

# Minutes of The Saltash Neighbourhood Plan Steering Group Meeting No 60 held on Tuesday 28th June 2016 at 4, Fore Street, Saltash.

**Attending:-** Cllr. David Yates (In the chair) (Town : Saltash West) (DY)  
 Cllr. Bob Austin (Town & County : Saltash West & CIC) (BA)  
 Maggie Gee (SWRA; St. Barnabus; Food Bank; Churches Together) (MG)  
 Helen Hocking ( N&M Pill Neighbourhood Association) (HH)  
 Robert Taylor (Persimmon Homes)  
 Steve Besford-Foster (Consultant)  
 William Holman (N&M Pill Landowners Consortium) (WH)

**Apologies :-**

Cllr. Derek Holley (Town & County : Saltash East) (DH)  
 Mike Hocking ( N&M Pill Neighbourhood Association) (MH)  
 Ian Taylor (Port View Estate) (IT)  
 John Percil (Latchbrook Residents Association) (JP)  
 Leslie Rust (Latchbrook Residents Association) (LR)  
 David Bennett (Resident) (DB)  
 Denise Watkins (Waterfront Residents Association) (DW)

The meeting was not recorded.

Minute No.	Item	Action
419.	<b>Declarations of Interest.</b> A Declaration of Interest was recorded by Robert Taylor of Persimmon Homes with regard to his pecuniary interest in a development project at Latchbrook and William Holman with regard to his pecuniary interest in a development project at North & Middle Pill.	
420.	<b>Minutes of Meeting 59 held 31<sup>st</sup> May 2016.</b>  Consideration deferred until next meeting.	<b>WH</b>
421.	<b>Saltash Neighbourhood Plan : Vision and Objectives.</b>  Version 3 of the Working Draft was discussed. Amendments were agreed as was the need to reflect upon some wording in creating Version 4. A check against NPPF topics would be prudent.	<b>WH</b>
422.	The work of each Theme Team was examined and discussed in turn to :-  <ol style="list-style-type: none"> <li>1. Make Amendments to each Draft Policy Grid;</li> <li>2. Highlight Omissions that require further work;</li> <li>3. Identify Cross-cutting issues that may require special consideration; and</li> <li>4. Allocate responsibilities as necessary.</li> </ol> <b>Theme Team A – Moving About. (Cllr. B Austin)</b> BA presented the latest version of the Policy Grid.	<b>BA/DY/WH</b>

	<p>The consultant was visiting the Burraton Cross junction and vicinity on the 27<sup>th</sup> July 2016. A “wash-up session” for the Steering Group was being organised.</p> <p>Discussions on a “Humber Bridge style” connection between the waterfront and Fore Street was being explored.</p> <p><b>Theme Team B – Making Community. (Cllr. D Yates)</b>  SB-F advised that important proposals relating to the Waterfront and Railway Station might require Environmental Impact and Sustainability Assessments.</p> <p><b>Theme Team C – Housing (formerly Live, Play and Grow.)</b>  The updated Policy Grid had been circulated prior to the meeting.  Work on affordable housing and the views of local estate agents and developers were being obtained and the consequences of the Inspector’s latest statements on the Cornwall Local Plan needed to be examined.</p> <p>RT advised that Persimmon Homes wished to make a presentation to the Steering Group on their Latchbrook planning proposals and site delivery statement. DY referred to the Developer Protocol previously prepared by the Steering Group and indicated that he and BA would need to discuss the protocol with the new Mayor and Town Clerk and agree on how to proceed. WH was asked to circulate the protocol to DY, BA and RT.</p> <p><b>Theme Team D – Invest, Work and Learn. (Cllr. D Yates)</b>  Consideration needed to be made of the area of Saltash (principally the Salt Mill Estate) defined as by the Index of Multiple Deprivation as being in the top 30% of deprived areas in the UK. The Community Led Cornwall Group was examining how long term economic growth could be achieved in such areas.</p> <p><b>Policy Integrity Tests.</b>  It was agreed that as part of the policy forming process that four Policy Integrity Tests be conducted to challenge the alignment, robustness and integrity of proposed policies embodied within the Saltash Neighbourhood Plan before going public. The Tests would be :-</p> <p><b>Test 1 : Do policies align with the Cornwall Local Plan and Saltash DPD/Framework?</b>  Do SNP policies enable the delivery of Local Plan requirements ?  Do they adhere to Local Plan policies ?</p> <p><b>Test 2 : Do policies align with Resident and Business Sector Questionnaire results?</b>  Do SNP policies express the wishes of the community ?</p> <p><b>Test 3 : Have Policies been derived in accordance with the Constitution of the Steering Group ?</b>  Have they been formulated in accordance with the Code of Conduct ?  Has representation been sufficiently broad, balanced and proportionate ?</p> <p><b>Test 4. Will policies deliver the Vision and Objectives ?</b></p>	<p><b>DY/BA/WH</b></p> <p><b>DY/DW</b></p>
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	<p>Is there true alignment (congruence)?</p> <p>Does the Evidence base supports conclusions ?</p>	
423.	<p><b>Next Steps : Planning for Workshop No.2.</b></p> <p>The following was agreed after discussion.</p> <ol style="list-style-type: none"> <li>1. That a Workshop be held on Tuesday 27<sup>th</sup> September 2016 to consider the work of the four Theme Teams, identify any gaps, undertake the four Policy Integrity Tests and provide information to prepare the “Strategic Narrative” for the Neighbourhood Plan.</li> <li>2. That the existing Policy Grids produced by each Theme Team checked against their topic Terms of Reference and completed.</li> <li>3. That each Theme Team prepare a short report in line with the original agreed format of no more than 3 sides of A4.</li> <li>4. That each Theme Team consider and arrange for the drawings they need to bring to the Workshop. The Steering Group to be advised as soon as possible.</li> <li>5. That detailed planning be a subject for the next Steering Group meeting.</li> <li>6. That post preparation of the Strategic Narrative for the Plan that the issue of determining the need for a Sustainability Appraisal be considered. SB-F would provide a Sustainability Matrix for each Group to complete.</li> </ol>	<p><b>ALL</b></p> <p><b>DY/BA/DW</b></p> <p><b>/MF/WH</b></p> <p><b>Ditto</b></p> <p><b>Ditto</b></p> <p><b>DY/WH</b></p> <p><b>SB-F</b></p>
424.	<p><b>Any Other Business.</b></p> <p>None</p>	
425.	<p><b>Date of Next Meetings.</b></p> <p>Steering Group (Oversight and Management) - To be advised.</p> <p>Steering Group (Moving About Theme Team “wash-up session” on Burraton Cross shared space proposal with Highway Consult) – Wednesday 27<sup>th</sup> July 2016. Venue and time to be advised.</p>	<p><b>ALL</b></p> <p><b>ALL</b></p>

**The meeting ended at 20.45 pm.**

## Circulation List

(Names in ***Bold Italics*** denote an elected member of the Steering Group.)

<b><i>Cllr. David Yates</i></b>	<b><i>Saltash West (STC)</i></b>	Matthew Tunley	Commercial Estates Gp (Broadmoor Fm)
<b><i>Cllr. Jean Dent</i></b>	<b><i>Saltash West (STC)</i></b>	Catherine Thomson	CC Community Network
<b><i>Cllr Bob Austin</i></b>	<b><i>Saltash West (CC &amp; STC)</i></b>	Peter Ryland	Chamber of Commerce; CIC; STIG
<b><i>Cllr Derek Holley</i></b>	<b><i>Saltash East (CC &amp; STC)</i></b>	Andy Rance	Cornwall County Youth Work
<b><i>Cllr Lee Russell</i></b>	<b><i>Saltash North (STC)</i></b>	Colin Breed	Resident
<b><i>Mike Finch</i></b>	<b><i>Saltash Environmental Action</i></b>	Simon Cronk	Resident and Chartered Surveyor
<b><i>Mike Hocking</i></b>	<b><i>N&amp;M Pill Neighbourhood Assoc'n</i></b>	Ray Lane	Town Clerk
<b><i>Leslie Rust</i></b>	<b><i>Latchbrook Neighbourhood Assoc'n</i></b>	Zoe Bernard-John	CC Senior Development Officer
<b><i>John Percil</i></b>	<b><i>Latchbrook Neighbourhood Assoc'n</i></b>	Richard Hall	Resident
<b><i>Denise Watkins</i></b>	<b><i>Waterfront Residents Assoc@n</i></b>	Vanessa Luckwell	CC Community Regeneration Officer
<b><i>Gail Swift</i></b>	<b><i>Pillmere Community Association</i></b>	Caroline Righton	Aston Getty (Broadmoor Farm)
<b><i>William Holman</i></b>	<b><i>N&amp;M Pill Landowner Consortium</i></b>	Tunde Awe	Resident
<b><i>Jane Hamlyn</i></b>	<b><i>Architect &amp; Pillmere Resident</i></b>	Geoff Mawson	Resident
<b><i>David Bennett</i></b>	<b><i>Resident</i></b>	Michael Griffin	MA Griffin Associates (Hole Farm)
<b><i>Ian Taylor</i></b>	<b><i>Resident (Lower Port View)</i></b>	Andrew Williams	Resident (Middle Pill)
<b><i>Cllr. Richard Bickford</i></b>	<b><i>Saltash East (STC)</i></b>	Simon Walker	(Landrake and St. Erney N. Assocn.)
<b><i>Cllr. Matthew Coot</i></b>	<b><i>Saltash South (STC)</i></b>	Sue Newell	(Landrake and St. Erney N. Assocn.)
David Orr	Consultant	Ken Martin	Governor Saltash.net
Steve Besford-Foster	Consultant	William Cotton	Chamber of Commerce
Robert Taylor	Persimmon Homes	Rev. Tom Osborne	Methodist Church

**All Minutes of Steering Group meetings together with extensive information on the preparation of The Saltash Neighbourhood Plan can be found at [plan4saltash.co.uk](http://plan4saltash.co.uk)**