

PAULTON PARISH COUNCIL

Minutes of the Planning & Highways Committee meeting held on
Tuesday 14th October 2025 at 7.00pm in the meeting room, Village Hall

PRESENT: Councillors Bancroft, Ford, Hardman, Paul, Newton, and Norman

IN ATTENDANCE: Helen Jenkin – Clerk

66-25 APOLOGIES FOR ABSENCE

Apologies received from Councillor Johnson

67-25 PUBLIC PARTICIPATION

No members of public were in attendance.

68-25 DECLARATIONS OF INTEREST

There were none.

69-25 CONFIRMATION OF MINUTES

Resolved that the Minutes of the meetings held on 9th September 2025 be approved as a correct record and signed by the Chairman.

70-25 CONSULTATION ON PLANNING APPLICATIONS

(1385) 25/03551/FUL – 43 Brummel Way, Paulton, Bristol.

Erection of a single storey rear and side extension, internal alterations and external garage/garden works.

No Objection

(1386) 25/03347/FUL – Ashleigh House, High Street, Paulton.

Erection of 4 no. terraced dwellings (Class C3) and the conversion and extension of existing buildings to create 4 no. residential dwellings (Class C3) with associated vehicular access, associated parking and landscaping.

Support in principle but further information needed. The Parish Council like the variety of housing planned and think it is a very tasteful design but there are concerns about access to one of designated areas for parking. It is not immediately clear from the plan how access will be gained to the row of spaces on the south border. There are also concerns about access to the site when redevelopment starts as the site is in an area between two sets of traffic lights on the busy High Street. Councillors would like to know if this would be primary access to the site as this will cause major disruption in an already busy area of the village.

(1372) 25/02196/OUT – Parcel 5378, Hallatrow Road, Paulton.

Outline permission for the erection of a care home (Use Class C2), access, car parking, servicing and other associated works, with consideration of layout, scale, and access.

Objection for the same reason as given before. There are care homes in the area not at full capacity. Current demographic data for the area would suggest that another home is not required.

According to B&NES commissioning manager, these private care homes are far too expensive. B&NES has only a certain number of self-funders. The last three care homes set up in BANES in the last two years have remained only 60% full. There is plenty of capacity elsewhere. Current demographic data for the area would suggest that another home is not

required. However, there is an actual care home which closed down in High Littleton about 10 years ago and is empty. Instead of building on Green field land, this Brownfield site could be renovated instead.

Other objections include the layout of a very extensive building which will encompass the care home. This building would have a very significant impact on the Green infrastructure of the area. It would also have a significant impact on trees G 12 and G 14.

There are also important sensitive lighting problems associated with the building.

Finally, there is no net bio gain.

For all of these reasons, Paulton parish Council objects to this application

71-25 TO NOTE THE PLANNING APPLICATIONS DETERMINED BY B&NES

APPROVE

25/02486/RES – 1 Bloomfield Lane, Paulton.

Approval of reserved matters in relation to outline application 24/03265/OUT

(Outline planning application with some matters reserved for the erection of detached bungalow.)

PPC – No objection

25/02114/LDO – Parcel 0006 Old Mills, Paulton.

Amendment to condition 5 (supporting documents) and condition 12 (highways approved plans) of the approved LDO (23/00076/LDO) for the development of an employment-led Enterprise Zone with related highways works including a new roundabout on the A362 and associated Development

PPC – No objection

PERMIT

25/02849/FUL – Crawl Farm, Crawl Lane, Midsomer Norton.

Erection of porch.

PPC – No objection

APPEAL

25/00726/CLPU – Paulton Rovers Social Club, Winterfield Road, Paulton.

Change of pitch surface from grass to synthetic 3G (Certificate of Lawfulness for a Proposed Development)

Appeal Ref: 25/00044/CLPURF

72-25 OUTSTANDING APPLICATIONS

25/00612/FUL – Springfield Farm, Clandown Road, Paulton.

Creation of wider access to accommodate modern farm machinery.

The case officer advises there are some outstanding highways concerns to be resolved.

73-25 HIGHWAYS

PHYLLIS HILL.

Resolved to ask if a speed limit sign could be installed at the bottom of Phyllis Hill just off the roundabout as a reminder of the speed limit.

74-25 LOCAL PLAN OPTIONS

Discussed final plans for the public meeting to be held on Thursday 16th October 2025.

75-25 DATE OF NEXT MEETING

The next scheduled meeting of the Committee is to be held on **Tuesday 11th November 2025** at 7.00pm.

Meeting finished at 7.55pm

Signed.....(Chairman) Date