

Lanchester Parish Council

**Minutes of the Planning Committee held in the Conference Room in Park House,
Lanchester on Wednesday 19 March 2014 at 7.15pm**

Present Mr M Wardle (Chair)

Mr C Burton, Mr S Walker, Mr O Johnson,
Mr K Harrison, Mr P Jackson, Mr B Gray

Mike Allum - Spatial Policy Manager, Durham County Council
Amy Harkness - Design & Conservation Officer, Durham County Council

Mike Gladstone
Jill Gladstone
Terry Coult
Alan Myers
Elaine Hogg
Brian Naylor
Steve Bailey
Mike Horsley

Apologies Apologies for absence were received as follows:

Mr K Leary	- other commitments
Mrs A Cook	- other commitments
Mrs J Richardson	- family commitments
Mr Peter Richardson	- family commitments
Mr Philip Richardson	- family commitments

The above apologies were received and accepted

75/14 **Declarations of Interest**

There were no declarations of interest.

76/14 **Public Participation**

The main purpose of the meeting was to discuss a Neighbourhood Plan.

Recommended - that members of the public attending the meeting are allowed to be involved fully in the discussion

Neighbourhood Planning

The Chair welcomed everyone to the meeting, in particular Mike Allum and Amy Harkness from Durham County Council who were attending to offer advice and support.

Mike Allum gave a brief presentation on Neighbourhood Planning and possible options for Lanchester.
(copy of the presentation attached)

A discussion took place on Neighbourhood Planning.

Mike Allum confirmed that County Council Officers would be able to provide support and assistance through the process of preparing a Neighbourhood Plan. There are approximately 10 Neighbourhood Plans in process in County Durham.

It was confirmed that a Neighbourhood Plan would carry more weight than the Parish Plan, Locality Map and Village Design Statement. The Village Design Statement is currently adopted by the County Council as Supplementary Planning Guidance. It was noted that once the County Plan is adopted then we have to formally apply to the County Council for the Village Design Statement to remain as Supplementary Planning Guidance.

A Neighbourhood Plan needs to conform with the County Plan.

It was agreed that the Parish Plan, Locality Map and Village Design Statement documents are relevant and provide a good deal of information and could provide a starting point. However it would be necessary to undertake some new community consultation. The County Council also has a wealth of information which could be used as an evidence base.

It was confirmed that an approved Neighbourhood Plan could establish a settlement limit.

The level of work involved would depend of the number of issues that the Neighbourhood Plan would include and the geographical area it would cover. Issues could include:

- Historic Environment
- Settlement Limit
- Flooding
- Designation of Green Spaces
- Wildlife Corridors
- Landscape Corridors

Mike Allum confirmed that the Parish boundary constituted an acceptable geographical area for a Neighbourhood Plan.

The Parish Council considered the information discussed.

Recommended that:

- (i) a Neighbourhood Plan be developed
- (ii) the matter be referred to full council for approval

The development of a Neighbourhood Plan is likely to take 18 months and a working group would need to be established to take the project forward.

78/14 Proposed Housing Development – Newbiggen Lane

Members agreed that the public consultation organised by the developer for the above proposed development had given very little notice of the event.

It was also noted that this is not a designated site in the County Plan final draft and that a formal planning application has not yet been submitted.

Recommended - that a response is submitted when a formal planning application is registered

Business concluded at 8.30pm