

## Neighbourhood Plan Working Party

Wednesday 13<sup>th</sup> January 2016 at 7:00 PM

Cricklade Town Council Chambers

### Notes

Cllr Mark Clarke (Chairman ) MC	Phil Bowley (BC)	Cllr John Coole(JC)	Cllr Bob Jones (BJ)
Duncan May (DTC)	Tim Russell (TR)	Cllr Ruth Szybiak (RS)	

Also in Attendance Liz Beth (LB Planning)

#### 1) Apologies for absence:

T. Clements & L. Cowley

#### 2) To consider and approve notes from the meeting held on 16<sup>th</sup> December 2015

Members approved the notes apart from Section 5 which needed amending as it does not explain quite fully enough Local Green Spaces and how these relate to all of the Cricklade area.

#### 3) To consider the action points from the above meeting where not a separate item on the Agenda.

TC to be contacted as to whether he still wants to be on the NPWP . **Action MC**

The proposal for a care home still needs to be investigated more fully. Potential care home providers need to be contacted especially the ones who attended the Adult Care Event in May 2015.

#### 4) Work on the Draft Plan with Liz Beth Planning

Discussion on whether the allocation of housing will change due to the legal challenge to the Wiltshire Core Strategy in the Chippenham area.

Cricklade's settlement boundary is the built up area of the town, this could become out of date before the NP is finished. So, Cricklade's settlement boundary might need to change during the plans progress. In light of this LB to draft a settlement boundary policy.

The NP will need an introduction, with a history of the town, its unique character and details (pages 6,7 and 8 of the Town Plan) information from the 2011 census on ONS website regarding population, demographics and ethnic mix etc. **Action DTC**

The Policies should be made up of 4 main areas: Business, Traffic & Transport, Look & Feel, and Housing. Areas were looked at and a revised policies section agreed to be drawn up with areas of work that need completing in more detail highlighted.

## Business

- Check details on North Wilts Plan about retail frontage. What retail elements does the NP want to protect.
- A policy defining the retail area.
- To generate employment and maintain the number of retail units on the High Street is there public support for this?
- Survey of the business needs.
- Do we need a separate policy for the Chelworth Commercial Area?
- Support for businesses that encourage tourism.
- Plan for the Police Station, and possible future use.

## Traffic and Transport

- Chelworth Commercial Area . LB to discuss with WC
- Chelworth Commercial Area Policy?
- Encouragement to be given to HGVs to avoid Cricklade town centre.
- Improvement to cycle and walking routes.
- Improvement of dangerous road junctions
- The road network should be capable of safely accommodating any extra traffic generated by development.
- 20MPH limit on main roads and connecting roads
- Traffic calming and traffic enforcement.

## Look and Feel

- Need a local list of Historical Assets, these are assets that might not have listed status or conservation area status, so have no protection currently.
- Assts of Community Value. The NP needs a policy that protects the community use of buildings and community facilities the WP wish to protect.
- Need to mention the WP's intention to register
- A policy regarding allotments to be provided with developments. Area of allotment space to be provided per dwellings built.
- LAF3 Planning applications to provide open spaces, which are clearly defined.
- Update children's play areas and facilities.
- Policy on the need for more cemetery space.
- Policy on the Cotswold Water Park
- The cycle paths and walkways as well as the railway and canal plans need updating.
- Local Green Space- The NP cannot designate a space as a local green space just because the WP feel it is at risk. WC would not have to agree. St Sampsons playing fields might qualify as they are a historical and recreational space.
- The audit of playing fields and open spaces is in the process of being updated.

## Housing

- The WP feels the NP should have a separation policy about not wanting to merge with Swindon. A separation area is usually a visual one and the current distance between Cricklade and Swindon is now down to 2 miles as the crow flies. Also the Key and Ray rivers are between the two towns. This could be included in a general policy, a rural bufferq
- The NP should show evidence for shared ownership.
- Check Cricklade's housing requirements with Wiltshire Council's Strategic Market Assessment (SMHA)
- The WP questioned what will the NP's position be if Central Government definition of affordable housing changes. (Currently 80% of the mean market rent ?)
- Preference to be given to local people in the NP, this should fit in Wiltshire's local housing allocation policy on local connection and substantive employment.
- Evidence of demographics in the town and types of housing provided. (Wiltshire Council's Joint Strategic Assessment)
- Design of dwellings eg height, garages, bin storage, cycle storage, lighting and parking spaces. (Note a garage does not count as a parking space) Also, designs that complement the town.
- H11 Climate change issues, a policy on types of plants and trees promoting native species. This can be protected at a local plan level.
- Flooding is a major issue to Cricklade residents, the WP was concerned that questions sent previously to WC have not been responded to.
- The capability of the sewerage system to cope with the extra quantities of waste water generated by new developments. Thames Water have completed a Waste Water Report for Greensquare's proposed new Culverhay development and this is in the public domain.
- Residential nursing home- What is the size of th home required? For local need (evidence) linked to local connection. Care needs to be taken in the wording as this would be outside the settlement boundary.
- LB to update draft policies and forward to WP.
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### 5) Update on Project Plan

The project plan/timeline sent to Locality on the grant application to be sent to RS to be checked against the NP's project plan. **Action DTC**

### 6) Update on the application for further DCLG funding

The Application has been sent and it is awaiting approval from DCLG. **Action DTC**

### 7) To receive an update on

a. **Extra Care facility/Nursing Home** - None

b. **Culverhay Steering Group** –

Finalising work on Section 106 agreements. Decision now scheduled for Feb/Mar 2016

c. **Developer Activity-**

Beechcroft Homes NP to put a representation regarding the appeal in addition to the CTC Planning Committee

Stones Farm - None

Hannick Homes . None

Bloor Homes . Sarah Foster (consultant) maintains contact with DTC re-developments.

d. **Dialogue with North East Wiltshire Villages NP**

None - to contact Chairman of the NEW . V group. **Action MC**

8) **Items for recommendation to the Planning Committee –**

None

9) **Any other Business and items for a future agenda -**

The WP discussed an Environmental Impact Assessment (EIA) and whether one is required for the NP. LB advised we need an outline draft, this will be something we can go to WC with if necessary.

Contract for LB Planning clarifying work agreed on and timescales. **Action –DTC**

Water Park to be included in the NP and recognition that Cricklade is in the Water Park.

Green Spaces map has been updated by DT. These amended Green Spaces will need to be published on the NP website. MC- Thanked DT for all his hard work on the Green Spaces.

The NP needs to inform our Linkworker at WC that a consultant has been contracted to assist with the Draft Plan. **Action MC**

LB . plans to attend 3 NP meetings in total.

Meeting finished 21:30 PM.

Duncan May  
Deputy Town Clerk  
21<sup>st</sup> January 2016.