

MINUTES OF A MEETING OF THE CRANBROOK & SISSINGHURST
NEIGHBOURHOOD DEVELOPMENT PLAN STEERING GROUP HELD ON 20th
MAY 2019

PRESENT: Cllr. Warne (in the Chair) and Cllrs. Fletcher, Hatcher, Kings, Pethurst, Smith and Veitch. Annie Hopper, June Bell, Jeremy Boxall, Rebecca Cassidy, Nem Goodman, Marcus Boret, Matt Warne, Tally Wade, Laura Rowland, Marion Cranmer and Liz Daley (in part).

APOLOGIES: None given

Cllr. Warne read out the following statement:

Members are required to declare any interests, dispensations, predetermination or lobbying on items on this agenda. Members are reminded that changes to the Register of Interests should be notified to the Clerk.

Annie Hopper, Lee Hatcher, Rebecca Cassidy and June Bell all declared a personal interest as members of the CVLT (Crane Valley Land Trust). Matthew Warne and Tally Wade declared an interest as board members of the CVLT. Annie Hopper and Liz Daley declared an interest as members of the Brick Kiln Advisory Group.

Cllrs Warne, Fletcher and Jeremy Boxall declared that they had been lobbied by land owners.

1. Election of Vice Chair:

Cllr. Warne nominated Cllr. Pethurst to represent Cranbrook as Vice Chair and Cllr. Smith to represent Sissinghurst, seconded by June Bell and agreed.

2. Co-Option of Members to Steering Group:

Cllr. Warne proposed that Marion Cranmer and Laura Rowland be co-opted on to the Steering Group, seconded by Jeremy Boxall and agreed.

3. TWBC/KCC Liaison:

Cllr. Warne reported that TWBC had now employed David Marlow a consultant to help them with the Local Plan who had identified that they need to do more work on sustainability. TWBC were now aiming to go to public consultation on 20th September. The draft site allocations should be received in the next couple of weeks.

4. Housing Needs Assessment AECOM Report:

Nothing to report.

5. Revised Project Timetable:

Garry Pethurst had produced a schedule of target dates which would be attached to the minutes, which was self-explanatory. As the Referendum was scheduled to take place in

May 2020 it was agreed that the Cllr. Warne should make enquiries if this could take place at the same time as Local Elections.

6. Stakeholder Engagement:

Crane Valley Land Trust – Mr Mark Wade Chairman of the CVLT attended the meeting and gave a short presentation on their first possible scheme. The proposal was to build locally affordable, sustainable homes on a site in Swattenden Lane in partnership with Bioregional Homes. The proposed project seeks to help address the urgent need for affordable homes for those with a local connection whether living or working in Cranbrook and Sissinghurst. The ambition was to provide approximately 15-20 affordable homes comprising one, two and three bedroom units. Two additional units to be built for the owner of the land and rented out to his key workers in exchange for the land. The properties would be sold at approximately 40% less than the open market value. The design would be to an award winning standard, exceptional energy efficiency and zero carbon-based energy use using ground and/or air source heat pump systems. He went on to explain that the properties would remain asset locked in perpetuity and should someone wish to sell it would be sold back to the CVLT. In answer to questions put forward Mr Wade explained that there would be strict criteria in place to make sure properties are allocated to local people or those working here. Candidates would also be interviewed and need to provide proof that they were not able to afford to buy on the open market. Cllr. Warne thanked Mr Wade for attending the meeting and she asked for a show of hands in principal to show support this scheme – 12 hands were raised.

Brick Kiln Farm – Liz Daley reported that a meeting was to be held in the near future.

Cranbrook School – Cllr. Warne and Liz Daley had no further formal meetings to report. However, Liz Daley had a meeting scheduled with A Level Geography Students and it was agreed she ask the student for possible solutions regarding parking during drop off/pick up and the possibility of car share.

7. Site Assessments & Allocations:

June Bell reported that a couple of conference calls had taken place with Cheryl Beattie, from AECOM, which had proved very informative with regards to the Strategic Environmental Assessment (SEA) she is preparing for the NDP. A further call with our NDP consultant, Richard Eastham, FERIA Urbanism had also taken place. On Thursday 23rd May, Richard would be attending to give advice and help on the way forward and everyone is invited to attend. A meeting was scheduled to take place on Friday 24th May with Cheryl Beattie from AECOM, Richard Eastham and SAAG (Site Assessment and Allocation Group) to discuss the SEA process, including a high level sift of sites and reasonable alternatives. No decision had been made regarding the sites and all 54 were still being considered.

Rebecca Cassidy raised the concern that comments from Colliers Green residents had not been taken on board. Tally Wade assured her that all comments including those from Colliers Green had been integrated and comments logged. Cllr. Fletcher raised concerns regarding site allocations and he was invited to join SAAG by Cllr. Pethurst as there was still a considerable amount of work to be undertaken and no decisions made on any sites to date. Cllr. Warne pointed out that the 6 week public consultation period of the Regulation 14 draft plan enables all residents to make further comments, which are catalogued and responses to these are all published in the final plan. The Parish Council will vote to approve the draft plan before it goes out to public consultation. Jeremy Boxall agreed to contact Stephen Baughan from TWBC to clarify the total to be used regarding housing numbers as there was some confusion.

8. Policy Development:

The following Policy Task Groups were agreed. It was agreed to hold a draft Policy Review Workshop commencing at 12 noon in the Council Chamber on Thursday 23rd May 2019. Richard Eastham would be attending later in the afternoon to be confirmed.

Heritage: Annie Hatcher, June Bell, Annie Hopper

Landscape & Environment: Cllrs. Fletcher, Pethurst, Warne. Liz Daley, Jeremy Boxall, Laura Rowland

Business & Employment: Cllrs. Fletcher, Hatcher. Mark Wade

Access & Movement: Cllr. Smith. June Bell, Annie Hopper, Jeremy Boxhall

Infrastructure: Cllrs. Hatcher, Kings. Jeremy Boxall, Matthew Warne

Housing: Cllrs. Pethurst, Warne. Mark Wade, June Bell

Community & Culture: Cllrs. Warne, Veitch, Smith. Annie Hopper, Liz Daley, Marion Cranmer, Nem Goodman

A list of proposed projects to be produced by the task groups some of which have already been mentioned i.e. green path to cemetery, cycle route, extend the Crane Valley nature reserve.

9. Communications:

Liz Daley gave a report of the recent Communications Task Group meeting which had met on 1st May to discuss how best to promote the Neighbourhood Development Plan and to get the message across to local residents. Communications had been broken down into 'Hard Comms' (posters/banners) and 'Soft Comms' (facebook/twitter/web page). The Communications Group proposed to put up posters/banners at regular intervals to provoke local residents to look at facebook/twitter/web page) and she gave examples of possible wording. Liz Daley had undertaken research regarding the cost which was in the region of £600.00. Cllr. Warne proposed that up to £600.00 be spent on advertising, seconded by Cllr. Smith and agreed.

10. Items for Information:

- a) NDP Presentation to Full Council Thursday 13th June at 7pm in Council Chamber.
- b) June Bell sought permission to contact Dr Brady, Columma Ecological Services in Faversham to seek a free quote to undertake an Ecological Survey on several sites as future development will have a negative impact on the habitats of the Great Crested Newt and other wildlife. This was agreed.

11. Next Meeting:

The next meeting of the NDP Committee was scheduled to take place on Monday 24th June 2019 7pm in the Council Chamber.

Signed

13th June 2019