

# 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 March 2017

[www.paigntonneighbourhoodplan.org.uk](http://www.paigntonneighbourhoodplan.org.uk)

[www.torbay.gov.uk/neighbourhoodplanning](http://www.torbay.gov.uk/neighbourhoodplanning)

### **In Attendance:**

Christine Austin, Jim Bonfield, Pam Bristow, Roger Bristow, Eileen Donovan, Lorna Gardner, John Gibson, Alan Hill, Helen Kummer, Maggie Loates, Sam Moss, Richard Parish, Mike Parkes (Minutes), Richard Stevens, Ann Waite, Christine Watts, David Watts (Chairman), David Wotton.

### **Apologies:**

Helen Boyles, Anne-Marie Curror, Ian Curror, Paula Hermes, Leaf Lovejoy, David Pickhaver.

### **AGENDA ITEM – 1. APOLOGIES RECEIVED AND WELCOME**

1. The Chairman welcomed everyone to the meeting and thanked Gerston Chapel for the use of their hall. Apologies received were as listed above.

### **AGENDA ITEM – 2. DRAFT MINUTES OF THE LAST FORUM & STEERING GROUP MEETING AND MATTERS ARISING:**

2.a. The previously circulated Agenda was shown on-screen. With the exception of amending the date of the forthcoming July meeting from the 11 to Thu 13 July 2017, the draft minutes of the meeting held on 16 Feb 17 were then agreed a true record. Proposed by Maggie Loates and seconded by Jim Bonfield.

2.b. and 2.c. **Correspondence:** the Chairman confirmed that letters, as agreed at the last meeting, relating to development at Devonshire Park (Minute 2.b) and also the response to Brixham Neighbourhood Plan (Minute 2.c) had been sent.

2.d. **Proposed 'Parkfield School' (P/2017/0121):** the latest scheme was displayed on-screen together with the previously circulated draft letter of proposed response. Its content was supported unanimously with the request that it now be forwarded to Spatial Planning. This is the second letter of objection that the Forum has sent.

2.e. **'Healthy Torbay Supplementary Planning Document':** this previously circulated document was displayed on-screen. It was noted that the Local Planning Authority had published it for a 4 week public consultation lasting from 20 Feb to 20 Mar 17 (and presumably not 2016 as printed on page 4 of the document). It complements some of the work of the Neighbourhood Plan - e.g. page 7. It was the unanimous view of the Forum that no further action was required by the Forum.

### **AGENDA ITEM – 3. PROJECT PLAN PROGRESS -**

3.a. **Neighbourhood Plan (Draft 14-v2).** The Chairman explained that DP was unable to attend the meeting due to sickness and at short notice had emailed comments. Overall, DP personally considered that the Plan had been professionally prepared and that it was clear and concise and that the Forum could be proud of its achievement. This table of points was displayed on-screen and used to guide discussion on the draft Plan. Points included:

- i) The main disagreement between the Council and Paignton Neighbourhood Forum is the level of growth. This encompasses concern that the NP does not make site allocations.

- ii) As a general point, the phrasing “ Proposals that prevent...will not be approved” may be better phrased in the positive i.e. “proposals that achieve...will be approved”. It was agreed that this needed ‘working in’ where appropriate.
- iii) PNP 1 / HMOs: referring to Article 4, the meeting queried why there had been no implementation to date of the Council’s decision.
- iv) Annex 1 / PNP 1: the meeting disagreed that allocation of LGS should be used ‘sparingly’. Justification for each site has been shown. The suggestion regarding TDA involvement during the Consultation Period was noted but some members expressed scepticism as the TDA had to date not replied to specific emails requesting their involvement.
- v) TDA: it was further noted in DP’s comments that TDA involvement was suggested for design led policies re town centre locations. (Policy SDP2/ Town Centre Masterplan). Additionally, Torbay Development Agency, acting on behalf of Torbay Council’s assets, will need to provide detailed comments on Oldway Mansion. The meeting noted that the TDA receives all meeting Agenda’s and reports.
- vi) It was agreed that DW, in consultation with the Executive Committee, be authorised to now ‘fine-tune’ the draft Plan and in order to finalise the document set. To ensure that the wider membership was involved, the Forum website will be used to publicise amendments and invite comments. (Afternote: this was done on the 29 Mar 17 with a response cut-off date of 31 Mar 17.).

3.b. **Basic Conditions Statement - draft 10.** Referring to Table A4.2.9 listing LA Local Plan Sites, there was discussion on sites not yet started and habitat assessment requirements. All amendments were supported unanimously.

3.c. **Community Involvement (Final Draft 4):** the meeting confirmed unanimously that this remains as agreed on 16 Feb 17.

3.d. **Supporting Evidence (Draft 5):** following discussion on para 2.3.15, it was requested that JG add an explanation of the phrase ‘net additional jobs’ to the glossary of terms. It was agreed that it continues to be the case that job creation is the problem and not the need for additional housing. All amendments were agreed unanimously. DWn then reported on information that had been discovered as a result of a recent Torbay Fol request relating to the completion of the South Devon Link Road: between Oct 2014 and Sep 2016: there had been 89 enquiries from companies wishing to locate to Torbay but with only 4 positive outcomes. Further information indicated that some Torbay companies were relocating out of Torbay as a result of the SDLR. Teignbridge and Devon CC were yet to supply related Fol statistics.

3.e. **Sustainability Appraisal/HRA (Final Draft 4):** the meeting confirmed unanimously that this remains as agreed on 16 Feb 17.

3.f. **SA and HRA Scoping Report:** the meeting confirmed unanimously that this remains as agreed on 15 Dec 16.

3.g. **Printing and 6 week consultation arrangements:**

- i) The LA had agreed a quote to the printing of 10 copies of the complete document set together with 1,000 feedback forms for people to complete. The cost would be about £1,300 pounds depending on final numbers and binding form selected from the options. The Chairman was delegated authority to place the final order required and this was supported unanimously.
- ii) DW emphasised the importance of getting the consultation period underway. It was suggested that the next Forum meeting could be advertised as a combined ‘launch presentation’ followed by a normal meeting.
- iii) Besides information already held, there was discussion on how to best to contact the wider community. Points included: ensuring there was contact with those who did not use the internet, items in the local paper and on the local radio, contact with local churches, use of the ‘Next door’ website, presentations and public engagement locations such as a ‘street stall’. It was agreed that it should be left to the Executive Committee to draw together a programme for the 6 week Consultation period.
- iv) The need for volunteers for the above events was discussed and MP suggested that all those attending might wish to volunteer but that members should let him know at the end of the

meeting if they were unable to assist. Two such members confirmed that they were unable to help.

**AGENDA ITEM – 4. DATE OF THE NEXT MEETING**

The date of the next meeting is Thu 20 April 17 at 6.30pm in the Gerston Hall, Paignton with further dates previously agreed as:

- Thu 18 May 2017
- Thu 15 Jun 2017
- Thu 13 Jul 2017
- Thu 24 Aug 2017
- Thu 28 Sep 2017
- Thu 26 Oct 2017
- Thu 23 Nov 2017

The meeting closed at 20:35hrs