

**WOTWATA NEIGHBOURHOOD PLAN: HOUSING THEME GROUP
MEETING NOTES: TUESDAY 25 OCTOBER 2016
WALTHAM VILLAGE HALL**

Attendees

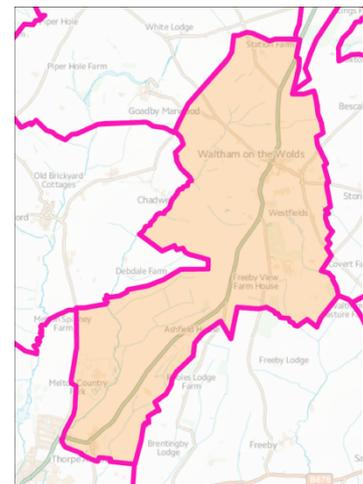
Derek Doran (DD) – YourLocale David Lovegrove (DL)
Cllr Martin Lusty (ML)
Cllr Peter O’Connor (POC) Glena Rowlands (GR)

Apologies

Cllr Malcolm Mills (MM)

Copies to:

Those present plus all NP Group members, Gary Kirk, John Martin and James Beverley, MBC



1. Meeting aims

- Understand and discuss YourLocale’s feedback on the team’s Site Assessment report.
- Decide our approach.
- Agree specific actions and timescales.

2. Issues

On Monday 19 September, MBC Full Council agreed the final draft of the Melton Local Plan. The housing allocations for 2011-2036 in our two villages are now as shown in the table below:

	Number of Dwellings				
	Current at 2011	Total requirement	Completed, underway or with planning permission (small sites)	Residual requirement	Residual requirement excluding current planning permission on larger sites
Thorpe Arnold	50*	20	0	20	20
Waltham	348	122	31	91	20

*This number is disputed and will be challenged.

Furthermore, MBC have been very prescriptive about its preferred sites:

Village	Site	Status	Potential number of dwellings
Thorpe Arnold	Land to east of southeast of A607 and north of the village (MBC/160/15)	Suitable allocation	27
	Land to northwest of A607 and north of the village	Potential allocation	48
	Land to the north of A607 and west of the village centre	Potential allocation	44
Waltham	Land behind no 48 High Street (WAL1)	Planning permission granted	26
	Field 1357 off Melton Road (WAL2)	Planning permission granted for northern half.	106
	Land on Mount’s Farm (WAL 3)	Reserve site	168

It was thought that we have to accept the allocation of numbers (although it seems like we are taking biggest hit) but Melton’s site selection was at odds with our own draft preferences. In order to mount a challenge, we need to a) validate our selections and priorities and b) complete our Neighbourhood Plan very quickly.

3. Discussion

DD explained that there are some parts of the current assessments that are very useful, the Limits To Development for example. Clearly a lot of work has been completed and this can be used in the right context. The overall scoring matrix is however very weak, successive challenges from the Home Builders Federation have proven that detailed 'numerical' scoring cannot be upheld in Local or Neighbourhood Plans, they are simply too subjective. We agreed to accept YourLocale's experience and proceed with its analysis of the sites.

4. Agreed actions:

- Assess the sites listed below based on the YourLocale proven and accepted methodology for review at our next meeting:
 - Land behind no 48 High Street, Waltham (ref MBC/054/13 – 26 dwellings already approved subject to conditions).
 - Land east of Melton Road, Waltham (ref MBC/140/13 and MBC/164/15 – 45 dwelling already granted outline approval on the northern half).
 - Land east of Melton Road, Waltham (ref MBC 192/15).
 - Land east of Mere Road, Waltham (ref MBC/020/16).
 - Land north of Goadby Road, Waltham (ref MBC/019/16).
 - Land at Bescaby Lane, Waltham (ref MBC/055/13).
 - Land southeast of A607, Thorpe Arnold (ref MBC/160/15).
 - Land northwest of A607, Thorpe Arnold (ref MBC/161/15).
 - Land north of A607, Thorpe Arnold (ref MBC/174/15).

Action DD

- Arrange a meeting of the Site Assessment Group to review the above on 25 October. **Action ML**
- Aim for Neighbourhood Plan submission to MBC by end-October. **Action All**
- Arrange a consultation session in early November. **Action MM**

5. Building Design

DD had previously emailed the Building Design section for Wymondham and Edmondthorpe that had been much praised by MBC. This was forwarded to GR for adaptation to our situation. **Action GR**

6. Next meeting:

Tuesday 25 October at Waltham village hall. **Action: ML to book**