

ST JUST NEIGHBOURHOOD PLAN

Built Environment Group

Minutes of meeting 17 April 7pm

St Just Council Chamber

Attending: Jess Colliver (Chair), Jonathan Manser (Vice-Chair), Judith Summers (Secretary), Tim Burgess, Jo Forsyth, Richard Gowan, Jim Hurditch, Tom McFadden, Dave Munday, David Osborne-Broad, Kirsty Pritchard, Dot Stevens, Tamsin Young, Stephen Hall (SG), Rob Chadder (SG), Dave Stevens (SG) (SG members left at 8pm)

Guest speakers: Graham Carter (Chair, Ludgvan NP); Denys Stevens (former DCH sustainability expert)

Apologies: Paulene Beckham, Vic Mouldsley, Ed McFadden, Cornelius Olivier

1. Minutes of meeting 21 March

The minutes were approved and signed.

2. Matters arising

- Item 3: it was agreed that the Secretary should routinely circulate the minutes of the other groups.
- Item 4: it was noted that 'green spaces' included verges and hedges. Specific consideration should be given to the 'in between areas' (hedges, verges, footpaths, cycle paths, graveyards, air space).
- Item 7: the membership list had now been completed and is attached to these minutes (Appendix 1)
- Item 7: downloads of the AONB Management Plan and a link to the Carbon Neighbourhood Planning document had been circulated
- Item 7: the article for the Facebook page had not yet been submitted.

3. Experience of Ludgvan Neighbourhood Plan – Graham Carter

- Following a more informal stage with internal difficulties the Group was reconstituted as a sub-group of the Parish Council (PC), supported by the PC Clerk and a consultant who guides and coordinates the work. It has 10 active members working in four working groups (built environment, housing, green spaces, employment), managing coordination and cross-overs through emails and the consultant. The group met monthly, feeding into the monthly PC meetings. £16k is available over two years.

- Engagement activities so far are a hand delivered letter to every resident, consultation events across the parish (with displays, questions, stickers). The Group is currently analysing targets with an intention of presenting a first draft plan to residents this summer. So far about 10% of the community had engaged (considered good). The key issue is reaching out to understand what residents want and feel. Consultation was too broad initially and more focussed on people's concerns in the second round. They have been less successful in engaging young people and not made great use of social media. Engaging businesses has been difficult.
- Key issues for Ludgvan are: relatively low level of housing need according to Cornwall Council; SSI, AONB and wildlife corridors; the quarry; highways and the Crowlas crossroads; boundaries with Penzance and St Ives. Traffic was the biggest issue. Some matters are for the PC but the NP can help generate pressure. The plan is fundamentally about land use, identifying areas to be protected, and areas where employment could be enhanced.
- Graham advised that active listening was critical, plus focussing on practicalities and using the range of group members' skills.
- Graham was thanked for his very helpful presentation.

4. National and local planning regulations and sustainability – Denys Stevens

- Denys described his extensive professional background in planning and sustainability but emphasised that he was not offering professional advice.
- Technology to improve sustainability, for both new builds and retro-fitting, existed and was not yet fully used. In developing the NP we should look for funding sources which could help action renewables policy, eg Cornwall Council's access to funding streams, the energy companies' funding obligation. We should understand national and CC strategies including the implications of the Climate Change Act, the national Clean Air Strategy, the Green Deal and the Cornwall local plan, and draw on CC's expertise.
- The principles in compliance requirements in building regulations and requirements for rental properties could be extended to conversions and extensions. There was considerable scope for community based micro-generation (eg Geevor).
- Denys was thanked and asked to be available to work further with us in the future.
- It was suggested that following initial consultation, speaker on key issues might be invited to a Town Hall meeting.

5. Steering / Community Engagement meeting 12 April

- JS reported on the meeting (see Appendix 2), with comments from others who had attended. It was agreed that there was a lack of clarity on many issues.
- It had been agreed that the 'Have Your Say' events would go ahead on 13 June for Pendeen, and 19 June for St Just. CEG committed to providing guidance on what was required of us. It was suggested that more venues across the parish should be considered.

- It was strongly felt that there was a need for leadership by the Steering Group, to make clear to groups what was required of them. The Chair agreed to raise this. Participation in the Steering Group by group officers was welcomed and the Chair, Vice-Chair and Secretary would attend.

6. Next meeting

- 1 May, St Just Council Chamber,
- Business (including industrial) development / Tourism/ Retail.
- As JS was unable to attend the Chair would arrange note-taking.

Action list

- Circulate membership list (see Appendix 2) and minutes of other groups (JS)
- Send article for Facebook page to CEG (JM)
- Communicate views on leadership to Steering Group (JC)
- Circulate Steering Group dates (JS)
- Inform CEG of the suggestion of more 'Have Your Say' venues.

Appendix 1: Current membership (20 April)

Paulene Beckham
 Tim Burgess
 Jess Colliver (Chair)
 Jo Forsyth
 Richard Gowan
 Jim Hurditch
 Tom McFadden
 Ed McFadden
 Jonathan Manser (Vice-Chair)
 Vic Mouldsley
 Dave Munday
 Cornelius Olivier
 David Osbourne-Broad
 Kirsty Pritchard
 Dot Stevens
 Hayley Stringer
 Judith Summers (Secretary)
 Tamsin Young

Appendix 2: Secretary's notes of 12 April meeting

SC Chair:

mentioned concerns about organisation, and scope and number of groups but did not elaborate. Emphasised it was *development* plan. Emphasised need to talk to stakeholders - business, other stakeholders as well as wider community. Consultation must be comprehensive. People must be convinced it will make a difference. Proposal to postpone 'Have your Say' events - but see below.

Follow up points:

Next stage after community consultation would be developing Vision and Objectives. Strong criticism by some of communications; need for communications between groups; issues of leadership.

Groups reported:

NEG: exploratory work, issue of boundaries with BEG.

BEG: coverage of topics to date; next stage to review questions; issues (for JS) underpinning this work with evidence gathering. Confirmed we were covering historic Environment and business development. Comments: groups might need to regroup / sub-divide in future - not set in stone. Some concern about who arbitrates (or coordinates) if there is overlap - but is this really a problem?

CEG: sees role as gathering views and scoping - to inform work of other groups; securing continuous engagement with other groups; very strongly opposed to postponing June public meetings.

Debate over consultation / communication:

Strong CEG view that agenda must be public- led - but how do we provide framework for / facilitate this? No single view emerged about timing, nature, pace of consultation.

Debate about whether meetings should be totally open to public participation - some strongly for, others had concerns including which groups, need for continuity, nature of decisions to be made. Chair opposed to Steering Group being open. No decision taken,

OUTCOMES, NEXT STEPS

Communications: new emails (for secretaries) and website set up, website to have pdf group docs uploaded by secretaries. JS to meet Dave Stevens to sort out for BEG.

Steering Group: group chairs/ nominees to attend (maybe secretaries as well if chairs attend); list of dates to be sent out / placed on website

St Ives NP Chair (Rex Henry) to attend.

Have Your Say events to go ahead: 13 June Pendeen, 19 June St Just, both 10-8.

Purpose: inform community, gather thoughts on 'What matters to you?', broad questions. CEG to provide spec of what's required asap.