,

# SOUTH STOKE PARISH COUNCIL

**Minutes of the Parish Council Meeting held on 13th January 2026 at 7:05 p.m.**

**In The Village Hall**

**Present:** **Cllr. Mark Knowlton – Chairman** **Cllr. Andy Peters**
**Cllr. Ned Garnett** **Cllr. Johnathon Woodings**
**Cllr. Garry Passmore** **Cllr. Amanda Page**
**Ward Cllr. Fiona Gourley**
**Mr. G. Davis (Clerk)** **Mr. Andrew Walker (Deputy Clerk)**

**1. 102 Apologies for Absence** – Cllr Anne Ward,

**2. 103 Declarations of Interest and Dispensations** – None

**3. 104 Confidential Matters** – None

**4. 105 Minutes the Parish Council Meeting** held on 25th November 2025 **–** Approved and signed by the Chairman.

**5. Financial Matters**

**106 RFO Report –** Received and noted. The report was signed by the Clerk and the Chairman.

**107 Balance per Bank Statements as at 01/01/2026**

| | |
|---|---|
| Current Account HSBC | £1,222.14 |
| HSBC Business Money Manager – Savings | £7,013.06 |
| Deposit Account Bath Building Society | £23,152.43 |

**108**

| **Receipts since meeting on 25th November 2025** | | | | |
|---|---|---|---|---|
| **Reference** | **Date** | **From Whom** | **Particulars** | **Amount** |
| 16 | 13/11/2025 | Hignett Bross | Clearing Arising South Stoke Lane | 74.70 |
| 17 | 01/12/2025 | HSBC Bmm Savings Account | Monthly Interest | 4.92 |
| 18 | 01/01/2026 | HSBC Bmm Savings Account | Monthly Interest | 8.14 |
| 19 | 31/12/2025 | Bath Building Society | Interest | 538.72 |

**109**

| **Payments approved as standing payments or at meeting on 25th November which have now been made.** | | | | |
|---|---|---|---|---|
| **Reference** | **Date** | **To Whom** | **Particulars** | **Amount** |
| inv25-39sspc | 10/12/2025 | Illumina Ltd. | Electrical Installation Midford Defibrillator | 1072.19 |
| Xmas Tree 2025 | 11/12/2025 | Rainbow Wood Farm | Christmas Tree for Village Green | 58.00 |
| SSPCDec25GBD | 18/12/2025 | Grant Davis | Pay Advice 24th Nov to 28th Dec 2025 | 642.50 |
| SSPCDec25AW | 18/12/2025 | Andrew Walker | Pay advice Dec 2025 | 386.00 |
| SSPCDec25GD | 18/12/2025 | Geoffrey Davis | Pay advice Dec 2025 | 386.00 |
| DD266-Dec | 26/12/2025 | N-Power | Electricity 01/11/25 - 30/11/25 | 23.18 |
| 034PZ001752802609 | 20/11/2025 | HMRC Paye/NIC Cumb | Month 9 Paye 2025-26 | 246.24 |
| 3RJEKRT5MNAB | 18/12/2025 | The Planning Portal | CNL Boundary Stone - Planning Application | 84.00 |

**110 Community Infrastructure Levy (CIL) Funds –** The Clerk reported that the Uncommitted Balance of CIL Funds now stands at £1,495.72

**111 Budget for 2026/27 and Parish Precept**

The Clerk presented draft budget proposals to the meeting, together with Budget and Precept projections and a detailed explanation of the options proposed. Councillors having reviewed them in detail beforehand. The Council unanimously approved the Budget as presented.

Following careful discussion and debate around each of the four options for setting the Precept, it was agreed that a 3% inflationary increase to the Average Household contribution was the most sound and prudent giving a Precept of £24,680. This represents an appropriate response to the inflationary increase in costs and goes some way towards addressing reserves at below the recommended threshold.

It was thus unanimously resolved to set the Precept requirement at £24,680 representing an Average Household Contribution of £63.19, a 3% increase on the previous years' contribution level of £61.35.

**6. Parish Council Matters -** NONE

**7. General Parish Matters**

**112** **Defibrillator in Midford** – Completed. There is an outstanding issue of training, which is to be arranged on return of Cllr. Anne Ward.

**113** **Village Hall** – The future utilisation of the upper room for a Parish Council office is scheduled for next financial year, and both the capital cost and rental have been included in the budget.

**114** **Allotments – Poorly Maintained plots** – The Clerk continues to progress the matter in the absence of Cllr. Anne Ward.

**Police liaison and Neighbourhood Watch** – No Report

**Churchyard**– No Report

**115** **Noticeboard for Sulis Down** – A new Board has been delivered to Vistry, and is currently stored in their show home garage and is awaiting installation.

**Telecoms Infrastructure** – Behind Victoria Cottages – No update

**Footpaths and Open Spaces** –

**116** **Millenium Viewpoint –** With the Christmas break no progress has been made with these works. The Clerk will now chase for re-quotes and quotes, and hopefully achieve the repairs in this financial year.

**117** **Signage for the Cotswold National Landscapes** – The Advertising Consent Planning Application has been made and is live with a Target Decision date of 12/02/2026. The Clerk was instructed to raise all the necessary Purchase Orders to procure the Stone and Plaque in anticipation of Planning Approval.

**8. Planning Matters**

**118** **Planning Update – Update on the Sulis Down Development –** Cllr. Ned Garnett report on the Consultation Event attended by Councillors earlier today. He will draft and circulate a response to the developers consultation.

**Applications Received**

**119** **25/04850/FUL - Homeville, Packhorse Lane, South Stoke, Bath, Bath And North East Somerset, BA2 7DL -** Erection of dwelling following demolition of the existing dwelling and associated works.

South Stoke Parish Council considered this application at their meeting on 13th January 2026. They welcomed the changes that have been made from the original application, and now find these new proposals broadly acceptable.

**120** **25/04852/AR Street Record, Midford Road, Odd Down,** Bath - Display of bath stone with alluminium plaque to indicate the boundary of the Cotswolds National Landscape. **A Parish Council Application**

**121** **Decisions Pending**

**25/04242/FUL - The Coach House , Midford Road, Midford, Bath BA2 7BX** - Demolition of existing two-storey dwelling, and replacement with a contemporary two-storey dwelling.

**24/00781/LBA – Manor Farm, Old School Hill, South Stoke, Bath, BA2 7DP** - Internal works as described in Design and Access Statement (Retrospective).

**23/04626/FUL & 23/04627/LBA – Manor Farm, Old School Hill, South Stoke, Bath, BA2** 7DP Installation of front and rear gates (Retrospective).

**25/00570/CONSLT – Castle Farm, Midford Road, Midford, Bath BA2, 7PU -** Consultation request from Woodlands Champion Club for the operation of a certified exempted camping and caravan site under paragraph 5 of the first schedule, Caravan Sites and Control of Development Act, 1960 at Castle Farm, Midford Road, BA2 7PU (following no objection to 24/00268/CONSLT)

**122** **PLANNING DECISIONS BY B&NES and Wiltshire**

**22/01370/FUL - Parcel 4234, Combe Hay Lane, Combe Hay, Bath And North East Somerset** - Creation of new allotments including associated facilities and landscaping, including access serving the allotments. **REFUSED**

**123** **ENFORCEMENT UPDATE**

**25/00386/UNDEV - Farm Building Lower Twinhoe Wellow Bath -** Relocating of pheasant buildings. Highlighted to B&NES Planning Enforcement – Awaiting B&NES Planning Enforcement review.

**Other planning matters to report**

**124** **Call for Gypsy and Traveller sites. -** Noted

**125** **Local Plan –** The Parish Council has responded and awaits the Draft Local Plan Consultation.

**126** **Movement Strategy for Bath -** The Parish Council has responded and awaits the Draft Local Plan Consultation.

**127** **Somersetshire Coal Canal -** The Parish Council has responded and awaits the Draft Local Plan Consultation.

**9. Highway Matters**

**Southstoke Lane and Village –** Nothing to report

**Midford Road/Village**

**128** **RADAR Speed Signs** The grant from the Ward Councillors Empowerment Fund (WCEF) of £350 has been approved. The Chair will further research appropriate Village Gates so that these can be order before the Financial Year end at 31st March 2026. The Clerk will provide leads to suppliers.

**129** **B3110 Road Speed Limits –** Concerns about the speed of motorists on the B3110 were again raised and discussed. The safety issues of pedestrians emerging from footpath BA22/8 above Castle Farm and crossing directly to the Old Midford Road were highlighted. The Clerk pointed out that this matter arose previously in Nov 2017 to April 2018 where the realignment of BA22/7 (Coombe Path Lawn) was implemented and the provision of a Pedestrian Barrier, drop kerbs, and signage to, the revised crossing point were agreed with B&NES Highways but never implemented.

**10. B&NES Matters**

**130** **Parishes Liaison Meeting** – Next Meeting Wednesday 18th March 2026 – at Recycling Hub Keynsham

**Bath Preservation Trust –** Nothing to report

**11. Other Matters to Report**

**131** **Wessex Water** – Drop In - Noted

**132** **Sulis Down Neighbourhood Watch** – Cllr. Gary Passmore reported that Sulis Down residents had established a Neighbourhood Watch Group. The Parish Council agreed to support this group as it does for the South Stoke Village group, and agreed to cover the setup costs of £229.50.

**12. Correspondence Received** – None

**13. 133 Dates for Future Meetings** – The following dates were agreed for the coming year's meetings: -

Tuesday 31st March 2026 – 7:00 p.m. - Parish Council Meeting Cllr. Peters to Chair
Tuesday 14th April 2026 – 7:30 p.m. – Annual Parish Meeting
Tuesday 12th May 2026 – 7:00 p.m. – Annual Parish Council Meeting

**The meeting closed at 9:10 pm**