

STRADBROKE PARISH COUNCIL  
Neighbourhood Plan Committee Meeting  
27<sup>th</sup> July 2017 @ Webb Room, Community Centre

Present: Chris Edwards, Lynsey Smith, Ellie Wharton, Martin Allison, Scott Allison, Alex Bloss, Ann Readman, Katie Eagle, Ginny Painter, Karen Lynch

Also in attendance: Odile Wladon (Clerk), 3 members of the public

Apologies were received from Ian Poole (MSDC) and Carrie Barnes

		Action
1.	<p>The following were co-opted on to the committee. Alex Bloss Ann Readman</p> <p>The following offered to help where possible within working parties. Martin Allison Katie Eagle Ginny Painter Karen Lynch</p> <p>It was noted that working groups from within the committee will be set up and will report back to the Committee. The Chairman will have responsibility for reporting back to the Parish Council.</p> <p>Scott Allison would be available to join a working group via email when necessary.</p> <p>The Parish Council representatives have approached former members of the Neighbourhood Plan group to enquire if they would like to join the committee.</p>	
2.	Ellie Wharton was elected Chairman of the Committee by unanimous vote.	
3.	<p>Since the last meeting the following committee members have resigned:</p> <p>Gillian Rennie-Dunkerley Roger Turkington Don Darling Oliver Last Stuart Crane</p>	
4.	The minutes of the meeting held 21 <sup>st</sup> June 2017 were accepted with matters arising being covered on the agenda.	
5. (a)	<p>Review of action to date:</p> <ul style="list-style-type: none"> <li>• The questionnaires have been completed and the responses analysed. The paper copies are presently being stored at the Library.</li> <li>• The addition of extra sites since the questionnaires now necessitates a further public consultation. It was agreed that the public events planned for 3<sup>rd</sup> September (CARNival) and 7<sup>th</sup> September in the Community Centre will continue.</li> </ul>	

	<p>The information required for the event includes green spaces alongside the sites proposed for development. An additional requirement is a glossary of terms (see 10 below)</p> <p>The following provisionally offered help at the open events:  3/9/17 CE/EW/MA  7/9/17 AB/LS</p> <p>(b) Draft Plan – a skeleton plan was reviewed and it was decided to adopt this as a working document.</p> <p>(c) No draft policies have been handed over at the present time. Ian Poole has been asked to forward any documents he has on his return from holiday. Policies will more than likely be written from scratch due to the lack of any handover drafts.</p> <p>(d) The following key documents need to be circulated to all committee members:</p> <ul style="list-style-type: none"> <li>• Village Design Statement and update</li> <li>• Housing Needs Survey</li> <li>• Emerging Local Plan (Mid Suffolk District Council)</li> <li>• Gant Chart</li> </ul>	Clerk
6.	<p>Actions taken since 17<sup>th</sup> July 2017:</p> <p>(a) Site Assessments  The site assessments were carried out on 26<sup>th</sup> July by AECOM. This support is provided using Government funding. All 13 sites have undergone an assessment. A draft will be issued to which we must respond with a final report to be released by 14<sup>th</sup> August. The surveyor commented on a key point that being the pinch point on Queens Street, this will be noted within the infrastructure section. The sites were assessed using a range of densities of between 15 and 35 dwellings per hectare.</p> <p>(b) Carrie Barnes and the Clerk visited the medical centre. The Practice gave the following statement concerning the requirements of the practice in respect of future development:  <i>This seems to be a scenario that is facing many Practices and the nationwide picture for primary care services is a challenging one, there is a health professional recruitment crisis. We are in a fortunate position that the number of patients per GP for us is less than the national average and we have a full strength clinical team, many Practices in the locality have struggled to recruit.</i></p> <p><i>We will always try to provide the best possible service to our patients, and if patients numbers grew we would need to have a plan as to how we would manage these increases in patient numbers. Our current premises would need expanding as we could not currently accommodate any further clinicians and staff, we would indeed need further car parking. It is very unlikely that we would be able to source NHS funding for expanding our Premises so funding for our expansion could possibly form part of the developers proposals?</i></p> <p><i>NHS Funding is per patient, so Practices are unable to recruit new staff resources until patient numbers have reached a point where appropriate funding is in place, and of course there is the potential that within this challenging primary care environment we could struggle to recruit</i></p> <p>(c) Primary School. Carrie, Chris Edwards and the Clerk met with the Chair of Governors, the Chair of the Resources Committee and the Executive Headteacher and discussed the implications of possible development within Stradbroke. The discussions surrounded the capacity of the school, parking and pre-school provision.</p>	

	It was unidentified that the school will be a primary policy area for the village.	
(d)	There has already been some work on the requirements of the High School and thanks were expressed to Don Darling for this. Chris and the Clerk held a meeting with the Head of School and Finance Officer of Stradbroke High School and they identified key areas that would need addressing if the school expanded. A common theme linking to previous work is lack of 6 <sup>th</sup> form and transport difficulties to post 16 provision from rural areas. This remains a major concern	
(e)	Barley Brigg – a brief update was given on the outcome of a site assessment. The Parish Council have yet to discuss this planning application and a full report will be given at a future meeting, the cumulative impact of the extra deliveries will have an impact on the village, and the apparent development of a micro power station on the village fringe that can generate several megawatts of power but which offers no direct benefit to villagers. Scott commented that in Denmark national policy required such stations to share the benefit locally and consequently many were co-operatives.	
(f)	UK Power – the cost of a new substation is estimated to be in the region of £25,000 per new dwelling. With Stradbroke almost at capacity this is a crucial factor for consideration within the cumulative effect on infrastructure. (post meeting an initial response has been received looking to follow up the matter).	CE CE
(g)	Anglian Water – no response to our request for information has been received to date. Chris Edwards will follow this up.	
(h)	Gas Supply – this is an area worth noting for future reference.	
(i)	Community Policing – Carrie Barnes and the Clerk attended a Locality meeting of the Safer Neighbourhood Policing team. During the discussions it was noted that communities can club together and employ a PCSO between them, the cost being £31,000 p.a. – this is something that could be considered.	
7.	Chris has identified that there is additional free technical support and grant funding of up to £15,000 available from Locality. The grant can be used to help produce the final plan including possibly engaging a planning consultant to review the policies on behalf of the PC before submission for official inspection. Policies are the thing the Inspectors are most interested in. Chris Edwards will circulate details of a possible candidate for this role, the cost for this service would be in the region of £500 per policy. Agreement of the Parish Council will be sought to apply for the grant funding.  AECOM have identified areas where technical support could be offered in respect of Master Planning and Viability. Chris will progress these areas with AECOM.	CE CE
8.	Business Forum – Don Darling confirmed that the results of the business questionnaire were available, possibly online. The Clerk will investigate this and feedback.	Clerk
9.	The Committee voted unanimously to continue working with the consultant from Mid Suffolk District Council, Ian Poole. The Chairman asked and received permission to formally appoint the Parish Clerk as	EW

	<p>Clerk to the Committee pending confirmation from the Parish Council that some of the reserved funds available could be used to pay for this.</p> <p>It was agreed that Scott Allison would assist in a role of remote scrutineer for the Neighbourhood Plan.</p>	
10.	<p>Other matters:</p> <p>A question was asked about where the views of the villagers came into the Neighbourhood Plan. Consultation has shown that small site developments of affordable housing were preferred and that the village may find development of up to 400 – 500 homes difficult to accept.</p> <p>It was agreed that phased development could help alleviate these fears as the plan was to cover the period up to 2036.</p> <p>It also became evident that the use of the term affordable housing can be confusing. It is clear that some believe the word relates to houses that are affordable to buy, ie 3 or 4 bedroom houses but not executive style homes. Whereas for planning purposes the term affordable housing is used to describe social housing including rental and shared ownership and other Government supported schemes.</p> <p>It was agreed that a glossary of terms would need to be produced.</p> <p>The Clerk will circulate the gant chart and Committee members were asked to consider what role they might like to undertake or area to focus on. An urgent review of the chart is needed to check if it is deliverable and if not what we need to do. There are no accountabilities in the chart at the moment.</p> <p>The next PC meeting will concentrate on the NP issues raised and in particular ensure plans are in place for the open day.</p>	<p>Cttee</p> <p>All</p>

The date of the next meeting was agreed as Thursday, 17<sup>th</sup> August @ 7.30pm – location tbc.

The meeting ended at 9.25pm.

Chairman \_\_\_\_\_

17<sup>th</sup> August 2017