

Little Milton Neighbourhood Plan Steering Group
Minutes of meeting held on 27th September 2017 at 27 Chiltern View

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Attendees

Barry Coward (Parish Councillor) – Chairman
Kate Daunt (Councillor)
Raymond Fergusson (Parish Clerk)
Ian Dennis (Resident)

1. Apologies

The Chairman informed the meeting that apologies had been received from Elizabeth Swabey-Collison

2. Minutes of last meeting

The minutes of the meeting held on 10th August 2017 were accepted as true record of the meeting

3. Community First Oxfordshire/Locality Funding

Raymond reported that he had started the process to claim £2,070 being the final tranche of the £9,000 grant available from Locality. He stated that he completed the End of Grant report for the most recent grant of £3,927.

4. SODC Emerging Local Plan

The Chairman informed the meeting that consultation on the plan would start on 11th October for a period of six weeks. The consultation will be sought on the issues of soundness and legal compliance and it was not an opportunity for new ideas or new developments. The Chairman reported that details of the Local Plan were available on the SODC website as the plan had been considered by the Scrutiny Committee on 11th September and would be voted on by the Cabinet on 21st September and the full Council on Thursday 28 September. In summary the total number of houses that were planned to be delivered within the Plan up to 2033 was 22,411 compared with 23,468 in the Seconds Options consultation. The strategic sites at Chalgrove, Culham and Berinsfield were part of the plan but it did not include Harrington or Grenoble Road.

5. Appendices and Evidence Base

The Chairman reported that the appendices and evidence base had been completed and updated on the website. However it was subject to a review by Ricardo Rios as part of the pre-consultation

6. Plan Documentation – Progress

The Plan		<ul style="list-style-type: none">• Seventh Draft• SODC Feedback from meeting on 25th September
Consultation Statement	CFO	First and second round of consultations plus fete event documented. Drafting started
Basic Conditions Statement	CFO	Not yet

Plan Production Schedule

The Chairman requested that the meeting considered the outcome of the meeting that he and Raymond had with Ricardo Rios on Tuesday 26th September before reviewing the Plan Production Schedule. The Chairman reported that Ricardo had been very complimentary on the thoroughness and quality of the draft plan and the evidence base. The Chairman explained that since the publication of the ministerial statement by Gavin Barwell in December 2016 and the government White Paper published in February 2017 that confirmed the Government's intentions to tackle issues such as neighbourhood plans being undermined and communities being left vulnerable to speculative applications and unplanned growth in places where the local planning authority did not have a five-year housing land supply, had led SODC to strongly recommend that Neighbourhood Plans should include site allocation. The key point that Ricardo emphasised was that without a site allocation our neighbourhood plan was missing a great opportunity and could be undermined, leaving our community vulnerable to speculative applications and unplanned growth. The Chairman shared his initial reaction of shock and disbelief and a real concern that such change would be difficult to explain to the community given that a key part of the draft plan was one of not including site selection. The Chairman informed the meeting that there was both financial support of £6,000 from Locality as well as technical support from AECOM to complete this task. He expressed the view that the task of site assessment was not one that the steering group could undertake themselves and would require independent support of consultants.

The meeting spent a considerable time discussing the matter as to its necessity and the impact on the credibility of the steering group if it proceeded with recommending site selection and possibly incorporating site allocation within the plan. The Chairman stated that a key part of the process would be a Public Meeting at which the reasons for site selection within the Neighbourhood Plan would be explained and it would seek to gain the support of the meeting to take it forward. The steering group members requested that it required the answers to a number of questions on the site selection process that the Chairman would seek answers from Ricardo Rios. It was agreed that the Chairman would call a further meeting of the steering group to agree the next stage of the consultation after he had received answers to the questions raised. The questions that require to be clarified in connection with a recommendation to progress to site selection are:

- A clear set of arguments that articulates the case for site selection
- Could we assess sites without the owner's permission and publish the information?
- Could we seek only infill sites and would that require an invitation to all homeowners? Or would you be required to invite local landowners as well?
- Would the relevant policies within the draft Neighbourhood Plan be part of the assessment criteria?
- Having completed the assessments could we decide not to allocate any sites?
- Would we need to publish the complete details of the site assessment completed by AECOM?
- If the Public Meeting decided not to progress site assessment and site allocation would we need to include it as part of our consultation history?

7. Site Selection and Allocation

The Chairman circulated a draft of a set of factors that could be included in establishing a criteria for assessing sites. The criteria would include local factors as well as relevant National Planning Policy factors.

The Chairman referred to the Parish of East Hagbourne that was broadly at the same stage with their Neighbourhood Plan as Little Milton when they were strongly recommended to consider allocating sites within their plan. The Chairman used the example as a possible template of the process we would need to consider if we decided to proceed with site assessment and site

allocation. The Chairman commented that his research suggested that AECOM were a competent body that would provide the degree of independence and objectivity necessary to take the process forward. The Chairman requested that the Steering Group looked at the Tisbury Neighbourhood Plan.

The Chairman circulated an outline of the process and timetable that would be required if the steering group decided to proceed with site assessment and site allocation.

8. Regulation 14 Consultation Event & Publicity

The original timetable agreed at the August meeting has been superseded by the need to consider the question of site assessment and site allocation

9. Any other business

There was no other business.

10. Schedule of meetings

The next meetings are scheduled on 12th October, 26th October.

11. Date of next Meeting

The next meeting will be held on Wednesday **12th October 2017 at Pear Tree Cottage Haseley Road** at 7.30 p.m.