



Minutes of the **Neighbourhood Plan Committee**, held on **Tuesday 12 February 2019**, at the Tamar Valley Centre commencing at 1730.

Those present were-

Sylvia Bonsey, David Harding, Jean Miller, Clive Frederick Preece, John Roberts, Alastair Tinto (Chair).  
Steve Besford-Foster (Project Manager), Clare Bullimore – Deputy Clerk (Minutes).  
Gill Court – public.

*Alastair Tinto welcomed everyone and explained that In line with GDPR and local government legislation; members are reminded that the Council has a general duty to consider the following matters in the exercise of any of its functions: Equal Opportunities (age, race, gender, sexual orientation, marital status and any disability) Crime and Disorder; Health and Safety and Human Rights. The Chairman asked people to speak clearly and explained that all meetings may be recorded covertly or overtly.*

**1. APOLOGIES**

Roger Alford, David Lane, Terry Letchford, Martin Smith, Tish Valva, Joan Veale.

**2. DECLARATION OF MEMBERS' INTERESTS**

None.

**3. PUBLIC PARTICIPATION**

Gill Court attended and was invited, by the Chairman, to join in with discussion.

**4. APPROVE MINUTE OF LAST MEETING – 08-01-19**

**Proposal/resolution:** the minutes be approved (proposed: Sylvia Bonsey, seconded: David Harding – unanimous).

**5. MATTERS ARISING**

Green Space Assessment – Alastair, Steve and Clare had met Martin Smith and Steve is incorporating Martin's comments into the assessment. Steve is doing a final edit on the document.

Preface – the Committee approved the changes to the preface that Alastair had altered.

Entry Level Exception Sites – a response from Sarah Furley had been disseminated following John Roberts' note that Entry Level Exception Sites had been included in National Planning Policy. It was felt that the NDP's housing policy should refer to the Entry Level Exception Sites in the NDP's Rural Exception Site policy (proposed: John Roberts, seconded: Jean Miller – unanimous).

Technical Support Application for SEA – Clare reported that following an application form and telephone interview we have been successful in getting Technical Support for the SEA.

**6. NEW CORRESPONDENCE**

Wain Homes

Wain Homes have made contact about discussing potential housing sites. It was agreed to invite them to the next meeting, but the Committee were reminded that they should not pre-determine any decision.



**7. WORKING GROUP’S RESPONSE TO THE COLLATED COMMENTS FROM CORNWALL COUNCIL**

CIL Funding

It was agreed that the availability of CIL and parish-based projects be referenced in the NDP.

Affordable Housing

The Affordable Housing team felt it would be too restrictive to restrict rural exception sites to “immediately adjoining the settlement boundaries”. The working group felt this wording had been deliberate and would not want it changed – the Committee agreed. However, it was agreed that the wording that states rural exception sites will not be permitted in ‘rural gaps between settlements’ is very restrictive and would be changed to read: development would be accepted in rural gaps *if it conforms with HP2 [Rural Gaps]*.

It was noted that the comments from Kath Statham, Landscape Architect, were helpful.

**8. DOCUMENTS FOR REVIEW**

Summary Leaflet

Steve apologised for not sending this out sooner – it was agreed that it would be reviewed at the next meeting.

Feedback Form

It was agreed to review this document at the next meeting.

**9. URGENT INFORMATION**

Steve has asked Ryan Searle for a breakdown of how many houses have been built and what number have been affordable, the type of tenure etc.

**DATE OF NEXT MEETING:** Tuesday 12 March 2019, 5.30pm, Tamar Valley Centre

The meeting closed at 1835.

Signed: ..... Date: .....