

NOTES FROM SUBSEQUENT MEETINGS

Workshop Meeting, 10th May 2017

In Attendance : Andy Matthews(AM), Sue Cocking (SC), Sandra Reynolds (SR), Josie Butcher (JB), Katherine Garcia (GC), Chris Wakefield (CW), Charlie Flack (CF), Jo Atwell (JA), Rod Wild (RW)

Apologies : Jim Draper(JD)

In Jim Draper's absence AM was asked to chair the meeting.

Item 1 – Housing Need

RW introduced the item by referring to a DAPTC meeting where a senior officer from the Dorset Council's Partnership had recommended town and parish councils to construct a list of local housing need which would capture candidates not shown on the housing register and the type of housing required.

Discussion took place about the need to define 'local' and the current position of housing need numbers and the potential imposition of target numbers to meet an overall assessed demand.

It was generally agreed that a proactive approach to collating such information would help in managing/refining any centrally calculated figures.

Further discussion then took place about the role of creating a Local Land Trust which would help with focusing development on local need. AM updated the group on two current local initiatives via the Portland Community Partnership and also funding which had been assigned to WPBC around the formation and use of Land Trust . The latterly was particularly referenced to areas where there was a sensitivity around the expansion of second homes. CW offered information around the work of a Land Trust in the Boscombe area and provided AM with contact details. AM also reminded the group of the proposed draft policies within our Neighbourhood Plan which also cover a number of these areas.

It was agreed that AM would research

- Further details of the various housing need numbers being proposed.
- Current arrangements/policy wording to define 'local'.
- Any examples of a housing need register being collated by a Town or Parish Council.

and report back for further agreement.

2) Updating Plan Evidence

In the absence of JD this item was not discussed in detail but deferred to the next meeting. AM reminded the group of the work undertaken following the presentation by Tara Hansford (DCC) to the Marine , Environment and Tourism Partnership and also they he was aware of a proposed transport study which was looking at transport

needs of businesses on Portland which had been commissioned by DCC and he would think this would cover sustainable transport options and infrastructure.

3) Green Space Collation Process

The group agreed the process and paper work attached as the basis to take this area forward. AM said he intended to discuss this with the Local Planning Authority to ensure the completion of the proposed Local Plan Proforma (Paper marked Annex) was as detailed as possible.

Discussion then took place around the Heritage and Character study which was part of the Technical support from AECOM/Locality and which would inform policy intentions around the larger green and open spaces. AM advised that he had received further correction requests. It had been intended to place this document on the web to receive further comments but at the moment this appeared to be being held by Locality but no reason given despite requests. In order to break the log jam AM requested authority from the group to see if it were possible to produce a local version of the study by converting the PDF into an editable form.

It was agreed that AM could progress this as well as discuss details of the Green and Open space collation with the Local Planning Authority.

4) Public Participation

There was a general discussion about the history of the Local Plan development and the difficulty of progressing a Neighbourhood Plan against the continued uncertainty of planning numbers. The success of Neighbourhood Planning which had been picked up in the recent White Paper was referred to and the fact that housing supply was of cross party concern. The group were also reminded of the focus in our plan around supporting employment and training which would be picked up in agenda items 5 ,6 and 7.

5) Site Assessment Study

Further technical support from AECOM had been approved. The group were made aware of the rationale of the basis of that support towards housing and employment. Further related papers were shared which set out projected housing numbers and potential work areas for the site assessments. AM advised that he was awaiting AECOMs agreement on what they considered to be 'within scope' and once this had been confirmed then at the same time discussions with the Local Planning Authority would be held to cover any out of scope aspects.

Copies of the supporting paperwork will be held on file by the Town Council.

6) Portland Port

This item was linked to 5 as a major aspect of determining future employment numbers. The Port were prepared to discuss how their land area could be optimised to produce both heritage and green network improvements but to ensure their opportunity to maximise employment numbers nearer to those enjoyed whilst the MOD and Navy were here could be achieved. They had current land use proposals which they are considering but these may not produce anything like the historic numbers.

7) Local Regeneration

The release of this paper was broadly welcomed as it confirmed the time spent on developing the Economic Vision for Portland as a major aspect of our Plan. In essence the paper addresses inherent structural issues and how Neighbourhood Planning can help with turning these around. The section on 'Managed decline' was particularly relevant to quote ' an approach to managed decline can arise from a narrow focus on housing demand, rather than considering regeneration on wide economic, social and environmental terms.

JB questioned how do we determine what comes first – housing or employment ? There was a general consensus that at the moment neither Local Authority appears to have proposals which match high level aims and objectives and we need to continually press for the aspirations of our community reflected in the Neighbourhood Plan evidence base to be supported better – hopefully under the new Unitary arrangements.

8) Date of Next Meeting

This was set for Wednesday 12th July 2017 further details will follow. (This meeting was subsequently cancelled and operational issues during July and August 2017 referred to Planning And Highways Advisory as below)

Summary Details of Matters Taken to Planning and Highways Advisory Committee Meetings, July and August 2017

Fuller details will be held as a manual record on file with these meeting notes.

Meeting, 26th July 2017 – details of responses to Heritage and Character study reported and actions to be followed up on.

Draft site analysis received from AECOM outline details listed awaiting response from Local Planning Authority.

Paul (Weston) is using this together with other updates to construct a Draft Development and Growth Strategy Paper looking at housing and employment land.

Meeting, 23rd August 2017 – Draft Development and Growth Paper (subject to some minor amendments) agreed to be placed in public domain with a view to discussion and agreement at the September Neighbourhood Plan meeting 19th September 2017

Site appraisal Study – comments submitted to AECOM awaiting agreed final draft

Green Space Review – details of areas scheduled , draft to be completed and agreed with Local Planning Authority for approval by Neighbourhood Plan Management Group.

Andy Matthews