ABBAS AND TEMPLECOMBE PARISH COUNCIL
Minutes of the Meeting held on the
8th September 2026

PRESENT Councillors R Cave (Chair), S Webb (Vice Chair), E Crowther, S Hood, M Vaughan, A Kerry, P Flanagan

IN ATTENDANCE
S Flack, 4 Parishioners

Chairman opened the meeting and commenced the open session – no matters raised.

Chairman welcomed Councillor P Flanagan to the Parish Council and confirmed that the Clerk had obtained his signature to his Acceptance and Office and handed him his Register of Interest form for completion.

Chairman reported that Councillor D Savage had today submitted his resignation from the Parish Council. Chairman thanked him for his time on the Parish Council and Clerk would reply accordingly.

Chairman welcomed and introduced S Flack to the meeting, who would be taking on the role of Clerk/RFO, and sitting in on the meeting in preparation to clerk the October meeting. He gave a vote of thanks on behalf of himself and the Councillors to the current Clerk who would be shortly retiring from the role, which she had held for the last 25 years.

1 APOLOGIES FOR ABSENCE
Somerset Councillors Nicola Clark, Hayward Burt, Councillor P Coombes

2 DECLARATIONS OF INTEREST AND DISPENSATIONS
S Webb declared her dispensation in respect of Slades Hill development (Knights Meadow). P Flanagan declared an interest in Slades Hill development (Knights Meadow) being a resident. R Cave declared an interest in Agenda item 6 a) Bowden Road development.

3 MINUTES OF THE PARISH COUNCIL MEETING HELD ON THE 11TH AUGUST 2026
It was proposed by S Webb and seconded by S Hood that the draft Minutes, as previously circulated, dated 11th August 2026 be agreed as correct and signed by the Chairman.

4 MATTERS ARISING FROM THE MINUTES OF THE MEETINGS HELD ON THE 11.8.26
None.

5 CORRESPONDENCE
Received since the last meeting was discussed:
1) Report – September – Hayward Burt (Somerset Councillor – Somerset Council). Circulated prior to the meeting. Noted.
2) Wessex Water Drop in – Wincanton 14.9.26 – email 18.8.26. Noted.
3) Somerset Rivers Authority (SRA) – Annual Report 2025-26 – email 26.8.26
4) Somerset Heating Oil Help Take-up Campaign – email 7.9.26. Citizens Advice – Poster/flyer had now been received and would be put on the website and forwarded to the editor of the Messenger, to raise awareness of the scheme.
5) Advance notice of website for Parish Councils and LCNs – Network Rail is working with EMEC Ecology (Wildlife Trust Consultancies) to engage with local stakeholders and better understand the biodiversity value of land alongside railway lines – details of webinar 10.0.26 10.30 to 11 am.

6 PLANNING – (S Webb/T Williams)
S Webb circulated her report prior to the meeting. Noted.
1) Applications (if applicable – received since publication of the agenda that require a decision prior to the next meeting)

a) Application no 22/03560/OUT – Outline planning permission with all matters reserved except for access, for up to 140 dwellings (use class C3), public open space, landscape, planting and biodiversity enhancements vehicular access from Bowden Road, community use, (flexible use Class E, F1 and/or F2), and associated infrastructure works – Land OS 6975 South of Bowden Road Templecombe – update on any matters since the August meeting (if applicable).

b) i) Application no 25/02759/REM – Land OS 6975 South of Bowden Road Templecombe
- Approval of Reserved Matters

S Webb circulated points for consideration when considering response to the above application. It was noted that none of the Parish Council's previous concerns had changed, the National Planning Framework was updated and published in August and there is no takeaway in the Village as mentioned in the Planning Statement. Councillors agreed for the reply below to be submitted in respect of application no 25/02759/REM: -

Reserved Matters approval for the appearance, landscaping, layout and scale in respect of 140 no. dwellings in accordance with Conditions 1 and 2 of the Outline Planning Permission 22/03560/OUT
Land OS 6975 South Of Bowden Road Templecombe Somerset
Ref. No: 25/02759/REM Received: Fri 14 Nov 2025 Validated: Mon 19 Jan 2026 Status: Awaiting decision
Current Position:

The Parish Council previously made a submission objecting to the application in a number of areas.

27/08/26 A significant number of additional documents have been uploaded to reflect a revised site layout including:

- Gateway and Architectural Emphasis with a rearrangement of plots and frontages
- Alignment of the spine road with the creation of a more rural frontage
- Review of house types

The updated National Planning Policy Framework (NPPF) was published in August. There remains a number of areas where the proposed Bowden Road development could potentially conflict with this updated policy particularly if the detailed submissions and future delivery do not match the claims made in the Planning Statement and associated documents and plans:
1. Sustainable Transport and Active Travel
NPPF Policies

- TR3: Locating Development in Sustainable Locations
- TR4: Street Design, Access and Parking
- TR6: Assessing Transport Impacts

The Planning Statement repeatedly claims that:

- The site promotes active travel.
- Residents will walk and cycle to local services.
- The development provides sustainable connectivity.

The site is within walking distance of facilities and public transport
Potential Conflict
The Statement provides little evidence regarding:

- Existing pedestrian capacity through Templecombe.
- Safe crossing points.
- Capacity of local footpaths.
- Actual walking routes to schools and key facilities.
- Future interaction with existing developments such as Knights Meadow.

The NPPF requires developments not simply to be close to facilities, but to provide safe and attractive routes to them. If safe pedestrian routes, crossings or traffic-calming measures are insufficient, the development could conflict with TR3 and TR4
2. Traffic Impact and Cumulative Development
NPPF Policy
TR6: Assessing Transport Impacts
The Planning Statement assesses the Bowden Road site largely in isolation and without demonstrating its impact on the village of Templecombe or surrounding areas.
Potential Conflict
The NPPF now significantly requires consideration of:

- cumulative traffic impacts;
- future development pressures;

The planning statement fails to provide key evidence of the impact of development including:

- Has cumulative traffic been assessed alongside Knights Meadow and other recent Templecombe developments?
- Has school traffic and existing Thales traffic been considered?
- Has increased railway station parking demand been considered?
- What is the cumulative impact on Bowden Road and the A357?
- Does pedestrian priority been properly prioritorised within the development?

Without robust cumulative assessment, compliance with TR6 may be questionable.
3. **Delivery of Planning Benefits**
Given the current gap between agreed planning benefits and currently delivered planning benefits of the Knights Meadow development the parish council should be concerned that the stated environmental, social and community benefits to justify development have clear and enforceable mechanisms in place to ensure these benefits are actually delivered and retained throughout the lifetime of the development with the costing appropriately allocated?
The issues are summarised below:

Planning Issue	Evidence from Planning Statement	Relevant NPPF / Local Plan Policy	Potential Conflict / Question
Active Travel Claims	Development described as being within walking distance of facilities, railway station, bus stops and local services. Significant reliance placed on active travel.	NPPF TR3, TR4, TR6; Local Plan TA1, TA4, TA5	Has safe pedestrian infrastructure actually been demonstrated? Are routes suitable for children, wheelchair users and regular daily use?
Cumulative Traffic Impact	Assessment focuses on Bowden Road development as a standalone proposal.	NPPF TR6 requires assessment of cumulative impacts.	Has traffic been assessed alongside Knights Meadow and other recent Templecombe developments?
Traffic-Calming Measures	Statement refers to healthy streets and pedestrian priority but contains limited detail regarding traffic restraint measures.	NPPF DP3, TR4; TA5	How will vehicle speeds be controlled around open spaces, play areas and pedestrian routes?
Accessibility	Development promotes cycleways and pedestrian routes linking to Templecombe.	NPPF TR3, TR4; TA5	Have gradients, wheelchair access and inclusive design standards been fully demonstrated?
Delivery of Planning Benefits	Application relies heavily on environmental, social and community benefits to justify development.	NPPF Sustainable Development Principles; DP3; N2; HO7	What mechanisms ensure these benefits are actually delivered and retained throughout the lifetime of the development?

Conclusion
Given the above issues and the previous stated concerns Abbas and Templecombe Parish council have no reason despite the submission of further planning documents to support the development in its present form.
Copy of response to go to SCRAPP, Councillor D Rodrigues and D Mumby (Somerset County Gazette) for their information.

ii) Copy letter from Parishioner to Planning Officer Somerset Council dated 20.8.26
Chairman read out the letter dated 20.8.26 regarding the removal of sub-soil from the Bowden Road site and not staying on site. It was noted that construction vehicles are not included in a count of vehicles and Somerset Council had approved Bowden Road allowing for a number of vehicle movements that will be generated by the removal of sub soil.

c) Application no 26/01875/HOU – Hope Farm Combe Hill Templecombe – Erection of an Oak framed garage with first floor office and storage
Councillors considered the above proposal and had no objections to the application.

2) **Determinations**
None.

3) **Knights Meadow Development – update if applicable (S Webb)**
T Williams circulated her report prior to the meeting and S Webb circulated her report addressing the current concerns. The following points were noted:

a) Planning Enforcement Officer – update if applicable
No update to report.

b) 106 Agreement – Transfer of land for additional burial ground land – update if applicable
No update to report.

e) Other matters – Knights Meadow
Councillors discussed the following points of concern: -

- Councillors referred to the lack of being able to have our MP to visit and walk around the site to witness the concerns of the residents, as we were informed, she cannot get involved in planning issues.
- An attempt had also been made to get our MP to visit and view issues with our Village roads especially with the proposed future developments and lack of extra infrastructure.
- Any future approved development should deliver quality properties.
- It was strongly felt that a freedom of information request should be considered, and a complaint should be submitted to Somerset Council with regard to the breaches that are not properly monitored.
- Section 73 application has still not been decided.
- It was agreed that the Parish Council should invite D Mumby to attend a Parish Council meeting.

4) Other
a) Planning Committee South next meeting due to be held on the 18^{5h} September 2026 at 2pm The Council Chambers Council Offices Brympton Way Yeovil has been cancelled, Update on meeting held on the 18th August 2026 – cancelled – revised date 28th August 2026. No matters to report.

7) Village Hall – update (if applicable) (Clerk/R Cave)
a) Wessex Internet/connection to the Village Hall via School Lane – update
Clerk reported that Wessex Internet had attended the hall and brought the cable into hall but could not complete the installation of the cable due to a blocked duct that would require further attention.

b) Missing Roof tiles/removal of roof vent – Quotation dated 28.7.26

Clerk reported that the contractor had been informed that the Parish Council had accepted the quotation and a date to carry out the work had not yet been received.

8) ACCOUNTING MATTERS – (S Webb/R Cave/ Clerk)

1) To approve accounts and authorise payments

Vice Chair confirmed invoices balance against payments. It was proposed by Vaughan and seconded by S Hood that the following payments as detailed on the Payment and Receipts Schedule September 2026, circulated to Councillors prior to the meeting, be authorised.

ABBAS AND TEMPLECOMBE PARISH COUNCIL PAYMENTS & RECEIPTS - For September 2026 Meeting

PAYMENTS				
TO BE RAISED				
PAYEE	**DESCRIPTION**	**NET**	**VAT**	**TOTAL**
Hedge and Lawn Ops	A357/Vine Street - hedgecutting	380.00	0.00	**380.00**
Groundsman	Salary/Expenses - August 2026	201.88	5.27	**207.15**
Clerk	Salary/Expenses - Sept 2026	770.56	0.00	**770.56**
HMRC Cumbernauld	HMRC NI Month 6 payment	27.45	0.00	**27.45**
TOTAL Bank Payments		**1,379.89**	**5.27**	**1,385.16**
DIRECT DEBITS				
Biffa (debited 20.9.26)	Waste collection	100.66	20.13	**120.79**
British Gas (debited 14.9.26)	Electricity - Changing rooms	24.56	1.23	**25.79**
		0.00	0.00	**0.00**
		0.00	0.00	**0.00**
		0.00	0.00	**0.00**
TOTAL DIRECT DEBITS		**125.22**	**21.36**	**146.58**
TOTAL PAYMENTS		**1,505.11**	**26.63**	**1,531.74**
RECEIPTS since last meeting				
TSSC	Unknown receipt	98.28	0.00	98.28
Stall at Fete	Proceeds of stall - Rec project	75.00	0.00	75.00
G Holmes Memorials - chq	Headstone fee - L Allison dcd	104.00	0.00	104.00
		0.00	0.00	0.00
		0.00	0.00	0.00
TOTAL RECEIPTS				**277.28**

NB payment made since August meeting £2,600.00 C Chapman - work to Social Club Fascias 21.8.26

A Kerry and E Crowther agreed to authorise the payments on the 9th September 2026 and notify Clerk.

2) Other

Chairman reported email received from the Christmas Tree group dated 4.9.26 which detailed proposed expenditure for 2026. The cost of each large tree will be £132.00, small trees £13.00 each and the insurance £128.00. It was proposed by the Chairman that the Parish Council donate £500.00 to cover 2 large trees and the insurance premium for 2026. Agreed by all Councillors.
It was suggested that trees could be offered to Knights Meadow if it was possible to provide brackets.

9 LOCAL COMMUNITY NETWORK–LCN Meeting – Meeting including AGM 25th August 2026 7pm at Bruton Community Hall – (R Cave/D Savage/Clerk)

Chairman reported that he, D Savage and Clerk attended the meeting on the 25th August, the following points were noted: -

- Disappointed at attendance, presently four meetings a year are held along with the Highways Working Group meetings.
- It was felt the LCN was not providing the answers it was thought they would when they were set up. LCN terms currently being rewritten.
- Update on the Community Working Review and the future of the LCNs across Somerset.
- Update from the Connect Somerset Champion.

Due to the resignation of D Savage, P Flanagan volunteered to take on the role of attending the LCN meetings.

10 OTHER MATTERS REPORTED FOR DISCUSSION

1) SCRAPP – Update (R Cave/S Webb)

Chairman reported that T Williams is able to attend the the next SCRAPP meeting on the 30th September at Keniton Mandeville. It was agreed to let SCRAPP have a copy of the Knights Meadow update/current concerns and the Parish Council's reply to the latest Bowden Road application.

2) Somerset Council – Parish update – Complaints/Somerset Prepared Community/ Resilience Awards day 21.10.26

Circulated prior to the meeting – noted.

3) Somerset Council – Parish update – Energy Efficiency/LCN Annual Report 2025-26

Circulated prior to the meeting – noted.

4) Prevention and early intervention in Somerset Villages – email 28.8.26

Chairman reported that the Connect Somerset Area Champion had contacted us, Henstrdge and Milborne Port to arrange a meeting to set up a small working group with representatives of the three Parish Councils to bring their knowledge and experiences and look at how they might practically build on existing strengths in our respective communities both individually and collectively. No date had been agreed for the meeting. Chairman responded that he would be willing to attend a meeting.

Councillor T Williams joined the meeting at 8.10 pm

5) Diocese of Bath and Wells – Church buildings/mobile masts – email 25.8.26

Chairman reported that information had been received from the Church Buildings Advisor at the Diocese of Bath and Wells. Information has been forwarded to the PCC of St Mary's for further investigation. The PCC had agreed at a recent meeting to follow up.

6) Railway certificates – email 6.8.26/Research information – email 15.8.26

Railway certificate – Chairman read out the email, four framed certificates relating to the railway station when they had won best station needed to be returned to the Parish Council, in accordance with the minutes of the final meeting of the station working committee. Chairman suggested copy of email is forwarded to S Hood for consideration by FOTS group. It was thought the certificates could be displayed in the disused waiting room.

Research information – Chairman read out an email received relating to research information the late G Wilson did on all the soldiers who left Templecombe for the First World War. It was agreed that this was important and should be preserved. It was suggested this should be given to the Somerset Museum. Clerk to reply to the email.

7) Other

No reported matters.

11 RECREATION GROUND PROJECT – UPDATE (A Kerry, S Hood, D Savage, E Crowther)

a) Sports England grant – Crowdfunding/Stronger Communities Fund – grant – update

Chairman reported that the first part of the Crowd Funding document has been put together. Photos are required to go with the presentation and a plan of the site itself. He suggested that E Crowther would be able to help S Hood with the photos and they could include photos from the recent Village Fete. Thales could also provide some that could be taken at their Charity Football Tournament. Flyers will be produced for the Village. As the Crowd Funding needs to offer a reward to the givers it was suggested giving a raffle ticket and have one prize or possibly a name could be included on a piece of equipment if purchased. A contribution from the Sports and Social Club could be sought.

b) Repairs to path – update

Chairman reported that a meeting with the contractor would take place on the 9th September to discuss the repairs to the path. He suggested asking contractors to include installing the Wilson's Way sign at the same time as the repairs are carried out.

c) Other

No matters reported.

12 TEMPLECOMBE TOGETHER (S HOOD) – UPDATE

S Hood reported the next lunch would be on the 19th September.

13 PARISH COUNCIL WEBSITE/SOCIAL COMMUNICATIONS – (E Crowther)

E Crowther circulated his report prior to the meeting.

a) Co-pilot – update

E Crowther reported that he had now setup a free account with GovAssist, which is in its early stages, for any Councillors, S Hood and S Webb had signed up to use it. The Parish Council still need to adopt an AI Policy.

b) Other

Councillors discussed P Coombes issues with regard to his own device/GDPR/data protection. The following points were noted: -

- It was acknowledged that his device was not secure as he is working with people who can access his device. Email would be secure but not downloads.
- He needs a point of access to be able to carry out his role as a Parish Councillor, either a phone or tablet with filters.
- It may be the Parish Council would need to provide a device, further liaison with P Coombes would be required to establish exactly what he needs to help him.

14 UPDATE ON TRAFFIC CALMING MODIFICATIONS (A Kerry, Clerk)

A Kerry circulated his report prior to the meeting.

1) Speed Indicator Device (SID) – update

SID was working well in its present location.

2) A357 issues around Templecombe – if applicable

No matters reported.

3) Other

No matters reported.

15 HIGHWAY MATTERS – (A Kerry. Clerk)

Clerk to update on various highway issues if applicable

1) Damage to wall around Yew Tree – update

Clerk reported that the contractor – Tom Trouton Dry Stone Walling will be available from this week and will chase up a quote for the wall repairs.

2) Derestriction – Combe Hill – Hedgehog sign enquiry - update

Clerk had sought out an update, but no reply received prior to meeting. Parishioner confirmed that hedgehog sign had been returned by Somerset Council.

3) Grit bins/blocked drains – Clerk

Clerk reported she had checked the Village grit bins and reported their salt content to Somerset Council. All the grit in the bins needs forking, S Hood volunteered to do the one at the Hamlet and M Vaughan would do the remaining grit bins and clear the bramble growth at grit bin at the end of Bowden Road adjacent to Casterbridge Place. Clerk would let her have details of locations.

4) Somerset Bus Partnership – update – S Webb)

S Webb circulated her report prior to the meeting, which included details of concessionary bus passes.

5) Other matters – if applicable not on the agenda

No matters reported.

16 ENVIRONMENTAL/OPEN SPACES/TREES WORKING GROUP (M VAUGHAN, P COOMBES)

1) September Report (P Coombes)

No report made.

2) Other

No matters reported.

17 FOOTPATHS REPORT (M Vaughan/T Williams)

a) Footpath Report – T Williams

Circulated prior to the meeting contents noted.

b) Other

Clerk confirmed that she had written to the Empire Farm regarding the outstanding vegetation that still needs clearing, no reply has been received. T Williams reported that some of the footpaths with planted crops do not allow for no planting around the edges, to allow access. She would seek confirmation of how this can be enforced so the footpaths retain suitable access.

18 BURIAL GROUND/CLOSED CHURCHYARD REPORT (CLERK)

a) Loose stones – boundary wall with closed churchyard – update

Awaiting a start date for the work from Tom Trouton Dry Stone Walling.

b) Loose fence posts/gates – burial ground – update

Clerk had confirmed acceptance of the quote and awaiting start date.

c) G Holmes Memorials – approval of headstone – Clerk

Clerk had checked the details which are acceptable and will reply to G Holmes Memorials.

c) Rose bed

Chairman reported that he had considered the concerns of the In Bloom group and looked at the rose bed and felt we needed to get some professional advice. Clerk would contact Castle Gardens Sherborne.

19 RECREATION GROUND MATTERS/CHILDREN'S PLAY AREA – (D Savage/P Coombes)

A) Play Area Reports/Quarterly/Annual- issues that need attention if applicable

i) Junior Multi Play Unit – issues reported – update if applicable

Clerk reported following quotes received from Playdale Playgrounds

- Supply of WT Pull up ramp - £1,016.34
- Supply of WT Pull up ramp plus installation - £1,532.34

All figures excluding VAT. Clerk had spoken to Simon Williams and he would have a look at the tread to see if a suitable repair could be carried out initially.

ii) Annual Play Area Inspection- The Play Inspection Company (Nov)

Clerk reported that a quotation for the annual play inspection had been received amounting to £142.45, excluding VAT. The inspection would be carried out in November,

B) Social Club (S Hood/E Crowther)

S Hood circulated his report prior to the meeting, noted. The Chairman thanked the organisers of the Village Summer Fete, that had been very successful. The AGM will be held on the 18th October.

C) Tractor shed break-in

Chairman reported that the lock on the tractor shed had been broken and entry had been gained to the tractor shed. Incident had been reported to the Police.

D) Thales Charity Football match – 16.9.26 – update

Clerk reported that she had met with the organiser of the event from Thales and arrangements made for the 16th September. A request had been made for a donation towards Crowd Funding for the next phase of the project.

E) P D Fire and Safety – Changing rooms – 10.9.26

Clerk reported that that six monthly inspections would be carried out, along with the Social Club, on the 10th September.

F) Other

S Webb reported that there are splits in the concrete path leading up to the Social Club entrance and there has been some branch damage in the Play Area.

20 ANY OTHER BUSINESS/ITEMS FOR AGENDA FOR THE NEXT MEETING ON TUESDAY 13th October 2026. Items to Clerk by Monday 5th October 2026.

a) Co-option of two Parish Councillors – update

It was agreed to advertise the remaining place for one Councillor. Clerk would see if we could include the place now available due to the resignation of D Savage but it was felt that a further Notice of Vacancy – ten electors would need to be completed prior to advertising.