

Neighbourhood Plan Steering Group Notes – 6 Feb 2023

In attendance:

Helen Stafford, Wendy Wright, Caroline Cahill, Mike Hollands, Liz Wade, Cllr Paula Langford-Smith

Apologies: Cllr Kevin Andreoli

The notes from the last meeting were summarised, one of the actions was to compare the WCC figures for completions and outstanding permissions to the list compiled by Paula. This had resulted in a discrepancy of 41 dwellings. Cllr Andreoli has asked for an agenda item to be added for Council to discuss whether we should accept the allocation of 100 houses and that they would be built from 2031 onwards. Paula asked the groups view.

It was unanimous that WCC should be held to account for the discrepancy and present the correct figures. PLS to feed back to council.

The need for a parking survey was discussed. The Group agreed that Parking Standards are required as it is an issue in the village. We should ask Stuart for advice but the group felt that both Face Book and a hand delivered survey should be used. People could photograph their completed survey and mail it in.

ACTION All to consider questions and send to Kevin for 17th February to send to Stuart for consideration and advice.

Smaller sites were discussed. It was clarified that these are sites of 10 dwellings or less.

The group would prefer smaller sites rather than one large site. 10% of any allocation should be smaller sites.

Ribbon development was specifically excluded in the current Neighbourhood Plan. It was agreed that ribbon development was undesirable especially in The Gap, this does not exclude infill i.e. a plot between two houses.

Further to the ‘call for sites’, three further sites have been submitted. One is the fields opposite Lower Crabbick Lane on Forest Road, another is land next to Lincoln Green Nurseries. It is not clear where the third site is located. All sites/contact details should be passed to WCC for them to provide site assessment information.

Caroline has compiled all of the assessment information into a table.

There are several means of measuring distance from the centre of the village to each site for example, less than 500m, over 1000m etc. Paula has measured each of the distances in m using Parish Online. It was agreed to use this measurement rather than the less specific ones.

There were queries on some of the information relating to specific sites:

DE03 – Anmore Road – remote from services – what does this mean?

DE24 – Barton Croft – Forest of Bere andscape area – we need a rating for this please

DE40 – East of Thompsons Lane – rated as ‘high’ in terms of landscape sensitivity – why?

These questions need to be forwarded to Una.

DE09 – Land at Hambledon Road opposite Glasspool – should say Yes to the power lines column.

It was agreed that a ‘listed building’ column should be added along with an ‘accessibility’ column which will consider whether there is an existing entrance, vehicle access, pavements, loss of trees and hedgerow to create access.

Caroline to update spreadsheet and circulate.

ACTION – all to put columns in order of importance to them, 1-23, 1 being most important.

PLS 8/02/23