

## PORTLAND TOWN COUNCIL

Council Offices  
Fortuneswell  
PORTLAND  
Dorset  
DT5 1LW

23<sup>rd</sup> September 2015

Tel: 01305 821638

E-mail: [office@portlandtowncouncil.gov.uk](mailto:office@portlandtowncouncil.gov.uk)

Dear Councillor / Management Group Member

You are hereby summoned to attend a **MEETING** of the **NEIGHBOURHOOD PLAN MANAGEMENT GROUP**, to be held in the **PETER TRIM HALL, ST. GEORGE'S CENTRE, REFORNE** on **WEDNESDAY, 30<sup>TH</sup> SEPTEMBER 2015** commencing at **7.00 pm**, when the business set out below will be transacted.

It is the Council's intention that all meetings of the Council and its committees be recorded aurally.

Yours faithfully

Ian Looker  
Town Clerk

## AGENDA

1. **Apologies for Absence**
2. **Declarations of Interest** – to receive any declarations from Councillors or Officers of pecuniary or non-pecuniary interests regarding matters to be considered at this meeting, together with a statement on the nature of those interests
3. **Minutes of the Meeting held on 8<sup>th</sup> July 2015** (attached)
4. **Minute Update and Matters Arising from the Minutes**
5. **Open Forum** – to receive questions and comments from the public regarding the Neighbourhood Plan
6. **Plan Update** – to receive a report from the Working Group on progress (attached)
7. **Plan Budget** – to consider the present state of the budget (see attached)
8. **Economic Vision** – to receive a report from Mr Matthews on the recent workshops and consider submitted discussion papers, including Future Portland – Land Area Development (attached)
9. **Membership of the Working Group** – to receive a report on the present situation, confirm documentation and consider future needs
10. **Exclusion of Press and Public**  
“That pursuant to the provisions of Section 1(2) of the Public Bodies (Admission to Meetings) Act 1960, the press and public be excluded from the meeting for Agenda Item(s) ... by reason of the confidential nature of the business to be transacted.”
11. **Date of Next Meeting**  
The Management Group’s next current scheduled meeting is on Wednesday, 11<sup>th</sup> November 2015

## **Item 6: Plan Update**

At the last meeting it was agreed that the Group would explore the possibilities of working more closely with the Shared Services Strategic Policy Team as an option either to

- a) undertake the next stages of the plan working directly with them, or
- b) obtain their support in managing any external consultancy approved by the Management Group.

It had been identified that key elements in informing the right approach would be

- a) the final agreement of the Local Plan by the Borough Council
- b) actions and potential future actions coming from the Economic Vision work.

Two workshops have been held in to help progress the scope and content of the Economic Vision. These were on the 9<sup>th</sup> and 23<sup>rd</sup> September. Officers from Shared Services are familiar with the progress and content of our Neighbourhood Plan and the work being progressed under the Economic Vision. They could not attend the first session, but did attend the second. We were able to discuss a more spatial strategy approach and the benefits of this as set out in the land use diagrams. I have left a request with them and hope to have a response early next week. Failing that the officers may be able to attend this meeting.

## **Item 7: Plan Budget**

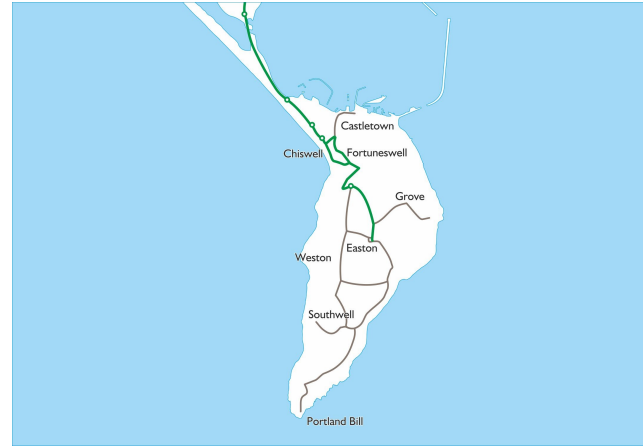
At the moment the only direct expenditure that has occurred this year is as set out by the Clerk in his financial reports to members. Set against this is a reserve release approved by Council of £3,000 and possible grants etc of £3,600, of which £2,500 has already been approved by the Borough Council.

As reported previously there are opportunities to seek additional grants, but at the moment this has not been progressed. One note of concern about this I did pick up was a comment about a review of deprivation areas, which may impact upon our ability to source these grants. The Government were also encouraging developers to offer contributions, as a successful Neighbourhood Plan avoided substantive planning fees to be incurred. However in the past we have resisted approaches, given the sensitive nature of development issues on the Island.

## **Item 8: Economic Vision**

We have offered a briefing session to members and encouraged attendance at the two workshops, so we hope that the majority of members are familiar with the intentions around this. We believe that this is heavily interlinked with the development of the Neighbourhood Plan.

Andy Matthews  
[Edited]



## **Future Portland - Land Areas Themes and Interventions**

The following diagrams are intended to stimulate thinking about a land development approach. By intervention and development aspects within similar areas we facilitate the opportunity for leverage using either public or private funding. In the same way therefore in creating an economic corridor the same or similar initiatives can be developed specifically for Portland.

## Gateways

## Needs and Opportunities

Improvements to announcement and guides to interpretation.

Increased opportunities for volunteers, training and employment by creating an informed workforce

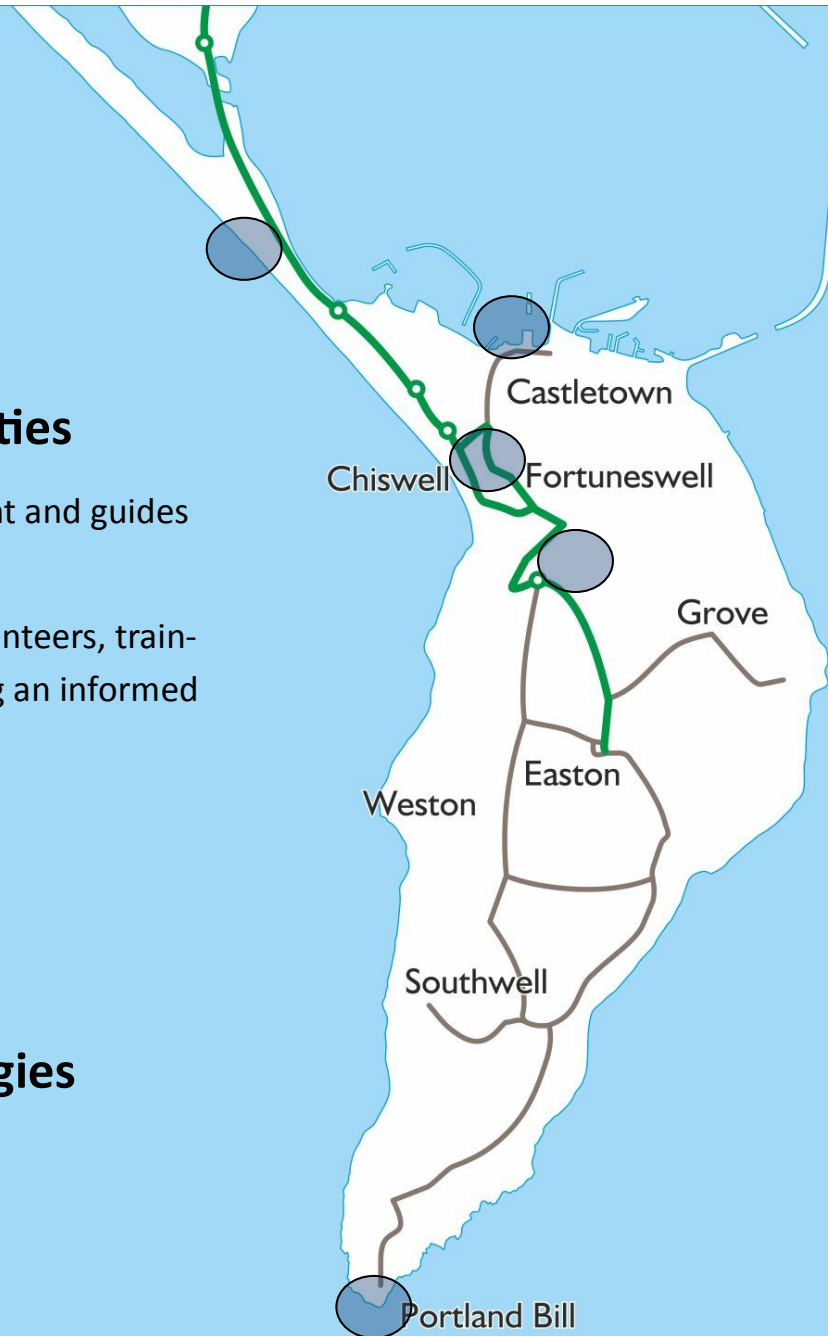
## Policies and Strategies

## Supported Themes

- Business Transformation –Aims 4,5
- Destination Development—1,2,3,4,5
- Employment and Skills—4
- Infrastructure Improvements 2,3

## Interventions

- In short term
  - Improve connectivity of Chesil Beach Centre with Island
  - Improve interpretation of Quarry Nature Park
- Medium
  - Improve inbound car parking at Victoria Square



# Northern Arc Enterprise

## Needs and Opportunities

By creating a zonal approach (master plan) stimulate greater opportunity for joint funding and funding leverage.

Improved visibility to potential funders and level of combined growth trigger funding opportunities

## Policies and Strategies

Designation

Policy Framework

Public Realm Improvements



## Supported Themes

## Interventions

Possible LEP bid

Partners

Port, HCA, Agincare, Crown,

MoJ

## Underhill Heritage and Culture

### Needs and Opportunities

- Deprivation alongside opportunity
- Unbalanced community – dangers for social cohesion
- Division and containment caused by road networks and topology
- Little public space

### Policies and Strategies

- Improve public realm
- Links to Gateway
- Policy steers
- Heritage Strategies



## Supported Themes

### Interventions

- Joined up approach to public assets
- Wayfaring connectivity
- SME development
- More imaginative use of existing spaces to create sense of history and place

# Adventurescape

(Active Enterprise)

## Needs and Opportunities

- Build on Quarry Nature Park /Living Landscapes development
- Leisure and active sport policy direction
- Wayfaring
- Footpath/Cycleway/Bridleway/Quarry Roads designations

## Policies and Strategies

- Community Infrastructure Levy
- Comprehensive Management Plans
- Employment and Training Provision and Strate-

Supported Themes

Interventions





## Reimagined

(Housing, Industry, Tourism)

## Needs and Opportunities

Rethink Existing Housing Provision to become more future proof and efficient and in keeping with surroundings

Relocate/Reprofile smaller trading estates to support supply clusters and new opportunities

Fuel Poverty

Land Trust to deliver local needs

## Policies and Strategies

## Supported Themes

Business Transformation Aims 1,3,4,6

Destination Developments Aims 2,3,4

Low Carbon Aims 1,4

Employment and Skills

Infrastructure Aims 1,2,6,7

## Interventions



## Town Centres

## Needs and Opportunities

Connectivity

Parking

Public Space

High Street Strategies

## Policies and Strategies

## Supported Themes

## Interventions



**Supported Themes**

**Interventions**

**Rural Economy**

**Needs and Opportunities**

**Policies and Strategies**



# Infrastructure

(Highways, Pathways, Broadband)

## Needs and Opportunities

Roads—Increased Demand

Finite Network ? A business case for additions. New Ways of Managing. A Portland Congestion Charge which goes directly to support environment improvements ? Use of Number Plate Recognition ? Village Car Parks ?

Footpaths, Quarry Rds

Clearer assignment, health/eco tourism. Access new areas ? Virtual Landscapes

## Policies and Strategies

New ways of integrating technology

S106 and CIL local use



## Supported Themes

### Interventions

- Comprehensive Review based on future options
- Explore Technology Options
- Inform developing business cases
- Physical Space assigned
- Create policy for community benefit

## Low Carbon (Sustainable and Green )

### Needs and Opportunities

Sustainable Technology Opportunities

Focus on SME and micro business to integrate with landscape

Community Led Energy Schemes

### Policies and Strategies

### Supported Themes

Low Carbon Aims 1,2

Employment and Skills Aims 1,2,3,5

Business Transformation Aims 1,3,4,5,6

Destination Development Aims 2,3

Infrastructure Aims 1,2,4,5,6,7

### Interventions



# Tophill Heritage and Culture

## Needs and Opportunities

- Better Interpretation
- Area Assessment
- Business Use
- Heritage Settings and Understanding
- Micro Business Start Ups

## Policies and Strategies

- Heritage Strategies

## Supported Themes

## Interventions



## **PORTLAND TOWN COUNCIL**

### **MINUTES OF THE NEIGHBOURHOOD PLAN MANAGEMENT GROUP MEETING HELD ON WEDNESDAY, 8<sup>TH</sup> JULY 2015 AT 7.00 PM IN THE PETER TRIM HALL, ST.GEORGE'S CENTRE, REFORNE**

**PRESENT:** Councillors J. Draper (Chairman) Ms J. Atwell, G. Chadwick, Mrs S. Cocking, C. Flack, C. Gover, R. Hughes, Ms S. Lees, Mrs S. Reynolds and Rod Wild, together with Andy Matthews (Working Group) and Sandie Wilson (Portland Port)

**IN ATTENDANCE:** Ian Looker (Town Clerk), Councillor P. Kimber (Dorset County Council and Weymouth & Portland Borough Council), William Buchan (Working Group) and eight members of the public

#### **224 – APOLOGIES FOR ABSENCE**

Apologies were received from Cllrs. D. Symes and D. Thurston.

#### **225 – DECLARATIONS OF INTEREST**

Mr Matthews declared an interest as Chairman of the Working Group and a trustee of the MEMO project.

#### **226 – MINUTES OF THE MEETING HELD ON 10<sup>TH</sup> JUNE 2015**

Cllr. Flack drew attention to what he felt were discrepancies in the numbers of the recorded votes. The Clerk accepted this, but said these were what he had recorded at the time. [Clerk's note: Noting the exact numbers is not always easy because of the way in which votes are often conducted. Ultimately at all Council and Committee meetings it is the responsibility of whoever chairs the meeting for making clear what is the result of a particular vote.]

The minutes of the meeting were formally agreed and signed as a correct record. (For: 7 votes, Against: 0 votes, Abstentions: 0 votes)

#### **227 – MINUTE UPDATE AND MATTERS ARISING**

There were no matters arising.

#### **228 – OPEN FORUM**

Paul Snow asked whether the Plan budget was neutral and whether implementation of the Plan would be inhibited or delayed by the Council not having the General Power of Competence. Mr Matthews replied that the Plan would largely be funded in the current year from Borough and Locality grants, depending on the technical issues. Possession of the General Power of Competence did not affect matters. The main difficulty for the Working Group was dealing with the workload with limited manpower resources.

Cllr. Kimber said the issue of the projected disposal of Underhill School had been brought to the attention of Dorset County's Cabinet. On the same subject Mr Matthews said a public consultation would be held on the following Tuesday.

**229 – PLAN UPDATE**

Mr Matthews advised that a full-scale development plan was required with a project management approach. Three sources were under consideration with regard to providing such a service. Consultant A’s offer would require twenty-seven days’ work, costing £12,000 to be funded from a Locality grant. Consultant B’s approach was different, being limited to specific development issues. The third source was the Borough itself, but it had not been approached as yet. Responding to a question from the chair, Mr Matthews assured members that the more expensive Consultant A would in effect be self-funding.

It was proposed by Cllr. Draper and **RECOMMENDED** – that the offer from Consultant A be accepted, subject to a satisfactory presentation by the people concerned. Mr Matthews was asked to arrange this meeting.

It was also agreed to request the Town Council to give the Management Group delegated power to make a final decision on the choice of consultant.

**230 – BUDGET UPDATE**

In speaking to his written budget report Mr Matthews explained that money received from Neighbourhood Plan grants must be spent within six months. He also informed members that the Borough would try to combine a referendum on the Plan with an election, so May 2017 was a likely date though May 2016 remained a possibility.

It was agreed to accept Mr Matthews’ report.

**231 – ECONOMIC VISION**

Mr Matthews highlighted the importance of Portland as part of the West Dorset “growth corridor.” However he emphasised that the main impetus for an overarching economic vision must come from local businesses. There would be two further consultations in September to progress the Plan, one among businesses, the other among the general public. Answering a question, Mr Matthews added that a principle aim was for the Island to become a sustainable community enabled by the introduction of new local industries.

**232 – MEMBERSHIP OF THE WORKING GROUP**

Asked concerning the current needs of the Group, Mr Matthews and Mr Buchan said certain core skills were still required, but also a general commitment to the Island.

**233 – DATE OF NEXT MEETING**

The next meeting is likely to take place on Wednesday, 12<sup>th</sup> August 2015 starting at 7.00 pm, but this remains dependent on what needs to be arranged.

The meeting ended at 8.10 pm.

Signed: ..... (Chair) Date: .....