

STRETE NEIGHBOURHOOD PLAN – STEERING GROUP MEETING

Minutes of meeting held in the Parish Hall at 7:30pm on Wednesday 6th June 2018.

Administrator - Ralph Clark

Steering Group Members:

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| David Ferguson | Graham Campbell | Kate Gill |
| Claire Smith | Louise Newman | Andrea Phillips |
| Liz Ferguson | Jill Welham | Penny Penhale |

Apologies: Pam Wills Mark Hanson David Rothwell

Jeremy Swainston advised by email of his decision to resign from the group as the result of Jeremy and his wife moving away from the village. Many thanks to Jeremy for his unlimited support and input to the process of developing the NP over the past three years.

Lee Bray, our consultant, attended the meeting to talk through his proposed amendments to the draft Response Report before finalising it for publication.

Two members of the public also attended the meeting.

Minutes of the previous meeting held on 10th January 2018 were reviewed and approved.

Matters Arising - None

Feedback Form Analysis

RC provided copies of the analysis report previously circulated by email. This confirmed 47 forms having been returned (approx. 16% of the number issued). The analysis showed an overwhelming support for the plan. KG enquired if the forms included any areas where there was no response to the headings in the form. RC advised there were some, mainly the introduction sections of the plan which were not policies. RC to re-work the analysis with an additional line for 'no comments'. This is not expected to affect the overall support.

Draft Response Report

LB explained he had prepared the draft from the comments received by RC from various responders. These have subsequently been summarised to include the main points included for each comment received. LB proceeded to run through each section of the draft to verify the points made together with the changes recommended from responders.

All recommended changes from SNP1 to SNP8 were generally accepted and LB is to incorporate the changes discussed into the final version of the Response Report and prepare changes for the NP before submission.

LB to provide amended Settlement Boundary proposals for consideration.

SNP9 Housing Development at Cox's Farm Fields involved extensive discussion as the changes recommended from SHDC are significant in comparison to that included in the draft NP. LB advised the housing development site proposal at Cox's Farm Field from SHDC suggests including both the northern and southern (upper and lower) fields for development. The development proposal includes:

- a) 15 new homes, designed to enable home working and built to high eco-standards, including at least 5 affordable homes of 1 or 2 bedrooms,
- b) a public car park and open space to serve the needs of the village,
- c) vehicular access from the A379 and The Plat, and
- c) footpath links between the A379, The Plat and Blackbird Wood.

The development shall be phased, commencing from the southern part of the site.

Development shall not commence until a masterplan for the whole site has been approved by the local planning authority, showing how the whole of the development can be safely and satisfactorily laid out and delivered, and how the setting of the Conservation Area will be protected.”

Concern was expressed by a number of the group in that a wider development on the whole site could result in more than 15 homes being built which is not what the majority of the community expressed their preference for in the Household Questionnaire.

After further discussion it was resolved to contact SHDC to arrange a meeting to establish if policy wording could be agreed that would enable the development to proceed as proposed. Members interested in attending the meeting were asked to confirm to RC.

Questions members wish to raise should also be forwarded to RC.

SNP10 –Principal Residence Requirement. LB advised another NP Group had recently had their NP approved by an examiner which included a policy for no 2nd home ownership in any new housing development. It was resolved to discuss policy wording / evidence needed for this to be sufficiently robust at examination at the meeting with SHDC.

LB to contact SHDC / DCC to agree a meeting date asap.

All recommended changes from SNP11 to SNP15 were generally accepted and LB is to incorporate the changes discussed into the final version of the Response Report and prepare changes for the NP before submission.

The position of the Proposals Map is to be moved from the back of the plan to the first page inside the front cover page.

Administrators Role

RC informed the meeting that after three years work on the NP, future research that may be needed for the NP would need to be undertaken by other volunteer SG members or outsourced by RC.

RC confirmed he was willing to continue to provide minutes of meetings, meeting preparations and allocate funding requirements.

The meeting closed at 9:30pm.

The next SG meeting will be Wednesday, 11th July 2018, at 7:30pm in the Parish Hall.