

BUTCOMBE PARISH COUNCIL (PC)

Agreed minutes of meeting held at 18.00 on 23rd March 2026 at Butcombe Village Hall

Attendees:

Councillor Dick Whittington, Chair (DW)
Councillor Trevor Mitchell (TM)
Councillor Justin Milward (JM)
Councillor Jim Croker (JC)
Ward Councillor Tom Daw

Clerk- Alicia Fox (AF)

1 member of the public

Item 1. Welcome and apologies:

Apologies: Councillor John Rodaway (JR)

Councillor Dick Whittington welcomed Debbie who attended the meeting to tell the Parish Council about her involvement with Felton Common and the Lighting Consultation.

Debbie advised she has been actively engaged to help manage Felton Common over the years and she was completely flawed by the Lighting Consultation which came out around November.

Debbie said that Bristol Airport have not approached Winford regarding the purchase of the land, given it is Common Land it is very complex due to legalities.

Felton Common is a precious resource in the country where nothing has ever been done to it, it is unadulterated grassland which adds real value to local residents and the bio diversity.

A group has now been set up following a meeting at which 100 plus people attended. A committee has been formed with an action plan on next steps which Debbie is now chair of – Save Felton Common.

Winford Parish Council are supportive of the committee and NSC have been advised it has been set up.

JM asked if 15mppa will also be within the planning application alongside the runway expansion and landing lights.

Debbie confirmed that the 15mppa would form part of the planning application.

DW asked what does the committee want from Butcombe Parish Council?

Debbie advised they want to ensure all local Parish Councils are on the same page and can promote any necessary information.

She told the Council of two planned events which are taking place:

19th April 11am onwards a mock up of the lights will be created on Felton Common and encouraging people to attend and get a photo.

16th May at 11am NSC Councillors invited to attend Felton Common to see a mock up of the lights.

Future suggested events include a Parish Picnic for residents on Felton Common.

The Committee plan to keep lobbying MPs and the Secretary of State for them to understand the impact of the planning application. She advised that people can contact the committee on the below email address:

savefeltoncommon@gmail.com

Item 2. Declaration of Interests

- None.

Item 3. Minutes of previous Meeting on 9th January 2026

3.1 Minutes approved; no matters arising.

Item 4. North Somerset Councillor's Report

TD said he has been busy trying to fully understand the situation with the bus routes including Westlink, but no big decisions are being made.

He is spending a lot of time reviewing planning applications and meeting with residents to help with any local issues.

He has been and will continue to have lots of involvement with the Felton Common Lighting Consultation.

Government guidance will give NSC 16 weeks to review and make a decision on the new Bristol Airport planning application. Felton Common is in the Magna Carta it is a very important part of land and needs to be saved. He said there has only been one other case of a private company purchasing common land and if allowed this would set a very bad precedent.

TD said that he voted against the budget. He believes Council have underestimated the costs including children spends and thinks they will be back in the same situation as this year. Main reason voted against the budget was despite the raise in Council Tax they cut the Council Tax Relief.

Item 5. Planning

5.1 New Applications

5.1) New applications

26/P/0201/S73- Mead Barn-Section 73 application to remove condition 7 (occupancy tied to agricultural workers) from appeal decision T/APP/V0130/A/91/184841/P7 on application 0311/91 (Conversion of two barns to create three dwellings, removal of agricultural occupancy restriction from Brook Farm House and Mendip View, and construction of block of stables) to allow unrestricted occupation of dwelling.

The Parish Council reviewed the application at the meeting and resolved they had no objection.

26/P/0429/FUL-Rusling House- Change of use and proposed extension to the ground floor of the former brewery part of Rusling House to form a small amount of additional floorspace and erection of a new first floor extension above with 2no. bedrooms with W.C facilities to create 1no. new self-contained dwelling.

The Parish Council reviewed the application at the meeting and resolved they had no objection.

26/P/0461/FUH-3 Council Houses, Upper Green Lane-Proposed erection of a two-storey rear extension, side access stairway and formation of level off-road parking.

The Parish Council reviewed the application at the meeting and resolved that they objected due to the following reasons:

There is a lack of clarity regarding the proposed finish of the off-road parking area, including the permeability of the surface and how surface-water drainage will be managed. Current planning policy requires that hardstanding and parking areas incorporate permeable materials or provide a sustainable drainage solution to prevent increased run-off.

Similarly, the two-storey extension is not supported by adequate information on drainage arrangements. Given that this is a known flood-risk area, with existing issues relating to surface-water accumulation and associated road damage, the absence of a clear drainage strategy is a significant concern. Any development in such an area should demonstrate that it will not exacerbate local flooding or place additional pressure on existing drainage infrastructure.

26/P/0468/FUH-Yew Tree Cottage-Proposed erection of a single-storey structure to including a car port, home office and workshop for use ancillary to the dwelling alongside the formation of hardstanding for off- road parking.

The Parish Council reviewed the application at the meeting and resolved that they were neutral due to the following reasons:

There are concerns regarding the potential increase in parking demand and vehicle movements at the top of what is already a hazardous section of the hill. Any intensification of traffic in this location may exacerbate existing safety risks for both residents and road users.

In addition, it is requested that the proposed home-office and workshop use be formally tied to the ownership and occupation of the property. This would ensure that these facilities remain ancillary to the main dwelling and cannot be separated, sold, or operated independently in a manner that could lead to increased traffic, commercial activity, or further impact on local amenity.

26/P/0507/S73-Land Off Upper Green Lane-Section 73 application remove condition 10

(used for agricultural and equine purposes only and for no other purposes) attached to planning permission 16/P/2832/F (erection of a stable block and change of use field to agricultural and equine mixed use)

The Parish Council reviewed the application at the meeting and resolved that they were neutral due to the following reasons:

The removal of Condition 10 could leave the site vulnerable to forms of development or uses that may not be appropriate in this rural location. However, the Council recognises that the applicant seeks flexibility to avoid the unnecessary removal of the existing barn. Provided that an agricultural tie or equivalent restriction remains in place to ensure the building continues to serve an agricultural function and cannot be used for unrelated purposes, the Council would be supportive of a modification to the condition rather than its complete removal.

5.2 Update on other Planning Matters, including hard standing in Upper Green Lane

25/P/2642/FUH-Oakmead- Proposed erection of a single storey extension to the North elevation- Approved

Item 6. Update on highways and drainage issues, including Wessex Water sewage/drainage works

6.1 'Minor works' plans for 2026

6.2 Horse Steps (on bank outside Village Hall)

Council discussed the condition of the Horse Steps. At present they cannot see a case for spending money on reconditioning the steps.

ACTION: JC said he is happy to see if the steps would be eligible for repair under a grant.

6.3 Enhancing Highway Maintenance trial- NSC

DW advised the Council the logic behind the trial.

Two initiatives which were discussed with about 10 Parishes at the meeting. The first one is that once a year or once every two years a more thorough deep flail of the verges would be carried out. The second initiative is a "gang" of people to carry out maintenance works for 3 days within the Parish (eg ditch digging, sign cleaning) .

The trial is running for 6 months from June and the cost is measured by household, £4 per household for the "gang" and £3 for the flail. Cost would be roughly £800 for Butcombe.

Resolved: The Parish Council agree to commit to the trial basis with a spend of up to £1000.

6.4 Sutton Road – deteriorating surface

TD received a response saying it was in the highways works schedule for the next financial year. He will confirm if it will be fixed in 2026 or 2027.

6.5 Damaged salt bin

The salt bin at Aldwick is damaged and the standard cost is £165 for rep standard cost for a new salt bin.

Resolved: A new bin to be purchased and in situ for October time.

Item 7. Bristol Airport/ PCAA updates

No further updates.

Item 8. Finance: Current position and invoices to approve

- Clerk's monthly salary at £180

-Clerks expenses: work from home allowance: £26

Additional payments to clerk for expenses:

: meeting expenses £7.10

: mileage to meetings x2 (Jan and March): 2 trips £0.45x11.6miles= £10.44

Total: £17.54

Resolved: The Council were happy with the payments to be made and approved.

Item 9. Defibrillator - plans for residents training in New Year

DW hopes training can take place in May but no further update at this moment.

Item 10. Exchange of Information

-Bus services, including future arrangements for WestLink service

TD advised the funding for Westlink runs out soon. NSC hope a small group of electric buses can be purchased to be used around North Somerset. The current layout and usage of Westlink is not working, people are using for one-way trips or much longer journeys than intended.

-Plans for joining the West of England Combined Authority

DW attended this meeting and the outcome was that NSC will be joining WECA within the next 18 months.

-NSC Budget for 2026/27

No further update.

JC received phone call from Mendip Hunt, operating within the area. Responded saying they didn't want them on their land and they have sheep in lamb so it is irresponsible. The hunt advised JC they had the backing of the Parish Council to come to the village.

DW spoke to the person organising the hunt and advised the villagers were not supportive of them coming through the village.

This is to go on the agenda for the next meeting.

Dates of next Meeting

11th May 6:00 Annual Parish Council Meeting

11th May 6:30 Annual Meeting of the Parish

Distribution: All those present plus Village notice board and file.

Dick Whittington

Signed:

Date: