

Councillor Prowse welcomed those attending to the meeting.

David Kiernan, Neighbourhood Planning Officer, accompanied by Michelle Luscombe, Principal Planning Officer (Teignbridge District Council) submitted that:

- The review of the Teignbridge Local Plan (Local Plan) did have implications for any emerging Neighbourhood Plan;
- The Local Plan was adopted in 2014 and it was seen as good practice to review every 5 years – this would soon become a statutory requirement;
- The review would include policy and look to extend the life of the plan;
- New allocations would also be considered and existing sites would be reviewed; and
- The Greater Exeter Strategic Plan (GESP) was currently being formulated and would be the higher tier plan dealing with strategic issues such as transport, housing market area.

The review would include:

- Extending the plan to 2040 (an additional 7 years on the life of the current plan);
- Allocating new development;
- Reviewing settlement boundaries – where the built form would start and finish;
- Reviewing the settlement hierarchy – the order of sustainability;
- Town centre frontages and boundaries – establishing the exact extent of town centres so that specific policies could be applied to a designated area;
- Policy amendments;
- Aim to reflect any established neighbourhood plan – 4 had currently been adopted with Ogwell on its way.

It was unknown what the additional housing allocations would be – currently Teignbridge aimed to deliver 620 homes a year but this could rise to 760. The Government would be announcing a new housing formula and was currently consulting on this with a determination being made in April 2018. The GESP would take some element of growth but it was unsure how much.

What can a Neighbourhood Plan do?

- Allocate for housing, employment, custom self-build, green spaces, community spaces;
- specify design requirements;
- revise the settlement boundary;
- safeguard local green spaces;
- give consent to a proposal;
- awards 10% additional Community Infrastructure Levy (CIL) funds; and
- it has significant weight in determining planning applications.

Where are we now?

- The vision, aims and objectives have not yet been completed – once established these would be consulted on;
- Still approximately another 18 months of work left to do.

Options for progression:

- Continue the plan as previous – probably not the way to go;

- Appoint a consultant – advantage is to have someone with the necessary skills, knowledge and independent technical expertise to draft the plan – the problem is this doesn't necessarily reflect community ambition and would cost in the region of £300 a day;
- Advertise in the wider community for new members – the current group was councillor lead and should be community lead;
- Combine with Teignmouth to produce a joint neighbourhood plan; or
- Refocus efforts away from the Neighbourhood Plan and focus on a Local Plan review group.

This is a decision for the Town Council.