

**IVINGHOE PARISH NEIGHBOURHOOD DEVELOPMENT PLAN
STEERING GROUP MEETING**

31st MARCH 2017 CRABTREE FARMHOUSE

MINUTES

Present: Malcolm Stubbs (Chairman), Sheena Bexson, Stephen Booth, Rikki Harrington

1) Introduction

Malcolm has been unable to contact Richard Freeman since the previous meeting and the Action Tracker has not been updated.

As everybody has been having problems with Dropbox it was agreed that, for the time being, all documents will be circulated by email.

2) Minutes of the previous meeting

The minutes of the meeting of 27th February were approved. Matters arising are covered below.

3) Site allocations

Sheena reported that, following input from Keith Frost who is responsible for Conservation Areas, AVDC confirmed on 27th March that the Willowdene and Bull Lake sites would not to be considered suitable for development because housing alongside the road would close an important visual gap. Such coalescence would be contrary to the saved policies of the old Local Plan. Sheena responded on the same day by asking for confirmation that this would still be the case if the tract alongside the road was left undeveloped and the coalescence occurred further back. No response has been received to date. Sheena queried whether coalescence was an issue in the emerging Local Plan (as opposed to the old plan) and, if not, whether it is acceptable to be in conformity with the emerging plan rather than the saved policies of the old plan.

It was agreed that Sheena would consult with David Broadley and Keith Frost on the potential suitability of the Old Stables (Sid's site), although this is a green-field site and hence contrary to wishes expressed during the consultation process.

Action *Sheena to contact David Broadley and Keith Frost about the suitability of the Old Stables site.*

It was agreed that, unless the coalescence decision was reversed by AVDC on the basis of development being away from the road, the IPNDP would revert to being policy-led and that no sites would be allocated, regardless of the AVDC view on the Old Stables, in accordance with wishes expressed by residents during the consultation exercise.

4) Sustainability Appraisal

The format of a Sustainability Assessment was thought by the Steering Group to be useful regardless of whether or not sites are allocated. Rikki will contact Stephanie Buller to seek advice on this. Assuming that the response is positive, funding (£900 + VAT) will be sought from the Parish Council to commission AVDC to prepare the Sustainability Assessment Scoping Report.

Rikki will prepare a draft Habitat Regulations Assessment along the lines of that submitted by Pitstone.

Actions: *Rikki to email Stephanie Buller about a Sustainability Appraisal.
Rikki to prepare a draft Habitat Regulations Assessment.*

5) Local Green Spaces Report

It was agreed that, subject to the agreement of landowners, The Lawn in Ivinghoe, the allotments in Ivinghoe and Ivinghoe Aston and the playground in Ivinghoe Aston should be considered for protection as Local Green Spaces.

6) Ivinghoe Beacon Magazine

The next deadline is 8th April with Christobel.

Action: *Malcolm will circulate a draft article to the Steering Group as soon as possible.*

7) Any other business

Attention was drawn to potential lessons to be learned from the Weedon NDP, which failed examination on the basis that there was insufficient evidence to justify the fact that it did not contribute to sustainable development.

It was agreed that the Steering Group should now proceed with writing the Plan.

8) Next meetings

The next meetings will be held at Crabtree Farmhouse on Monday 24th April at 10am.

Thanks to Sheena for her hospitality.

Minutes prepared by Rikki.