WRAXALL AND FAILAND PARISH COUNCIL

All Wraxall and Failand Parish Councillors and members of the public are invited to join in a Parish Council discussion which will be held on Zoom commencing at 7.30pm on Thursday 14th August 2025.

Please note that this will not be a Parish Council meeting, and no decisions can be made. However, agreements can be made between Councillors, which can be formally ratified at a future Parish Council meeting.

The above does not apply to planning applications which can be decided upon using the authority agreed in minute 214/21.

Members of the public are invited to attend the virtual meeting. Questions may be asked regarding any agenda item if the Clerk is notified of the intention to speak by noon on Tuesday 12th August 2025. Members of the public will not be able to speak during any other part of the discussion.

Agenda

1. To invite public speaking – to hear any person who wishes to address the council on any item listed on this agenda for a maximum of three minutes and has previously notified the Clerk.

2. To receive any apologies for absence.

3. To receive the Clerk's report.

4. To receive a report from the Long Ashton ward District Councillors.

5. To receive Councillor reports on meetings attended or communications undertaken representing the Parish Council.

6. To consider options for the replacement of Failand defibrillator.

7. To confirm the locations of Village Gateways.

8. To receive an update on the Duck Feed dispenser.

9. To receive an update on the permissions and locations of Vehicle Activated Sign/Speed Indicator Device.

10. To receive an update regarding the Highway Improvement Request for Wraxall Hill Crossing.

11. To comment on the following Proposed Public Path Diversion Order:

    Part of Public Footpath LA 20/59 - The Downs Preparatory School, Wraxall
    Public Path Order No. 5 2025
    Application to divert part of public footpath LA 20/59 at the above location.

WRAXALL AND FAILAND PARISH COUNCIL

12. To comment on the following Planning Application:

    25/P/1525/AOC - Unit 1, Charlton Farm, Charlton Drive, Wraxall, BS48 1PE
    Request to discharge conditions 4 (Parking area details) and 5 (Secure parking facilities for 11no. bicycles) on application 25/P/0519/FUL.

13. To note that Parish Councillors have examined the following planning applications and have decided that the Parish Council does not have any issues to raise:

    25/P/1385/LDP - 7 The Grove, Wraxall, BS48 1LW
    Certification of Lawful Development for the creation of vehicular access and hardstanding to provide off-road parking including the alteration of existing grass verge.

    25/P/1494/FUH - 62 Flax Bourton Road, Failand, BS8 3UN
    Demolition of the existing rear conservatory and proposed erection of a two storey and single storey rear extension with raising of ridge and new gables to each side.

14. To note the following planning decisions made by North Somerset Council:

Planning Application	Address	Details	Decision
25/P/0641/FUL	Buildings At Watercress Farm Bristol Road Wraxall BS48 1NE	Change of use of existing barns from holiday lets to use for educational, recreational and community purposes.	Approve
25/P/0748/TPO	The Summerhouse Cuckoo Lane Wraxall BS48 1PJ	T1 - Crown lift 3 lowest branches. T3, T7 - Crown lift 2 lowest branches and secondaries to lift crown to 5m. T5 - Crown lift 4 lowest branches and secondaries to lift crown to 5m. T10 - Crown lift 4 lowest branches. T11 - Crown lift 7 small low branches and secondaries to lift crown to 5m.	Approve
25/P/0750/TPO	5 Bowden Way Failand BS8 3XA	T1, T2 (Birch) - Reduce by roughly 2m to previous points. T3 (Hawthorn) - Fell to ground level.	Approve
25/P/1005/FUL	49 Weston Road Failand BS8 3UR	Demolition of the existing single storey residential (C3) dwelling and proposed erection of a new replacement two-storey detached residential dwelling and associated works.	Approve
25/P/0962/FUH	5 Short Way Failand Bristol BS8 3UF	Proposed erection of a new front porch and garage conversion to provide additional living accommodation.	Approve

WRAXALL AND FAILAND PARISH COUNCIL

25/P/0519/FUL	Unit 1 Charlton Farm Charlton Drive Wraxall BS48 1PE	Section 73 application to vary conditions 3 (use classes) and 4 (hours of use) attached to planning permission 24/P/1326/FUL (Change of use of an agricultural building to Use Class E (Commercial, Business and Service) / Use Class B8 (Storage or Distribution) with parking and retrospective changes to appearance) to allow for the variation of the hours of use and to permit the use class E (d) to enable occupation by a small scale personal fitness trainer business.	Approve
25/P/0536/FUL	Former Scouts Barn Oxhouse Lane Failand BS8 3SL	Change of use of land to garden land (C3 use Class), erection of a timber lodge for use as annexed accommodation following the demolition of the Dutch Barn, erection of a hay storage barn, erection of a gazebo, hard standing and the erection of an single storey extension on the south-east elevation and a single storey log store lean-to on the north-east & north-west elevations of the main dwelling and hard standing (part retrospective)	Refuse

The login details for the Parish Council Discussion are as follows:

Time: 14 August 2025 07:30 PM London

https://us02web.zoom.us/j/87124935083?pwd=77ouhOuBj00EFj58BNuaNqaHgKFyez.1

Meeting ID: 871 2493 5083
Passcode: 257416

Dial by your location
0203 901 7895 United Kingdom
0208 080 6591 United Kingdom

End of agenda