

**Minutes of The Saltash Neighbourhood Plan Steering Group Meeting No 82
held on Wednesday 21st June 2017 at Saltash Guildhall.**

Attending:- Cllr. David Yates (In the chair) (Town : Saltash West) (DY)
 John Percil (Latchbrook Neighbourhood Association) (JP)
 Alex Sharpe (China Fleet Country Club) (AS)
 Mike Hocking (N&M Pill Neighbourhood Association) (MH)
 David Bennett (SWRA & Essa Cycling) (DB)
 William Holman (N&M Pill Landowners Consortium) (WH)
 Steve Besford-Foster (Consultant) (SB-F)

Apologies:- Cllr. Derek Holley (County : Saltash East) (DH)
 Robert Taylor (Persimmon Homes) (RT)
 Ian Taylor (Port View Estate) (IT)

The meeting was not recorded.

Minute No.	Item	Action
550.	Declaration of Interests. A Declaration of Interest was recorded by William Holman with regard to his pecuniary interest in a development project at North & Middle Pill.	
551.	Minutes of Meeting 81. The Minutes were approved.	WH
552.	Matters Arising from Minutes of Meeting 81. 1. Minute 548 (b) : Briefing on the process and progress to date in preparing the Saltash Neighbourhood Plan to the new Saltash Town Council. DY advised that Town councillors would be attending the next Steering Group meeting for a further briefing on the preparation of the SNP. WH to send Agenda to Town Clerk for circulation to all Town Councillors.	WH
553.	Update on the Saltash Neighbourhood Development Plan Consultation Draft 1. SB-F circulated and presented the first extract of the Sample Consultation Draft. The following matters were discussed and agreed. i. The need to prepare a separate Evidence Base Source Document aligned to the “Golden Thread” of Objectives through to Policies and including references to NPPF and Cornwall Local Plan policies. Key issues and opportunities would be extracted and developed as required; ii. The Consultation Draft would fulfil the obligation to undertake the Section 14 Pre- Submission Community Consultation and Publicity under the Neighbourhood Plan Regulations 2012; iii. The overall style of document style and presentation was commended.	SB-F

	<ul style="list-style-type: none"> iv. The front cover should relate to the "Renowned Bridges;" v. DY to prepare a Foreword in due course; vi. A major publicity campaign to promote the consultation process for the Community-led Plan would be vital and essential; vii. Infographics would be incorporated wherever possible; viii. Include for electric vehicle/bicycle charging points and cycle changing facilities/showers at the proposed Stokedon Cross Employment site. Consider centralised facility v requirement for each development; ix. STC need to take a view on the DPD as late as possible to allow for SNP policy development to be advanced further. DY to seek agreement from STC via the Policy and Resources meeting on 18th July 2017, that the SNP steering Group be granted delegated authority to respond on behalf of STC; x. Specific comments on issues where the DPD made it difficult to deliver the SNP should be highlighted. 	<p>SB-F DY</p> <p>SB-F</p> <p>SB-F</p> <p>DY</p> <p>SB-F/DY</p>
554.	<p>The Cornwall Local Plan : Consultations for Planning Policy and Guidance The Cornwall Site Allocations Development Plan Document (DPD)</p> <ul style="list-style-type: none"> 1. A series of documents had been issued for public consultation by Cornwall Council. The Site Allocations DPD was the most important of these. Chapter 13 related to future plans and policies for Saltash. The closing date for comments was 7th August 2017. 2. The following matters and actions were agreed. <ul style="list-style-type: none"> a) There was the need to ensure direct alignment between DPD and SNP policies. The SNP can add, detract or object to issues; b) SNP conformity with the DPD and Steering group conformity needed to be observed. The SNP Evidence Documentation would provide the justification; c) Areas around Carkeel roundabout needed to be safe-guarded for employment use within the DPD and SNP; d) The document should also be used as part of a briefing to Town Councillors. (See Minute 552.1 above). WH to provide links with the Agenda. 	<p>SB-F</p> <p>SB-F</p> <p>SB-F</p> <p>WH</p>
555.	<p>Any Other Business.</p> <ul style="list-style-type: none"> 1. The Saltash Flood Forum DY advised that the next meeting was being held on 26th June 2017. <u>POST MEETING NOTE</u> This meeting was postponed. A further meeting will be set up. 2. Coastal Communities Team Saltash : The Waterfront Development Partnership DY advised that a bid for funding the preparation of a character assessment, design brief options, sketch schemes and preparation of feedback forms would be put before the Town Council Policy and Resources Committee on 18th July 2017. 3. Letters received from Persimmon Homes and The N&M Pill Landowner Consortium. WH left the room while the letters were discussed. 	<p>DY</p>

	<p>To summarise the views of the remaining members : The Saltash Neighbourhood Plan is being written in compliance with the Cornwall Local Plan. It has not allocated sites or numbers for housing and the majority of the points made in both letters are in areas where currently the Neighbourhood Plan Steering Group is in agreement with the Cornwall source documentation.</p> <p>There is no appetite for increasing the current housing allocation although the Broadmoor Farm site is considered to have the necessary capacity for any reasonable increase in housing allocation should this be required.</p> <p>It was therefore considered that the main issues raised should be addressed to Cornwall Council by the authors as part of their individual consultation response.</p> <p>The Chairman undertook to discuss the general issues raised and the validity of this proposed NPSG response with the Town Clerk and Cornwall Council.</p> <p><u>POST MEETING NOTES</u></p> <ol style="list-style-type: none"> 1. The Chairman has met with the Mayor, Town Clerk, Cornwall Councillors and representatives of Cornwall Planning, passed over copies of the letters and discussed possible responses. 2. It is proposed that the NPSG frame comments on the Cornwall Council consultation documents on behalf of the group and Saltash Town Council. 3. It is proposed that the Neighbourhood Plan Steering Group discuss the issues raised by the letters in depth at the 5th July NPSG meeting. 	
556.	<p>Dates of Next Meetings.</p> <p>Steering Group – Wednesday 28th June 2017, The Guildhall at 6.00pm.</p> <p>Steering Group – Wednesday 5th July 2017, The Guildhall at 6.00pm</p> <p>.....and all subsequent Wednesdays until September 2017</p>	ALL

The meeting ended at 8.45 pm.

Circulation List

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

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

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