

DRAFT

Minutes of the Dunsfold Neighbourhood Plan Steering Group

Held on Thursday 26th November 2020 at 7.30pm, via Zoom.

Present:

Lynne Hamill
Rupert Jones
Stephen Hayward
Roy Enticknap
Mary Ann Pryor
Dave Barton
Bob Lees
Julia Quaile
Shaun Devoto
Steven Haines

1. Apologies: John Gray and Rob Nunn

2. Steering Group: Alastair Bentall has resigned from the Group so that he can concentrate on the Friends of the Common and the Village fete. The meeting thanked Alastair for his work and support of the Neighbourhood Plan. Stephen Hayward and Rupert Jones have joined the Steering Group.

3. Minutes of the last meeting: the minutes of the meeting held on 19th December 2019 were approved and will be posted on the website.

4. Progress and programme: The timetable has slipped considerably, mostly due to the Covid19 Pandemic and a continuing lack of volunteers.

We still have to find 10 or so house allocations to move the Plan forward. Until we do that AECOM can't do their SEA and Waverley Council can't decide on whether a HRA is needed. This is the next key step on the critical path.

As a result of the Pandemic we are able to hold a Consultation without having public meetings provided we make efforts to contact those who are not online.

We can't have a Referendum until at least May 2021 under the Local Government and Police and Crime Commissioner (Coronavirus) (Postponement of Elections and Referendums) (England and Wales) Regulations 2020. That means no NPs can be "made" before then.

5. Sites progress:

Alehouse Field – to be sure of counting all houses against our target the NP Steering Group and the Parish Council are wanting the development classified as C3 with an over 55 age restriction. However, the developer is seeking C2 classification for various reasons. If this is the case we will not be able to count all the houses against our target, probably only about half.

The Old School – presently under discussion with the Diocese and Surrey CC. Negotiations are under way to ensure there is some benefit to the Village.

The Fire Station was identified as a potential site but Surrey CC has stated that the Fire Station will not be available.

6. Draft Plan:

The latest version of the Draft Plan is with the Steering Group for comment. Members agreed to send their comments by 10th December 2020

Points raised in discussion:

- It was questioned if there is a need for as many as 40+ Policies.
- Waverley's LPP2, now out for consultation, will be checked to see if there are adverse implications for Dunsfold's Plan and to what extent the NP needs to reproduce policies in LPP2.
- It was suggested that there should be no development without Thames Water certifying there was capacity in the sewage system.
- There was discussion as to how the Village Design Statement can be attached to the Plan without duplicating Policies. This needs to be clarified.
- Is there a way we can use the Plan in a positive way to reduce unwanted development?.
- Suggested using CIL money to introduce road width restrictions.

The Draft will be edited and amended as necessary and distributed to the Parish Council for comment.

A copywriter is needed to clarify the Plan and make it more readable.

It was also agreed that a graphic designer is needed. Possible cost to be identified and funds to be found. The document must be robust and professional. NEXUS will be contacted to see if they will help.

6. Other Business

There was discussion on how we can use the Plan to protect the Village from future challenges – e.g., heavy industrial development. Under current rules planning applications must be determined in accordance with local and neighbourhood plans.

Informal presentation of the Draft Plan to the Parish Council is proposed after we have SG comments sent by 10th December and have had time to amend the draft.

A short statement and progress report will be put on the website and village e-mail.

Agreed to put Draft minutes on the website before ratified at the next SG meeting.

7. Date for Next meeting – the next meeting will be arranged when we have made progress on a copywriter/graphic designer and the draft Plan has been edited.