

Steyning Parish Council



The Steyning Centre, Fletcher's Croft, Steyning,
West Sussex, BN44 3XZ

Telephone: 01903 812042

www.steyningpc.gov.uk

www.thesteyningcentre.co.uk

FULL PARISH COUNCIL EXTRAORDINARY MEETING

HELD ON MONDAY 2nd SEPTEMBER 2019 AT 7.30PM
IN THE STEYNING CENTRE

Present: Cllrs Goldsmith (Chairman), Cree, Campbell, Hanson, Lloyd, Ray, Rudkin, S Sullivan, G. Sullivan, Trundle and Young.

Clerk: John Fullbrook

Members of the Public: 42

Meeting commenced 7.30 pm

MINUTES

		ACTIONS
FULL/19/59 59.1	APOLOGIES Apologies for absence were received from Cllrs Saunders, Trundle, Ray, Northam and Taylor.	
FULL/19/60 60.1	DECLARATIONS OF INTEREST AND DISPENSATIONS There were declarations of interest from Cllr Young who lives adjacent Bayards Field and is also a member of Community Bayards Group and will leave the meeting for the duration of corresponding Agenda item 5. Cllrs S. and G Sullivan as live adjacent the MPF and serve on the Steyning Community Orchard.	
FULL/19/61 61.1	Announcement from The Chairman in relation to correspondence received - which was relevant to item 3 on the Agenda – Question time. <i>The Author wrote in relation to the previous NP Steering group meeting and with disgust at the behaviour of some residents who heckled throughout the meeting, and at the way the meeting was run in that the Chairman of the Steering Committee failed to intervene when the questions often seemed of a personal nature. 'Why did he not intervene?'. She also said, 'I Hope that the latest Neighbourhood plan is given wide publicity and is more open and transparent than the SWAB Neighbourhood plan, but that meeting did not fill me with hope'.</i>	
61.2	Chairman reminded the public that – 'this is a meeting of the Council, not a public meeting, heckling especially from former Councillors who should know better and general interruptions are unacceptable and will not be tolerated'	
61.3.1	Chairman also dealt with two written questions <i>Questions from Cllr Northam – A draft version of the Answers was sent back to Cllr Northam and a final version will be put onto the SPC Web site. Clerk to attach to these minutes</i>	CLERK



Parish Clerk: John Fullbrook
Deputy Clerk: Hazel Roxby

Email: clerk@steyningpc.gov.uk
Email: hazel.roxby@steyningpc.gov.uk

61.3.2 Question from former Councillor Michael Bissett-Powell - A long question but in essence it asks, 'Can we do a Neighbourhood plan with a Housing element?' – Chairman answered, 'I'm mystified by this question as the NP consultant has answered this already many times – latest reference 29th August NP Steering meeting and had previously stated this in correspondence to all Councillors advising that is simply not possible'.

FULL/19/62 QUESTIONS FROM THE FLOOR

Please note that due to the number and length of Questions they and the Answers are in summary format

62.1.1 Q – Jo Gordan – volunteer of the Environmental focus group – I would like to put the record straight in terms of the Local Green Spaces assessment and the time and effort that went into the final draft policy. – All the work was evidence based and will stand up to inspection. Russell and Andrew Metcalf gave guidance. We spent four full days working on this including over the whole weekend – why now is our integrity being questioned?

62.1.2 A – Chairman - Thank you

62.2.1 Q – Robert Mattinson – I prepared a photo that the Clerk has copied for you showing a view from Sweetlands over the Town. I strongly objected to Sweetlands, which I own, being designated as Local Green Space which was included at a very late stage and I wish for it to be removed. It seems to me that looking at the pattern of voting the driver for the LGS space designation is led by certain members of the Parish Council, not the Steering committee. It seems people do not want a large site at Glebe Farm being developed rather a number of smaller sustainable sites and in this context – Designating land at Sweetlands and Bayards as LGS potentially limits if not makes it impossible for that ambition to be realised. In that context – Is the Parish Council willing to undermine the credibility of the entire Local Community Plan going forward and its possible failure, by the blatant abuse of the LGS process by allowing or promoting the designation of private land at Sweetland in an attempt to subvert legitimate and emerging planning processes of the relevant authorities which may allocate this land for future housing development and against clear LGS guidelines the manifestly flawed way this was brought forward? One guideline specifically states that the Landowner be informed at the earliest possible opportunity – I didn't hear a word about it until I stumbled over it on the web site?

62.2.2 A – Cllr Campbell responded that it should be borne in mind that this is a draft Neighbourhood plan going out to public consultation – The Landowners are themselves consultees, and there will be an opportunity for the Landowners to respond formally. An explanation was given by our Consultant the other night as to the reason behind the late notification and an apology was given by the Chairman, but it is still in compliance with the regulations. It was very regrettable that it wasn't given, but work didn't even start on this element before the 1st July. I can assure the Landowners that their views will be taken on board as they must be during the consultation period leading up to the final version of this plan being produced.

62.2.3 Cllr Cree also stated the results arising from the SWAB survey polling opinions was that in addition to the very large number of 'no's' to large sized developments of over fifty homes, medium sized developments 25-45 houses -also carried a "no" from 88.5% of the residents.

62.2.4 Cllr Campbell continued that in terms of housing allocation which is going to come down from Horsham; this going to be more than enough to fill every site we could possibly think of and so this isn't a question of reducing numbers on Glebe Farm (For example) because there will also be housing on Sweetlands and Bayards, it will be the maximum numbers on all three. The Neighbourhood plan is required by Horsham to specify minimum numbers of houses on any site. Whatever number is approved by residents within a neighbourhood plan is liable to be something very different by the planning application stage – It is a myth that for the sake of argument that Glebe Farm will be protected from over development by a neighbourhood plan. So, there is no question these other sites are going to save Glebe Farm from something – they simply aren't.

62.2.5 Cllr Cree continued - 9 Landowners came forward in terms of the 'Call for sites' but no housing site assessment has been concluded as this has not been looked at by this Neighbourhood plan

CLERK

62.3.1 Q – Geoff Barnard – I was part of the Environment group – we were disappointed to see how thin the final policies were – Is it too late as the draft goes out for environment and ecology policies to be enhanced – Can a paper be re-drafted?

62.3.2 A – Cllr Campbell replied its deeply regrettable but as the consultant stated there is simply no more time. This Neighbourhood Plan is not written in stone, because we get a chance once the Local Plan has been updated to revisit this plan and that is the time when we can amend policies and put more policies into

our plan and that can include housing allocations, so what we are doing is holding on as best we can with evidence that is adequate.

62.3.3 Q – Geoff asked, ‘does this mean that if 100 people responded that they would like to see changes in the policy details, the documents would be changed accordingly?’

62.3.4 A – Cllr Campbell – ***we will ask our consultant - we simply don’t know.***

62.4.1 Q – The removal of Bayards and Sweetlands only leaves one site for development. It is not right that one section of the Community should have to bear the brunt. Also, in terms of the SHELAA report, Glebe Farm was considered not to be feasible as a development but that seems to have been ‘kicked into touch’.

62.4.2 A – Cllr Lloyd replied, ***it has not been ‘kicked into Touch’, it has been ‘Red Flagged’ as far as Horsham are concerned, however that does not stop developers seeking solutions to the issues and going back to Horsham. It currently remains ‘Red Flagged’***

62.5.1 Q – Statement - ‘Local Green Space report is an impressive document, and produced following the appropriate guidelines, and I see no reason why it should be excluded from the Community plan’

62.5.2 A- The Chairman thanked the contributor

62.6.1 Q – Mike Kelly – Has the draft Community Plan been produced with the full consent of the whole Council and with input from the Steering group or has it been written by one the product of one person, namely The Vice Chairman? And can we be assured that the Steering committee have the Full support of the Council and there will be a full democratic debate regarding the approval of the plan?

62.6.2 A – Chair replied – ***When new council elected, we wanted to appoint Chair and Vice chair of the Steering group – it wasn’t the Parish Council that held it up.***

62.6.3 Statement – From Paul Maidment - I was part of the Steering committee – What you’ve just said is wrong – I have emails.

FULL/19/63 CHAIRMAN’S ANNOUNCEMENTS

63.1 Michael Bissett-Powell has resigned as a Councillor

FULL/19/64 NEIGHBOURHOOD PLAN – DRAFT COMMUNITY PLAN DOCUMENT

64.1.1 Cllr Campbell quoted SPC standing order 1(g) which requires that an amendment is not considered unless early verbal notification is given at the meeting, and if requested by the Chairman of the meeting is expressed in writing, and said he would be proposing an amendment to the motion on the Agenda, then quoted Standing order 1(k) suggesting to consider both matters together.

64.1.2 Cllr Campbell read out the original motion – “To agree NP steering group recommendation to approve Draft Community plan and its associated evidence proceed to consultation under regulation 14 of the Neighbourhood Planning (General) regulations 2012”.

64.1.3 Cllr Campbell then read out his amended motion – (voted on and recorded later in minutes)

64.2.1 Point of order brought up by Cllr Lloyd – ‘Are we not going to be discussing other aspects of this (Not just the Local Green Space) such as Housing Allocation before we vote’.

64.2.2 The Reply (in summary) -We are on the tightest of deadlines to get a plan to consultation and we will have an opportunity to return to assess Housing Allocation at a later date but we need to agree a plan to give us an opportunity to gain the higher rate of CIL monies’

64.3.1 Cllr Lloyd made a statement naming Cllrs Campbell and Young and two members of the public and stated that the neighbourhood plan had been put together by four people who had a prejudicial interest. He said he had taken advice from the monitoring officer at HDC and that the individuals should not have been involved in any shape or form. He reported concern over lack of impartiality over the LGS. and urged councillors to remove the LGS from the Plan as being unsafe

and that it would not pass because of these people's involvement and their perceived predetermination and prejudicial interests. He also said there would be a high risk the community will turn the Plan down with potentially the loss of hundreds of thousands of pounds in CIL payments.

64.3.2 Cllr Cree responded that no work had been done to recruit any volunteers to work on the LGS throughout the sixteen months when Cllr Lloyd had sat on the steering committee. He also pointed out that Mr Barnes had also been involved in the LGS assessment process as had the consultant. He thought it improper for Cllr Lloyd to condemn the four volunteers when there had been no one else willing to do it.

64.3.3 Cllr Lloyd denied that he had condemned them in any shape or form.

64.3.4 Cllr Campbell responded that he objected to the attacks on the integrity of the four individuals, particularly on the basis of alleged advice based on information which had not been made available to the meeting. He pointed out that registers of interests had been completed. He also pointed out that interests were only relevant at the decision-making stage, not advice stage and that interests were inevitable in many aspects of any neighbourhood plan which by definition involved contributions from local people potentially affected by it. Cllr Campbell pointed out that the assessment was supported on the most controversial of the sites by English Heritage, WSCC and HDC.

64.4 More discussion ensued among councillors about the evidence and democratic mandate

64.5 Cllr Campbell **proposed, seconded** by Cllr Cree - To agree the NP Steering Committee's recommendation to approve the Draft Neighbourhood Plan (otherwise known as "Community Plan") and its associated evidence for proceeding to consultation under Regulation 14 of the Neighbourhood Planning (General) Regulations 2012", except that the version of the draft Plan to proceed shall be the version which was put before the Committee on 29 August 2019 which included a Local Green Space policy which was rejected by the Committee and shall not be the version approved by the Committee under which the Local Green Space policy was removed. **Agreed 6 For (P.C, T.C, R.G, T.R, SaS, G.S), 2 Against (D.H, T.L)**

CLERK

64.6 **Neighbourhood plan financial matters** - To agree recommendation from the NP Steering Committee to approve invoice payments. The Clerk produced supporting papers giving overview of NP finances. Cllr Goldsmith **proposed, seconded** by Cllr Cree to agree payment of the invoice numbered 029 for the sum of £7,191.59 Inc. VAT from Squires Consultants. **Agreed** – The Clerk was asked to provide more detailed accounting figures relating to the NP budget for the next F&GP Meeting.

CLERK

64.7 To agree recommendation from F&GP committee to extend Earmarked reserves to cover costs of Neighbourhood plan process. Cllr Lloyd **proposed, seconded** by Cllr Goldsmith that Council agrees further financial support as agreed at F&GP for a sum up to £5,000 to extend Earmarked reserves. **Agreed**

CLERK

FULL/19/65 CORRESPONDANCE AND INFORMATION ITEMS

65.1 Nothing more to report

FULL/19/66 DATE OF NEXT MEETING: 16th September 2019 at 7.30pm

Meeting closed at 9.16 pm

Signed Date 16th September 2019

Chairman



Parish Clerk: John Fullbrook
Deputy Clerk: Hazel Roxby

Email: clerk@steyningpc.gov.uk
Email: hazel.roxby@steyningpc.gov.uk