



Wadebridge Town Council

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Town Mayor – Cllr Tony Rush Town Clerk – Kate Glidden-Rogers

EGLOSHAYLE, ST. BREOCK AND WADEBRIDGE NEIGHBOURHOOD PLAN

Notes of Advisory Group Meeting

Victoria Room, Tuesday 30th September 2014, Noon

Those present : Simon Malloni (Chair) , Adrian Jones, Grenville Stanbury, Peter Collis, Jeremy Varcoe, Tony Faragher & Steve Knightley (to 12.30 p.m.)

Minutes:: Simon Malloni

1. **Apologies** were received from Beverley Collins, Philip Mutton, Mike Todd, Anita Baker, Pam Starling & Tony Rush.
2. **Minutes of the last meeting** – Notes of meeting held 16 September 2014 were received as a true record.
3. **Land Supply Task Group Report** (placed higher on agenda while SK available). The presentation to representatives of the three councils is going ahead tomorrow night and the Committee discussed the question of whether the plan should go no further than present the options for 800 dwellings, rather than plan for more than that number, even if the amount of land under consideration for development would accommodate a far greater number of houses. GS described the potential impact upon land values of limiting the number of potential development sites in the Plan map.

It was **AGREED** that the plan should clearly express the impact of 800 dwellings upon the area's infrastructure. However, no clear decision about the amount of development land that *could* be built on has yet been reached.

There was discussion about the viability and character of Trevilling Quay and it was agreed that the merits and details of specific developments would be covered by elected representatives at tomorrow's meeting and, among committee members over the next month of consultation.

JV raised the subject of the Parishes having a representative on the Land Supply Group and it was agreed that, now that we are entering the 'options appraisal' stage, Egloshayle and St Breock should nominate a councillor for the Group. SM agreed to include this on the agenda of the next Advisory meeting.

TF informed the Committee that, with a heavy workload on the housing topic, he expects to reduce his involvement with the Land Supply Group.

4. **Project Plan / Timetable** – SM provided a brief report on that morning’s meeting of a Plan Writing Group, the progress of which will be included as an agenda item at the next meeting. Excluding the text about development sites, it is hoped that the draft will be available to members by the last week of October. PC confirmed that a response to the emerging Local Plan can be deferred until early November.

ACTION: SM to e mail colleagues on Writing Group confirming process, topic allocations and deadlines

5. **Consultation Task Group** – AJ provided update about the web site, the ‘Memories’ thread, surgeries and an outline of how the draft plan is to be publicised, door to door deliveries of publicity included. Public interest remains stubbornly modest. The committee congratulated AJ on the relationship established with Graham Smith of the Cornish Guardian, who had written a front page article about the area’s potential development sites and, it is hoped, might write about specific plan proposals once they are drafted and agreed.

6. **NHP Response to Planning Applications** - The committee discussed the withdrawal of a proposed letter to the Guardian about the lack of 106 in the Dunveth retail park application and agreed that it is prudent not to become embroiled in any controversies. SM will record Plan team objection on the planning portal on behalf of the committee.

The committee resolved that members will bring to the committee updates of significant applications in their area – renewables, significant housing and commercial. JV advised of a wind turbine application in Egloshayle, details of which he’ll convey to colleagues.

ACTION: SM to record Dunveth 106 concern on behalf of the committee as a consultee comment on the Council’s planning portal.

7. **Any Other Business** – None
8. **Date and time of next meeting** – Tuesday 14th October 2014. Noon.

Meeting closed 1.07pm

Meeting & Date	Date received by Steering Cttee	Date received by WTC – Full Council
Advisory Group – 30/09/14		