

WARNFORD PARISH MEETING

Special meeting held to discuss planning matters held on 25 June 2015 in the Warnford Village Hall.

Chairman: Mark Rogers

Clerk: Lucy Hutchinson

1. **Apologies:** Ken Eaton, Julie and Ian Fraser, Will McKenzie, Ann Miller, Mac Millington, Caroline Notcutt-Price, Wendy Rogers, Clare Swinstead.

2. The Chairman explained that the purpose of the meeting was to consider the South Downs National Park Authority's Local Plan and whether Warnford should pursue a Neighbourhood Plan.

3. The Chairman gave a presentation outlining what the Parish Meeting can and cannot cover in commenting on planning applications. The slides were made available to parishoners via email after the meeting.

4. Chris Paterson, from the South Downs National Park Authority, gave a presentation, explaining the background to the SDNP Local Plan and how it will be progressed, what it means for Warnford and what options are open to Warnford. His slides were made available to parishoners via email after the meeting.

After his presentation there was a Questions and Answers session, including the following;

a) the 'housing requirement' referred to (there is none for Warnford) is concerned with developments of 5 or more houses. 'Windfall' covers the building of fewer houses eg infill.

b) Parish Meeting do not have the power to prepare a Neighbourhood Plan, so the most suitable way of Warnford preparing one would be via a Neighbourhood Forum (as mentioned later in the meeting, this would require 21 people to commit to it, who were representative of those who live and work in Warnford).

c) There is little or no financial incentive through the Community Infrastructure Levy for Warnford to have a Neighbourhood Plan.

d) In terms of cost, the Petersfield Neighbourhood Plan cost £40-60,000, they have a requirement of around 700 houses so will benefit substantially from CIL.

Another place is doing one for £4-8,000 and have 60 people working on it. Chris Paterson is aware of one prepared in 15 months, the absolute minimum of time to prepare one (excluding getting finance for it) would be 12 months.

e) A Neighbourhood Plan could be useful if there were plans and finance for a Community building such as a hall.

f) Places in a similar position to Warnford ie settlements without boundaries and with no housing requirement tend to consider engaging in the preparation of the Local Plan, having a Village Design Statement and/or Local Landscape Character Assessment and using Consultee Access, rather than having a Neighbourhood Plan.

g) The SDNPA would expect anyone preparing an Estate Plan to engage the local community.

h) Affordable Housing: the SDNPA opposes any right to buy. It would still be possible to have affordable housing in Warnford if there were no Neighbourhood Plan.

Chris Paterson was warmly thanked for his presentation and the way he had dealt with the questions, he then left.

5. The Chairman then summarised the position and after some further discussion, proposed by Gerry Corden and second by Penny Corbett, the meeting voted conclusively against pursuing a Neighbourhood Plan.

6. The way forward: The Chairman confirmed the view of the meeting that the following should be done:

a) engage in the preparation of the SDNPA's Local Plan, consultation is due to start in the autumn;

b) consider whether to pursue a Village Design statement and/or Local Landscape Character Assessment;and

c) use the Consultee Access on individual planning applications.

The meeting closed at 9.30pm.