

# SHERBORNE ST JOHN NEIGHBOURHOOD PLAN

## STEERING COMMITTEE WORKSHOP

Minutes of the Neighbourhood Plan Committee Meeting held at 6.30p.m on Thursday 27<sup>th</sup> August 2015 at the Old Post Office Kiln Lane

### Present:

Julian Crawley - Chairman	Mike Harrison	Syd Abraham	Harold Hatt
Jayne Tomlinson	Richard Morgan	Jenny Cooke	Chris Cooke
Penny Mayo – Administrator			

### 40.15. Apologies for absence

Apologies were received from Natasha Rougier & Linda Agnew.

### 41.15 Minutes of meeting 30<sup>th</sup> June 2015

The minutes were agreed as accurate by the Committee and signed by the Chairman Julian Crawley.

### 42.15. Matters arising

33.15 SHLAA includes SSJ003 but as an Omission site - which can only be bought forward via the Neighbourhood Plan route.

34.15. The Groundwork grant for £6855 has been received and needs to be used by 31<sup>st</sup> December 2015.

35.15. Response received from BDBC re Julian Crawley's report R1 is that an SEA assessment will not be required.

35.15. No further documentation to produce the draft Plan has been received from Alex Munro so Julian Crawley will contact him to ask for an update. JDC

Summaries are still needed from Committee members noted at last meeting

Natasha Rougier - Landscape Management

Richard Morgan - Transport Infrastructure

Linda Agnew - Village Design Study NR/RM/LA

### 43.15. Discussion Paper ref 33.02.21a

The meeting reviewed the discussion paper produced by Julian Crawley and the excerpts from an e mail response from BDBC/ S Tarvit concerning Bobs Farm site. The pre-application enquiry to BDBC by the site owner has indicated that BDBC would not support the 16 house development.

a. Bobs Farm. Julian Crawley, Richard Morgan and Borough Cllr John Leek have a meeting on 8<sup>th</sup> September with Anne Wilkinson & the Conservation Officer at BDBC. They will review the comments made in S Tarvit's e mail in view of the fact that the residents of Sherborne St John chose this as the preferred potential development site in the Parish. The Committee felt that some of the points made by BDBC do not provide a robust reason for refusal of the site. They will therefore continue at present to pursue this option as 1<sup>st</sup> Choice - chosen by the parishioners.

b. New Rydon Plan. The Committee recognised that the new plan submitted by Rydon homes was a great improvement on the original plans especially with provision of a shop premise. However it is still in the SSJ / Basingstoke strategic gap and could set a precedent for development. Developers could not be expected to promise categorically not to develop more of the field in the future. Rydon Homes is scheduled to present in the Omissions section of the Local Plan Inquiry in October to argue for SSJ003 to be reinstated as a possible strategic development site. (*Post Meeting Comment – this is now withdrawn but Rydon / Sigma are still listed to speak on Issue3 Spatial Strategy & Housing Need and Issue 4 Other Housing Matters – SS5 Neighbourhood Planning*).

The Committee therefore will continue to support the Bob's Farm site as chosen by the parishioners at this stage, but will review its position after the meeting with BDBC and may pursue the Rydon proposal if necessary.

However, this could only be included in the Neighbourhood Plan following a second Consultation Event - at which the people were given the chance to make their views known on the new proposal(s). All short-listed

developers would be invited to submit new plans if desired. A decision on this would not be made until the position of the Bob's Farm choice is clarified.

#### **44.15. Village Shop**

Julian Crawley has been in contact with the Plunkett Foundation about the possibilities of the Parish running a village shop. At this stage only outline information has been requested, but detailed assistance is available as and when appropriate. No realistic site, other than that proposed in the Rydon development, has been identified.

#### **45.15. Draft Plan Documentation**

Julian Crawley will be contacting Alex Munro with a view to ensuring that he is in the process of writing the areas agreed for the draft Plan.

**JDC**

#### **46.15 Wildlife Map**

Mike Harrison reported that Mr Bromhead would not allow him to survey his land. The Administrator to write formally to request access – noting that this is not denied by others.

**PM**

Mrs Foote, Vyne Lodge Farm had accompanied MH on walks on her land which had gathered detailed information on the flora in those quadrants.

MH has completed several more blocks although there are still some not surveyed such as the Basing Forest area (to be covered next year). MH is in the process of writing a 9 month report which should be finished in September - the records are now showing the diversity of flora in the area to go with conservation evidence already available.

**MH**

Chris Cooke with others is recording the bird populations in the area but the separate records need to be merged. He will contact the other people involved and start to merge the records into one and when completed provide the findings to Mike Harrison for inclusion in the Wildlife Map.

**CC**

The Committee noted its appreciation of the work completed by Mike – and the admirable progress achieved.

#### **47.15. Next Meeting Dates**

Next meeting will be called when information is available from 8<sup>th</sup> September meeting with BDBC – provisionally 21<sup>st</sup> September. (*Post Meeting Note – meeting 6.30pm Monday 21<sup>st</sup> September to review current position re Call for Sites - 2<sup>nd</sup> Consultation Event*).

**NP DOC REF 33.02.21**