

Item 15

### Woodland at Skipton Road

I've had a Teams meeting with Lancashire County Council regarding the request to split off the woodland from the areas to the front of Bankfield Street, Gladstone Terrace and the start of the access road.

In order for the woodland to fit into the LCC Asset Transfer policy, the areas at the side of the highway needed to be included. If the Parish Council wants to only take ownership of the woodland, it would be at market value.

There is a small query regarding the business on Skipton Road who have been using some of LCC's land and they will apply to register this in their name. This would need resolving before any final transfer.

If the woodland was to go to auction, it would still include the parcels to the side of the highway and the access road.

I asked about walls – according to their records, the garden walls at both Gladstone Terrace and Bankfield Street are privately owned, so this tells them that these are the responsibility of the property. The gardens were sold to property owners in the 1980's for £25 per plot. The wall at that abuts the highway between Bankfield and LiftTech is owned by LCC so the responsibility for maintenance of this would be transferred. The high wall on the entrance to LiftTech is owned by the business.

Although the start of the access road is currently owned by LCC, it is not adopted and they feel that the properties who access over it would have covenants in their deeds that states that the residents would have to contribute to repairs. That would be up to the Parish Council to uphold. LCC have found that, as they will not repair this part of the road, residents tend to do their own repairs.

If the Parish Council's aim is to protect the woodland, it was suggested that we approach Pendle Borough Council and request that it has a Woodland Order attached to it.

The woodland site is 1.6 acres.