

BREDON & BREDON'S NORTON PARISH COUNCIL

The minutes of Bredon Parish Council Meeting held at Bredon Village Hall on **Monday 13th April 2026 at 7:00pm.**

Present: Councillors: Mr Bruce Anderson, Mr John Bees (after Item 3), Mr Nick Bradley (Chairman), Mr Matt Darby, Mr Colin Davidson, Mr Andrew Rhodes, Mr Declan Shiels, Mr Rob Sly and Mr Brod Whiting.

In Attendance: Mr Tim Drew (Clerk), Cllr Mr Adrian Hardman & Mr Ashley Wirdnam.

1. Apologies for Absence.

Cllr Mr Kevin Falvey.

2. Declaration of Interests.

Cllr Sly declared a non-prejudicial DPI for Item 6 c) as an adjacent neighbour of the Mitton Bank and has an ODI Dispensation for the South Worcestershire Development Plan Review until 14th December 2026.

Cllr Darby declared a non-prejudicial DPI for Item 6 a) i as a neighbour of the applicant.

3. To Co-opt a 10th Parish Council Member.

The Parish Council received an application for co-option from Mr John Bees. It was proposed by Cllr Bradley, seconded by Cllr Anderson and **agreed** unanimously by Councillors to support the application. Cllr Bees duly signed the Declaration of Acceptance of Office.

4. To consider the Adoption of the Minutes of the Meeting held on Monday 9th March 2026.

The minutes were **agreed**.

5. Finances:

a) Invoices to be paid:

Village Hall

Jo Lomasney	Balance of Wages – March 2026	£134.87
CW Hygiene Services	VH Cleaning Cover 10 th to 18 th March 2026	£270.00
CW Hygiene Services	Consumables	£16.68
County Boiler Services	Hive & Battery Issues	£90.00

Parish Council:

Timothy Drew	Balance of Wages – March 2026	£317.15
David Gray	Lengthsman Duties March 2026 - Highways	£408.00
David Gray	Lengthsman Duties March 2026 - Parish	£250.87
Greenworks	Mowing – March 2026	2075.54
PD Hughes Ltd	Play Area Wet Pour Surface Repairs (BCPR)	£2712.00
Clive Pardoe	Overgrown Vegetation – Grange Field Road	£500.00
Clear Insurance Mgt	Community Care Annual Insurance Premium	£467.54
Bredon Village Fish & Chips	25 x Meals for Warm Welcome (02/04/26)	£130.00

All payments above were **agreed**.

b) To approve the Financial Report.

The Clerk updated Councillors on the progress being made to correct overcharges on the two BT Broadband accounts, via direct liaison with, BT Business' Chairman, CEO & Complaints Specialist.

6. Planning:

a) For Consultee Approval:

- i. W/26/00517/PIP Land and Buildings At (OS 9318 3573), Lower Lane, Kinsham
Permission in Principle for residential development of 3 new dwellings.
No extension to the consultation end-date was granted by Wychavon, so the general (not specific) comments, which were made in response to application W/26/00427/PIP, were submitted. These were based on the unsustainable location for new housing, conflict with development plan policies, harm to heritage assets and the amount and density of development.
- ii. W/26/00436/HP Aberpennar Cottage, Back Lane, Bredon, GL20 7LH
Erection of a timber-framed single-storey rear extension to form a garden room.
No objection, subject to the Conservation Officer being comfortable that the extension is in a conservation area and next to a listed building.
- iii. W/26/00572/LB Tudor Cottage, Manor Lane, Bredon's Norton, GL20 7HB
Repair a section of dry-stone retaining wall and erect block retaining wall behind (Variation of Condition 3 of W/25/01832/LB).
No objection.
- iv. W/26/00546/HP 58 Queensmead, Bredon, GL20 7NG
Replace existing rear extension and garage, installation of swimming pool, new porch and garden works.
No objection.

The above comments were agreed.

b) Approved by Wychavon:

- i. W/26/00383/PIP Land at (OS 9314 3555), Lower Lane, Kinsham (PiP Granted)
- ii. W/25/02774/FUL Drapers, Church Street, Bredon, GL20 7LA
- iii. W/25/02745/HP 15 Queensmead, Bredon, GL20 7NF
- iv. W/26/00021/LB Fox And Hounds Inn, Church Street, Bredon, GL20 7LA
- v. W/26/00228/HP Kinson, Back Lane, Bredon, GL20 7LH

c) SWDP Examination Arrangements:

The Council's proposed modifications, from Richard Buxton Solicitors, were not adopted by the Inspectors. However, it is felt that the Developer will find the conditions imposed, particularly in ecology and transportation, onerous to achieve compliance. Natural England's modifications were also ignored.

The next stage is to oppose the pending planning applications for 500 dwellings and a primary school. A meeting with the Case Officer will be sought. A new concept masterplan, including Natural England's concerns, will also be sought from the Developer.

The existing Neighbourhood Plan needs to be revisited. This will require consultation advice from an outside resource with £10,000 funding made available. The Clerk will contact Eckington Parish Council for details of their consultancy arrangement.

d) Tewkesbury Garden Town (TGT):

No report, as a number of meetings have been cancelled and need to be rescheduled.

e) Other Planning Matters:

The recent spate of PIP (Permission in Principle) planning applications was discussed. It was concluded the process may create false expectations for planning applicants. Further definitions are anticipated in forthcoming Government Planning Policies.

The deadline for statements/comments relating to Planning Appeal W/23/02524/FUL Land at Kemerton Road, Westmancote has been extended by 4 weeks until 22nd April 2026 because of the adoption of the SWDP Review. The Council's initial submission was withdrawn and updated statements and responses from all parties need to be checked before prior to the Council's re-submission.

The Planning Inspectorate have advised that the Council's request for Rule 6 status does not apply as the appeal is to be determined via the Hearing procedure, rather an Inquiry. We will be able to submit Interested party comments and speak at the Hearing if desired. The appointment of a consultant is still required.

7. Bredon Community Play and Recreation (BCPR) Update.

BCPR's AGM takes place on 21st April 2026 in the Bowling Clubs as the Village Hall is in use. The annual RoSPA Inspection visit has taken place, and reports will be distributed upon receipt.

8. Drainage, Fencing and Security Project for Playing Field.

Cllr Davidson advised that the works on the two Car Parks had commenced today. Details have been communicated to parishioners, sports clubs and to thirty properties adjacent to the Playing Fields. The main Car Park should take Eckington Road Car Park will then follow, commencing on Monday 27th April 2026 and should take one week. This will include white lining of both Car Parks.

Greenfields will commence their work on Tuesday 5th May 2026 and should be complete by Friday 15th May 2026.

9. Bredon AFC Junior Football Tournament.

Cllr Sly met with Bredon AFC Chairman, Mark Miles-Kingston, to consider concessions and explain the Council's position. After discussion, It was **agreed** to support the Tournament and a charge of £40 would apply. Cllr Sly to confirm to Bredon AFC.

10. Bredon Bowling Club Lease Negotiation.

Lease negotiation meetings have been scheduled on the evenings listed below at 6pm in the Parish Council Office: 2nd April 2026, 23rd April 2026, 14th May 2026 & 4th June 2026.

At the initial meeting on 2nd April 2026, general principals were agreed and the existing draft lease will be amended to the satisfaction of both parties. The balance of the 2025-26 rental has now been paid and aligns with bot Bredon AFC and Bredon Star RFC. There are no plans for the Council to appoint a legal representative, but the Bowling Club are considering their position.

11. Progress Reports and Updates.

a) County and District Councillor:

- Sports England use a sliding scale of the term remaining on leases (up to 10 years), to determine grants to be allocated.
- Funding for the Car Park Arco and Consultation support for SWDPR is being progressed.
- Complaints received relating to road closures for the Tewkesbury Half-Marathon on Sunday 12th April 2026. Caused problems for businesses and local individuals. Both Tewkesbury Borough and Wychavon granted licences for closures.
- Resurfacing of Jubilee Drive completed and Main Road pavements scheduled for mid-June. Enquiries made to Bobcat Hire to brush pavements around Bredon Village. County Highways considering installation of 'Dragon's Teeth' solution for Chains Corner and Queensmead turn off B4080.

- Recent meeting with Castle View showed general compliance with requirements. Issues discussed included adjacent land and fly-tipping.
- b) Police and Defibrillator Report:
- No report.
- c) Smart Water:
- No report.
- d) Working Groups:
- At the Annual Parish Council meeting in May 2026, Working Group membership for the final annual term (until next elections in May 2027) will be reviewed and Councillors were asked to consider their preferences.
 - The Assertion 10 compliance, required for the AGAR External Audit submission for 2025-26, will be covered by the Clerk and Pippins Accountancy.

12. Correspondence, Progress Reports and Updates for Information.

The Clerk circulated the following correspondence for consideration by Councillors:

- Bredon Parish Council 2025-26 AGAR external auditor instructions for approval at the June meeting.
- Bredon Tennis Courts - the two northern-most courts seem to be subsiding and the court surface at one end has cracked as a result. The Lease stated the Tenant must repair the Premises and keep them in good condition and repair. The Council would be willing to meet the Tennis Club to discuss the issue, which needs to be resolved before the Autumn re-surfacing of the Courts.
- Cotswolds National Landscape - Housing presentation and Neighbourhood Planning, for consideration.
- An invitation to the Tewkesbury Abbey River Blessing (SafeAvon) for those interested.

13. Councillors Reports and Items for Future Agenda:

Cllr Sly advised that Post Lockers in the Village Hall and other locations was still being reviewed.

Cllr Bees commented on the traffic flow through Main Road Bredon, the need for a Pedestrian Crossing and misuse of the junction at Eckington Road. The Transport & Organisation Working Group will continue to lobby Worcestershire Highways.

Cllr Davidson raised the possible vandalism to the Dog Bin on Cheltenham Road. Clerk to ask Lengthsman to inspect.

Cllr Bradley asked for a straw-poll of the response received from Bredon Hill Surgery to appointment requests. This will be monitored and followed up with the Patient Board.

Apologies were received in advance, from 4 Councillors for the February meeting.

14. Date of Next Meeting:

27th April 2026 (Annual Parish Meeting)

11th May 2026 (Annual Parish Council Meeting)