



# Marlborough Area Neighbourhood Plan

**Virtual Steering Group Meeting  
Thursday, 28 January 2021 at 1.30pm  
Via Zoom**

**Present:** Cllr Mervyn Hall (Chair) [MH], Cllr Peter Cairns (Vice Chair) [PC], Noel Barrett-Morton [NBM], Cllr Stewart Dobson [SD], Susanne Harris [SH], Shelley Parker (Town Clerk) [SP], Bill Roe (Marlborough College) [BR], Deborah Schofield (Transition Marlborough) [DS], Guy Singleton (Savernake Parish Council) [GS], Sir Nigel Thompson [SNT] and Deirdre Watson [DW]

**Glossary of Terms:** **ARK** – Action for the River Kennet – **BCS** – Basis Condition Statement - **CCG** - Clinical Commissioning Group – **CLT** – Community Land Trust - **HNA** – Housing Needs Assessment – **KAMP** – Kennet & Avon Medical Partnership - **LP** – Local Plan – **LPA** – Local Planning Authority - **MHCLG** - Ministry of Housing, Communities & Local Government - **MTC** – Marlborough Town Council – **NA** - Neighbourhood Area – **NFU** – National Farmers Union - **NP** – Neighbourhood Plan – **NPPF** – National Planning Policy Framework **NPSG** – Neighbourhood Plan Steering Group – **OH** – O'Neill Homer - **PC** – Parish Council – **PPG** – Patient Participation Group – **SA** – Sustainability Appraisal and also Site Assessment - **SHELAA** – Strategic Housing and Economic Land Availability Assessment - **SHMA** – Strategic Housing Market Assessment - **SEA** – Strategic Environmental Assessment - **ToR** – Terms of Reference - **TM** - Transition Marlborough – **WALPA** – Wiltshire Area local Planning Alliance - **WCS** – Wiltshire Core Strategy – **WC** – Wiltshire Council - **WP** – Working Party

## NOTES

### 1. Welcome/Apologies/Matters Arising/Clearance of Minutes

All were welcomed to the meeting. There were apologies from Morgan Jones (WC), Cllr Stewart Dobson and Deborah Schofield. The minutes of the meeting of 7 January 2021 were agreed as a correct record.

MH thanked all those members who had attended a photo opportunity to promote the Regulation 14 consultation – it featured on the front page of the Gazette & Herald (28.1.21) alongside a helpful and accurate article.

### 2. Regulation 14 Consultation

General feedback, so far, had been good with NPSG members being approached with positive comments about the Pre-Submission Document.

Leaflets - MH thanked all those who had helped to distribute promotional leaflets throughout the Neighbourhood Area – PC, GS and DW - as well as Town Council staff. This represented a large cost saving for the NPSG.

Online Consultation - Wash-up - All agreed that the first online consultative event on Wednesday, 27 January had gone well and the presentation and questions expertly handled by MH. Main discussion points were:

- That the notes from the meeting should be posted online
- That housing numbers should be clarified – a point highlighted during the event
- That the presentation should include a slide setting out the process, other policy areas covered by the draft Neighbourhood Plan, the range of organisations being consulted and more about parish participation
- Feedback had already highlighted an omission in terms of the need for more sports and recreational land. SH had undertaken research for a paper on *Open Spaces and Play Areas - Required Supply Status - Marlborough & Manton* which should be used to support a policy
- More information may be needed to expand on unprotected land
- That it should be made clear on the website that individual questions cannot be answered, but will be fed into the consultation (this had already been included on the feedback form) and all encouraged to attend the next online event on 24 February 2021

- That it might be necessary, once more feedback has been received, to create a FAQ page

**ACTION: SP to arrange for the online meeting notes to be posted online and to amend the PowerPoint presentation (as suggested) for circulation prior to the next online consultative event. SH to re-visit the Open Spaces and Play Areas paper and a short commentary on unprotected land**

*Due to a prior commitment, MH left the meeting and PC took the Chair*

### 3. Local Plan Review

Some NPSG members had attended and asked questions at WC's online event on 25 January. This consultation would run to 9 March. It was agreed that a MANP response to the consultation should be formulated at the next NPSG meeting

**ACTION: ALL to read the Marlborough related information around the Local Plan Review in preparation for the next meeting. (Available at: <https://www.wiltshire.gov.uk/planning-policy-local-plan-review-consultation>)**

### 4. WALPA

PC outlined the latest update following WALPA meetings. WC was not yet able to increase its 5 year land supply (it remained at 4.5 – 4.6 years). The fear was that developers would use this loophole to submit speculative planning applications (as had happened in Malmsbury in contravention of its Neighbourhood Plan). WALPA had prepared press statements and letters highlighting this risk. All supported WALPA's aims but felt that a MANP letter to local MP, Danny Kruger about this would not be timely as the NPSG had been working collaboratively with WC on the draft Neighbourhood Plan. However, it would be right that MANP writes to Danny Kruger alerting him to the Regulation 14 consultation and invite him to a future meeting.

**ACTION: SP to write to Danny Kruger, MP about the consultation and invite him to a future meeting.**

### 5. Finance

SP confirmed that invoices were being processed for the work around the promotional video and print of the leaflet. The Town Council had recently agreed that £2,000 of CIL funds would be available for the final leg of the Neighbourhood Planning journey. £500 was available as a budget line for the Plan for 2021/22.

### 6. AOB/Next Meeting

Mildenhall Planning Application – As a follow-up to the previous meeting, SP had been asked to find out more about a planning application for Permission in Principle for a residential development of between 1 and 5 dwellings at Poulton Farm, Poulton Hill. There had been a range of objections to the application (including Mildenhall Parish Council and Marlborough Town Council and members of the public). The application had been withdrawn.

St John's School – SH felt that an important key point for confirmation as part of the review was whether St John's was oversubscribed.

**ACTION: SP to contact St John's about whether the Academy was oversubscribed.**

### 7. AOB/Next Meeting

**Next Meeting** - This would take place, virtually, on Thursday, 25 February 2021 at 1.30pm.

**Town Clerk - 4 February 2021**