

**Minutes of The Saltash Neighbourhood Plan Steering Group Meeting No 136  
held on Wednesday 13<sup>th</sup> February 2019 at Saltash Guildhall.**

**Attending:-** Cllr. David Yates (In the chair) (Town Council: Saltash West) (DY)  
 David Bennett (SWRA and Essa Cycling) (DB)  
 Steve Besford-Foster (Consultant Plan Support) (SB-F)  
 Mike Hocking (N&M Pill Neighbourhood Association) (MH)  
 Adrian White (SEA) (AW)  
 Cllr. Jean Dent (Town Council: Saltash West) (JD)  
 William Holman (N&M Pill Landowners Consortium) (WH)

**Apologies:-** Cllr. Derek Holley (County : Saltash East) (DH)  
 Alex Sharpe (China Fleet Country Club) (AS)

The meeting was not recorded.

<b>Minute No.</b>	<b>Item</b>	<b>Action</b>
904.	<b>Declarations of Interest.</b>  A Declaration of Interest was recorded by William Holman with regard to his pecuniary interest in a development project at North & Middle Pill.	
905.	<b>Minutes of Meeting 134.</b>  Approved	<b>WH</b>
906.	<b>Matters Arising from the Minutes of Meeting 134.</b>  <ol style="list-style-type: none"> <li><b>Minute 899.1. SNP Consultation Draft : Cornwall Council Screening Report.</b> DY advised that the letter of response had been sent by the Town Clerk and arrangements for the proposed meeting awaited.</li> <li><b>Minute 899.2. Cornwall Site Allocations DPD: Saltash Update.</b> SB-F advised that the Inspectors' Report was still awaited. <b>Update</b> – The following statement has been posted on the Cornwall web-site.                      “The Inspectors are actively working on the report, it is anticipated that the fact check report will be with Cornwall Council in mid-March.”</li> </ol>	<b>DY</b>
907.	<b>Review of revised SNP Consultation Draft incorporating appropriate Cornwall Council (CC) Screening Report comment amendments.</b>  <ol style="list-style-type: none"> <li>SB-F advised that he was working through the revisions of the document as previously discussed. There were technical difficulties with the Publisher Programme on paragraph numbering and hyphenation which was making this a more laborious process than expected.</li> <li>Everyone would be tasked to read through the next draft to identify typographical, grammatical, contextual and layout errors for correction.</li> <li>SB-F referred to the approach taken by Hayle Parish Council in addressing the similar “Settlement Boundary” issue raised by Natural England in Saltash</li> </ol>	<b>SB-F</b>

	<p>which it was believed had lead to the call for a full Strategic Environmental Assessment (SEA) and Habitat Regulation Assessment (HRA).  Hayle had included clear definitions on the treatment of development proposals “within the development boundary” and “outside the development boundary.” SB-F also drew attention to Cornwall Local Plan Policy 9 : Rural Exception Sites (Small Villages and Hamlets) which provided helpful words. It was agreed to carry these points forward in the pending discussion with Cornwall Council.</p> <p>4. SB-F raised Cornwall’s wish for the “green policy boxes” at the head of each section to be removed. The members of the steering group once again maintained their view that the boxes should be left in place to aid understanding and define the “golden thread.”</p>	<p><b>SB-F</b></p> <p><b>SB-F</b></p>
<p>908.</p>	<p><b>Green Space Assessment.</b></p> <ol style="list-style-type: none"> <li>1. AW advised that he had completed more assessments and would make these available to SB-F, DY and WH for consideration at the next meeting. <b>AW</b></li> <li>2. It was agreed to include a Parish map to identify and reference all the sites. This could be downloaded form the STC system/Parish On-line sources. <b>AW</b></li> </ol> <p>The meeting then discussed a number of specific sites</p> <ol style="list-style-type: none"> <li>3. Latchbrook : AW to check the name of the road adjacent to the northern boundary off Liskeard Road with the Post Office. <b>AW</b></li> <li>4. Pillmere : Agreed to list the various sites including play parks in the area for consideration by the Steering Group and in due course to assess them individually. The Parish On-line Key Strategic Open Space map as prepared by the Cornwall Council Open Space Officer would assist this process <b>AW/WH</b></li> <li>5. Trematon Sites GRN 3-6 and GRN 3-8 : There was an issue around demonstrating the particular public value of these site due to their lack of public access. SB-F indicated that they had been identified by the former Caradon District Council as Areas of Local Interest and Significance. Assessments would be prepared for consideration. It was noted that the Inspector might choose to challenge matters. <b>AW</b></li> <li>6. Trehan Sites GRN -7 : SB-F to check the Cornwall Council Planning Register for recent planning consents and amend the GRN-7 boundaries as necessary. It was noted that the Inspector might choose to challenge matters. <b>SB-F</b></li> <li>7. Site Photographs and detail Maps: AW would include these in the assessments using the google Maps or Parish On-line Snipping Tools as appropriate. <b>AW</b></li> <li>8. Allotments : These would also be included in the assessment and include those in Wearde Road and near the Community School. <b>AW</b></li> <li>9. Traditional (Historic) Orchards : It was agreed to include reference to such orchards as included in the Cornwall Bio-diversity Action Plan and Tamar Valley AONB reference documents. <b>AW</b></li> </ol>	<p><b>AW</b></p> <p><b>AW</b></p> <p><b>AW</b></p> <p><b>AW/WH</b></p> <p><b>AW</b></p> <p><b>SB-F</b></p> <p><b>AW</b></p> <p><b>AW</b></p> <p><b>AW</b></p>

909.	<p><b>Any Other Business.</b></p> <p><b>1. Neighbourhood Plan Group Sessions.</b> SB-F advised that the Cornwall Planning Team were being re-organised and were inviting up to 3 people from each Town/Parish Council/Neighbourhood Plan Group for a briefing on the new arrangements.</p> <p>DY indicated that the Town Council had received a request to attend such briefing on the area-based approach to development management, policy, neighbourhood planning and delivery. Mark Andrew would be the local contact covering an area corresponding to the former Caradon District Council boundaries. The briefing was scheduled for Wednesday 27<sup>th</sup> March 2019 at Liskeard Town Hall between 5.00pm and 6.30pm.</p> <p><b>2. Changes to Cornwall Council ward boundaries in Saltash</b> DY drew attention to the proposals advanced by Cornwall Council which involved the reduction of the existing four wards in Saltash to three but with the likelihood of one such ward including neighbouring parishes.</p> <p><b>3. Saltash Fore Street Regeneration.</b> DY drew attention to a public meeting being held on Wednesday 20<sup>th</sup> February 2012 at 10.30am at the Guildhall to consider the Regeneration of Fore Street. There might be consequential Neighbourhood Plan policy implications to consider.</p> <p><b>4. Resignation of Mike Hocking, of the North and Middle Pill Neighbourhood Association.</b> MH advised that he was moving away from Saltash and that Catherine Noakes would be representing the Association at future meeting. DY thanked MH for his valued contribution over the past seven years and wished him well for the future.</p>	<p><b>ALL</b></p> <p><b>ALL</b></p> <p><b>DY/WH</b></p>
910.	<p><b>Date of Next Meeting.</b></p> <p>Steering Group: Wednesday 27 February 2019, The Guildhall at 6.00pm.</p>	<p><b>ALL</b></p>

**The meeting ended at 7.36pm.**

**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)**

## **Circulation List (General Data Protection Regulation EU2016/679 compliant.)**

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

<i>Cllr. David Yates</i>	<i>Saltash West (STC)</i>	Alex Sharpe	China Fleet Country Club
<i>Cllr. Jean Dent</i>	<i>Saltash West (STC)</i>	Cllr. Sam Tamlin	Saltash West (CC)
<i>Cllr Derek Holley</i>	<i>Saltash East (CC)</i>	Adrian White	Saltash TC Tree Warden
<i>Catherine Noakes</i>	<i>N&amp;M Pill Neighbourhood Assoc'n</i>	Ray Lane	Town Clerk
<i>John Percil</i>	<i>Latchbrook Neighbourhood Assoc'n</i>	Roger Fursier	Forder Comm&Consvn. Assocn.
<i>Denise Watkins</i>	<i>Waterfront Residents Assoc@n</i>	Catherine Thomson	CC Community Network Manager
<i>William Holman</i>	<i>N&amp;M Pill Landowner Consortium</i>	Jacky Swain	CEG Ltd. (Broadmoor Farm)
<i>Jane Hamlyn</i>	<i>Architect &amp; Pilmere Resident</i>	Peter Ryland	Chamber of Commerce & CIC
<i>David Bennett</i>	<i>SWRA &amp; Essa Cycling</i>	<i>Ian Taylor</i>	<i>Port View Estate</i>
Steve Besford-Foster	Consultant PlanSupport		