

**Swanley Neighbourhood Plan
Minutes
Steering Group Meeting
Wednesday 28th November 2018**

Present: Robert Brickell (Chair), Chris Prestige, Christine Hudson, Sarah Perkins, Brian Thomas, Alan Dean, Mark Johnson, Roger Ford, Mark Fittock, Bob Wallis, Martyn Jordan

Cllr Darrington, Glynis Darrington arrived at 19.29

In attendance: Toni Roast (Civic Manager STC), Lorraine Hart, Helen French SDC

1. **Apologies:** Steve Nash (CEO STC), Cllr Dyball, Anna Johnson, Dr Lunt emailed that she tried to get in at 19.00 but could not be heard.

2. **Declaration of Interest**

None

3. **Approve Minutes of 24th October 2018**

Noted

4. **Sevenoaks District Council to advise on the implications of the new NPPF document in respect of NP Groups and advise on progress with the new Draft Local Plan Policies and sites to be included in the Local Plan in respect of Swanley.**

Helen French provided a PowerPoint presentation giving an update on the SDC draft local plan. Helen outlined the procedures for planning. A draft plan is produced taking into consideration national policy, density, character of the area, green belt, brownfield, accessibility etc. Evidence to support the draft plan is gathered. This evidence is tested for soundness looking at the policies in place (currently 21) for local planning. The draft plan is put into the public domain for residents to comment on. All of this information is given to an examiner to be considered and tested for soundness. There is then a consultation where interested parties and those who have made comments can request to speak. It is good practice to have a representative from a group to speak rather than individuals. Draft plans are looking at the next 20 years and should therefore be refreshed every 5 years as there is a lot that can change in 5 years. Helen answered various questions from those present. Helen agreed to forward her presentation to TR to be distributed to the steering group. Helen suggested that the steering group that it might be worthwhile looking at Tonbridge & West Malling parish council site as they have just completed their NHP. Helen was thanked for coming.

Action: HF to send presentation to TR

TR to distribute to steering group

5. Councillor Darrington to report on the separate meetings held with local estate agents regarding their views of housing need.

Cllr Darrington and Robert Brickell visited Brookbanks, Robinson Jackson and Your Move estate agents in Swanley to discuss the current trends in the properties that were selling in Swanley. The general feeling was that flats were not selling and people wanted houses with gardens. LH suggested that this be revisited. She will let us have a set of questions to ask each of the estate agents this will make this more robust and be able to form part of the evidence put forward for the NP.

Action: LH to provide a form and send TR for distribution.

6. Review the Neighbourhood Plan Questionnaire summary complete with a precis of the comments made by residents.

Carried forward to next meeting.

Action: TR to forward to steering group as soon as available.

LH to prepare a precis of comments associated with questions where relevant and circulate to Steering Group.

7. Review the Neighbourhood Plan Questionnaire summary completed by students at the Orchards Academy.

Carried forward to next meeting as information still being input.

8. Discussion on the Vision and Objectives of the Neighbourhood Plan based on the Questionnaire Results.

Carried forward to next meeting.

Actions: LH to draft possible objectives for working groups to consider under their theme (transport, Housing etc.) and to distribute to Steering Group.

9. Any other business and date of next meeting

LH confirmed that the steering group had received the list distributed by TR in connection with the people who had expressed an interest in the Working Groups. LH will send TR an introduction letter to be sent to these people. Responses will be passed to the Chair of each working group to take forward. They should then be invited to come along to the first meeting of the working groups by the Chair of the working group.

LH asked each of the Chairs of the working groups to let her have 3 dates for possible meetings in January as she would like to attend the first meeting of each group.

Actions: LH to send introduction letter for TR to send out.

TR to send responses to Chairs of working groups

Chairs of each working group to let LH have 3 dates for meetings in January. Other Steering Group members could of course attend any working group in which they have an interest.

DATE OF NEXT MEETING:

Wednesday 13th February 2019 18.30 hours in the Council Chambers