

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

Date: 30.10.13.

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
Patricia Adams	Lelant
Roger Weatherly	Trevarrack/Halsetown
Clive Rowe	Carbis Bay (acting Vice-Chair)
Dinah Oliver	Carbis Bay
Mary Brown	Carbis Bay
Richard Brown	Carbis Bay
Martin Page	Carbis Bay
Stuart Guppy	Carbis Bay
Rex Henry	St Ives

2. APOLOGIES FOR ABSENCE

Paul Viney, Terry Murray, Carmel Henry, Liz Penhaligon.

3. DECLARATION OF MEMBER INTEREST

None declared

4. PREVIOUS MINUTES

These were accepted as a true record and signed by the Chair.

5. MATTERS ARISING

Vice-Chair: CR agreed to continue as Vice-Chair for the next meeting.

Marcus Healan's responses to TG member's queries: Following a brief discussion, it was agreed that whilst these were a little vague on some issues, this may be because of the newness of the LP/NP process and that this may work to our advantage to some extent.

6. STEERING GROUP REPORT

Meeting with Planning Officer (Andy England – full record on NP website): AE stated that the Penwith Local Plan is still a valid document until the Local Plan is adopted. However the weight which can be given to this has been challenged by a recent appeal decision.

There was also a discussion on the Gonwin Farm application. AE considered it unlikely that the development could be postponed on grounds of the LP & NP not being completed. However any evidence gathered during the NP process could be submitted as an objection and AE invited us to do so. (refer 9. below)

Discussion is to be encouraged by the SG between settlements in the St Erth Network Area (including Lelant) re the allocation for each village.

7. DEVELOPER'S FORUM

RVH attended and gave report back – refer to separately distributed meeting notes.

8. COMMUNITY ENGAGEMENT

The Lelant consultation was held on 19th October. The SG has queried how many people attending the consultation left with a greater understanding of the NP process and it was agreed that this needs to be addressed at the next consultation.

The Carbis Bay consultation will be held on 2nd November at the Memorial Hall, Trencom Lane, 13.30 – 17.30 (doors open for setting up etc 12.30 – 18.00). Volunteers were agreed. Firms which have been appointed to deliver the questionnaire have so far failed to do so. Volunteers (especially including GW) have worked hard to distribute the questionnaire in Lelant and a flyer in Carbis Bay for the next consultation. The meeting

recorded their appreciation for these efforts.

Actions: MP to contact Radio Cornwall and RB to contact Pirate FM to publicise MP/RB consultation. MP agreed to deliver display boards to the venue.

9. DESIGNATED TOWN EXTENSION AREAS

Noted that the Gonwin Farm application and a number of other impending or likely major applications will have serious implications for the NP. In this context it was agreed that Peter Bainbridge (Case Officer) be invited to meet members of the Housing Topic Group, at a time to suit him, in order to seek his advice on how we should deal with this within the NP framework. It was emphasised that the intention would be to have a discussion of principles, rather than concentrating solely on Gonwin Farm.

Action: RVH to contact PB to arrange meeting.

It was considered that a full application should be required for a site of this significance and size.

RVH

It was suggested that former Penwith Local Plan policies H5-16 (and others) might usefully be carried over into the NP (as appropriate) – to be discussed at a future meeting.

Action: MP agreed to e-mail these (or a link) to TG members.

MP

It was considered useful to define the planning border between Lelant and Carbis Bay.

Action: GW to forward contact details for the Settlements Group at CC who are apparently examining this. RVH then to contact them.

GW/
RVH

Concern was expressed that we should be directing our attention to assembling evidence regarding housing need and the capacity of the area. Noted that the LP housing targets are minimums and it was queried whether we should set maximums – this would be dependent on a knowledge of infrastructure capacity.

PW agreed to investigate and circulate links to the existing evidence base.

PW

10. PROTOCOLS:

Following a brief discussion, it was agreed that the next meeting would be devoted to this issue. It was suggested that the following protocol be added:

The affordable housing component must be provided on the development site and not elsewhere.

11. NEXT MEETING:

Wednesday 20th October, 7.00p.m. Venue to be confirmed.

PW

Meeting closed at: 9.10p.m.

Chairman's signature: