

Sound and Broomhall Neighbourhood Plan

Meeting held at Broomhall Chapel Community Room

Tuesday 10<sup>th</sup> September 2019 at 7 p.m.

Minutes

1. Welcome - 7 p.m.

Present :- A Shuker, P Griffiths, M Hartland, E Hartland, N Watson, B Leigh, E Hollinshead, D Lowe

2. Apologies

M Watson

3. Previous Minutes

The minutes of the meeting held on 27<sup>th</sup> August 2019 were confirmed.

4. Matters Arising From Previous Minutes

None

5. Treasurer Update

The chapel organisers are happy to receive payment for room hire later, rather than after each meeting.

Confirmation to be obtained that the grant money has been deposited in the PC bank account.

6. Planning Applications Update

There had been one new application - 19/4070N "Application for Prior Approval Under Part 3 Class "Q" of Schedule 2 of the Town & Country Planning (General Permitted Development) (Amendment & Consequential Provisions) (England) Order 2015". It was noted that Bats were present on the site and a further 3 activity surveys were recommended. We need clarification on this process - will the application be stopped until these surveys are done or will they be a condition applied ? The plans show a single storey barn that has some roof space but is described as two storey with a 1<sup>st</sup> floor plan. Can this be achieved ?

The question of the size of extensions was discussed again. It appears that the rules say that they cannot exceed the original area (1948 or as built area) of the existing house, and that the existing house must remain dominant. A question in the proposed questionnaire is proposed. It was felt that some houses could 'stand' a larger extension, particularly if it was behind / out of site, as long as the front elevation was still dominant. It was difficult to word

this concept.

7. Engage Cheshire Action

Each person is to draft questions for the proposed public questionnaire based on the policies that they drafted. The questionnaire can then be discussed at the next meeting before being sent to Cheshire Action for advice and a public meeting.

DL to ask Lucy at Cheshire Action about how many questionnaires should be sent to each household - 1 per household or 1 per adult.

8. Draft Policies discussed

PG - Natural Environment - discussed and accepted apart from trying to define a 'Significant Tree'.

9. Draft Policies discussed

NW - Roads and Utilities - final amendments discussed. More details on road widths and pinch points to be included.

10. Other Policies, questions etc.

None

11. Items for the next meeting

EH - PROW

AS - Community Facilities

Everyone - draft questions for questionnaire

12. AOB

None

Date of Next Meetings

Thursday 26<sup>th</sup> September at 7 p.m. in Broomhall Community Room.

Meeting closed at 8.40 p.m.