

**St Ives Area Neighbourhood Development Plan
Steering Group Meeting
Monday 30th January 2017**

MINUTES

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| | <p>PRESENT Tony Beavan; Cllr Rita Lait; Geoff Williamson; Lucy Davis; Rowena Swallow; Janet Axten; Rob van Hove; Cllr Tim Andrewes; Matt Hayter; Christine Marenah; Cllr Tamsyn Williams; Cllr Colin Nicholls; Rex Henry</p> |
| <p>1.</p> | <p>Apologies Alan Clegg; Paul Woodward; David Todd; Ian McChesney; Richard Sorrell</p> |
| <p>2.</p> | <p>Review of NDP use since May 2016 referendum</p> <p>St Ives Area NDP was finally ‘made’ on 29th December 2016. But the policies have been used in planning decisions since the referendum success in May 2016.</p> <p>A review of how the policies have/have not been applied has been ongoing since May 2016, with all relevant applications and decisions recorded. Usage has varied, with some officers using the policies to a greater extent than others. Officers reports are sometimes not uploaded to the Cornwall Council website, which makes review difficult.</p> <p>There have been technical issues around policy H2, built environment policies and affordable housing provision. The policy relating to loss of gardens to create parking spaces has been well used.</p> <p>Policy H1 is now not compliant with national policy, which was changed since the NDP was written. However this is covered by the Cornwall Local Plan and will be adjusted in the NDP accordingly.</p> <p>Policy H2 has been challenged by one applicant, asking for special permission to be applied. The Town Council refused the request.</p> <p>A decision on the Gonwin Farm application is still pending.</p> <p>The Estover Farm application (Consols) has been called in.</p> <p>Ongoing applications suggest that St Ives NDP area will reach its housing target under the Cornwall Local Plan through windfall and infill developments alone.</p> <p><u>ACTION:</u></p> <ul style="list-style-type: none"> • This ongoing record will be continued, either by the new Steering Group or Town Council office staff (TBC) |

3.

Going Forward

a) Reform the SG with new Terms of Reference

The original Steering Group was dissolved ahead of the referendum, in order to allow a campaign group to continue. If community involvement is to be continued, a new Steering Group needs to be formed, with a clear new purpose.

b) Community and Environment Committee

A suggested way of working is for the Steering Group to work alongside the C&E Committee, so as to link the work into the Town Council. The procedural technicalities of this working relationship will need to be decided between the Committee and the SG.

The Planning Committee are the main committee using the NDP and need to be very familiar with the Plan. This will be particularly important after May 2017 when new councilors will be appointed.

c) 12 month review

This will be due in January 2017. It is not compulsory but is good practice, and the extent of the review will be up to the Steering Group. The review should at least contain:

- review of policy usage
- 'on the ground' review of developments
- are the NDP objectives being met
- provision of Affordable Housing

d) Action Plan

Could be taken forward by the new Steering Group, but would need to be approved initially by the Town Council.

Could be used as a coordinating 'hub' for local action, particularly affordable/social housing projects for which there are now several local actors.

There are some projects that are already being taken forward by other groups, some projects that could be initiated quite quickly and others that will require further feasibility work.

ACTION:

- **See below for issues to be taken forward by the new Steering Group;**
- **Lucy/Rita will ask Louise to include the following proposal on the agenda for the full Council meeting on 23rd February -**

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| | <p>PROPOSAL TO TOWN COUNCIL A Steering Group of community volunteers is reformed with new Terms of Reference to take the work of the NDP forward, including monitoring, review and implementation of the Action Plan. This Group will work alongside the Community and Environment Committee and propose any budgetary needs to Council via this Committee. The Chair/Deputy Chair of the Planning Committee should sit on this group.</p> |
| <p>4.</p> | <p>New Steering Group members and next steps</p> <p><u>People interested in being involved:</u> Alan Clegg David Todd Paul Woodward Ian McChesney Rex Henry Rowena Swallow Tony Beavan Rob van Hove Matt Hayter Christine Marenah Geoff Williamson</p> <p>Issues to take forward:</p> <ul style="list-style-type: none"> • Re-draft the Terms of Reference; • Definition of ‘Affordable Housing’ and how it is being applied; • Ensuring all Planning Officers at Cornwall Council are using the NDP consistently; • Monitoring use of and knowledge of the NDP by the Town Council, particularly the Planning Committee; • Continuing the ongoing review of policy usage; • Coordination of local action, channels of communication, possibly invite representatives of community groups to sit on the new Group; • Gathering of Community Groups – Community Day; • Re-draft Action Plan and consider budgetary proposals to Council; • Content of the 12 month review. <p>ACTION</p> <ul style="list-style-type: none"> • If the Town Council approve the continuation of the Steering Group on 23rd February, Lucy will arrange an initial meeting <p>NEXT MEETING DATE TBC</p> |