

Lanteglos-by-Fowey Parish Council

Chairman's Report October 2018

Firstly, on behalf of the Parish Council I should like to thank Mr John Nuttall-Smith and Mrs Sue Shakerley for their professional support and service over the years; it has been a pleasure to work with them and we wish them well for the future. We look forward to working with Mrs Suzanne Goddard.

Council Meetings: The Council meets on the fourth Tuesday of each month at Whitecross Village Hall with the exception of August and December, when meetings will not be held. The Annual Parish meeting, in May, and any additional meetings will be at the Polruan WI Hall. We are pleased to see so many members of the public at these meetings. All matters are discussed in full Council meetings where decisions are made by the whole Council. We value your comments and questions so please keep attending, making any point that concerns you during the time allowed for public participation. The Neighbourhood Plan meetings are also held at Whitecross Village Hall usually on the second Tuesday of each month. Details of all meetings, agendas and minutes can be found on our website. At the May meeting we agreed that the Lanteglos bus would be made available to bring residents to and from the monthly meetings from various points in the Parish. Please see the separate schedule.

Lanteglos Neighbourhood Plan:

We now have to hand the Summary Report prepared by Cornwall Rural Communities Charity on the detailed Residents' Survey which was launched at the beginning of May, and this will be published on our website as well as being made available on line. Paper copies will also be available on the notice boards as well as at consultation meetings we plan to hold later this year. The Council would like to extend its thanks to residents who took part in the survey. We know that 180 responses were received, making a response rate of approximately 24%, some on-line, some were paper copies in collection boxes around the Parish and some were posted to Cornwall Council.

There are strong indications in responses in the survey to the importance of the Lanteglos landscape to residents, reiterating what was said in your responses to the two interactive exhibitions of the Local Landscape Character Assessment and static exhibitions at the Polruan Reading Room and at St Wyllow, St Saviours and St John's Churches. All of this adds to evidence we will need to provide that we have engaged with the community and taken in your ideas. We also have responses from Polruan Primary School pupils. I have said before that we cannot cover every inch or every little byway, but your knowledge will augment what we have. All of this then becomes part of the evidence for the Neighbourhood Plan and it will carry considerable weight when it comes to examination and referendum. There are already some strong pointers in the responses to the Residents' Survey about the direction that some of our policies might take, particularly on what sort of development might take place and where.

After a meeting in September held with David Read, our Community Link Officer, and Zoe Bedford-John of the Neighbourhood Planning Team we now have a draft timescale:

- December 2018 – Draft NDP, version 1 complete

- January/February 2019 – Strategic Environmental Assessment (SEA)/Habitats Regulation Assessment (HRA) Screening Opinion/informal Officer comments and redrafting to Draft NDP, version 2
- March/April 2019 – Regulation 14 consultation (assuming no SEA/HRA needed)
- May 2019 – Finalise NDP for submission
- June 2019 – Submit NDP to Cornwall Council

There is further work going on, particularly on the Local Landscape Character Assessment Report and on responses and public consultation on the Summary Report of the Residents' Survey.

As a Parish Council we are not big enough to qualify for Technical Assistance. There is no minimum housing target for us to meet in order to be in conformity with the Cornwall Council Local Plan and any development is more likely to be driven by identified housing need, and we have until 2030 to do this. Mr Andrew George of Cornwall Community Land Trust will be attending our October meeting and providing information on setting up such a scheme for Lanteglos. Several responses in the Residents' Survey referred to this. We do not need to identify and name development sites in the NDP but indicate what we have in mind for potential development.

The advice on Settlement Boundaries was strongly in drawing these tight around the settlements which means, as we already know, that any infill and rounding-off sites are just about exhausted or earmarked. We have one brownfield site that we know of inside the Polruan Village boundary and there are two approaches being pursued on this one. Anything else would become a Rural Exception Site which might help us to prevent any further inappropriate development in the AONB. We know that several sites have been indicated in the Survey responses, as well as those saying there should be no development until we have filled all the currently empty dwellings which is not possible for us to determine.

Highways: We have made a bid to the Cornwall Council Highways Scheme to alleviate and improve parking, traffic speed and signage at Lanteglos Highway. This will go forward to the October Local Area Network meeting. We have also taken up the state of the damaged wall bordering the parking area at Hall terrace in Bodinnick.

Chapel Lane Flats:

We are still in negotiation with Cornwall Council about the future of the two flats off Fore Street and we should know the outcome after the Housing Revenue Meeting to be held in October, postponed from September, we should have more news. A Pre-Application has been made by the Affordable Housing team to the Planning Department for the development of two dwellings on Greenbank; we await the outcome.

Please get in touch with us through the website or by email. Please note that our website address has changed to that shown below as it has now been upgraded by Western Web to improve its security.

Cllr Dr Pat Moore OBE

Chairman: Lanteglos by Fowey Parish Council and Neighbourhood Plan Steering Group

Website: <https://www.lanteglosbyfowey.org.uk> Email: clerk@lanteglosbyfowey.org.uk