

Notes from Neighbourhood Development Plan Meeting – 24 Feb 2016

Present: Brian Barnett, Audrey Bott, , Robert Chitham, Jo King, Mark Richards, Barrie Morgan, Liz Connolly, Andrew Thompson

Apologies: Tom Rogers, Kate Darby, Peter Furneaux, David Connor

Andrew and Barrie declared interests.

1. Discussion on 5 house scheme on Maund site.

- Kate wrote: “For what it is worth if our plan is not deemed sufficiently advanced to be taken into account here are some of the other policies that the Maund House scheme will be judged against from the Core Strategy. If it looks like we will be unable to stop development here, perhaps we could negotiate a 3 small house version of his 5 house scheme. That would be the preferred option.”
- Parish Clerk gave a summary of her meeting with John Needham and requested a response to his proposals from the Steering Committee.
- Our response is that there is scope for development on the site, but we would prefer fewer dwellings that better mirror the community aims as reflected in the questionnaire. Furthermore, John Needham is welcome to discuss the options with us.

2. Agree number of dwellings identified so far.

- 5 Croft Crescent
 - 1 Maund
 - 1 Andrew Thompson
 - 1 James Close
 - 7 D n C Niblett
 - 7 Jeff Woodfield
 - 5 windfalls
 - 6 Cockgate
 - 10 Bircher
 - 4 Green Lane
- total = 47

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-. 3 Agree update for parishioner insert.

- has to fit onto A5 format
- please comment to Brian by midday tomorrow 25/2/16
- Brian will then print and insert it into the parishioner

- 4 *Update from Brian on meeting with Bill Bloxsome. Tuesday 23rd Feb*

- a. We discussed issues raised by him following his experiences with Herefordshire over recent Neighbourhood Plans and he clarified our current thinking on sites and numbers. He advised on various courses of action designed to ensure that we avoided any comeback once Regulation 14 is published. Although he could produce a draft for us to consider by the middle of next week he is not optimistic that Herefordshire would be able to complete their look at it and do any SEA or HRA necessary in time for us to publish during March. I have asked Gemma Webster to contact me to discuss likely timescales on that. In any event we will also need to incorporate Tom`s work and the design brief(s).
- b. Our dual approach of Settlement Boundaries and allocated sites should be sufficient to persuade Herefordshire that we can deliver especially since all sites have been the product of the “Call for Sites”.. But he suggests we complete two schedules; One relating to the sites going forward and a second of those not supported.
- c. He suggests we get a Biodiversity report. This will cost about £150. He is concerned about site 10 (Jeff Woodfield) .If anyone knows whether this is semi improved grassland or improved grassland that would avoid the need for a report.
- d. He mentioned that although Highways would respond to the Regulation 14 draft they won`t offer comment earlier unless we ask and pay for it. Do we want to get a view on the implications of 15 houses on sites 8, 10 and 18?
- e. Can we produce a concept plan for sites 10 and 18? He suggested the one used in the Lingen plan provides a useful example.
- f. We can`t count garden plots in our totals and therefore we can`t count Iris`s site 9
- g. He needs Base Maps. Jo to action by letting him have our OS copyright number or getting one from James Latham at HC. He only needs base maps (If Hoople offer to put on settlement boundaries this isn`t necessary.)
- h. Apparently he had been told that Herefordshire is very close to again not having a 5yr supply of housing land and thus they are more anxious to be certain about the deliverability of housing numbers.

- 5 *Any Other Business*

- We agreed to promote community orchards throughout the Parish

Date of next meeting - Provisionally 9th March 2016