

Wheatley Neighbourhood Plan (Wheatley NP/WNP) Committee

Meeting number:	14
Date	Wednesday 19 April 2017
Venue/Time	7.30 p.m. URC Chapel Hall
Present	Audrey Parsons Andrew Johnson David Mancey Ellie Freeman John Fox Lucy Thomas Mark Davies Michael Vaughton Rachel Newman Roy Gordon Roger Farrow Simon Shew Toby Newman
Apologies	Chris Hallsworth David Harverson Kevin Heritage Rebecca Beadman

Item	Description	Action	
		Who	Date by
1	Apologies		
1.1	As noted above.		
2	Minutes		
	Minutes agreed and which contained comments made on the previous draft copy of the WNP document. Most comments have been out through.		
	An Ex editor of OUP read through the document and provided an independent and objective view. This is the version that was sent to SODC and comments from SODC expected in early May.		
3	Slides and discussion points raised from these		
3.1	RG to circulate slides for the detail, but the following points came from discussions - see below:		
3.1.1	SODC confirmed they have not yet signed off their Local Plan.	JF	
3.1.2	SODC confirmed what has been taken out of the Green Belt. Note: JF thanked those involved in SODC changing this – John Walsh, Toby Newman, Roy and himself. <ul style="list-style-type: none"> - OBU site but it is the built form (buildings and the surrounding man made space between that has been taken out and not the whole site. - Miss Thoms field and other marked areas on the East end of the village - London Road site See map on slides for detail.		

3.1.3	TN explained how boundaries are defined for Green Belt ie an area must have an existing boundary ie in East end of the village the boundary is the old railway line.		
3.1.4	London Road site was an exception and this site is for Wheatley and Holton families.		
3.1.5	SODC have advised not to put a figure in the document for the number of homes and all figures are approximate anyway.		
3.1.6	OBU site should be mixed use.		
3.1.7	TPO's on OBU site and other areas must be adhered to.		
3.1.8	Policy on height of any proposed flats ie tree line / 3 ½ stories. Note Wheatley already has flats.		
3.1.9	East end of village does have more space to accommodate houses/mixed used. MV and SS to look at layout.		
3.1.10	WNP must have good defined policy saying what WNP would like to see on these sites ie detail type of housing, mixed use, green space etc. Note cannot just be green space, the sites have to have houses.		
3.1.11	East end or OBU site – could these house the burial site? MV/SS to discuss.		
3.1.12	Discussed need for green space in village and could East end of village possibly house a “phoenix” type trail, ie green walkway from one end of the village to centre and to the other end?		
3.1.13	Littleworth site – all owners are prepared to sell and move to other industrial areas in Wheatley and new development sites. Therefore happy for WNP to out this forward as a proposal.		
3.1.14	AJ raised a point about infrastructure and the need for policy defining the need to improved infrastructure if having more housing and a higher population.		
3.1.15	Policy to be included on need for walkways between OBU site and Wheatley and Holton and also which way to enter/exit the site		
3.1.16	Noted that the people in the villages will not be surprised that Miss Toms field will be build on.		
3.1.17	Question was asked, should WNP seek independent advice? WNP agreed with SS and MV and then Holly and Simon at SODC that this was sufficient.		
3.1.18	OBU have had an EIA done. Also they may have their own ideas for what the site could be used for.		
3.1.19	Noted that we need to include public health and GP services in the document. Moorland House Surgery can cope with more people but parking is the issue. Possibility of suggesting using map ref 24 as parking for the surgery?		
3.1.20	Primary School – can it cope with additional students? If not should have policy to include a 2 class primary school on site.		
3.1.21	WNP, WPC and HPC could approach developers that would understand and be guided by the style WNP/community would like to see on the sites. MV has contacts if go down that route.		
3.1.22	Self builds were put forward as an idea for potential ways to build houses on the sites.		
3.1.23	Need for another workshop by the small project group to look at the discussions points and add more policies and define policies better. Agreed 2 May for this to take place.		
3.1.24	JF at the Annual Parish meeting on behalf of WNP on 3 May.		
3.1.25	JF presenting WNP document to WPC at their meeting on 8 May and also to HPC.		
3.1.26	Rachel at SODC confirmed to JF that WNP should carry on regardless of General Election on 8 June – keep the momentum.		
3.1.27	Timeline for public consultation: 9 June for 6 weeks to 21 July (before summer school holidays)		
3.1.28	End of July submit document to Inspector.		
3.1.29	Referendum in September.		

