robust. This has enabled the Council to proceed with the pond restoration project while keeping the precept at the same level as last year. The Tring Station Gateways project has also been implemented.

During the current financial year, the Council will endeavour to reinstate the streetlights and plans to involve the Sports Club more closely with the community.

Cllr Webb encouraged more members of the public to attend future meetings.

6 Guest speaker Matthew Lawman will be presenting on the Pitstone Quarry Restoration Project.

Presentation by Matthew Lawman – Director, AA Environmental Ltd
Matthew Lawman presented proposals for the future development and restoration of Pitstone Quarry, located at the junction of Lower Icknield Way and Northfield Road. The quarry is owned by Clark Contracting Ltd, which has extracted chalk from the site for over 20 years. The long-term vision is to transform the quarry into a landscape that delivers significant benefits for both people and nature. The site lies within the Chilterns Area of Outstanding Natural Beauty (AONB). Restoration proposals are being developed in collaboration with the National Trust, which owns neighbouring Pitstone Hill within the Ashridge Estate. Clark Contracting Ltd has entered into a formal agreement with the National Trust, and upon completion of the infrastructure works, the restored land will be gifted to the Trust. The National Trust will then assume responsibility for long-term management and habitat development.

The application proposes:

- Importation of inert material for restoration purposes
- Enhanced landscaping and biodiversity measures
- Revised working of permitted chalk reserves
- Creation of new recreational resources

Proposed recreational and community features include:

- A network of footpaths
- An open water swimming lake
- Welfare facilities
- A 60-space car park
- Partial designation as a SANG (Suitable Alternative Natural Green Space)

The project will be delivered over approximately 15 years and divided into two phases.

Phase 1 – Northern Section (Approx. 33 Acres)

Target completion: 2027

Works will include:

- Creation of a lake and associated wetlands
 - Installation of footpaths
 - Tree planting
 - Reinstatement of grassland
- Lake Proposals:
- Deepening of selected areas
 - Regrading of lake edges
 - Partial infill of the southwest section to create wetland habitat
 - Installation of a swimming jetty on the north shore
 - Creation of a 400-metre wild swimming area

Additional facilities will include a visitor centre and 60 parking spaces.

Phase 2 – Southwest Section (Approx. 27 Acres)

Target completion: 2042

Works will include:

- Restoration of remaining land
- Importation of approximately 1.8 million cubic metres of inert material (under environmental permit), primarily from the construction sector
- Regulation and oversight by the Environment Agency
- Installation of a chalk cap to support the establishment of chalk grassland habitat

Mr Lawman delivered a visual presentation featuring photographs of the current landscape alongside projected images illustrating the anticipated appearance of the site in approximately 18 years following restoration.

7 Meeting open to the Public

The meeting was opened to a Q&A session between Mr Lawman, the Parish Council, and members of the public.

8 Meeting closed: 9:15 pm