**CONDOVER PARISH NEIGHBOURHOOD PLAN STEERING GROUP**

**7.30PM – 9PM 1st AUGUST 2018**

**CONDOVER VILLAGE HALL**

**Meeting Notes**

**Present:**

K Harris, J Jackson, C Machin, S Mackay, E Marvin (Chair), P Gore, B Carey

M Mead (Shropshire Council), J Blackhurst (Resident)

1. **Welcome and Apologies**

E Marvin welcomed everyone to the meeting. Apologies were received from R Morris,

S King and B Gill

1. **Update from meeting with Shropshire Council Planning**

E Marvin reported back from a meeting held with Shropshire Council Planning officers on 12th July 2018, to discuss the progress of the Neighbourhood Plan and the Shropshire Council Local Plan Review. Shropshire Council had provided a map of site put forward in Condover and Dorrington, and outlined the level of work required to evaluate these for the Neighbourhood Plan. There was the option to develop a Neighbourhood Plan Light where Shropshire Council would evaluate sites. A Neighbourhood Plan Light would have the same status as a Parish Plan ie no legal status within the planning system. The Steering Group discussed whether it was able to resource full site evaluations or whether it should now recommend a Neighbourhood Plan Light. It is resolved to recommend the Parish Council continue to develop a full Neighbourhood Plan. Membership of the Steering Group would be reviewed to gear up for the next phase of development of the Neighbourhood Plan.

M Mead advised the publication of potential sites by Shropshire Council was scheduled for October 2018. He distributed maps of sites in Condover and Dorrington.

E Marvin also reported that at the same meeting, Shropshire Council had said Condover would now be considered a development hub within the Local Plan. This change resulted from a re-scoring of the Condover village score the assessment criteria. A new nursery had opened in the village which had increased the score for Condover and now placed it in the category of development hub.

M Mead confirmed Stapleton could be either open countryside, or stand alone as a cluster settlement.

M Mead confirmed that Shropshire Council had met the requirement for a 5 year land supply (they have 6 – 9 years as some large sites are becoming available)

At the same meeting E Marvin had queried the status of the proposed rural exception site in Condover as the land had been put forward as a housing development site (market housing). This matter remained to be clarified.

The Steering Group discussed Community infrastructure Levy (CIL) priorities for the Parish. M Mead referred to existing and future infrastructure issues for Shropshire Council and referred to an upcoming review of how CIL would be targeted in future. E Marvin confirmed the Condover Parish Place Plan was up to date but would be reviewed in the context of priorities emerging from the Neighbourhood Plan. He noted that it might make more sense, as a rural area, for Condover Parish to be in the same Place Plan area as Church Stretton, rather than being in the Shrewsbury Place Plan.

1. **Interface: Shropshire Council Housing Needs Survey and CPNP Community Consultation**

Steering Group members raised concern that the Shropshire Council housing needs

survey had not been consulted with the Parish Council, and the approach to assessing housing needs was being imposed on the Condover parish Neighbourhood Plan. The Steering Group had delayed sending out its community consultation survey waiting to discuss the assessment of housing needs with Shropshire Council, but no discussions had be held. The Shropshire Council survey also focussed on affordable housing and would not capture the need for market housing. M Mead replied that the Shropshire Council housing needs assessment would be available shortly.

The Steering Group resolved to retain the existing questions relating to housing in the Neighbourhood Plan consultation document.

1. **Next Steps and Action Plan**

It was agreed to confirm the community consultation document at the next meeting, and send this out before October. It was also agreed that the next meeting would focus on an initial discussion and review of the sites in Condover and Dorrington put forward for the Local Plan.

1. **Date of Next Meeting :**

7.30pmThursday 6th September 2018 Condover Village Hall