



I hereby give notice that the next **meeting of Durleigh Parish Council** will be held as follows:

<b>Date of Meeting:</b>	Tues 3rd February 2026	<b>Time:</b>	7:30 pm
<b>Location of Meeting:</b>	Hembry Room, Westfield Church Hall		
<b>Present:</b>	Cllr. R. Leighton, Cllr. J. Johnstone, Cllr. F. Smith		
<b>In Attendance:</b>	Tammy Roper (Clerk),		
<b>Apologies:</b>	Cllr. G. Mansfield, Cllr. John Vassalli,		

Ref.	Agenda Item
<b>1-3/2/26</b>	<b>Chairman's Comments</b>
	<p>Welcomed everyone to the meeting and explained that this is an extraordinary meeting due to the timeline for responding to the planning application for a new housing development at Rhode Lane.</p>
<b>2-3/2/26</b>	<b>Public Question Time</b>
	<p>9 Members of the public present, plus 2 councillors from North Petherton Town Council.</p> <p>Cllr. Paul Herbert, Chairman of Planning and highways Committee at North Petherton Town Council (NPTC), said that NPTC are objecting to the proposed Bloor Homes development off Rhode Lane on traffic and flooding issues. Basically, major reservations, how traffic is going to be accumulated. Rhode Lane already nightmare, and in addition to this development, there is a further development of 140 houses planned for other end at Dancing Hill. Significant concern A38, J24 and routes into Bridgwater cannot cope. They have devised community plan.</p> <p>Cllr Simon Sharman, Vice Chair of Planning and highways Committee NPTC – Gave an overview of the work they have been doing to bring together the impact of 7 proposed developments in community traffic assessment. Cumulative value on impact on A38 – baseline calculated – brings it to over 40% over capacity, with Monkton Heathfield factored in, it is 90% over. By 5 years in serious problem. Now working on economic impact. Formed basis of report/assessment. Flood Risk; 155000 cubic metres of surface water to go down road.</p> <p>Members of the public present represented the North Petherton Action Group and the Rhode Lane Action Group.</p> <p>Various persons spoke, all expressing their concerns about the impact of the proposed development; traffic, safety, flooding, access to the fields. It was also stressed that they are concerned that they although the development will have a significant impact on them, they are in neighbouring parishes (NPTC and Bridgwater Town Council), but the development falls within Durleigh, hence their attendance at this meeting.</p> <p>All are opposed to a new development in Rhode Lane.</p> <p>All members of the public left after 'public Question Time' finished.</p>
<b>3-3/2/26</b>	<b>Declarations of Interest</b>
	No Declarations of Interest were declared.
<b>4-3/2/26</b>	<b>Planning Matters</b>
	<i>For Discussion:</i>



23/25/00017/EF	<p><i>Land to the West of, Risemoor Road, and North of, Rhode Lane - Outline application with some matters reserved, for the erection of up to 220No. dwellings served by two vehicle accesses from Rhode Lane, public open space (including areas of play), landscaping, drainage infrastructure and associated works, and pedestrian and cycle connections, requesting consideration of access.</i></p> <p>Councillors discussed the planning application and all expressed concerns; flooding risk and the traffic infrastructure is not sufficient for the number of houses.</p> <p>Decision made to respond with 'OBJECT' to this planning application, for reasons relating to;</p> <ul style="list-style-type: none"> <li>• Access, highways safety or traffic generation</li> <li>• Flood risk</li> </ul> <p>All Councillors in agreement.</p> <p><b>Action: Clerk to draft objection response and circulate to all councillors for approval before submitting.</b> Agreed that this will be drafted Thurs 5 Feb and all councillors to respond to email by Tues 10 Feb.</p>
	<b><i>For Update:</i></b>
23/25/00018	<p><i>6 Pyrland Walk - Erection of rear single storey extension to include 3no. velux, loft conversion to provide 3 additional bedrooms &amp; bathroom, &amp; 2no. Dormer windows and 4no. velux windows.</i></p> <p>No update given.</p>
<b>5-3/2/26</b>	<b>Items for Next Agenda</b>
	Updates for planning applications above.
<b>6-3/2/26</b>	<b>Date &amp; Venue of Next Meeting</b>
Date & Venue:	Thurs 12 <sup>th</sup> March 2026 at the Hembry Room, Westfield Church Hall

<b>Meeting Closed at:</b>	
---------------------------	--

**Minutes Signed by:** ..... **Date:** .....  
 (Chairman)