

NEIGHBOURHOOD PLAN WORKING SESSION NOTES

Date:	6 October 2021
Venue:	Zoom Conference Call
Present:	Julia Davies (Chair), Rob Bennett, Andrew Clayden, Mike Dormon, Tom Foy, Robin Jewett, Rowan Lloyd, Clare Maynard, Jan Reynolds, Maria Tasker, Christina Whellams (Secretary)
1. Apologies:	Sarah Chapman, Tom Foy, Sharon Strutt, Gini Trower, Jacqueline Veater, Anne Washbourn

2. Working Notes

- There were no matters arising from the last meeting.

3. Webster Estates

- Webster Estates talked about their proposed restrictive covenant. It will be dependent on the consensus of the Steering Group, the District Council, the public consultation and the referendum.
- They were also able to confirm that the District Council had granted permission for their planning application, that evening.

4. Finance

- A further grant application will be submitted because of the need to have 25% of affordable housing. Any grant received must not be spent within the first two weeks of its receipt.
- Solicitors costs will need to be considered in light of the proposed covenant.
- The three Parish Councils have contributed additional funds.

5. East Herts Planning Forum

- The first meeting of this forum was held on 30 September.
- A plea was made by the Steering Group Chairman for the 6 homes to be built by the Baesh Arms Trust to be counted towards 40% affordable homes, and it was queried what would happen if the Neighbourhood Plan does not get through regulations 14 and 16, or the plan fails at referendum. The District Council will support the community through the process and that the EHDC Officer with responsibility for NP will make contact with the Steering Group.

6. Laura Guy, EHDC Neighbourhood Planning Officer, to attend a future meeting

- It was agreed that the Chairman, the Treasurer and the Sub-Group Leader for Housing will meet with the EHDC Officer.
- Confirmation has been given for us to include the 4 houses in Pump House Lane within our housing figures.

7. Size of the Netherfield Lane site

- There was unanimous agreement in voting for the whole of the size to be released from the green belt, as long as legal advice agrees that the total cannot be more than 60 homes.

8. Regulation 14 preparations

- It was acknowledged that we will not be ready by November to go to Regulation 14 so we will aim for January 2022.

9. Leaflet distribution and open days

- Although plans are on hold, we still need to consider planning for distribution to 2,500 households which will be time-consuming and require many volunteers.

10. Date of Next Meeting

- Tuesday 9 November 2021 at 7.30pm
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ACTIONS:

- A. The Chairman, the Treasurer and the Sub-Group Leader for Housing to meet with the EHDC Neighbourhood Planning Officer.