

**Minutes of the Meeting of St Ives Neighbourhood Plan Housing Topic Group:**

**Date: 03.09.14.**

**Venue: St Uny School, Carbis Bay**

1. PRESENT Action  
Paul Woodward Lelant (Chair)  
Rob Van Hove St Ives (Secretary)  
Geoff Williamson Lelant  
Maxwell Adams Lelant  
Pat Adams Lelant  
Paul Viney, Lelant  
Cllr. Maxine Armstrong Carbis Bay  
Dinah Oliver Carbis Bay  
Andy Christophers Carbis Bay
  
2. APOLOGIES FOR ABSENCE  
Mary Brown, Richard Brown, Martin Page, Lucy Davis, Carmel Henry.
  
3. DECLARATION OF MEMBER INTEREST  
All Lelant members present noted that they had an interest in the discussion of affordable housing in the village (item 7).
  
4. PREVIOUS MINUTES – 23.07.14  
Agreed.
  
5. MATTERS ARISING  
Outstanding:
  - Rex Henry and Martin Page to consult on Stakeholder list and Landowner identification. MP/RHHomes Bonus Fund (HBF): PW reported that CC do not intend to ring fence HBF monies in any way and they are included in general funds.  
PW confirmed that Housing Need list total is now 566 across all priority levels. MA agreed to bring selection criteria to the next meeting. MA
  
6. STEERING GROUP (SG) REPORT - 21.08.14  
LD has collated draft policies and is now resolving overlaps/inconsistencies. Wording needs to be finalised by 22.09 for presentation to SI Town Council on 25.09. Final draft document to be printed late October for public consultation early November.
  
7. REVIEW OF DRAFT POLICIES  
Current version of draft housing policies as incorporated into draft NDP was presented. Agreed all to consider and comment to PW and RVH by 17.09. All  
PW/RVH then to liaise to produce final draft. PW/RVH  
Housing Preamble to be circulated by e-mail by PW PW  
Full version of draft NDP available on Town Council website.  
Enforceability of full time residence housing agreed to be problematic, but to remain as policy.  
Agreed policy H4 to be amended to conform with CCLP & OS policies – *Post meeting note: LD has already done this.*  
Affordable housing in Lelant: Agreed that in the context of overall policies and the rewording of H4, specific mention of this was not necessary.

8 HOUSING SITE ALLOCATIONS

PW reported that CC has now withdrawn their proposed strategic sites options (SUEs 1-4) but the NDP is free to identify sites as considered appropriate.

The draft allocations map produced by the mapping meeting was presented. Noted that this is a draft desk-top exercise to illustrate potential sites and these need to be further considered on the ground. Chloe Pitt has estimated the capacity of these sites and the total is greater than required, therefore all of these sites will not be required for development and if the Gonwin application is approved very few of them will be. Noted that there are access and other infrastructure issues affecting all sites, which any development would have to resolve.

It was noted that whilst SI 8 might be the best site for the proposed care home, this project is led by Cornwall Care and they have alternative preferences.

Agreed that a small joint Housing/BE group would make site visits during week commencing 14.09. PW to arrange with RH.

PW

9. ANY OTHER BUSINESS

Noted that the CC Local Plan was now out to consultation on amendments, members recommended to read on CC website and comment as appropriate.

10. NEXT MEETING:

7pm on Wednesday 8th October at St Uny.

Meeting closed at: 9.00 p.m.

Chairman's signature: