

## LUXULYAN NEIGHBOURHOOD DEVELOPMENT PLAN STEERING GROUP

### REPORT OF A MEETING HELD ON TUESDAY 16<sup>TH</sup> APRIL 2019

#### 1. Present:

Robin Stephenson (RS) - Chairman; Nick Legard (NL) - Vice-Chairman; Mick Coleman (MC); Francis Payne (FP) - Luxulyan Parish Council; Sue Perry (SP); Roger Smith (RSm).

2. **Apologies:** Michaela Linfoot (ML) - Luxulyan Parish Council; Michele Latham (ML) - Luxulyan Parish Council; Simon Hall (SH).

#### 3. Minutes and Matters Arising of the meeting held on 19<sup>th</sup> March 2019

These were approved as a true record. There were no matters arising.

#### 4. Finances/Grant completion form

RS reported that there had been no change. The sum of £2.65 would be refunded to the issuer of the grant.

**Action:** RS to complete the grant form

#### 5. Independent Examiner

RS explained that the Examiner's initial questions had received responses. Subsequently, she had raised further queries relating to the Consultation Statement.

The Examiner wanted further details of changes made to the draft plan. RS had received useful guidance from Tony Lee and two Cornwall Council officers about how to respond. When he, NL and RSm had made changes to the draft (many in response to suggestions made by the Cornwall Council officer initially assigned to us), these had been recorded on the document as tracked changes. These could be put in the form of a table along with reasons for the changes.

**Action:** RS, NL, TL and FP to meet on Thursday 18<sup>th</sup> April 2019 to discuss the changes to be made.

The plan did not conform to the standard pattern in some ways; therefore, this may have led to the Examiner's wish to be sure that changes reflected public opinion. However, the consultation had been carried out appropriately and had brought a good response. In addition to providing information on the parish council website, updates had been sent out to 50 or 60 parishioners who had requested them.

#### 6. Housing Supplementary Planning Document

It was agreed that it would be more appropriate for the parish council to follow this up.

NL had looked at it and noted that in some regards, such as the issue of Rural Exception Sites, it seemed to differ from our plan.

## **7. Tregarrick/Rosemelling/Other likely Planning Proposals**

There was discussion about the 4 planning applications at Rosemelling. It was considered to be very disappointing that only one of these appeared to be for an affordable dwelling particularly since the consultation had demonstrated a strong local preference for this type of development. Despite this setback, it was felt that the plan, with its emphasis on affordability, was well worth the effort, provided the parish council made sure that it was referred to when dealing with future applications. FP noted that in one case it had been very useful to get visits from Council officers dealing with Planning and Highways.

## **8. Timescales/Project plan/Actions required**

It was hoped that the amended plan would be approved by the Independent Examiner by the end of April or early May, in which case the referendum might be held in June or July.

## **9. Any Other Business**

NL would provide a brief update about the Plan for inclusion in the next edition of *Granite Towers* if there was a positive response from the Examiner before May 10<sup>th</sup>.

### **Date of next meeting:**

- Tuesday 21<sup>st</sup> May 2019, in Luxulyan Memorial Institute, starting at 6.30 p.m.