Winsley Parish Council

DRAFT Minutes of the Winsley Parish Council Meeting held on 18th August 2026

8.00pm, Winsley Village Hall

Parish Councillors Present: Linda Ladner (Chair), Ian Berry, Graham Bostock, Mike Holgate, Kerry Kemp, Richard Mann, Tony Puma, Caroline Roofe

Apologies: Jim Bralsford, Ian Sparrowhawk, Ed Townsend

In attendance: Selina Jobson (Parish Clerk), Unitary Cllr Nigel White

Members of the Public: Two

54. **Declaration of Interests**
Cllrs Holgate & Puma declared a non-pecuniary interest in planning application PL/2026/04175.

55. **Exclusion of the Press & Public**
Resolved: That councillors would exercise their right to exclude the public and press from a closed meeting due to the confidential nature to be discussed pursuant to section 1(2) of the Public Bodies (Admission to Meetings) Act 1960 in relation to the Clerk's Appraisal item (Minute 69).

56. **Minutes of Meeting**

Resolved: to approve the minutes of the meeting held on 7 July 2026 as a true record.

57. **Public Participation**
The applicant of planning application PL/2025/04175 outlined the proposal which made some revisions to the previously approved application PL/2026/07696. The revised application proposed that the previously approved Juliet balcony at the back of the property was replaced with a walk-on balcony. The balcony would include privacy glass. The applicant felt that the balcony would not increase overlooking of the neighbouring property, but would add to the privacy of the first floor bedroom.

58. **Planning**

58.1 Planning Applications

PL/2026/04175 Hillview Farm, 2b Bradford Road, BA15 2HL: Revised application for rear extensions, & replacement outbuilding altering previous permission PL/2025/07696.

This application set out revisions to remove a previously approved first floor balcony on the east side of the property and to replace a previously approved Juliet balcony on the south side with a walk-on balcony. It was suggested that the proposed walk-on balcony, 9.3m from the adjoining property, would introduce significant overlooking to the neighbouring property.

Unitary Cllr White reported that he had asked for the application to be 'called in' to a Planning Committee, should the Planning Officer be minded to approve the application.

Resolved: to object to the proposed walk-on balcony on the south elevation of the property on the grounds of loss of privacy and visual amenity

[Cllrs Holgate and Puma did not participate in this item].

PL/2026/04354 2 Brockwood, BA15 2HT: Replacement windows, doors, and wooden conservatory on existing footprint.

Resolved: no objection

TPO/2026/00017 Dorothy House, BA15 2LE: Proposed TPO order on: Monterey Cypress, Norway Spruce, Liquedambar, Magnolia.

Resolved: no comment.

58.2 Other Planning Matters

PL/2026/04461 Land at Church Lane, Limpley Stoke: Erection of 3 No. polytunnels, packing shed and welfare/tool shed with associated access and landscaping.

A resident had asked the Parish Council to consider and support this proposal from Pear Tree Community Farm. Having considered the application, it was not felt that the proposal had a significant impact on the Winsley community that would justify Councillors commenting on this application. Residents of Winsley were welcome to submit comments on this application if they wished to.

Wiltshire Council would undertake public engagement events as part of the scoping consultation for the new Local Plan from 2 to 30 September. Workshops were being held for town and parish councillors and details would be circulated. Clerk

Some digging had taken place recently at land off Winsley Road, near St Laurence School, in preparation for a possible planning application for a mixed-use development. Bradford on Avon Town Council had been asked to keep Winsley Parish Council updated on any developments; it was likely that a planning application would be submitted by the end of the year.

59. **Matters Arising**

MP Brian Mathew would be holding a Residents Surgery at Hartley Farm from 1-2pm on 27 August.

A resident had asked for a letter relating to planning application PL/2026/04175 Hillview Farm to be passed to the Chair and a named Councillor; this had been done.

The Chair was liaising with a resident who had asked if a group could be set up to help keep the village tidy.

60. **Police Report**

No report had been received.

61. **Unitary Councillor Report**

A report from Unitary Councillor White had been circulated, including an update on Wiltshire Council's Full Council meeting on 24 July.

62. **Climate and Nature Advisory Group**

62.1 Wild Waters Festival wildwatersfestival.com

Following the Festival, a review meeting had been held and organisers had agreed that the Wild Waters Festival would run again next year. It was noted that Chippenham, Midsomer Norton & North Wraxall had participated for the first time this year.

62.2 Watermark Community project

Articles about water saving measures had been drafted for the Weaver. The prolonged drought and recent hosepipe ban by Wessex Water might increase interest in water saving measures. The Watermark Community Project would be an item at the annual organisations meeting in October, with a potential workshop in the New Year.

62.3 Future Energy Landscapes project

There had been a good number of responses to a recent survey about possible community solar and wind projects in the local area (Winsley, Holt, Bradford on Avon & South Wraxall). Community energy projects could generate money for investment in local communities. The next workshop was taking place on 30 September.

62.4 Winsley Nature Chain

Winsley Nature Chain had been running for a number of years and the current group leaders were stepping down from their roles. Cllrs Mann & Roofe had agreed to carry on with the group through the Parish Council's Climate and Nature Advisory Group.

A screening of the People's Emergency Briefing would be held on 29 October at St Nicholas Church.

62.5 Other updates

A Farm Cluster meeting would be held on 30 September.

63. **Highways Advisory Group**

63.1 Overheight Vehicles and Railway Bridge

Unitary Cllr White reported on progress with discussions about measures to help reduce the number of overheight vehicles hitting the railway bridge at the bottom of Winsley Hill. Network Rail was proposing a solution that they hoped would be in place by the end of the year. This solution was likely to require a reduction in the height restriction. Unitary Cllr White was following up on the installation of a temporary electronic warning sign that had been promised as a short-term measure.

63.2 B3108 Speed Limit

Unitary Cllr White was pleased to report that his appeal for a reduction in the 50mph speed limit to 40mph on the B3108 in Winsley had been approved by the Cabinet Member for Highways. Whilst Highways maintained that there were no grounds for reducing the speed limit on Winsley Hill from 40mph to 30mph, it was felt that a 40mph speed limit along the whole of the B3108 in Winsley would bring road safety benefits.

Wiltshire Highways had estimated the total cost of the project to be around £5000. The Local Highways and Footpaths Improvement Group would fund 70% of costs, with the remaining 30% of costs funded by the Parish Council.

The next step in the process would be for Wiltshire Highways to undertake a Traffic Regulation Order.

Unitary Cllr White thanked Highways Advisory Group Councillors, Ed Townsend & Jim Bralsford, and the Clerk for their work on this matter.

The Parish Council thanked Unitary Cllr White for his hard work on this issue and the convincing arguments set out in his appeal document.

63.3 20mph Speed Limit

The request for 20mph speed limits on all residential roads in Winsley had been submitted to Wiltshire Council and would now go through due process, in line with Wiltshire Council's new Speed Limit Policy.

63.4 B3108 Pedestrian Crossing

Wiltshire Highways' contractors had completed the installation of the pedestrian crossing on the B3108 and this was now operational.

63.5 Other Highways

A resident's request for an additional dropped kerb on Dane Rise was being looking into. — Highways Adv Group

64. **Maintenance and Local Environment**

64.1 Playpark Ideas

Cllr Mann & the Clerk had met with a Frome Park Ranger to explore ideas for possible changes to the Winsley playpark. The following changes were proposed:

- To add another picnic bench
- To add some larger trees to increase shade in the future
- To add a shade sail
- To remove the metal goal and ball-hoop frame

It was suggested that undertaking these initial actions might increase community engagement in possible further changes to the park. It was proposed that the Primary School and Acorns Nursery would be consulted about any other future changes.

In discussion it was felt that the metal frame was well used and should be retained.

Councillors agreed to the additional of a picnic bench, some larger trees and a shade sail and these would be looked into. — Clerk

Hiscock Engineering had been approached about faults with the hinges on both park gates. They had suggested replacement hinges, at a total cost of around £1000+VAT. Other quotes and advice from the Frome Park Ranger would be sought. Clerk

64.2 Finger signposts
A quote had been received and other quotes would be pursued. Clerk

65. **Finance**

65.1 Resolved: to approve the following payment:

- £866.60 Administration

65.2 Resolved: to note the following payments since the last meeting:

- £79.20 DM Payroll for payroll
- £190.62 HMRC for PAYE
- £47.00 ICO annual fee (by Direct Debit)
- £13.75 Richard Mann travel expenses
- £198.00 Play Inspection Company annual playground inspection
- £24.00 Village Hall for hall hire
- £792.00 Bradford on Avon Town Council for bin emptying (quarterly)
- £52.00 St Nicholas Church Hall for Wild Waters meetings
- £866.60 Administration
- £7.00 Unity Bank service charge
- £573.00 James Lock grass maintenance (by Standing Order)

An error in the reconciliation spreadsheet would be reviewed and a corrected spreadsheet would be circulated. Clerk

66. **Advisory Groups**

The date for the annual organisations meeting was proposed as Tuesday 13 October, subject to confirmation with Winsley Primary School. Clerk

67. **Communications**

Cllr Holgate had attended an Avonpark Community Liaison group on 6 August. Groundworks at the site would be completed by the end of August. A crane would be onsite from September to Summer 2027 as groundworks were undertaken. The issue of overheight vehicles hitting the railway bridge had been raised and it had been confirmed that construction companies were aware of this height restriction. Unitary Cllr White reported that Avonpark had received approval from Wiltshire Council to extend working hours on two dates to allow particular works to be completed.

68. **Dates of Next Meetings**

Tuesday 6 October, Village Hall

Tuesday 3 November, St Nicholas Church Hall

Tuesday 1 December, St Nicholas Church Hall

69. **Clerk's Appraisal**

Councillors received a report on the Clerk's appraisal.

[The Clerk left the meeting for this item].

Meeting ended 9.20pm
