

20 February 2013

Page 1361 Minute 6.2 Neighbourhood Planning

The Clerk had circulated a report of a meeting with interested residents held on 13.01.13. The Clerk's report showed that, following extensive publicity, just 4 residents had attended. At the meeting Cllr. James had explained the process and the commitment needed of volunteers and said the plan has to be community led but the Parish Council has to set up a Steering Group. The Steering Group is required to produce a scoping document with sections covering housing, employment, transport, environment, conservation, and sustainability and this must be confirmed by the Parish Council. The plan must accord with the Stratford on Avon District Council Core Strategy and also any relevant national policies. At the meeting Cllr. James discussed the financial commitment which could be possibly £2000 in year 1 and at least £5000 thereafter. The Clerk had reported that the meeting decided there was support for forming a steering group to develop a Neighbourhood Plan from both Councillors and residents. However, Cllrs. Stedman and Quiney and the Clerk had said they did not have the time to be involved with the steering group. The Clerk's report asked Council to consider if there had been sufficient support from the whole community to justify the effort and expense involved in producing a Neighbourhood Plan; whether there were sufficient committed volunteers to form an effective Steering Group; and whether the Parish Council was willing to make the necessary financial commitment and to accept the risk of a negative referendum result and potential claw-back?

Cllr. James said that the report was an accurate description of the meeting and that there was a planning consultant in the village who was advising on several Neighbourhood Plans (NP) and charging only £60 per hour for his services. Cllr. Littleford enquired regarding the percentage vote for the referendum and also if discussions could be held with developers and whether they could proceed without needing planning permission. Cllr. James confirmed that planning consent would still be required but the path would be easier if sites were in the NP. Cllr. Wright said it was a serious concern that a referendum could be lost and money clawed back because residents most affected by development proposals would be more likely to vote. Both the Chairman and Cllr. Wright said there was not sufficient community interest to justify going ahead. The Chairman said that very few smaller parishes were proceeding with a NP and he could not envisage the cost being less than £10,000 as a minimum. Cllr. James said that a budget could be set and he felt the cost could be as low as £400 for the planning consultant's involvement. The Chairman asked if a steering group could be put together as insufficient community support appeared to be available. Cllr. James said that the Council would take the plan forward.

District Councillor D Pemberton asked to speak and said he felt the balance of the argument was in favour of having a plan. He could not see how a development of, say, the seventy houses allocated in the core strategy could be got through without a NP. The Chairman said there were other ways of putting proposed projects to the community but Cllr. James said this could not be done and the playing field project could not proceed without a NP. Cllr. Penn expressed his concerns regarding the funding and Cllr. Wright said that it would take most of the money allocated for projects.

Cllr. James said that a decision needed to be made now and proposed that the Parish Council should develop a Neighbourhood Plan and that the plan area should include the whole parish. He added to his proposal that the Clerk should make the necessary NP application to SDC and this would cover the whole parish. The Chairman questioned this proposal as he considered only the village of Salford Priors should be the plan area as the six settlements were category three settlements and Cllr. James responded by saying that the settlement categories no longer existed and could all be developed. Cllrs. Penn and Dare both seconded the proposal and Council agreed by five votes to nil with the Chairman abstaining. Cllr. James was asked to send a digital file of his application draft to the Clerk ready for circulation to the next meeting.

20 March 2013

Page 1370 Minute 6.2 Neighbourhood Planning

The Clerk reported that he had received a request from 3 councillors, namely, Cllrs. Wright, Littleford, and Quiney, that the decision by Council at the last meeting regarding the Neighbourhood Plan should be reconsidered before the six month limit imposed by Standing Orders. This matter will be taken up at the next meeting in April because the principal councillor was not able to attend tonight. Cllr. Quiney referred back to Mr Baker's earlier remarks and said that he thought the Council had tried hard to get residents involved. Cllr. James referred to information regarding the Community Infrastructure Levy (CIL) which will replace S106 payments and said that parishes with a Neighbourhood Plan would receive a higher percentage uncapped of the locally applied CIL and those without a plan.

17 April 2013

Page 1378 Minute 6.2 Neighbourhood Planning.

The Clerk had circulated a report outlining a possible way forward on the Neighbourhood Plan. Cllr. Wright expressed his continuing concern regarding costs and the Chairman said that, if a grant was made, it was now clear that there would not be any claw back. Cllr. James said that once a Neighbourhood Plan area had been defined there had to be consultation with the public if a development proposal came through and it would give more say to the community. However, he agreed that the government was encouraging developers to come forward.

Cllr. James proposed that a planning consultant from SDC, as suggested by Cllr. Howse, should be invited to another public meeting and that an attractive leaflet should be produced to encourage community support. Council agreed this course of action.

15 May 2013

Page 1389 Minute 6.1 Neighbourhood Planning

The Clerk had circulated a draft flier to try and encourage residents to participate in the neighbourhood planning process. Cllr. James proposed that the flier should be held over until after the training course he was attending with Cllr. Littleford and that the public meeting be held following the presentation by Alamo at the next meeting of the Council. Council agreed.

The Clerk said he had contacted Fiona Blundell at Stratford District Council as advised by Cllr. Howse but she had said that officers would not be able to attend a public meeting and she offered a meeting at her office for the leaders of the project. Cllr. Howse said he would look into this for the Council.

19 June 2013

Page 1399 Minute 6.1 Neighbourhood Planning

The Clerk read a report prepared by Cllr. James describing a training event he had attended together with Cllr. Littleford. Cllr. Littleford said the course had been very informative and she was now in favour of producing a plan. She said there was now more funding available and there was no requirement to repay referendum costs. Also, all the people involved did not have to sit on the

organising committee. The Chairman said that Pebworth had generated ample funding but he still had his doubts that the plan would significantly change things. Cllr. Wright agreed with this sentiment and said he was still concerned that the plan could be very divisive. He thought it was important that provision was made for young families who were able to stay in the village. Council asked the Clerk to reproduce Cllr. James' report for the next meeting.

17 July 2013

Page 1410 Minute 6.1 Neighbourhood Planning.

Notes of a symposium on Neighbourhood Planning attended by Cllr. James and Cllr. Littleford had been circulated. Cllr. James gave a brief summary of the issues and Councillors noted that the conditions relating to Neighbourhood Plans had changed significantly from earlier discussions. It was also noted that a new housing needs survey for social housing would form part of a Neighbourhood Plan. Councillors expressed varying opinions on the merits of going ahead and Cllr. James said that if he were asked to lead the project he would need clear terms of reference and certainty from the Council on their commitment. Council agreed that the way forward was a public meeting in September with speakers from Stratford on Avon District Council and from Kirkwells who led the symposium. Council agreed that a dynamic flier such as the one circulated by the Clerk should be sent to all houses with an addition clarifying that a plan would affect the whole parish.

21 August 2013

Page 1425. Minute 6.1 Neighbourhood Plan.

The Clerk, in conjunction with Cllr James, was requested to arrange a public meeting in September with Kirkwells planning consultants to present the neighbourhood plan proposals. Details would be circulated to the parish as soon as arrangements had been made.

18 September 2013

Page 1433 Minute 6 (b) (c) Neighbourhood Plan

(b) Cllr James reported that the Neighbourhood Plan public presentation event had been arranged for Monday, 23 September at which Kirkwells Planning would be making a presentation.

(c) Clerk reported that she had advised the Stratford Herald and Evesham Journal of the Neighbourhood Event, providing them with background information on Neighbourhood Plans and inviting them to attend. A flyer had been produced and a copy delivered to every residence in the parish. A notice had also been emailed out twice to the e-news list and posters advertising the event displayed on village noticeboards.

16 October 2013

Page 1432 Minute 7(a) Neighbourhood Plan

Members considered a report from Cllr James on the Neighbourhood Development Plan public presentation event which had been attended by around 75 residents. Michael Wellup and Louise Kirkup of Kirkwells Planning Consultants had given a presentation based on twelve modules.

Prior to the event they had been shown around the Parish and looked at sites being considered by prospective developers. As a result of this event seventeen residents have expressed an interest in forming a Neighbourhood Development Plan Steering Group.

It was estimated that the cost of establishing a Neighbourhood Development Plan would be between £12,000 and £16,000 and although external funding is available a commitment in the region of £8,000 from Council resources was needed

Members were then asked to consider three different options available to them with regard to progressing a Neighbourhood Development Plan.

Option 1 was to proceed with an NDP as a parish Council initiative

Option 2 was to discount the idea.

Option 3 is to allow interested residents to form an independent forum to take the NDP forward and for the Parish Council contribute towards it.

After Members had considered and discussed their individual concerns as well as the points raised by Cllr James for the instigation of a Salford Priors Neighbourhood Development Plan Cllr Littleford proposed that Parish Council proceed with an NDP as a matter of urgency as Option one and Members voted unanimously in favour.

- i. The Parish Council formally appoints a NDP Strategic Steering Group consisting of councillors and residents.
- ii. The Parish Council formally appoints a Project Manager to oversee the process.
- iii. The Parish Council applies to the Stratford on Avon District Council for Designation of the Parish as a Neighbourhood Development Zone.
- iv. The Parish Council formally appoints Kirkwells as its Planning Consultants and Technical Advisors to provide professional support.
- v. The Parish Council formally approves £4,600.00 (Four thousand & six hundred pounds) from reserves as an initial budget to allow the plan process to start.
- vi. The Parish Council create a Neighbourhood Development Planning page on its Web-site
- vii. The Parish Council circulate a notice of its decision to each household.

Members of the public expressed their pleasure with this decision by a chorus of 'hear, hear'.

To start the process Cllr James proposed the designation of the whole parish. This was seconded jointly by Cllr Wright and Cllr Littleford, a vote was taken and the designation carried unanimously.

The next step would be to arrange a meeting inviting residents who had expressed interest to attend plus anyone else wishing to come along.

20 November 2013

Page 1433 Minute 9(a) Neighbourhood Plan

Members were advised that interested parties had been invited to attend a meeting on 27 November in the Memorial Hall. An agenda will be made available for the meeting by Cllr James. Cllr Littleford asked if nominated Councillors would attend the meeting. It was agreed that Councillors be nominated and if other Councillors wished to attend they could do so as residents. Cllrs James, Littleford, Muldowney and Maude were nominated as the parish council representatives.

18 December 2013

Page 1466 Minute 31(a) (b) Neighbourhood Development Plan

a. Cllr. James gave a brief verbal report on the inaugural meeting of the Neighbourhood Development Plan Consultative Group held on Wednesday 27th November.

b. Members were advised that the application for designation had been discussed with the Planning Policy Unit at Stratford District Council and the formal application will be made in the first week of January 2014.

The meeting had been well attended and a committee structure with various working groups was formed.

Strategic Policy Panel – Chair Mr. Walter Thomson (16 members)

Public Engagement & Consultation – Group Lead Mr. Alan Green (5 members)

Housing Development – Group Lead Mr. Keith Chandler (10 members)

Industry & Commerce – Group Lead Cllr. John Stedman (6 members)

Environment – Group Lead Cllr. Liam Maude (6 members)

Community Education & Leisure – Group Lead Cllr. Melanie Muldowney (6 members)

Project Coordinator – Cllr. Kim James.

Meetings of the Public Engagement & Consultation Working Group and the Environmental Working Group had been arranged for early January.

15 January 2014

Page 1478 Minute 51 Neighbourhood Development Plan:

- a. Cllr. James as NDP Project Manager gave a brief verbal report the current progress of the Neighborhood Development Plan.
- b. Members were informed that the application for the area designation of the parish had been submitted to Stratford on Avon District Council.
- c. That an application for a grant of £7,000.00 had been formal submitted to DCLG Community Development Foundation to meet professional costs and expenses of the project estimated at £16,010.
- d. The first Public Engagement & Consultation working group meeting had taken place with the Environment Group meeting on the 16th January 2014.

19 February 2014

Page 1488 Minute 71 Neighbourhood Development Plan

- a. Cllr. James as NDP Project Manager gave a brief verbal report the current progress of the Neighbourhood Development Plan.
- b. Members were informed that the application for the area designation of the parish had been published by the Stratford on Avon District Council for public consultation.
- c. That an application for a grant of £7,000.00 had been approved by the DCLG Community Development Foundation to meet professional costs and expenses of the project estimated at £16,010.

19 March 2014

Page 1502 Minute 94 Neighbourhood Development Plan

- a) Cllr. James as NDP Project Manager gave a brief verbal report the current progress of the Neighbourhood Development Plan.
- b) Members were informed that the application for the area designation of the parish would be considered by the Stratford on Avon District Council on the 16th June 2014.
- c) The NDP Group had organized an Exhibition and Surgery on Saturday 5th April from 1:30pm to 4:00pm this would be the first public consultation exercise of the project, the three developers currently proposing sites within the village have been invited to attend. A newsletter promoting the event will be distributed to all households within the Parish.
- d) Following a proposal from Kirkwells it was agreed to appoint them as the NDP's group's Planning Consultants, the group/council will call on their services where and when necessary.

10 April 2014

Page 1512 Minute 114 Neighbourhood Development Plan

- a) Cllr. James as NDP Project Manager gave a brief verbal report the current progress of the Neighbourhood Development Plan.
- b) The NDP Group had organized an Exhibition and Surgery on Saturday 5th April from 1:30pm to 4:00pm this would be the first public consultation exercise of the project, the three developers currently proposing sites within the village attended. A newsletter promoting the event was distributed to all households within the Parish and over 100 people had attended on the day.
- c) Cllr James confirmed that Kirkwells had been appointed as the NDP's group's Planning Consultants, the group or the council will be able call on their services where and when necessary.

21 May 2014

Page 1512 Minute 148 Neighbourhood Development Plan

- a) Cllr. James as NDP Project Manager gave a brief verbal report the current progress of the Neighbourhood Development Plan.
- b) The NDP Group had organized a seminar and training session with the groups planning consultants Kirkwells on Saturday 6th June from 12:30pm to 4:30pm

16 July 2014

Page 1550 Minute 232 Neighbourhood Development Plan

Councillor James gave a verbal report on the group's current workload, the identification of potential sites. The drafting of policies and the vision statement for 2015-2031.

20 August 2014

Page 1560 Minute 2250 Neighbourhood Development Plan

Councillor James gave a verbal update on the group's progress.

The council to consider the following Questions/Requests from NDP Environment and Transport Group

- a) Can the Parish Council offer assistance and advice on how to carry out a traffic speed survey on roads throughout the parish? Surveys cost £495 each for a cross road section; surveys need to be site specific.
- b) The group intends to draft policies on the protection of public footpaths and to create a network of well-used, safe, foot and cycle ways. The group would like to meet with the Councillor responsible for public footpaths to discuss legal protection of public footpaths, the Parish Council's role in enforcing access, the likelihood of gaining new footpaths and establishing a current list of public footpaths. 2021 is the target date for the creation of new public footpaths. This may be an opportunity to approach Lone Star and ask if they want to reconsider the Council's previous request to create a public footpath from the village shop to AL4. The Clerk to provide Councillor Penn's details. Action: The Clerk to obtain two Definitive Rights of Way Maps for Salford Priors.
- c) Safety concerns about parking on Evesham Road on the entrance to the village from Abbots Salford. Verge currently used for parking which suggests it should be paved with lowered kerbs. Is this an action which the NDP should address or can the Parish Council work with WCC to resolve the issue? This has been a problem for a number of years. A parking bay was possible when this issue was last investigated; however, the cost was prohibitively expensive, in excess of five years of the

precept. The issue could be explored as an enhancement scheme; however, the residents of Cleeve View should be consulted because if a parking bay was built there may actually be less parking available. Before any action is taken, the Council advises the NDP working group to carry out a survey of the area in question.

17 September 2014

Page 1571 Minute 273 Neighbourhood Development Plan

a) Cllr. James as NDP Project Manager gave a brief verbal report the current progress of the Neighbourhood Development Plan.

i) Call for Sites an exercise had been carried out seeking submissions of sites that were considered suitable for development the NDP Group were keen to encourage submissions from land owners with sites in the hamlets of the parish to come forward. This had resulted in ten potential sites being put forward, these sites would now be assessed for their suitability.

ii) Business Breakfast – The NDP Group had held a Business Breakfast Seminar for parish businesses on the 2nd of September with Mr. Paul Lankester Chief Executive of Stratford on Avon District Council making the keynote address.

iii) Draft Policies on Development, Commerce and the Environment were nearing completion.

15 October 2014

Page 1582 Minute 296 Neighbourhood Development Plan

a) Cllr. James as NDP Project Manager gave a brief verbal report the current progress of the Neighbourhood Development Plan he made reference to:

i) The independent assessment on the Call for Sites process, currently the NDP Planning Group's Consultants Kirkwells were assessing the returns of 10 sites that had been submitted.

ii) Draft Policies were being formulated on to display boards for three consultation road shows that will be held in November at Salford Priors, Abbots Salford and Dunnington.

iii) The NDP Group were aiming to start the 6 weeks of Public Consultation on the draft plan in late January early February.

iv) Cllr. James informed the meeting that the Localities grant had to be spent and invoiced by December otherwise it would be subject to surrender back to the Localities fund.

19 November 2014

Page 1591 Minute 316 Neighbourhood Development Plan

Cllr. James as NDP Project Manager gave a brief verbal report about the current progress of the Neighbourhood Development Plan. He made reference to:

a. The first of three NDP Group presentations took place in the Memorial Hall on Saturday 15th November 2014. A further two presentations were planned for Saturday 22nd November in Salford Hall Hotel and on Wednesday 26th November in the Baptist Hall Dunnington. Cllr James commended the Communications Group for their professional production and presentation and remarked favourably about feedback into the process.

b. A total of 10 submitted development sites were being assessed by Kirkwells currently.

c. In March 2014 the Parish Council had received a grant of £6,300.00 which was to be spent by 1st December. This had been spent with cheque payment to Kirkwells signed off. It was noted that Kirkwells tasks, and therefore costs, had been reduced through various NDP Group self-directed activities.

d. The NDP Group is progressing towards an Initial Consultation in January 2015. It was anticipated that the District Council will be led by the Neighbourhood Development Plan and that the process will go ahead quickly. The Parish Council has the need to set aside £4,000.00 from Parish Council funds to take the NDP through to the next stage of submission process. Agreement to set this sum aside was proposed by Cllr James and seconded by Cllr Penn the proposal was carried.

e. The meeting was informed that there will be no NDP grant from the District Council. It was noted that the District Council receive £5,000.00 at each of the first 2 plan submissions stages and a further £10,000.00 on NDP adoption.

District Councillor Howse agreed to make enquires of the District Council to establish what other funds are available.

17 December 2014

Page 1603 Minute 339 Neighbourhood Development Plan

Cllr. James as NDP Project Manager gave a verbal report about the current progress of the Neighbourhood Development Plan. Three NDP Group Consultations took place in November 2014: Salford Priors Memorial Hall on 15th October with subsequent venues in Salford Hall Hotel and the Baptist Hall Dunnington. As on the first occasion, the latter venues received healthy attendance (Salford Hall 20 – Dunnington Baptist Hall 20). Housing and Environment Groups had received helpful public feedback and progress overall was developing quite quickly. A meeting with Kirkwells was planned for mid-January 2015. This would be followed by presentation of a draft Consultation Plan to the Parish Council later in the month. A funding requirement of circa £700 was anticipated to take the NPD group through the phase described here. Recent contact from the SDC Neighbourhood Planning Officer focused on potential development sites and environmental assessment of the Salford Priors NDP in advance of his presentation of SDC Core strategy submissions. Cllr Stedman considered more NDP funding might be available from Locality and the Clerk will make enquires accordingly.

21 January 2015

Page 1613 Minute 362 Neighbourhood Development Plan

a. Cllr. Littleford provided report about the current progress of the Neighbourhood Development Plan. An invitation to attend a 'cross parish boundaries' Consultation Event in Salford Priors memorial Hall on Monday 12th February 2015 starting at 7.30pm had been issued to all neighbouring Parish Councils.

b. Further notice was given concerning an NDP Strategy Meeting which would take place in March 2015 in response to a draft issued by the SDC Environment Group. A Salford Priors Parish Community Leisure Group had been reformed to provide input to that process. It was hoped to publish a full Consultation Report in March with appropriate details about public consultation being included in a Newsletter. At the point of first draft, Salford Priors Parish Council will have the opportunity to debate the draft prior to public consultation.

c. Due to his absence through illness, the Parish Council had been unable to receive Cllr James' comment on DCLG Funding. The Chairman agreed to discuss this matter with Cllr James and inform the Clerk of the outcome of their discussion.

18 February 2015

Page 1623 Minute 384 Neighbourhood Development Plan

Cllr. James (NDP Project Manager) and Cllr Littleford gave a verbal report about current issues regarding the Neighbourhood Development Plan.

a. Cllr Littleford commented about a Consultation Event hosted by Salford Priors NDP Group with neighbouring Parish Councils held in the Memorial Hall on Monday 16th February 2015. This provided an update of Salford Seven NDP progress and the next steps forward and gave opportunity for sharing information about issues which were of mutual interest. Representatives from 6 nearby councils attended with useful exchanges of information taking place.

b. Cllr James explained that a meeting with the NDP Consultants –Kirkwells- had been held on 12th February 2015 to discuss the second draft of the Salford Seven NDP. Kirkwells had been tasked with reviewing the draft policy document by 11th March 2015. Separately, preparation of site specific policies were now being drafted to afford greater local control of any potential development site. Draft wording to be considered by 25th February. A Final Consultation Document was targeted to be prepared by 10th April 2015. The Parish Council would be afforded opportunity to examine the final consultation document prior to public consultation. Consultation Statement was due issue in Mid-April 2015. Notices of public consultation would be issued within the press, noticeboards and the Community Website on Friday 8th May 2015. Stratford District Council Statutory Committees will receive pdf copies of the document for consultation also on 8th May. Formal consultation for a 6 week period begins on Monday 11th May until Friday 19th June 2015.

18 March 2015

Page 1369 Minute 417 Neighbourhood Development Plan

Cllr Littleford gave a verbal report about current issues regarding the Neighbourhood Development Plan:

a. A power point presentation explaining progress of the Neighbourhood Development Plan will be given by Mr Alan Green and Dr Tom Littleford at the Annual Parish Meeting in April. A leaflet advertising the meeting and emphasizing the purpose and importance of the NDP will be circulated around the parish.

b. The Draft NDP would be reviewed by Kirkwells and was on target for consultation in May 2015. Salford Priors Parish Council would be given opportunity during the month of April 2015 to review the NDP prior to public consultation.

15 April 2015

Page 1646 Minute 440 Neighbourhood Development Plan

Cllr James gave the following report about current issues regarding the NDP.

The Neighbourhood Development Plan draft pre-submission document (revision 3) is currently being reviewed by both the NDP consultation sub-group and by Kirkwells Planning Consultants, this is to ensure that any text errors, unclear statements, incorrect tree species, listings or maps are corrected and that policy statements read correctly before the document is signed off.

It is also being cross-referenced to the Secretary State's Inspectors letter on the interim conclusions of the core strategy where it concludes that the Core Strategy is not sound as it stands.

The NDP cross referencing centres especially on pages 55-59 where it addresses housing in local service villages, currently the revised figure of 2000 being proposed by the District Council has to be justified and sustainable.

We have observed and will continue to observe the Purdah protocol until May 8th.

Whilst the target date was early May the pre-submission document will not be released until the group is content that the document is "fit" for consultation, it will be issued in advance to the Parish Council together with the consultation statement.

On an agreed date once public notices are served it will then be published for the six week consultation to the statutory consultees by e-mail and published for public consultation.

Following the consultation the draft pre-submission document will undergo any moderations and before submission the modified plan will be presented to the Parish Council for comment. Once the document is submitted to the District Council that is when local control is lost therefore it is extremely important to ensure time and care is taken to produce the document.

13 May 2015

Page 1659 Minute 18 Neighbourhood Development Plan

Cllr James reported briefly on the current status of the Neighbourhood Development Plan.

The NDP) draft consultation document had been previously reviewed by the NDP consultation sub-group and by Kirkwells Planning Consultants. Following this procedure the draft document would be further evaluated by Consultation sub-group members who would carry out a 'sense check'. It was thought likely that the Parish Council would have sight of the document during the first or second week of June 2015.

Cllr Stedman enquired if the NDP Group were meeting with Bloor Homes. Cllr James stated that the NDP would be meeting with Bloor Homes. This meeting had not yet taken place, however, such a meeting would be reported upon.

17 June 2015

Page 1669 Minute 41 Neighbourhood Development Plan

Cllr James reported:

The NDP Group had met with Hunter-Page Planning/Bloor Homes regarding proposal for development south of Orchard Farm Salford Priors. Bloor are nearly ready to present a scheme of development allied to their presentation given in September 2014. Presentation of this scheme may prompt a call for a site exercise and the opportunity to make representations within the NDP consultation period.

NDP Draft Policy: The NDP was now one year on from the start of the formal process. Following the most recent review there had been some minor changes. The SDC had agreed to carry out a strategic environmental assessment and were keen to be involved in these early planning stages. It was hoped to start public consultations on 29th June 2015. There would follow a further moderation period from circa 9/10 August with the document being passed to the Parish Council before being overseen by the District Council for formal examination and progression to Referendum status.

Cllr J Stedman congratulated NDP team members on their achievements and commented on several related aspects:

- Regarding allocation of 40% affordable housing: he enquired if this figure was based on proven local need. With the prospect of increase of an aging population, had the provision of single occupation dwellings been duly considered
- Identification of 5 hectares (11 acres) open space allocation was four times larger than the present provision. This indicated potential for much increased responsibility for upkeep along with rise in associated costs. He suggested that 3 hectares open space would be more in keeping with needs of the parish
- Other observations concerned conversion of agricultural buildings and clarification of existing tree protection

Cllr L Wright asked if there was a legal requirement for landowners to comply with open space requirements. Orchard land located behind Dunnington Baptist Church was cited as an area especially deserving of protection.

In reply to observations raised, Cllr K James explained that provision of 40% affordable housing was in accordance with the Core Strategy. The affordable housing element of a development scheme is a minimum of 35%; however, the draft core strategy will support schemes proposing more than 35% housing provision including those on rural exceptions where it meets an identified need.

Hence on one site specific policy the group having taken professional advice set a 40% provision for consultation purposes, which is reflected within the Alamo planning decision. However, dependent on responses, this could well be varied.

NDP Consultation events would provide opportunity for further exploration of any topics arising and NDP amendments would take into account matters relating to conversion of agricultural buildings.

He indicated that the mention of trees in the NDP was not confined to listed TPOs and the group was aware that there may be some mis-listings. However, these will be rectified

The consultation process had resulted in support given to preserve the orchards at Dunnington as it formed an historical link with the past.

Cllr James confirmed that the NDP policy reflecting the change of use of commercial premises now reflected the latest national policy.

15 July 2015

Page 1681 Minute 64 Neighbourhood Development Plan

Cllr James gave report concerning Salford Priors Parish Pre-Submission Neighbourhood Plan Regulation 14 Consultation (Neighbourhood Planning (General) Regulations, 2012).

Start of public consultation: 29th June 2015. Report Period Week 3 – 13/07/15 to 19/07/15

a. The draft NDP and comment forms have been circulated to the following:

Statutory Consultee – 132 copies

Parish Businesses – 43 copies

Residents – 61 copies

Local Groups – 5 copies

b. Public Notices have been placed:

Stratford Herald – Newspaper

Parish Council Notice Boards x 7

c. Hard copies are available at:

Parish Council Office Rear of the Memorial Hall Salford Priors

Bidford on Avon Library

The draft NDP has been posted on the Parish Web-site

d. Six statutory consultees have returned comments.

The Coal Authority

Network Rail

Warwickshire Police Traffic Management

Sport England
Stansgate Planning
Nadhim Zahawi MP

e. All homes in the Parish approximately 600 have been circulated with a newsletter detailing the consultation process.

f. Public drop in sessions have been arranged for:

Saturday 18th July – Memorial Hall Salford Priors 11am to 1pm

Wednesday 22nd July – Dunnington Baptist Church Hall 7pm to 8:30pm

Wednesday 5th August – Parish Office Salford Priors 7pm to 8pm

1 resident has viewed the documents in the Parish Office

g. The District Council will make their formal corporate response following the meeting of the Cabinet on the 7th September.

19 August 2015

Page 1694 Minute 91 Neighbourhood Development Plan

Cllr James gave report of progress concerning Salford Priors Parish Pre-Submission Neighbourhood Plan Regulation 14 Consultation (Neighbourhood Planning (General) Regulations, 2012).

The six week public consultation of the draft Neighbourhood Development Plan (NDP) had been concluded. A total of 37 representations had been received; 16 from statutory bodies and from 21 residents. The NDP Group had been pleased to note the detailed comments returned. Comments received from the Public Health Authority had been especially complimentary and heralded opportunity for future close support for the NDP. The NDP Working Group would now apply final amendments before submitting the NDP to Stratford on Avon District Council (SDC). The SDC Cabinet will evaluate the NDP and make a decision on either 21st or 28th September 2015. The Cabinet will process the document from that point.

16 September 2015

Page 1705 Minute 118 Neighbourhood Development Plan

No specific report was submitted. The SDC Cabinet will evaluate the NDP and make a decision anticipated on 28th September 2015. The Cabinet will process the document from that point.

21 October 2015

Page 1715 Minute 143 Neighbourhood Development Group

The Neighbourhood Development Plan meeting report was submitted by Cllr K James:

The NDP Group had received comments from Stratford on Avon District Council to the consultation. The District Council commented that the draft plan is well presented and written with clarity and purpose. Most SDC comments call for fairly minor amendments to the plan. The main issue still to be considered is the Orchard Farms Development against background of the allocated 60 dwellings granted outline planning consent on the Alamo site in Station Road. The NDP group are carrying out a questionnaire exercise within the village of Salford Priors to gain public opinion on this particular draft policy. Overall, the policies are generally positively written. Policies SP5 and SP 19 are welcomed. The National Planning Policy Framework (NPPF) clearly states that addressing climate

change is one of the core land use principles and is expected to underpin plan making and decision making.

The group had also received comments from Warwickshire County Council. Analysis of comments are briefly:

WCC Resources Group

Comment on SP10 - This policy is in line with strategic and national planning policy - No change to draft policy.

Comment on SP16 - these are some concerns. The basis of planning system is that it can restrict a landowners rights - No change to draft policy.

Comment on SP16 - again non NDP matter - No change to draft policy.

WCC Planning and Development Group

Comment on Policy SP16 - NPPF does not only say local communities can identify local green spaces. More that this is a specific designation we can use. If we use the suggested wording given by WCC these spaces would have stronger protection! Comment on permitted development rights - but where agriculture requires planning permission policy will operate.

Comment on SP17 - this is not an NDP matter.

On the issue of the neighbourhood development plan not addressing mineral extraction - Whilst the NDP refers to the ecology and environmental issues of the Parish, legislation is quite clear that Neighbourhood Development Plans should not include policies or proposals for minerals and waste developments as this is the role of the County Council.

18 November 2015

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Cllr K James gave report about 2 development proposals:

a. Orchard Farm. A questionnaire concerning Orchard Farm development proposals had been distributed throughout the parish during the week commencing 19th October 2015. Questionnaires were collected by volunteers during the following week. Results would be analysed and findings reported to the Parish Council.

b. Orchard Close. The NDP Group would hold an exhibition event relating to Bloor Homes development proposals in Orchard Close on Saturday 21st November 2015. The event would be held in the Eddie Clark Suite in the Memorial Hall its purpose being to ascertain the level of support for the Orchard Close development. The Parish Council would receive feedback from the exhibition for consideration.

16 December 2015

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Cllr T Littleford gave report concerning detailed documents circulated to Council Members. Results would be considered for NDP draft reviews in the New Year. Documents circulated were:

- a. Land at Orchard Close Salford Priors -Account of NDP Decisions
- b. Orchard Close Development Proposal - Feedback from Exhibition Event 21 Nov 2015
- c. Orchard Farm Development Proposals – Questionnaire Results

Discussion re' Orchard Close. Cllr J Stedman remarked upon the sustainability and topography of the site which was flat. The Jack Thompson Croft had been built within the conservation area and it was possible that the design of the Orchard Close site could be changed. He expressed disappointment that only a third of those attending the exhibition event had made representation. This was thought

too small a proportion of representation to reject the mandate and that Orchard Close development could be re-evaluated against a wider set of criteria than those submitted by the developer.

Cllr T Littleford explained that the decision to reject the site was arrived at only after an extended period of careful evaluation of the various options. Bloor Homes were likely to deliberate the proposal further possibly resulting in submission of a planning application.

Discussion re' Orchard Farm. Cllr T Littleford reported that 251 responses to the Orchard Farm Development Proposals had been received. He reflected on the comments made in returns and the recommendation to retain the proposal for the development which was regarded as a key policy reflecting a substantial contribution to the NDP.

Commenting on results shown on page 3 of the report, Cllr J Stedman thought the questions were not sufficiently specific. Further observation related to the HGV response (graph page 4) and concern about HGV vehicles on Evesham Road Salford Priors. Informal indication from the landowner concerning the industrial site at Orchard Farm suggesting exponential growth as a distribution centre with possibility of a reduction in the numbers of HGVs but increase in the number of transit vehicles. Evesham Road use by HGVs remained undesirable. It was advocated that the NDP Group should reflect this fact within the NDP policy for Orchard Farm Development Proposals.

Cllr J Stedman congratulated the NDP Group on the professional presentation of the reports highlighted.

20 January 2016

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Cllr K James reported that the Draft NDP had been amended and subsequently proof read by the appointed solicitors. Cllrs L Maude and T Littleford would additionally undertake required digital mapping work. Account had been taken of comments and observations made at the Parish Council meeting held in December 2015. A pre-consultation phase study of the NDP would be carried out by Stratford District Council within the next 2 to 3 weeks.

17 February 2016

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Cllr K James reported that the Draft NDP had met the requirements of the National Conformity Framework. Stratford District Council would shortly appoint one of 3 named candidates (to undertake examination of the NDP scheduled for May / June 2016. The preferred choice of the examiner would be made known when the candidate has been approached and had agreed to undertake the role. Five days had been scheduled for the examination of the Plan. Digital mapping had been undertaken by NDP Group members Cllrs, T Littleford, A Green and L Maude these had been forwarded to Kirkwells for inclusion. Pre submission stage work was now completed. The draft NDP is now being cited in District Council Planning Agenda reports as a material consideration.

Cllr L Wright enquired about the NDP budget. The Parish Council had not received invoice in this financial year 15/16 from Kirkwells. Cllr James reported that expenditure was within budget he would chase Kirkwells for their costs to date. Future expenditure would now be met between the Parish Council and the District Council.