



Wellow Neighbourhood Plan



Minutes from the Neighbourhood Plan Steering Committee 'Zoom' meeting on

Thursday 17th November 2022

Attendees: Charles, Les, Kathy, Dick, Ivor, Chris.

Apologies: Sharon; John; Peter.

	Action
Introduction The main activities are still the Strategic Environmental Assessment and Habitat Regulations Assessment.	
Progress on Strategic Environmental Assessment (SEA) - After some chasing from Charles; the draft SEA report has been received. It is very supportive of the Wellow Neighbourhood Plan (WNP) and does not make any recommendations. - Option 1; Rowden Close and Meadow Close are shown to be the best options in the report. - The next steps are to feed back our comments, which are mostly minor errors identified. Aecom will finalise the report and send to Test Valley Borough council and New Forest National Park Authority. - Need to check with Sharon if the report should go to Environment Agency and Natural England, too.	Charles/Les
Progress on Habitat Regulations Assessment - The revised version has been accepted and the rewording of a few policies has been agreed. - Need to check with Sharon if the WNP has been updated. - A report has been received from one of the Consultees. David Illsley from the New Forest National Park Authority has asked that the impacts on the Solent are considered. Also, he asks what is the combined impact of additional properties through infill and having seasonal workers in the Parish. There is a need to refer to Sharon to get a response and understand if the report needs to be amended due to this. - Another Consultee; Natural England, have also responded and are concerned about the water and nutrient budget and also recreational impacts. HRA was revised following the receipt of these comments.	Charles/Les Charles
Pre-submission draft - The draft WNP still needs some more work; the latest version is from June. - Although written, the Foreword needs to be inserted. - Local green spaces need to be finalised.	



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○ Appendices are required. Need to check with Sharon if links to documents can be added or the whole document goes in the appendix. ○ HRA and SEA need to be complete for Consultation.	Charles/Les
Pre-submission Plan Consultation • The flyers and Survey Monkey are complete, just need the dates to be entered. • A couple of hard copies of the WNP need to be printed. • The consultation will be advertised on Facebook. • David Illsley and Sarah Hughes (TVBC) would like to meet with Charles and Les before the Pre-submission consultation. Meeting needs to be arranged.	Charles/Les
Basic Conditions Statement • Require Sharon to send an example. • A consultation Statement is required, a draft copy exists on the Google Drive.	Charles
Website • The website has been updated. There is an explanation to why the Pre-submission consultation has had to be delayed.	
AOB • The Committee discussed some of the current planning applications in the Parish. The Lynton development has amended its second application taking into account some of the feedback. • Blackwater Equestrian have asked for a rewording of the Condition 10, that would support their business. • The consultation on Hampshire's Waste and Minerals plan does not have any proposed sites within the Parish but two are close by. One site is by Gardeners Lane and Ryedown Lane; but access would be difficult. The other is an extension to the current Roke Manor site, which exits onto the A27. This would make the A27 a busier road.	
Next Meeting Thursday 8 th December; 7:30pm via Zoom	