

# **CHARLCOMBE PARISH COUNCIL**

## **NOTICE AND AGENDA**

for the Charlcombe Parish Council Meeting  
to be held at 7pm on Tuesday 31<sup>st</sup> October 2023  
in The Foyer, St Stephens Church, Lansdown Road, Bath BA1 5SX

### **1. Apologies for Absence**

### **2. Declarations of Interest**

To receive any declarations from Members of financial or other interests in respect of matters for consideration at this meeting.

### **3. Urgent Business**

To announce any items of business not included in the agenda to be agreed by the Chair.

### **4. Items from the Public**

To receive deputations, statements, petitions or questions from members of the public. There will be a time limit of 3 minutes. Members of the public wishing to address the Council are required to notify the clerk, not less than 24 hours in advance.

### **5. Minutes of the Parish Council Meeting on 5<sup>th</sup> September 2023**

### **6. Town and Country Planning**

#### **a) Decisions of the Local Planning Authority**

- (i) 23/00975/FUL – Romans Lodge Farm, Lansdown Road – installation of shower and toilet facilities for exempted caravan and campsite – Support with observations – Permit
- (ii) 23/01707/FUL – Former Bath Deer Farm, Woolley Lane - Proposed new apex building extension for agricultural storage – Support – Permit

#### **b) Awaiting Decisions of the Local Planning Authority**

- (i) 23/01488/FUL - Larkhall Football Club Pavilion Plain Ham Valley View Road - Installation of upgraded LED floodlighting and change to hours of operation – Support
- (ii) 23/02212/FUL - Land to North East of Lambridge Training Ground, London Road West - Erection of a 2,283sqm ground (and part-first floor plant area) retail food store (Use Class E), with associated car parking, landscaping and pedestrian/vehicular access – Objections
- (iii) 23/02780/FUL - Charlcombe Lodge, Colliers Lane, BA1 8DW - Erection of attached annex and single storey side link extension, following demolition of existing annex and garage – Objections
- (iv) 23/02761/FUL – Court Mead, Langridge Lane – erection of dwelling after demolition of existing bungalow – Objections
- (v) 23/03420/FUL – Charlcombe Grange, Charlcombe Lane – replacement of existing shed – No objection
- (vi) 23/02958/VAR – Waterworks Cottage, Charlcombe Way – variation of conditions 5, 7, 9 and 15 re. 23/00895/FUL – listed for information only

- c) Applications for Planning Approval for Consideration
  - (i) 23/03318/FUL – The Crate, 5 High Street, Woolley - Change of use from a granny annexe to a separate dwelling unit
  - (ii) 23/03685/VAR - Parcel 9749 Colliers Lane Charlcombe - Variation of condition 2 (Ecological Mitigation and Enhancement Scheme (Pre-commencement)) of application 21/05186/FUL (Erection replacement agricultural building)
  - (iii) 23/03747/FUL – Court Farm, Langridge Lane - Refurbishment of outbuilding to use as studio/workspace
  - (iv) 23/03748/LBA - Court Farm, Langridge Lane - Internal and external alterations to refurbish outbuilding to enable use as studio/workspace
  - (v) 23/03833/VAR - Larkhall Football Club Pavilion Plain Ham Valley View Road – Variation of Conditions 2, 3, 5,6 and 7 of 22/03483/FUL

- d) Appeals against the Decision of the Local Planning Authority  
None.

- e) Enforcement Issues

- (i) 22/00459/NONCOM - Parcel 9749 Colliers Lane Charlcombe - Works Commencing On Site Before Condition Discharged
- (ii) 22/00500/UNDEV - Charlcombe Grove Farm - Possible unauthorised creation of a dwelling

- f) Works to Trees  
None

## 7. Highways and Footpaths

- a) Lansdown Lane/Lansdown Road Junction  
Cllr Bravin to provide an update.
- b) Langridge and Swainswick 20/30mph Speed Limit  
Cllr Nash to provide an update.
- c) Overgrown vegetation on Charlcombe Lane  
Cllr Chorley to provide an update.
- d) Fly tipping in Woolley  
Cllr MacIntyre to provide an update
- e) Footpaths

## 8. Finance and Governance

- a) Financial Report
- b) Precept Receipt
- c) Budget items 2024/25
- d) Approval of Expenses
  - (i) Hire of St Stephens Foyer - £15/hr
  - (ii) Clerk's Salary and HMRC Tax (October, November, December)
- e) Bank Account Signatories  
Clerk to provide an update.

- f) Parish Council Old Records  
Cllr Bravin to provide an update.
- g) Website Accessibility Training  
Clerk to provide an update

#### **9. Potential uses of CIL receipts**

- a) Installation of additional benches  
Cllrs Chorley and Jones to provide an update.
- b) Promotion of defibrillator provision  
Cllr Rippin to provide an update.

#### **10. Annual Parish Meeting 2024**

Cllr Macklin to provide an update

#### **11. Feedback from ALCA AGM**

Cllr Macklin to provide an update

#### **12. Local Plan 2022 – 2042 Workshops and Surveys**

- a) Parish Council Representation
  - Bath area workshop – 11<sup>th</sup> September 16.30 – 19.00 at Bath Cricket Club
  - Rural areas workshop – 26<sup>th</sup> September 16.30 – 19.00 in KeynshamCllr Macklin to provide an update.
- b) Parish Survey 2023  
Cllr Macklin to provide an update
- c) Rural Facilities Audit 2023  
Clerk to provide an update

#### **13. Correspondence Received**

- a) Parish Information Pack
- b) Farming in Protected Landscape – project grants
- c) Live Well Postcards
- d) Cotswolds National Landscape – Climate Change Workshop invitations

#### **14. External Meetings**

- a) ALCA BANES Group Mtg – Cllr Macklin – 11<sup>th</sup> September – online at 7.30pm
- b) BPT Environs Committee – Cllr Rippin – 20<sup>th</sup> September at 12.30pm in Corston Village Hall
- c) Bathavon Area Forum – Cllr Bravin – 25<sup>th</sup> September at 6.30pm - Cancelled
- d) ALCA AGM – Cllr Macklin – 7<sup>th</sup> October – online at 10.30am
- e) Parish Liaison Mtg – Cllr Chorley – 18<sup>th</sup> October at 6.30pm in the Keynsham Community Space
- f) BPT Environs Committee – Cllr Rippin – 21<sup>st</sup> November, online at 12.30pm
- g) BANES ALCA Group Meeting – Cllr Macklin – 23<sup>rd</sup> January, online at 7.30pm
- h) Parish Liaison Mtg – Cllr Chorley - 28<sup>th</sup> February at 6.30pm – location TBC

#### **15. AOB**

**16. Suggested dates for next Meetings**

Tuesday 16 January 2024 CPC Meeting (St Stephens Foyer)

Tuesday 12 March 2024 CPC Meeting (St Stephens Foyer)

Tuesday 14 May 2024 CPC Annual Meeting (Langridge and Lansdown Village Hall)

Tuesday 9 July 2024 CPC Meeting (Langridge and Lansdown Village Hall)

Tuesday 10 September CPC Meeting (Langridge and Lansdown Village Hall)

Tuesday 12 November CPC Meeting (St Stephens Church Foyer)

**Mrs R Kerr**  
**Clerk to Charlcombe Parish Council**  
**24 October 2023**