

Copdock and Washbrook Neighbourhood Planning Steering Group Meeting

Invitees:

Laura Butters, Parish Councillor and C & W NPSG
 Mike Watling, Parish Councillor and C & W NPSG
 Louise Carman, Parish Councillor and C & W NPSG
 Simon Downey, Parish Councillor and C & W NPSG
 James Mellish, Parish Councillor and C & W NPSG
 Adrian Ward, Parish Councillor and C & W NPSG
 Ken Ballinger

Invitee: Ian Poole

Date: 23 May 2022	Venue: Copdock Village Hall	Time: 7.00pm	Chair: Laura Butters Scribe: Laura Butters
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	AGENDA ITEMS	DISCUSSION	AGREED ACTION – WWW (Who does what & when)
1.	Apologies for Absence	N/A Simon left one hour into the meeting.	
1.	Introductions	Complete. Adrian and James were welcomed to the group.	
2.	Minutes of the Previous Meeting	N/a	
3.	Background on Current Position	Ian Poole, NP Consultant provided an update on the current position. Copdock and Washbrook were originally allocated a number of houses that they needed to provide by Babergh Council (274 houses).	Agreed that we will review the NP and remove all sites and amend all

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		<p>B/MS local plan examination has been suspended. The inspector has suggested that whilst they agree with the hierarchy of settlements they are not convinced that the allocation of sites in being done in accordance with the hierarchy.</p> <p>B/MS are now focusing on part 1 of their local plan which is the Strategic and Local Plan policies, site allocations and local places. Their priority is to get part 1 complete before moving onto part 2.</p> <p>All of the up to date information can be viewed on B/MS homepage.</p> <p>The examiner for B/MS does however recognise that a large proportion of allocated sites already have planning permission so are likely to be implemented despite the local plan being paused.</p> <p>It was noted that those Parishes with an adopted NP will have a new settlement boundary. For all others the boundary will revert to the the Old Local Plan.</p> <p>For Copdock and Wahbrook a new boundary was defined for the sake of the NP which was not adopted at referendum.</p> <p>As it stands the housing requirement of 274 has not gone away.</p> <p>The local plan as it stands is unlikely to change for 18 months and is therefore the guide used for planning applications by B/MS.</p> <p>Ian's Advice - crack on with NP light - get it in place. Policies will help protect us *and* we get 25% CIL.</p> <p>Notes that the NP light without housing allocations relies on B/MS not approving LA008.</p>	<p>references to the emerging local plan.</p> <p>Advantages of a NP are:-</p> <ul style="list-style-type: none"> ● 25% cil rather than 15% ● Protect characte, open spaces, design and provides open spaces in planning applications ● Encourages developers to build what is needed. ● Copdock and Washbrook can align our infrastructure priorities to have sufficient funds to improve Old London Road.

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4.	New Planning Applications	<p>A discussion was held in terms of how B/MS will deal with future planning applications. IP felt that the benchmark will be how B/MS deal with the current planning application in Sproughton which is for c.100 homes. Babergh have been minded to approve the application but the local plan examination may mean they look at this differently.</p> <p>In theory where applications sit outside settlement boundaries B/MS should be refusing them.</p>	JM to ensure this is reflected in discussions at Parish Council meetings.
5.	Next Steps	<p>The view of the group is that in an ideal world Copdock and Washbrook will not provide large numbers of new housing. Infill and new development within the policies of the current NP remain appropriate. However recognise that development is inevitable.</p> <p>Suggest that the Parish Council reject planning applications for large scale developments going forward and developments (except infill) that sit outside the settlement boundary.</p> <p>That the NP revisit the current NP, review it and remove all sites for new development. This would be a NP Light. This would mean that we would not allocate any specific sites for development.</p> <p>Once B/MS Local Plan is agreed we could revisit the NP and allocate sites if the desire is such.</p>	
6. OB	Consultation	Agreed that it is a priority of the group to update the NP page and keep residents updated as we go along.	LB to establish the length of licence remaining with the current site and the process required to move the information over.

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7.	Funding	The NP group received 'Locality' funding to fund the cost of experts in compiling the NP. LB has had initial conversations with Locality who have said that they will consider a further application for funding despite the failed referendum. Consultant support would cost approximately £7,569. Additional costs maybe incurred in printing, referendum etc.	LC to meet with IP to progress funding application.
8.	Date of Next Meeting	20 June 2022	