



## Chew Stoke Parish Council

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### Minutes of the Parish Council Meeting held on Thursday 6<sup>th</sup> November 2025 at 7.30 pm in The Village Hall, Chew Stoke

**Present:** Cllrs Steven Read (Chair), Nicola Ainger, Nick Baker, Rowan Coleman & Ben Moss.

**Clerk:** Sarah-Jane Streatfeild-James

**Ward Councillor:** Dave Harding

#### Minutes: 2025/11

1. **Apologies noted and accepted:** Cllrs Steve Hicks and Nicola Wilson.
2. **Declarations of interest** – Cllr Coleman declared an interest in item 6ii.
3. **Public participation** – 1 member of the public attended
4. **To accept the minutes of the meeting held on 2nd October 2025**, unanimously agreed. A copy was given to the Chair to sign and returned to the Clerk.

#### 5. **Ward Councillors report:**

The B&NES Local Plan is open now until 14<sup>th</sup> November, in addition to housing in Chew Stoke, advised to consider impact of housing in Whitchurch and Bishop Sutton on GP demand and increase in traffic through Chew Stoke.

New call for further roads that could benefit from becoming 20mph, Clerk to send suggestions to Ward Cllr Harding.

A new planning application for Bristol Airport has just opened, including the proposal to erect landing lights on Felton Common. CSPC to agree response at December meeting, Discussions ongoing about improving the Compton Martin to Whitchurch cycle and walking route. Public consultation events upcoming, organised by the Walk, Wheel, Cycle Trust. Cllrs Baker and Moss to attend. Deadline for comments is before next PC meeting, to agree response and ratify at December meeting.

#### 6. **Planning applications:**

- i) **Application Reference:** [25/02972/FUL](#)

**Application Address:** Chew Valley Comprehensive School, Chew Lane, Chew Stoke, BS40 8QB

**Proposal:** Installation of 14 bay Modular building comprising of toilets, assembly hall storeroom and 2no. classrooms. *The footprint for this building is similar to a previous planning application that CSPC supported. CSPC are encouraged to see that this application will not result in the loss of any car parking space. The building is much needed; it is similar*

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to other buildings on the site. It is noted that 3 trees will be felled but 129 saplings are to be planted ensuring BNG. CSPC agreed unanimously to SUPPORT this application.

ii) **Application Reference:** [25/04030/FUL](#)

**Application Address:** Bellfield, Bristol Road, Chew Stoke, BS40 8UB

**Proposal:** Erection of a two storey side extension and conversion of external porch to an internal hallway. New timber cladding to existing dormer. *This property is set well back from the road and sits in a large plot. There are no neighbourly issues, the volume increase is within permitted amounts, there is no impact on the openness of the Greenbelt. CSPC agreed unanimously to SUPPORT this application.*

iii) **Application Reference:** [25/03932/TPO](#)

**Application Address:** Tresowes, Blind Lane, Chew Stoke, BS40 8UA

**Proposal:** Tree 1 Sycamore - Reduce back to previous pruning points. Canopy is now close to house and also causing considerable shading of neighbour's garden. *No objection*

iv) **Application Reference:** [25/03908/TCA](#)

**Application Address:** Tresowes, Blind Lane, Chew Stoke, BS40 8UA

**Proposal:** Tree 2 Variegated Maple - reduce canopy to pruning points as shown. *No objection*

v) **Application Reference:** [25/03884/FUL](#)

**Application Address:** Pumping Station, Ham Lane, Bishop Sutton, Bath And North East Somerset

**Proposal:** Change the land use of the area surrounding Bishop Sutton SPS from agricultural to Wessex Water operational land. *This is a substantial planning application that will take 36 weeks to complete. It is noted that site traffic will be directed via Chew Stoke. Agreed to comment that CSPC has concerns about large vehicles travelling via Bristol Road which is very narrow south of the roundabout and could cause congestion with school buses and traffic at peak times.*

## **7. Matters requiring a decision:**

- i) CSPC are keen to undertake a Housing Needs Survey, to influence future planning applications and consultations. Still keen to obtain a 3<sup>rd</sup> quote from reputable Housing Needs Survey companies, clerk to look for 3<sup>rd</sup> quote.
- ii) Speeding Working Group – keen to get Community Speedwatch active, options include either a Chew Stoke group or to join a Chew Valley wide group. Cllr Hicks to discuss with CSW Lead at A&S Police. Member of working group to look at Speed Indicator Devices, Clerk has researched some options, so will share with WG. Whilst CSPC welcomes increased presence of Police Speed camera, to ask if the focus can be aimed at catching serious speeding offenders, those doing significantly over the speed limit rather than those driving just above the speed limit. Cllr Read to attend next road safety meeting with A&S Police on 11<sup>th</sup> November.
- iii) The Local Plan Options Consultation is now open until Friday 14th November. The consultation is hosted via a dedicated website: <https://bathnesplaces.co.uk> Chew Stoke has been given a target allocation of 20-30 houses with the Hedgehogs field (Pagan Hill) being the only considered option. Agreed response from CSPC, which is generally supportive of an allocation of houses but noted the need for smaller, affordable houses, increased parking availability for the village, increased GP provision, public transport links, footpaths. Agreed to comment on the low impact farming section. Also noted there would be considerable impact from large developments in Whitchurch (increased demand on GP services and

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school provision), and Bishop Sutton (up to 300 new homes), would increase traffic through Chew Stoke to Bristol.

- iv) A new assertion (Assertion 10) will form part of the Annual Governance Statement in the External Audit from 25-26. Clerk attended the first of two webinars, awaiting paperwork prior to updating council of requirements. To consider Zoho Work-drive for cloud storage.
- v) Two quotes have been sought for tree works in Rectory Field, awaiting 3<sup>rd</sup> quote. To agree at December meeting.
- vi) Review first draft of the 26-27 budget. Current year is on budget, 26-27 expenditure is currently over 10% increase, so agreed to use CIL or Westaway funds for Community Bloom and/or tree work. Clerk to discuss options with Chair and bring revised budget back to December/January meetings
- vii) Agreed to adopt IT policy.

## 1. **Finance:**

i) To note standing orders:

- a. SJ Streatfeild-James - clerks salary (November)
- b. Hugo King – ground maintenance payment (November)

ii) Acknowledged receipt of:

Date	Item	Payer	Net	VAT	Total
07.11.25	Tree dedication	Resident			£245.00
07.11.25	2 <sup>nd</sup> Precept	B&NES			£11,500.00

iii) Agreed the following payments:

Date	Item	Payee	Net	VAT	Total
07.11.25	HP Ink (printing) reduced Canva (Nov) Land Registry searches	SJ Streatfeild-James	£4.17	£0.83	£3.25 £4.33 £14.00
07.11.25	Website backup and support	Jackson Bone	£60.00	£12.00	£72.00
07.11.25	PAYE & NI	HMRC			£38.75 (paid)
07.11.25	Data Protection Fee	Information Commissioners Office			£52.00 (DD)
07.11.25	Hall Hire	CS Village Hall C'ttee			£93.75
07.11.25	Hall hire for Bloom judging	CS Village Hall C'ttee			£22.50
07.11.25	Tree stakes & ties for trees in Cooks Meadow	Nick Baker			£117.90 £54.54

## 2. **Matters of report:**

- i) Westaway Field and Cooks Meadow – Chew Stoke Community Bloom have been awarded a Gold Award for this year's RHS Village in Bloom. This is a fantastic result, many thanks to Nicola Ainger and the team for their hard work to make the village look lovely, and congratulations on the award. The Bloom team is making poppies to add to planters in the centre of the village for Remembrance.

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- ii) Update on the Recreational Trail – meetings have been held with B&NES to keep the construction of the southern section of the Chew Valley Trail on the agenda. Chew Valley Reconnected are planning to involve other parish councils around the lake to meet regularly to keep the project active. In addition, to look at connections from villages to the Trail.
- iii) Update from Groundsman – planning one further mow this season as the grass is still growing. Currently busy with leaf sweeping.
- iv) There is currently one councillor vacancy on the Parish Council, agreed to see whether any residents in Dairy Way might be interested, a representation from there would be of benefit to the PC.
- v) Residents are requested to cut back any hedges that are overhanging pavements or roads, especially if they are on the safe routes to school. Please also report via Fixmystreet.com and B&NES will enforce.

**3. Correspondence received:**

- i) Email received regarding parking during events in the hall that is obstructing The Street. Agreed to reply, and to inform the hall committee of the issues.

Meeting ended 21.20

Next meeting Thursday 4<sup>th</sup> or 11<sup>th</sup> December 2025 at 7.30pm Date and venue to be confirmed.

Signed by:

Date: