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NOTES OF MEETING

Meeting: Neighbourhood Plan Steering Group Meeting

Date & Time: Monday 17th June at 7.00pm

Place: Council Chamber, The New Town Hall, Commercial Road

PRESENT:

Chair: Cllr David Northam

Steering Group Members: Colin Marsh, Howard Atkinson, Jon Orrell, Michael Bevan, Penny Quilter, Phil Watts, Rob Cheeseman

Project Support: Michele Williams, Jane Biscombe

Special Attendance:

ITEM	DISCUSSION	ACTION	BY WHOM
1.	<p>Welcome and Apologies:</p> <p>David welcomed everyone and in particular the new members and apologised for not being at the last meeting. Apologies were received from Lara Wood.</p>		
2.	<p>Minutes & Matters Arising:</p> <p>Minutes of last meeting held 20th May were approved.</p> <p>Point 1: Some discussion on how and if we wish to still follow-up the cross-party representation. It was agreed that the vice-chair write to the leader of the Conservative Group on the Town Council asking the group to reconsider its position. JB advised that the matter could also be potentially raised at Planning & Licensing Committee.</p> <p>Point 2: No response yet received from AECOM, Michele to chase.</p> <p>Point 3: Rob raised that we need to ensure that the NPPF changes are reflected in the plan – Michele confirmed that these had already been actioned by Paul Weston.</p>	Contact Cllr O’Leary	CM
3.	<p>Forward Plan:</p> <p>Rob gave a brief on the changes to the forward plan. Request made to get the implications from Nick Cardnell on the two different timescales for submitting the plan to DC.</p> <p>If necessary we can ask Jane for a special meeting of the Town Council if the dates slip.</p>	Email Nick Cardnell	Michele

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	<p>Discussion around possible changes in national planning policy after the general elections – is this a risk as cannot plan for this? Agree to delay the leaflet drop to coincide with submitting the plan to DC.</p>		
4.	<p>Viability Testing:</p> <p>The latest reports from George Venning was discussed. In addition comments on this have been received from Dorset Council. Concern was raised as to whether the Viability Testing takes into account all the policies and the flood risk particularly on brown field sites within Flood Zone 3. Although George has made such statements we need to clarify this to remove uncertainty. We still await feedback from Dorset Council on the specific flood levels on brownfield sites in the town centre.</p> <p>How such sites might proceed was discussed with reference to Paul Weston’s advice. Steering Group decisions will need to be made when assessing Red policies.</p>	<p>Write back to GV seeking clarification of inclusion of Flood mitigation costs in Viability Testing.</p>	<p>MW/DN</p>
5	<p>DC Meetings Feedback:</p> <p>Meeting with DC took place, Housing Strategy on homeless and people in temporary accommodation is good but long way off from delivery. DC need to look at the longer term – does the LA become provider or work with provider.</p> <p>In terms of the Lodmoor sites DC are adamant not available for homes, but some of the SG still keen on exploring other options.</p> <p>DC have work ongoing around reviewing sites across Dorset;-</p> <ul style="list-style-type: none"> - Dorset Farms - Leisure centres - Seafront hotels - Industrial parks/estates - Brownfield sites - etc <p>Not convinced will work within out timescales – question was put to Nick why DC are not doing Flood Risk as they will need to for the Local Plan – their answer was that they are but in their own time.</p> <p>There is a DC Levelling-Up Board which will look at Weymouth going forward but unsure of timescales.</p> <p>SFRA Briefing: General feeling is that DC is non-committal – lots of push back, feeling they are trying to do quick fix and not addressing the source problem.</p>		

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	<p>Need to look at sites specifically rather than risks across the whole area, feeling that officers are holding back as not having clear direction.</p> <p>Reference was made to the ongoing work by the Weymouth Harbour and Esplanade Sea Defence Project which is producing the Outline Business Case to submit to government.</p> <p>In conversation with DC there is recognition that huge investment needed in Weymouth; both residential and commercial areas.</p> <p>There are a number of recommendations but SG concerned about timescales. Agreed need to ask for more clarification on timescales of flood defences. Important to note that we there is need for more commitment at strategic level to address the risks facing Weymouth. Sea levels are increasing – fact – sea defences need looking at as matter of urgency.</p> <p>It is important to keep in mind although we know and want to make changes it is not within our control as we are not the LA but can keep the issue at the forefront of conversations with DC.</p>	Review detailed responses from DC	
6.	<p>Green Policies Update & Next Set ‘Amber’ Policies:</p> <p>Meeting for ‘Green’ highlighted policies have now been actioned and the ‘Amber’ policies will be considered at an additional meeting before the next steering group meeting in July before moving onto the ‘red’ policies.</p> <p>Comments on the ‘Amber’ policies to Michele by Monday 24th June so they can be collated and then discussed at the additional meeting.</p>	Feedback on Amber policies.	All
7.	<p>“Frequently Asked Questions” Update Webpage:</p> <p>Michele presented the draft and any comments / suggestions to her by Monday 24th June 2024, then once approved and updated version agreed at next Steering Group meeting will be added to the webpage.</p>	Feedback on FAQ’s draft	All
8.	<p>Theme Reviews:</p> <p>In last Steering Group meeting it was suggested that Theme leads and their groups look at their section in the plan to try to ensure that the workload of updating the Plan is not left to handful of people.</p> <p>It was agreed that once the policies are finalised we arrange for theme groups to meet to look at their section, although need to be conscious if having external members involved they need to be made aware that the plan is not being rewritten and we cannot for statutory reasons change the main aims of the plan at this stage.</p>		

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9.	<p>New SG Member Consideration:</p> <p>Following on from the last meeting where it was agreed that we had vacancies and invitations were sent to people who had been involved in one form or another in the initial stages of the plan. It was confirmed that one vacancy for a resident exists.</p> <p>Following discussion it was agreed not appropriate to have ex-councillor members as the new resident members.</p> <p>After discussion it was agreed to offer the vacant position to Paul Barber who would be invited to the next Steering Group to present himself and his reasons for wanting to join. The Steering Group will then take a vote on this.</p>	Invite Paul to next SG	Michele
10.	<p>Any Other Business:</p> <p><i>Terms of Reference</i> It is standard practice to review the Terms of Reference for the Steering Group on an annual basis and following recent changes to the membership. All agreed with the proviso that the names are changed so that the document is up to date.</p> <p><i>Incidental Open Spaces</i> Within the plan we require more accurate maps of Incidental Open Spaces and it was agreed that Michele would ask all affected councillors to assist with this in their area as they will have the local knowledge.</p> <p>Rob raised that following David's absence at the last meeting where it was agreed by the group to ask David to continue in his role as Chair if he, was agreeable. He felt that this should be ratified in DN's presence.</p> <p>David said that although he was aware that he was very passionate about the plan and this could cause some friction he was happy to continue as Chair provided there were no objections – there were none so David will continue as Chair.</p> <p>Penny advised that she was going on a trip to Wessex Water and she would be happy to raise any questions we had. Questions raised at the meeting were as follows;-</p> <ul style="list-style-type: none"> - Who is going to provide an update on the storm drains strategy? - In the SFRA they specifically mention Wessex Water – how are they dealing with this? - Commercial Road drain continually flooding – what progress have they made regarding this? 	<p>Changes of names on Terms of Reference</p> <p>Email Cllrs to ask for assistance</p> <p>Ask questions of Wessex Water</p>	<p>Michele</p> <p>Michele</p> <p>PQ</p>

ITEM	DISCUSSION	ACTION	BY WHOM
11.	<p>Dates of Future Meetings:</p> <p>Date: Monday 15th July 2024 Date: Monday 19th August 2024 Date: Monday 16th September 2024 Date: Monday 21st October 2024</p> <p>Time: 7pm Venue: Council Chamber</p>		

Meeting ended at 9:02pm