Farmborough Parish Council
Meeting Minutes

Location: Farmborough Memorial Hall Date: 13/10/2026

Councillors Present:

Vice Chair:	Mark Goodchild (MG)	Sam Ross (SR)	Nick Barnett (NB)
	David Howard (DH)	Phil Gray (PG)	Dan Pidcock (DP)

Clerk: Debbie Tutchell (DT)

1 Apologies for Absence **Action/Vote**

Cllr Martin Carter (Chair), Cllr Rob Breckon and Cllr Jackie Gregory-Stevens were absent. Vice-Chair Cllr Mark Goodchild chaired the meeting in the Chair's absence

2 Declarations of Interest

Cllr Phil Gray and Cllr Sam Ross declared an interest in agenda item 6(g) – To consider the Community Shop lease. Both councillors withdrew from the discussion and decision-making on this item.

Public Participation (3 minutes per person)

Five members of the public were present. Matters raised included planning application 26/03674/FUL, the Community Shop lease and the Local Plan.

3 Minutes

a To approve the minutes of the meeting held on Tuesday 8th September 2026

Proposed by SR
Seconded by PG 6 Approved
Minutes signed off by MG

b To receive reports on any further matters arising from the decisions of the last meeting

None

4 a To consider candidates for co-option onto the Parish Council

None

5 Planning

a To agree/ report responses to the following applications:

i. **26/03674/FUL** Barrow Vale Farm Bath Road BA2 0BL
Erection of Farm Shop Unit.
Supports with comment. The Council supports the diversification of this farming business, which helps to support the local family. 6 in Favour

b To report B&NES decisions for the following applications:

i. None

c To report on other planning matters (referrals, enforcement, appeals etc…)

i. None

d To consider the Parish Council's response to the Draft Local Plan 2026

1. The position: accept FAR08 at a modest scale, and object to the wider allocation (FAR17 and the land further west). Confirm this is what the PC wants to say. 6 in Favour
2.The maximum number of homes the PC accepts at FAR08 (it is the Options-stage site of 25 to 35 homes, so suggest that range). 6 in Favour
3.Whether to offer a fallback if the Inspector keeps some of the wider area: phased release after FAR08 and named infrastructure, with a stated maximum. If not, delete the fallback paragraphs in R4 and R10. 6 in Favour

DRAFT

4. Whether the community hub needs land beyond FAR08, and if so how that fits the first request (R10). 6 in Favour

5. Pass a minuted resolution authorising one joint representation, so the response can say how many people it represents and how it was authorised. 6 in Favour

6.Ask to be heard at the examination.Only those who ask for a change can be heard. Suggested subjects: the extent of the allocation (R1, R3), affordable housing and infrastructure (R5, R6), and deliverability (R8). 6 in Favour

7. Note for the minutes- That the ward councillor who is also a parish councillor is named on this response as a parish councillor only, and that any ward councillor representation (covering Farmborough and Clutton) is made separately. 6 in Favour

8. Local Green Space for the field south of All Saints Church (R11). 6 in Favour

9. Rely only on the Council's own documents and the Parish Council's own record. Points that come from third parties or residents are flagged for review and are not quoted or attributed. 6 in Favour

10.SR drafts and circulates to all Councillors ,NB will check the evidence, SR will submit, and the date of the final text TBC 6 in Favour

6 Finance, HR, Legal and Admin

a To approve the monthly finance report for September 2026

The report was approved. 6 Approved
Proposed by DP Seconded by DH

b Balance of accounts on 30th September 2026

i. Current account: £16,350.76 6 Approved
ii. Savings account: £21,098.69

Action: The Clerk to investigate the cost of purchasing two new waste bins. Action-Clerk

c To note update on NALC annual Clerks pay increase

Noted

d To note update on the Memorial Hall Sewers

Maps showing the locations of manholes and underground sewers have been received and forwarded to the B&NES Tree Team. Advice is awaited regarding potential damage to the trees.

Action: The Clerk to follow up with B&NES and chase a response. Action-Clerk

e To note update on the bush/tree along the 'boundary with the Timsbury Road and the Memorial Hall

The Village Sweeper has assessed the work required. He advised that, if Martin Weeks could cut back the bush from the Timsbury Road side, he would reassess the area to determine whether the remaining work could be carried out safely from the Memorial Gardens side.

Action: MC to contact Martin Weeks to arrange the necessary work, including cutting back the bush from the Timsbury Road side and trimming the hedges at the Cricket Pavilion. Action-MC

f To agree Remembrance service representative

It was agreed that MG would attend the Remembrance Service at All Saints Church on behalf of the Parish Council.

Action: The Clerk to inform the church of the name of the Parish Council representative. Action-Clerk

g To consider the Community Shop lease

The lease has been circulated to all councillors. It was agreed that a solicitor should review the lease. The Clerk obtained a quotation of £2,220 (including VAT) for this service. 6 in Favour

Action: The Clerk to obtain additional quotations from local solicitors . Can go ahead with the work ensuring the cost is within the agreed budget of £2,200. Action-Clerk

h To approve 6 -monthy Bank Reconciliation

Approved 6 Approved

l To note increase in monthly fees for Payman Payroll services

Noted increase of 5% increase

J To note CiL payment from BANES £2046.43 for 25/03497/VAR The Paddocks

Noted

k To consider the topic for an ad to be included in the next issue of the flyer

It was agreed to advertise the availability of Section 137 grants and invite applications from eligible organisations. 6 in Favour

Action:SR to place advert Action-SR

7 To receive a report from the Clerk

Electoral Services has advertised the vacancy, with no applications received to date. The allotment skip has been delivered, and boundary letters have been sent, with replies awaited.
Finance ledgers and budgets are being updated. CiLCA Unit 1 has been passed, and Unit 2 is in progress. The Clerk will attend the Parish Liaison Meeting on 21st October.The Village Sweeper has introduced a weekly litter rota, cleared litter, repaired and varnished the Poor's Hill bench, and repaired the playground slide steps.

8 Parks, Open Spaces and Environment

a Play & Fitness Equipment

i. To note any report and actions from the Working Group
A meeting was held with Komplan about a potential replacement play park for the All Saints Church field. the plans and ideas were received today. The quotation was £65,000, and external funding will be required. The working group will review the quotation and obtain two further quotes.

b Allotments

i. To note any reports and actions from the Working Group
It was agreed to contact allotment holders regarding the increased skip hire costs and ask whether they require one or two skips per year, as this will affect their annual fees.
Action: The Clerk to email allotment holders and report back on responses. Action-Clerk

ii. To note update on deeds allotments
One response has been received to date, with a deadline of 31 October.
Action: The Clerk to forward the response to the Allotments Working Group. Action-Clerk

c Farmborough Climate and Nature Emergency

i. To note any report and actions from the Working Group
Nothing to report

9 Highways, Rights of Way and Infrastructure

a To receive an update on Community Speed Watch

Nothing to report

b To note recent accident on Timsbury Road

Noted. The Clerk has informed B&NES Highways of residents' concerns regarding speeding along Timsbury Road.

c To receive an update on any response from Highways regarding safety concerns

B&NES Highways advised that speed limit enforcement is the responsibility of the police.

d To agree any additional tasks for the Village Road Sweeper

It was agreed to clear the pavement along Timsbury Road, from the speed limit sign to Cherry Grove. 6 in Favour

Action: The Clerk to inform the Village Sweeper. Action-Clerk

10 Community Engagement

a Emergency Planning Working Group

i. To note any report and actions from the Working Group

Nothing to report

b Correspondence

i. To note BANES annual publicity for Remembrance Day and Remembrance Sunday

To include the All Saints Church Remembrance services to their list.

Action: The Clerk to forward the service details to B&NES Action-Clerk

11 Reports

a Farmborough Recreation Ground Committee

The annual fireworks display is planned for Sunday 1 November, with a meeting on Monday to confirm final arrangements. Temple Cloud Cricket Club will provide volunteers to assist on the evening. The possibility of hiring portable toilets for the evening of the fireworks display is being explored.

Firemagic has completed the fireworks risk assessment. PG will complete the Parish Council's crowd risk assessment, NB will review before it is passed to the Clerk for filing.

TCCC has resurfaced the cricket wicket, digging down 5 inches and reseeding it in preparation for next season.

Anti-social behaviour has recently been reported at the pavilion. The Clerk has spoken to the police, who advised that incidents should be reported via 101 or the Avon and Somerset Police website to help build a picture of the issues.

b Memorial Hall Committee

Bar works are due to commence shortly. The replacement of all blinds in the hall is also expected to be completed soon, with the Memorial Hall Committee making a donation towards the cost.

c To receive a report from the Ward Councillor

This month has been focused primarily on the Draft Local Plan. In September, I made three statements over three weeks at three different council meetings about its effects on Clutton and Farmborough. I also attended the Somer Valley Area Forum, which focused on the plan and how residents could respond. In addition, I joined a call with several parish council and ward representatives from across the Somer Valley/rural villages to discuss a combined response (organised by Paulton parish councillor). Finally, I met with the planning policy team to discuss specific site issues, such as recommending the Glebe land as a Local Green Space, as well as the issue of part of the allocation not having been consulted on at Reg 18 last year.I will be holding another public meeting on the Draft Local Plan at Clutton Village Hall on 16 October from 7-9pm, and attending the Parish Liaison meeting on 21 October in Keynsham.

On 30 October I will be meeting with the Chief Executive of B&NES Council, Sophie Broadfield.

d To receive any reports from Councillors

None

e To receive items put forward for discussion at the next meeting to be held on Tuesday 10th November 2026

Include the findings on allotment skip requirements and costs for 2027 to help with budget for allotment fees.

Meeting ended: 9.23pm

Signed by Martin Carter

Chair to the Parish Council, as an accurate representation of the meeting, agreed on 10th November 2026