



Loxwood Parish Council

Minutes of the VIRTUAL Extra Ordinary Meeting of the Parish Council held at 7pm on Tuesday 22nd September 2020

20/164 **Attendance:** Parish Councillors: Chris Agar (Acting Chair); Tony Colling and Roger Newman. CDC Gareth Evans. Jane Bromley, Parish Council Clerk. Nine members of the public.

Apologies for Absence – Parish Councillors: Rick Kelsey; Annette Gardner; Simon Bates (available from 8pm only).

20/165 **Declaration of Member's Interest** – None.

20/166 **Public Participation** – The public spoke during 20/167 when the meeting was suspended to allow the public to speak.

Antler Homes representative spoke and advised that CDC were yet to finalise strategies and would not allow NP to go forward from Regulation 14 until these had been finalised. The site to rear of Blackhall is allocated with no access and therefore renders the NP undeliverable. The retail site has allocated 8 flats but Planning Permission has already been given for 10 flats and therefore this renders the NP undeliverable. The Antler Homes representative further advised the Loxwood House site could be reduced to enable the settlement boundary to be kept tighter to the original boundary.

Cllr Agar advised that the Nursery Green Commercial site was already an allocated site in the previous Neighbourhood Plan. Cllr Agar advised that the NP required the car parking to be on the retail site which did not prevent access. Cllr Colling advised that access was through the southern corner as described in the Neighbourhood Plan but formal response can be made during Reg. 14.

Cllr Colling advised that CDC had accepted that the NP was moving forward to Reg 14. CDC have advised there is a risk, as housing numbers have not been published that Reg. 14 may need to be redone. The Parish Council recognise the risk but feel it is worth accepting with the need to move to Examination as soon as possible.

20/167 **Neighbourhood Plan Documents for Regulations 14 Consultation.**

- i) **The Parish Council are recommended by the Neighbourhood Plan Steering Group to approve the following documents for Regulation 14 Consultation.**

Cllr Newman commented regarding the Connectivity Policy concerning fibre optic connection. Cllr Newman suspects technology will over- take this policy. Cllr Colling made the point that site allocations are more or less pre-empted by Planning Applications receiving consent or expected to receive consent. Cllr Colling set out the process going forward and estimated it would be early 2021 before the Examination would occur after which it would have planning weight. Sites outside those allocated would then not receive consent.

- **The Draft Revised Loxwood Neighbourhood Plan.**

The Parish Council RESOLVED unanimously to approve the Draft Revised Neighbourhood Plan for Regulation 14 Consultation with the caveat that should the application South of Farm Place ultimately be refused that the Draft Revised Neighbourhood Plan may be revised to remove this site from allocation.



- **The Sustainability Appraisal Assessment including the Strategic Environmental Assessment and Historic Environment Report.**

The Parish Council RESOLVED unanimously to approve the Sustainability Appraisal Assessment incorporating SEA and HER.

ii) **The Parish Council are recommended by the Neighbourhood Plan Steering Group to approve the following dates for the Regulation 14 Consultation period of six weeks.**

- **9am Monday 28th September to 5pm Monday 9th November 2020.**
The Parish Council RESOLVED unanimously to approve the dates for consultation.

20/168 **Any other matters.** Cllr Colling discussed the advertising that would occur for the Regulation 14. October issue of RH14; banners and notices; website and face book. Cllr Newman asked if the Traffic Calming on Land South of Guildford Road had been agreed under S106? Cllr Colling advised traffic calming was submitted as part of the planning application: road narrowing; extension of the pavement to Nursery green etc all were approved at planning and are now the subject of a planning condition approved by CDC and WSCC Highways. Discussion on deliverability yet to take place. Land South of Farm Place site proposer has offered traffic calming and discussions to take place as to what should be provided if planning permission is granted on 25th September.

20/169 **Date for next meeting: MONDAY 5th October 2020**

The meeting closed at 7.45pm