



## **TORPOINT NEIGHBOURHOOD DEVELOPMENT PLAN**

MINUTES of a meeting of the Torpoint Neighbourhood Development Plan (NDP) held on Monday 8<sup>th</sup> February 2016 at 7.00pm in the Committee Room, 4 York Road, Torpoint.

**PRESENT:** Mrs Andrea Johnson (Chair), Eddie Andrews, Jon Cowd, Gary Davis, Lisa Hocking, Sheena Morton, John Osborn, Rob White and the Assistant Town Clerk, Milly Southworth (ATC).

Also in attendance: Cathy Morris, Caroline Harris, Antony Harris, D Morris, Phil Hughes, Bill Goodman, Norma Goodman, Ian Welch – members of the public.

The Chair welcomed all those present to the meeting, including the members of the public and introductions were made.

### **106-15 NDP Apologies for absence**

Apologies for absence were submitted on behalf of Mike Briggs, Chris Goodman, Pete Hamlyn, Debbie Marks, Clare McCallum, Mike Pearn MBE, John Tivnan and Tony Walsh. Jamie Watts submitted his apologies for absence.

### **107-15 NDP Declarations of Interest relating to items on the Agenda**

None.

### **108-15 NDP Minutes of the previous meeting**

The minutes of the Torpoint Neighbourhood Development Plan meeting held on Monday 11<sup>th</sup> January 2016 were approved.

### **109-15 NDP Matters arising from the minutes**

- a) Appointment of Vice Chair. The ATC explained that the NDP steering committee originally agreed at for the position of Vice Chair to be a non-Councillor, as there were only four non Councillor steering group members in attendance, nominations and votes for this position would be taken at the meeting being held next month.
- b) Carbeile Junior School feedback. The ATC reported that some of the feedback from the school has been uploaded to the website, more detailed information can be accessed via the ATC.
- c) Contact other NDP groups. Chair will to contact NDP group for feedback.
- d) Frequently asked questions document. A number of similar questions have been asked following the issue of the initial version of the Vision for Torpoint. These questions have been compiled in a list an uploaded to the website.
- e) Business community engagement. See minute no 110-15 report from the Chair.
- f) Feature of the Vision in the Cornish Times. The Chair was pleased to report that the Cornish Times has recently reported on the Vision and included a photograph in their local stories page.

## **110-15 NDP Report from the Chair**

a) Vice Chair of the Steering Group:-

See minute number 109-15 (a).

b) Meeting of the Torpoint and Rame Business group:-

The Chair recorded thanks for her kind invitation to attend the first meeting of Torpoint and Rame Business group set up by Jamie Watts from The Jetty and Debbie Chinn from Kernewek Lettings and Management, at the end of January. Neil Emery was also invited to attend and gave a presentation on the draft Vision for Torpoint. Questions asked following this presentation were identical to those already asked by local residents, including: housing, how local businesses can grow, the Torpoint ferries and how can Torpoint become more attractive to visitors. Attendance at the meeting was buoyant with representatives from over 20 local businesses; the Chair reminded the group that an invitation to attend the next meeting is made to all businesses in the local area (the next meeting is scheduled for Thursday 25<sup>th</sup> February, 5pm at the Jetty)

c) Publication of the final Vision for Torpoint:-

The Chair explained that the planning consultants are using all the feedback received on the draft vision and will be updating this to compile a final Vision for Torpoint document, which will be published for Torpoint Town Council in the next month. Rob White identified that the key points from the Vision ought to be detailed and reference made to where the full document will be made available. Lisa Hocking suggested that the local schools need to be informed once the document is published, as they have been included in the consultations, **action Chair/ATC**.

d) Plans after publication of the Vision for Torpoint:-

The Chair detailed the immediate plans are publication, which is to start to convert the information in the Vision to policies and plans which can then be utilised for the Neighbourhood Development Plan. Following a question about the need for a further questionnaire to be circulated, Gary Davis explained that Zoe Bernard-John, from Cornwall Council, who had attended the last meeting, indicated that another questionnaire was not required as enough feedback had been gathered. The Chair added, Cornwall Council have reassured the group the consultation feedback will be sufficient and have indicated that the town's example of using a Vision approach as innovative and one which they are considering using as best practice.

## **111-15 NDP Publicity/Correspondence**

a) Vision feedback:-

Comments on the plan continue to be received and these have been forwarded to the planning consultants.

b) Consultation of proposed changes to the submitted Cornwall Local Plan:-

The Chair explained that Cornwall Council will be consulting on its proposed changes to the Local Plan between 25<sup>th</sup> January and 7<sup>th</sup> March 2016, however, there are no proposed changes to the minimum number of houses planned to be built in Torpoint (350). One of the substantive changes is a proposed increase in the Cornwall housing requirement from 45,000 to 52,500 in the county.

c) Neighbourhood Planning Training Survey results:-

Noted.

## **112-15 NDP Report from sub groups**

### a) Project Plan

The project plan was duly discussed and updated at the next meeting. Where stakeholder communication was discussed, the Chair referred to recently having a meeting with members from the Tamar Bridge and Torpoint Ferry Joint Committee staff to discuss their strategic priorities to align them with the results from the Vision for Torpoint.

Whilst discussing drafting of the planning policies, planned new housing numbers were discussed; Gary Davis referred to the situation whereby The Roseland Plan was referred to when a planning application had been submitted for 18 homes, in an area where the Plan had indicated would not be suitable. The application originally rejected by Cornwall Council was brought to appeal to the Secretary of State, by the developer. The Secretary of State decided that the Roseland Plan held little weight with regard to housing as it did not satisfy the level of housing was enough to meet the future housing needs of the area; the appeal was however unsuccessful with the planning application declined, as it was felt the development was not in-line with the character and appearance of the Cornwall Area of Natural Beauty.

Rob White reminded the group that "we had been through this before" and explained that a Referendum to the people of the town, a formal six week consultation as per Neighbourhood Plan Planning Regulations, will decide if they wish to adopt the Torpoint Neighbourhood Development Plan or not. Rob White asked for his concerns over delaying the timing for completion of this project to be recorded.

### b) Communications

The Chair reported that a small group of members met prior to this meeting to discuss Communications. A response to the Head Teacher of Torpoint Community College has been drafted and will be emailed. Steering group members identified the following:

- Draft and issue a press release, once the Vision has been published for the Cornish Times, Advertiser etc.
- Consider setting up a pop up shop in Fore Street to publicise the Vision, display posters and set up a Powerpoint presentation to run on a flat screen in the shop window.
- Produce large posters to provide graphical representation of the Vision.

The Chair and ATC will investigate these options, **action Chair/ATC.**

## **113-15 NDP Update from the Coastal Community Team**

Gary Davis summarised the Torpoint and Rame Peninsula Coastal Community Team, explaining that it is an Advisory Committee of Torpoint Town Council, which commenced in July 2015. Following the successful funding bid application to the Department for Communities and Local Government (DCLG) funds of £10,000 were used to engage consultants to work with the group, which consists of representatives from five Parish Councils, Cornwall Councillors, Mt. Edgcumbe, Antony Estate and Cornwall Council representatives to develop an Economic plan for this Coastal Community. Gary Davis continued that the Economic Plan has now been prepared, and once approved by the DCLG will be uploaded to the coastal communities website (<http://www.coastalcommunities.co.uk/>). A copy of the Economic plan is on Torpoint Town Council website

(<http://www.torpointtowncouncil.gov.uk/data/uploads/753.pdf>). It is expected that all the Parish Councils will be visited over the next couple of months and a more detailed presentation of the projects within the plan will be explained to Councillors. The projects aim to reconnect Torpoint and the Rame Peninsula, looking at the bus network, waterfront, watertaxi etc. whilst supporting the local heritage at Mt. Edgcombe and Antony Estate.

### **114-15 NDP Financial Update**

The Neighbourhood Plan grant finishes on 20<sup>th</sup> January 2016, funds have not all been spent, end of grant report form to be completed by the ATC.

### **115-15 NDP AOB**

a) The importance of nominating and voting for a Vice Chair at the next meeting was highlighted, members are asked to try to attend this meeting and if unable to attend and wish to be considered for this role, please notify the Chair in advance.

b) Gary Davis explained that a local business has made contact with a housing developer, who is willing to attend a meeting to explain the housing/planning process to the group.

### **116-15 NDP Date of next meeting**

Monday 7<sup>th</sup> March 2016, 7pm, Committee Room, 4 York Road, Torpoint.

### **OPEN FORUM**

The Chair explained the format of the meeting with a formal agenda and explained that it is at this point that questions from members of the public are welcomed.

Q. Is this the final version of the Vision?

A. The Chair replied indicating that this is version is the draft and following feedback and consultation an updated version is expected within the next month. This will be firstly presented to Torpoint Town Council and then used to form the basis for planning policies for the Neighbourhood Plan. Lisa Hocking added that individual focus groups will be set up in the near future and one of those groups will look specifically at housing. Gary Davis continued that the Neighbourhood Plan will develop policies that will become planning policy in certain areas. These policies will look at the allocation of space to build a minimum of 350 homes in Torpoint and it is likely for it to be a mixture of housing. Eddie Andrews concurred that it will need to be a balance of different housing. The Chair explained that for the community of Torpoint to be able to have some control over the land usage, the Neighbourhood Development Plan was started.

Q. I am concerned about the proposed building of housing and their location (behind Borough Park) as this is an area for many species of natural wildlife? (A letter was received with more detail pertaining to this question.)

A. An Environmental Impact Assessment of the area would be undertaken and residents would be invited to raise their concerns.

The meeting closed at 8.30pm.