

## Notes of the Volunteer Group Meeting 26<sup>th</sup> May 2016

Present: Davis Dawkins, Shirley Cherry, David Roache, Gary Cressman, Wayne Cressman, Steve Millward, Freddie Brookes, Isobel Watson,

Apologies: Jeremy Rivers-Fletcher, Alison Mallalieu

Councillors Keith Risk, Jacqui Sinclair

David Roache: discussion of documents he circulated on boundary of LSV.

Discussion on whether Housing and Planning Act 2016 will make it easier for developers to get planning approval in non LSV settlements such as Lower Tysoe making it more attractive for Lower Tysoe to be contained within the NP. It seems that SDC is reaching its housing target. Will this make them safe from development anyway?

Lack of clarity about the current planning approval procedures in Lower Tysoe as outlined in David's paper. Planners in DC have regarded L Tysoe as outside LSV – David believed this was why they needed Ward Member and Parish Council to be in agreement for an application to go through – if no agreement go to planning committee – not sure if this is a general rule or specific to certain cases.

Action: FB to check this out with case officer. We do not want to mislead residents.

GC mentioned basis of original decision to include Lower Tysoe in LSV (proximity to services). We can look at this again.

Kineton has two separate sites, Little Kineton and Kineton, in its NP with the recommendation that the green land outside of the sites should not be built on. This could be considered as an option, but at this time, it was felt it made more sense to include the green land with the LSV.

FB mentioned the need to speed this process up. The developer on Shenington Road is arguing (incorrectly) that mandatory low cost housing is only possible in developments of more than 10 houses. Therefore claiming that the larger developments are the only chance for Tysoe to get affordable housing.

GC questioned whether we already have enough low cost housing since someone was moved here from Evesham to affordable housing. Needs to define affordable housing.

Action: Organise Housing Needs Survey -

Terms and Conditions – those people who had looked through it agreed it. It should be ready to sign after the council meeting on June 6.

Steve presented his report based on his and Alison's meeting with Mr Priddis from Kineton..

Kineton talked in terms of planning and consultation

Kineton started, after an aspirational village plan, by identifying sites immediately and thus engaged an extremely high level of public interest. They are a level one service village - 200 plus houses needed. Warwickshire Community Council's Sarah Brooke Taylor did the Housing needs Survey. This was first action – so housing needed was built into the plan.

They started with sites identified by Stratford and also proactively contacted other land owners. Some sites could be screened out by Steering Group. But Kineton wanted not to limit number of sites. Kineton concentrating on big developments and not ruling out smaller developments eg house for grandma.

The proposed sites were discussed at an open meeting with people free to give their views, but some consensus appeared through that meeting and the proposal came out of that.

Planning consultant crucial to Kineton Plan. We need a consultant - we will have to limit parameters of consultation to suit our budget and do our homework first.

Kineton sent the NP to the many Statutory consultees, as required - but a few key ones they actively asked to comment.

Kineton did not do as much public surveying as Tysoe did.

Eleven action points came out of it, which Steve has described in his report. Suggest that this document go to the PC for their info.

Gary said we need to check with the chief planning officer up to date numbers – each of the 10 level 2 LSVs are not meant to take more than 10 per cent of the housing requirement. Check this is happening and we have not been allocated 12 percent - makes a big difference. Have houses built in Lower Tysoe been added in?

Keith mentioned that Stratford quite close to achieving target for all service villages – so will we have to build our 55? July 2015 target was 55. We think that houses built in L Tysoe are already included in quota.

Next survey element should be on site allocation.

Gary said we were advised by Mike Sanderson not to do another Housing needs survey. Use secondary information.

Consultation will now be based on site allocation

DR to do action plan. To present to council on 6<sup>th</sup> June. We will go on to make a more detailed plan with the wish that the Council change our title to Working Group with the brief of implementing the NP - we do not want to wait for another council meeting for this to start happening.

Next meeting – to be arranged.