

**Minutes of The Saltash Neighbourhood Plan Steering Group Meeting No 84  
held on Wednesday 5th July 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)  
 Ian Taylor (Port View Estate) (IT)  
 Mike Hocking (N&M Pill Neighbourhood Association) (MH)  
 Helen Hocking (N&M Pill Neighbourhood Association) (HH)  
 William Holman (N&M Pill Landowners Consortium) (WH)

**Apologies:-** Cllr. Derek Holley (County : Saltash East) (DH)  
 Robert Taylor (Persimmon Homes) (RT)  
 Steve Besford-Foster (Consultant) (SB-F)

The meeting was not recorded.

<b>Minute No.</b>	<b>Item</b>	<b>Action</b>
561.	<b>Declaration of Interests.</b> A Declaration of Interest was recorded by William Holman with regard to his pecuniary interest in a development project at North & Middle Pill.	
562.	<b>Minutes of Meetings 82 and 83.</b>  The Minutes were approved.	<b>WH</b>
563.	<b>Matters Arising from Minutes of Meeting 83.</b>  <b>1. Minute 558.2.h. Saltash DPD and 999 Emergency Services.</b> DY remarked on the need to ensure with fire emergencies that the Saltash based Fire Tenders could adequately meet the height of incidents in any proposed multi-storey developments. The recent Grenfell Flats fire disaster in London had brought home the importance of having the right tenders available to meet local building circumstances.  This was a matter that should be included in both the DPD response and the Community Facilities chapter in the SNP Consultation Draft.	<b>DY/SB-F</b>
564.	<b>Consideration of letters received from Persimmon Homes and the N&amp;M Pill Landowner Consortium in relation to the Cornwall Site Allocations Development Plan Document (DPD).</b>  WH provided a briefing in relation to the Landowner Consortium proposals for Tamar Village Saltash. It addressed inter alia the following matters :- <ul style="list-style-type: none"> <li>• Present resonance with the CFCC development in the late 1980's;</li> <li>• Development Principles underpinning the proposal;</li> <li>• Progress in terms of community participation and the planning process;</li> <li>• The present position in terms of developer offers and proposals;</li> <li>• Taking Stock of Strategic and Site Issues; and</li> <li>• The proposal to visit and master plan the area.</li> </ul>	

	<p>WH was invited to leave the meeting while the Group considered its stance on the presentation.</p> <p>After discussion the meeting decided that the chairman would draft replies to the two letters as generally described at the last meeting.</p> <p>In respect of the presentation, it was noted by the Group that it had been expecting an address by WH on behalf of his Landowners Consortium which set out its rationale for challenging the DPD paper currently being consulted on by Cornwall Council in respect of the total housing numbers for the County.</p> <p>The Group expressed its concern that the presentation was however a developer proposal for land at North and Middle Pill which had not been previously requested or agreed by the SG and had therefore not been in accordance with the agreed Developers Presentations Protocol.</p> <p>It was however noted that the presentation invited the SG to consider:-</p> <ol style="list-style-type: none"> <li>1) An invitation to Members of the Steering Group to a tour of North and Middle Pill, and;</li> <li>2) A proposal to include under the auspices of the Neighbourhood Plan Steering Group a “ North &amp; Middle Pill Master Planning Group”.</li> </ol> <p><u>It was resolved</u> that neither invitation would be accepted as the adopted position of the SG was that it supported Broadmoor Farm as the single strategic site for Saltash and, further, that it was considered inappropriate to override the allocation process carried out by Cornwall Council in identifying this site as such.</p>	<b>DY</b>
565.	<p><b>Any Other Business.</b></p> <ol style="list-style-type: none"> <li><b>1. The Cornwall Council Draft Shopfront Design Guide.</b> SB-F had referred this document to the Steering Group as it addressed an issue discussed at Steering Group Meeting 81. Minute 547.3 refers. Although not specific to Saltash it covered many pertinent points of general importance and provide a template to bespoke a Saltash version. This would be referred to in the SNP Consultation Draft and included as a project under the Delivery Plan.</li> </ol>	<b>SB-F</b>
566.	<p><b>Dates of Next Meetings.</b></p> <p>Steering Group – Wednesday 12<sup>th</sup> July 2017, The Guildhall at 6.00pm.</p> <p>Steering Group – Wednesday 19<sup>th</sup> July 2017, The Guildhall at 6.00pm.</p> <p>.....and all subsequent Wednesdays until September 2017</p>	<b>ALL</b>

**The meeting ended at 8.00 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 Derek Holley</i></b>	<b><i>Saltash East (CC )</i></b>	Peter Ryland	Chamber of Commerce; CIC; STIG
<b><i>Cllr. Richard Bickford</i></b>	<b><i>Saltash East (CC &amp; STC)</i></b>	Andy Rance	Cornwall County Youth Work
<b><i>Cllr. Matthew Coot</i></b>	<b><i>Saltash South (STC)</i></b>	Colin Breed	Resident
<b><i>Bob Austin</i></b>	<b><i>Former CC &amp; STC</i></b>	Simon Cronk	Resident and Chartered Surveyor
<b><i>Mike Finch</i></b>	<b><i>Saltash Environmental Action</i></b>	Ray Lane	Town Clerk
<b><i>Mike Hocking</i></b>	<b><i>N&amp;M Pill Neighbourhood Assoc'n</i></b>	Zoe Bernard-John	CC Senior Development Officer
<b><i>Leslie Rust</i></b>	<b><i>Latchbrook Neighbourhood Assoc'n</i></b>	Richard Hall	Resident
<b><i>John Percil</i></b>	<b><i>Latchbrook Neighbourhood Assoc'n</i></b>	Vanessa Luckwell	CC Community Regeneration Officer
<b><i>Denise Watkins</i></b>	<b><i>Waterfront Residents Assoc@n</i></b>	Caroline Righton	Aston Getty (Broadmoor Farm)
<b><i>Gail Swift</i></b>	<b><i>Pillmere Community Association</i></b>	Tunde Awe	Resident
<b><i>William Holman</i></b>	<b><i>N&amp;M Pill Landowner Consortium</i></b>	Geoff Mawson	Resident
<b><i>Jane Hamlyn</i></b>	<b><i>Architect &amp; Pillmere Resident</i></b>	Michael Griffin	MA Griffin Associates (Hole Farm)
<b><i>David Bennett</i></b>	<b><i>SWRA &amp; Essa Cycling</i></b>	Andrew Williams	Resident (Middle Pill)
<b><i>Ian Taylor</i></b>	<b><i>Port View Estate</i></b>	Simon Walker	(Landrake and St. Erney N. Assocn.)
<b><i>Lee Russell</i></b>	<b><i>Pillmere</i></b>	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](http://plan4saltash.co.uk)**