

MARDEN PARISH COUNCIL

Minutes of the extra meeting of the Parish Council held on
Monday 27 January 2020 at 19.45 at Marden Community Centre

Present: Cllrs David Bennett (Chair), Kate Ryan, Richard Paske, Mike Blake, Patrick Meredith and Rod Lees.

In Attendance: Parish Clerk Alison Sutton; and 2 members of the public.

1. **Apologies for absence** – Ward Cllr Kema Guthrie; Cllrs Paula Barrett and Emma Garlick.
2. **Declarations of interest and written applications for dispensation** – None declared.
3. **Presentation on Herefordshire Council advice on NDP review process** – NOTED: updated National Planning Policy Framework (NPPF) in 2019, leading to need for changes and review of Herefordshire's Core Strategy (CS), Herefordshire's lack of 5-yr housing supply; CS review could alter settlement hierarchy and required housing allocation for parishes; Marden NDP over 2-yrs old, still has significant weight in all but housing supply. NOTED latest information from manager of Neighbourhood Planning team today: CS review work waiting for Herefordshire decisions on transport and infrastructure, also phosphate issue may change hierarchy and allocation; to gain new 2-yr protection, NDP needs site allocation after Call for Sites and process including examination and referendum; when responding to applications, as well as referencing NDP as currently, can say that at April 2019 the parish was 46 over its minimum CS target of 104 new dwellings – 38 built, 112 permitted; if/when do review, development manager for parish will do review of what extra points would like in NDP to help determinations in line with NDP.
4. **Public Forum** –
 - 4.1. Local Residents – Medical support lacking for many parishes, Herefordshire should encourage commissioning bodies to provide more services for new development.
5. **Initial actions, timetable and membership of working group** – RESOLVED that: Clerk work on database to show effectiveness of NDP from adoption to date; when data available, PC and interested parishioners meet to review effectiveness and consider if changes to policies and/or further allocations required at this stage, or wait until more known about hierarchy and allocation from CS review.
6. **Quick options study by Architype to facilitate planning application under Reserved Matters** – NOTED: options for costing, base case, base case + 1 eastern extension, both footprints with Eco features in excess of building regulations such as extra insulation, air-source heating system, solar panels etc and both footprints with near Passivhaus Eco levels but not certificated; 4 costs in all; saves considerable costs of studies eg. Flood Risk Assessment etc by submitting under Reserved Matters before end of March, rather than new application afterwards; options study and costings allow CF group to review and recommend to PC, for final decision on planning application submission by PC at February meeting. RESOLVED that undertake study for £1,200-1,500 +VAT. Clerk INSTRUCTED to check that quote of £7,850 +VAT for Architype to prepare planning application includes RIBA stage 3 or what other work and costs involved.
7. **Date of next meeting** – Monday 10 February 2020 at 19.30.

This meeting was declared closed at 21.12.

SIGNED:

Marden Chair

DATE: