



## **MINUTES OF A MEETING OF THE CR3 FORUM STEERING GROUP HELD ON MONDAY 15<sup>TH</sup> AUGUST 2016 AT 18:00 IN THE UPSTAIRS MEETING ROOM AT SOPER HALL, CATERHAM**

**Attendees:** Geoff Duck (GD-C), Sarah Burningham (SB), Cherie Callender (CC), George Dennis (GD), Jenny Gaffney (JG), Ted Howard (EH), Bob Milton (BM), Mary Mountain (MM), Mike Smith (MS)

**Also attending:** David Carlisle

**GD-C** began the meeting by saying that the following were still outstanding for the completion of the Neighbourhood Plan (NP)

- Local Green Space Register – tabulated in terms of Planning Policy Guidelines
- Public Consultation Comments – need to be gone through

**DC** said that he had read all the Pre-Submission documents and tracked the changes he felt necessary. The NP should generally conform with:

- TDC Core Strategy
- National Planning Policy Framework (NPPF)
- Planning Practice Guidance]
- European Directives
- Strategic Environmental Assessment

TDC, while not commenting direct to the consultation on the NP, have sent comments to DC which he has incorporated into the tracked changes of the current document.

**GD** commented that there were no tracked changes in the Urban & Rural Design section of the Pre-Submission document and would value DC's input. The Steering Group have not received the updated version and DC will send to GD-C for distribution.

**ACTION: DC / GD-C**

**All members of the Steering Group to read the revised document in advance of next Monday's meeting (22<sup>nd</sup> August) when it will be discussed.**

**ACTION: ALL**

**DC** stated that the Pre-Submission document needs to be more concise. Although it is called the Pre-Submission document, it is actually the NP Policies and Executive Summary. DC said the remainder should be moved to the evidence base.

**JG** expressed concern that residents would not understand the reasoning behind the policies without the Aim/Intent and Justification included as part of each Policy. DC said that these can be left in if felt important to the document.

**MS** said that there is no prescribed number of pages as other NP documents have ranged from 32 – 179 pages.

**DC** stated that the NP needs to have a very clear Vision and Objectives – possible 2 pages – with ½ page of Vision and 1½ pages of Objectives. The Vision should be the touchstone.

**EH** said that it was imperative that one person writes the final Vision and Objectives section.

The Vision needs to have unique identifiers plus implementation of policies - priorities and objectives towards achieving / delivering the objectives to inform the policies.

Some of the tracked changes made are because a footnote needs to be added stipulating where the relevant information can be found. There are not enough of these in the current document and this should be rectified in the updated version.

**DC** to send templates for Vision & Policy document

**ACTION: DC**

**NOTE:** The list of projects, aspirational projects with infrastructure list should be at the end of the NP document, possibly those which can be paid for in the future with CIL payment.

The wording of the current policies needs to be refined to enable it to go through the examination and referendum.

DC said that we need to make sure the text is future proofed so that it is relevant in future years.

The Steering Group agreed that it was advisable to change the name of the revised Pre-Submission document - a possible rename could be the 'CR3 FORUM NEIGHBOURHOOD PLAN POLICIES AND VISION'.

**DC** has removed Policy number HO1 from the Housing section. **MS** commented that with the Hearn and McDonald reports and the Local Plan requirement for 9400 homes in Tandridge, the figure is not broken down into districts so the numbers expected to be in the CR3 area are not specified. The current NP has set reasonable targets for CR3 which gives reasons for the supply and demand.

**DC** said it was acceptable to leave HO1 in the NP if it was felt necessary, however the policy might not last long with the emerging Local Plan.

**GD** suggested that should concentrate on what can be delivered in 2015 – 2021

**GD-C** said that the sites listed and housing numbers were not targets but available for delivery. Look at constraints of the site assessments with the OAN method, then how delivery can be achieved. This could mean that more or less units are possible.

**BM** said that as it is already known what Brownfield sites are available and what is deliverable – CR3 can offer these sites. It is not acceptable for TDC to encroach into green open spaces in the area.

**MS** stated that with CSP1, all development takes place in CAT 1 settlements. If TDC has a target, it will be in these settlements.

With Brownfield sites the NP has a sustainable target over 1 – 10 years. It could be possible to drop the target figure for the following 10 – 20 year period. It is possible that other sites will become available in the following years.

**GD** commented that Green Belt is very important to prevent urban sprawl. However, use of Green Belt land was possible for development in the case where the area was needed to extend school facilities or extend local hospital facilities.

**DC** said that there cannot be Green Belt policies in the NP as the NP has no power to change the boundaries. However, the NP can have policies on

- Landscape
- Green infrastructure
- General green field
- Protected views

The CR3 site assessments state that most Green Belt sites are not developable, however MS said there are 3 in Whyteleafe which in the longterm could be possible. Virtually all of the green belt sites are already in the HELAA.

Comments were made that the cumulative effect of the lack of infrastructure with new developments is causing problems.

Those attending thanked David Carlisle for his attendance and found his comments very helpful. A further meeting with DC is arranged for:

**Monday 5<sup>th</sup> September 2016 in the Upstairs Meeting Room at Soper Hall at 6pm**

We will not be able to get into the room before 6pm as there is another meeting in there until then.

**Further Steering Committee Meetings**

Monday 22<sup>nd</sup> August 2016 at 7.30pm

Monday 19<sup>th</sup> September at 7pm

**Meeting finished at 20:10**