



**Backwell Parish Council**  
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Our Ref: Summons for 2025 Planning Committee (Quorum 4)

13<sup>th</sup> March 2026

To: **M Bowerman, B Harland, C Hatcher, P Horner, R Martin, S Ould, P Ramos and R Taylor**

You are summoned to attend the next **Planning** Committee Meeting which will take place on **Thursday 19<sup>th</sup> March 2026 at 19:00 hours in Backwell Parish Hall, Backwell**, to consider the business set out on the Agenda below.

### **AGENDA**

- 1) **To receive apologies for absence**
- 2) **To receive members' declaration of interest on any Agenda Items.**
- 3) **Public Participation**
- 4) **To approve Minutes of the Planning Committee meeting held on 19.02.26**
- 5) **To consider the following planning application/s:**
  - a) **26/P/0308/LDP 2A Waverley Road Backwell BS48 3LP**  
Certificate of lawful development for the proposed use of one room within the existing domestic property as a small podiatry clinic.
  - b) **26/P/0365/S73 W End Ln, Nailsea, Bristol BS48 4BY**  
Section 73 application to amend condition 2 (Plans) attached to permission 19/P/2973/FUL (Erection of a two storey extension to North West elevation to provide office, storage, lift, additional female WC's and disabled WC; Erection of a single and two storey extension to South East elevation to provide additional changing rooms with WC/shower facilities and additional clubhouse facilities at ground floor level; extension to existing lounge at first floor level and use of the flat roof of ground floor extension to provide an external terrace. Extension of terraced area to North East elevation). To allow for a replacement of the proposed platform lift serving the first floor of the new two storey extension on the North West elevation with a faster, conventional lift to be located centrally on the elevation. The materials proposed to clad and roof the new lift would match the existing building.
  - c) **26/P/0322/TRCA Rushmoor Grange Rushmoor Lane Backwell BS48 3BN**  
Silver Birch. (T1) Crown reduction by up 6mtrs and remove dead wood.

- d) 26/P/0323/TPO Fairfield School Car Park Fairfield Way Backwell**  
To reduce silver birch ( blue pin ) 2.5 meter reduction. Install new bracing above old static bracing.
  - e) 26/P/0360/TPO 11 Colliers Gardens Backwell BS48 3DT**  
T1 Ash tree. Reduction of crown height by approx 1.5-2 meters. Reduction of lateral growth by 1.5-2 meters.
  - f) 26/P/0455/FUH 25 Long-thorn Backwell BS48 3GZ**  
Proposed erection of a front porch extension.
  - g) 26/P/0473/EA1 Land At Youngwood Farm Nailsea BS48 4NR**  
Screening Opinion request to determine as to whether proposed development is EIA development. Works proposed: demolition works, erection of 82no. dwellings, access landscaping, infrastructure and associated works. THIS IS NOT A PLANNING APPLICATION
  - h) 26/P/0477/FUL 45 West Town Road Backwell BS48 3HG**  
Proposed change of use from a printing and sign-writing workshop to the operation and administration of an online motor parts and household goods company, Use Classes E (g)(i), (ii) and (iii).
  - i) 26/P/0508/LDP 8 Court Close Backwell BS48 3JB**  
Certificate of lawful development for the demolition of the existing conservatory and proposed erection of a replacement single storey rear extension.
  - j) 26/P/0438/TPO Backwell United Afc West Town Road BS48 3HQ**  
T3 - Black Oak - Monolith to 4 - 6 meters from the Ground. Extensive internal decay detected using PICUS.
- 6) To receive an update on Farleigh Fields East (Land At Farleigh Farm & 54 & 56 Farleigh Road)**
  - 7) To receive an update on Farleigh Fields West (Land off Dark Lane)s.**
    - a) To note BPCs response to CTMP condition 18**
    - b) To note BPCs response to drainage comments for condition 20**
  - 8) To receive an update on Local Green Space**
  - 9) To receive an update on Land West Of Rodney Road**
  - 10) To receive an update on South Nailsea (South Nailsea - Gleeson land)**
  - 11) To receive an update on Grove Farm (Land At Grove Farm West Town Road Backwell)**
  - 12) To receive an update on Land East of Backwell (Land Off Backwell Common Backwell (RUBIX)**
  - 13) To receive an update on Land North of Farleigh Road (Mac Mic)**
  - 14) To receive an update on Long Lane**

- 15) To receive an update on Coles Quarry
- 16) To receive an update on the Local Plan
- a) To reach agreement on a draft letter to NSC in response to the published summary of the Local Plan consultation, as presented in the Scrutiny Plan
- 17) To receive an update on the Neighbourhood Plan
- 18) To receive and consider the monthly report from Lucy White
- 19) To receive an update on the Bus Services Improvement Plan (BSIP)
- a) Implication for A370 roadworks and closure to improve drainage, install pedestrian crossing, replace 6 bus stops
  - b) Update on questions raised to North Somerset regarding Notice of 20mph Speed limit in Backwell.
  - c) Agree a way forward regarding the cancellation of the X7 bus.
- 20) To receive an update on Bristol Airport
- 21) To note Backwell Parish Councils response to the Government Consultation on National Planning Policy Framework: proposed reforms and other changes to the planning system.
- 22) NSC's response to BPC's request for parking restrictions on Hyatts Wood road
- 23) To agree to a response to the Proposed Public Footpath Diversion Orders.
- a) PPO 219
  - b) PPO 220
- 24) To note the date of the next Planning Committee Meeting as Thursday 16<sup>th</sup> April 2026, to be held in Backwell Parish Hall at 7:00pm.
- 25) Confidential Items
- That pursuant to the Public Bodies (Admission to Meetings) Act 1960, the Public and Press be excluded from the meeting for the following items due to the confidential nature of the business to be transacted*

**NOTE:** Members are reminded that they are required to provide Declaration of Interests prior to the appropriate Agenda item and that the Council has a general duty to consider the following matters in the exercise of any of its functions: Equal Opportunities (race, gender, sexual orientation, marital status and any disability), Crime and Disorder, Health and Safety and Human Rights.

Yours Sincerely,



Clare Melton  
Clerk to the Council