

## **Lostwithiel Town Council**

### **Neighbourhood Plan Steering Group**

**Minutes Tuesday 21<sup>st</sup> March 2023**

**Lostwithiel Community Centre 7pm**

- 1. Apologies for absence.** None
- 2. Present.** Cllr David Guiterman (Chairman)  
Franco Szczepaniak, Martin Surgey, Amanda Barrass,  
Peter Santo Warner, Richard Trant, Cllr. Chris Pearce, Karen  
Lindley, Cornwall Councillor. Colin Martin and  
Cllr. John Berryman.
- 3. The minutes of the meeting held on Feb 8<sup>th</sup>** were approved with one amendment; under item 2, line 2: “was corrected” is erroneously repeated and was deleted.
- 4. To invite further applications for Steering Group members.**  
None.
- 5. Steering Group Member Franco Szczepaniak agreed to take minutes of the meeting.**
- 6. Feedback from Cornwall Council regarding the current Neighbourhood Plan (NP).** A number of policy revisions have been recommended.
  - i) EH1 Solar Energy:** Cornwall Council’s Climate Emergency Development Plan Document (CEDPD) is now published and adopted. This DPD means that NDP groups are now unlikely to need individual policies on renewable energy.

Decisions: -

The CEDPD will be referenced in the introduction to the revised Neighbourhood Plan. A flow chart will be drafted detailing all relevant policy documents and their current status, to be included in the introduction to the revised NP.

**ii) EH2 Protecting the Heritage of the Town:** The meeting was advised that Cornwall Council is in the early stages of establishing 'design codes' which will be relevant to revisions to the NP. It was also suggested that the revised NP might stipulate the style of houses and buildings, which would be sympathetic to existing architecture.

Information regarding Local Landscape Character Assessments, (LLCA) was presented to the meeting. It was thought that this could assist with both defining and protecting the Area of Great Landscape Value (AGLV), which surrounds the town.

The meeting was advised that Cornwall Council has begun a process of devising a more detailed assessment of the county's AGLV's although it is as yet unclear whether this will be as comprehensive as a specifically commissioned LLCA. It was agreed that it would be useful to pursue both channels.

Decisions: -

The NPRSG will follow up with Environment Services regarding a LLCA.

**iii) HH1 Flood Risk:** The CEDPD is more detailed than the Cornwall Local Plan and the NP, and it is now the primary policy document with regard to flood risk. Cornwall Council stated that policy HH1 continues to add local detail but the NPRSG may want to review it in light of the CEDPD and changes to the NPPF.

Decisions: - To circulate the draft 2022 consultative NPPF to group members.

**iv) HH2 Development Boundary and Requirements: .**

Decisions: -

The NPRSG will obtain figures regarding updated housing targets.

The NPRSG will ensure that the Neighbourhood Plan Development boundary is included as part of the public consultation on any suggested revisions to the Lostwithiel NP. One of the options presented will be that the Development Boundary is unchanged.

Policy HH2 to be revised to include commercial development as well as housing.

**7. To consider the document prepared by Franco Szczepaniak, which reviews some past planning applications and assess the effectiveness of the Neighbourhood Plan.** Not discussed. To be carried over to the meeting of April 12<sup>th</sup>.

**8. Report from the Conservation Area assessment Group and to consider any recommendations.** Not discussed. To be carried over to the meeting of April 12<sup>th</sup>

**9. To consider a report from the group which is considering a possible revision of the Lostwithiel development boundary.** Discussed under item 6.

**10. To consider if it is appropriate at this stage to consult Lostwithiel residents and if so, to discuss a strategy for doing so.** Not discussed. To be carried over to the meeting of April 12<sup>th</sup>.

**11. The next meeting of the Steering Group will be on Wednesday April 12<sup>th</sup> at 7.00pm in the Library.**