

PAIGNTON NEIGHBOURHOOD FORUM

- Blatchcombe
- Clifton with Maidenway
- Goodrington, Roselands & Hookhills
- Paignton Town
- Preston



DRAFT MINUTES OF A FORUM & STEERING GROUP MEETING

held in the Gerston Chapel Hall, Torquay Road, Paignton
at 6.30pm Thursday 16 February 2017

www.paigntonneighbourhoodplan.org.uk

www.torbay.gov.uk/neighbourhoodplanning

In Attendance:

Pam Bristow, Roger Bristow, Jim Bonfield, Carole Box, Eileen Donovan (Minutes), John Gibson, Karen Jemmett, Helen Kummer, Maggie Loates, Leaf Lovejoy, Sam Moss, Melvyn Newberry, Richard Parish, Ken Rowe, Ann Waite, Christine Watts, David Watts (Chairman), David Wotton.

Apologies: Ann-Marie Curror, Ian Curror, Lorna Gardner, Paula Hermes, Alan Hill, Pam Hurley, Mike Parkes, David Pickhaver (illness).

AGENDA ITEM 1 - APOLOGIES RECEIVED AND WELCOME

The Chairman welcomed everybody to the meeting and thanked Gerston Chapel for use of their hall. Apologies were received as listed above. In the absence of Mike Parkes it was agreed Eileen Donovan would take the Minutes of the meeting.

AGENDA ITEM – 2. MINUTES OF THE LAST FORUM AND STEERING GROUP MEETING (January 19th 2017) AND MATTERS ARISING

2.a. John Gibson proposed that the Minutes of the Forum and Steering Group Meeting held on 19th January 2017 be agreed as a true record; seconded by Ann Waite and were accepted unanimously.

2.b. Devonshire Park. DW reported on the additional application (P/2017/0123) for the changed proposals which would allow retail space to be used for food sales by M & S. The submitted Retail Impact assessment (RIA) was based on the RIA used in the Edginswell proposal of 2% impact on Paignton Town Centre, 6% Preston (using Torquay data) and 3% Brixham. The access problems noted on previous objections to the Council had not been addressed and it was felt that the re-use of the Torquay RIA constituted a questionable precedent. It was agreed that DW will object on behalf of the Forum on two grounds: i) the use of a Torquay based RIA and ii) the unresolved access problems.

2.c. Brixham Neighbourhood Plan. The Brixham NP has been issued for pre-submission consultation. The Paignton Neighbourhood Forum is an official consultee, being an Approved Body. A proposed letter on behalf of the Forum was displayed on screen, discussed and agreed unanimously by a show of hands as the Forum's formal response to the consultation.

2.d. Govt. Housing White Paper. The Paper, circulated prior to the meeting, has been issued for consultation closing 2 May 2017 and sets 38 questions. The matter of Housing vs Jobs is relevant to the Paignton Neighbourhood Plan and the meeting agreed that the direct experience of the Forum on this and other related subjects would be a useful submission to the consultation. Agreed that the Chairman will draft a response for consideration by the Forum prior to the deadline.

AGENDA ITEM – 3 NP PROJECT PLAN PROGRESS.

Main Plan i) Before considering each document circulated prior to the meeting the basis upon which the Plan has been prepared was reviewed:

- The course followed by the Forum is considered to be appropriate to its aims and objectives identified by the community;
- There is no requirement for an NP to allocate development sites and the Paignton NP is not in breach of EU or national directives as being evidenced in the Basic Conditions Statement.
- The preparation has "considered" the sites identified in the Torbay LP and sees no need to "allocate" further sites.

- The NP's proposed RCA and LGS assessments further the case for improving biodiversity and "deliverability". Area wide and project-specific AAs will still need to be completed for the necessary safeguards as required by the LP, with a DPD by the Council a possibility if the project assessments fail to materialise..

Agreed. unanimously by a show of hands.

ii) As next steps to completing the document set the following was considered:-

- The recent planning application P/2016/1266 for demolition of Half Moon Public House and erection of 3 apartment buildings to provide 30 flats could be substituted in whole or part for the Queens Park site proposed for LGS in the NP. Agreed unanimously by show of hands;
- Reference the Council's Brownfield Register and the Government's White Paper (above) in the Basic Conditions Statement, and review the BC Statement accordingly. Agreed unanimously by show of hands;
- Carry out individual consultation with all 43 owners of privately-owned Local Green Spaces as part of the impending pre-submission consultation. Agreed. unanimously by show of hands;
- Delegate authority to the Chair in consultation with the Executive Committee to manage the printing and associated spend. Agreed unanimously by show of hands;
- Circulate electronically the final versions of the document set if this can be achieved before the next meeting (16 March). Agreed unanimously by show of hands;
- The dates of meetings up to and including December (all at the Gerston Hall) were displayed on screen and agreed unanimously..

iii) On matters of detail in each of the supporting documents circulated prior to the meeting the following was considered,;-

Sustainability Appraisal & HRA Screening: The format had been reorganised to reflect the decisions taken at the January 19 meeting. It was noted that on the current page 53 list of housing sites considered, sites marked with red are subject to further appropriate assessment. The draft was agreed unanimously by show of hands.

Community Involvement & Consultation document: The draft was agreed unanimously by show of hands.

Supporting Evidence document: The table 2.3.1 Job Analysis is to be included. (D Wotton raised points about the number of companies leaving the Bay, coming into the Bay, and closing down, which it was agreed will be included in the document.) Draft agreed unanimously by show of hands.

Basic Conditions Statement: Appendix 4 table 4.16 added demonstrates that the NP is in basic conformity with the Torbay Local Plan. The draft was agreed unanimously by show of hands.

Overall refinements: a) It was proposed that the vision description of Paignton should be amended to read "an outstanding place to live and work" Agreed unanimously by show of hands. b) It was proposed that all maps be north-oriented. Agreed. c) It was proposed that matters of food production should be included in the Plan. Agreed will be progressed further via the Chairman and Editorial Sub-Group..

AGENDA ITEM – 4. DATE OF THE NEXT MEETING

The date of the next meeting is Thu 16 March 17 at 6.30pm in the Gerston Hall, Paignton with further dates added and agreed as:

- Thu 20 Apr 2017
- Thu 18 May 2017
- Thu 15 Jun 2017
- Thu 11 Jul 2017
- Thu 24 Aug 2017
- Thu 28 Sep 2017
- Thu 26 Oct 2017
- Thu 23 Nov 2017

The meeting closed at 20:35hrs