

LEDBURY TOWN COUNCIL

Report of the Neighbourhood Plan Working Party Held on Tuesday 7th October, 2014 in 7pm in the Market House

Present: Mrs N Shields - VC (meeting lead)

Councillors R Barnes – Chairman

A Crowe	Mr N Doran
R Hadley	Mr K Francis
E Harvey	Mr A Harrison
C Ridler	Mr G Holliday
T Widdows - Co Chair	Mr I James
R Yeoman	Mrs C Tustin

In attendance: Mrs S Tagg - Foxley Tagg
Mrs M Bradman - Deputy Clerk

1. **Apologies** were received from Cllr J Roberts
2. **Declarations of Interest:** Cllr R Yeoman declared an interest as Chairman of Ledbury Cricket Club at Item 3.
3. **Recap on the outcomes of the *Land Meeting (29.09.14)***
Sally Tagg presented the sites that the group identified and deemed suitable for housing, employment, community and retail, these were:

Housing Land Sites

Land South East of Beggars Ash - also a *SHLAA site
 Land off the Hereford Rd - Brownfield and also a *SHLAA site
 Masefield Orchard - Cllr Barnes informed members that he had spoken to the owner of the land who had confirmed that he has no intention of releasing the land.
 Lower Rd Industrial Estate
 Lawnside - possibly allocated to housing for the elderly
 The Kick About - Upperhall
 Ledbury Park
 John Masefield High School
 Ledbury Cricket Club
 Land South of Bypass (West)
 Land South of Bypass (East)
 Land North Viaduct

Employment Land Sites

UBL Little Marcle Rd
 Lower Rd Industrial Estate
 Galebreakers Site
 Lawnside

Leisure & Community Sites

John Masefield High School
 Lawnside
 Wall Hills
 Leadon Way Dymock Rd Site

A further 'sift' would be required with more sites being added/discounted. Members were asked to consider not discounting sites where the current owners are not willing to release land and to bear in mind that this plan is for the future 15-20 years and therefore new owners of the sites in question may be willing to release the land in the future.

4. Discussion about potential Site Options Scenarios

- a With Viaduct
- b Reduced numbers on Viaduct
- c Without Viaduct

Sally Tagg outlined the situation with the emerging Core Strategy and the preferred housing site north of the viaduct for 625 houses, a further 175 houses would be required to deliver the 800 allocation, this could be achieved by identifying small parcels of land. If large sites for housing are identified by the NP and the viaduct site goes ahead there is a chance that Ledbury will potentially have more than the 800 allocation required.

5. Agreement of preferred Site Options

Following discussion it was decided that a list of criteria be drawn up to enable the further 'sift' and allocation of land during a **workshop** to be held in **the Market House at 5pm on Tuesday, 29th October**; this session should bring the site allocation to a conclusion.

Action: Members were asked to submit their suggestions for the criteria required for each of the land uses to Griff and Rich by end of play Friday. Griff and Rich will then pull together the criteria to be submitted to Foxley Tagg by 14th October.

Action: Sally Tagg to prepare criteria based on SHLAA, and to combine both the SHLAA and the members own 'Ledbury' criteria for use at the workshop.

6. Presentation of Draft Objectives by Sub Groups:

Action: Sub Groups should review their objectives based on Sally Tagg's 'critical friend' comments and submit to Foxley Tagg by 14th October.

Vision Statement

Three versions of a vision statement had been submitted.

Action: Nina Shields to review and incorporated the three versions for submission to Foxley Tagg by 14th October.

Due to the time constraint members were asked which of the agenda items they would like to discuss before the meeting closed.

- 7. Item 10: Cllr Hadley called again for help with the Imagine Ledbury website content. Cllr Widdows volunteered to help.

9. To receive an update on grant funding

Councillor Harvey informed members that the A4A funding had been granted and that a press release would be prepared.

Items 7, 8, 10 and 11 were deferred to the next meeting to be held on Tuesday, 4th November, 2014 at 7pm in the Market House.

Meeting Closed 9.05pm

*The **Strategic Housing Land Availability Assessment (SHLAA)** is a technical study to inform future planning policy development. It also assists in the monitoring of whether there is an adequate supply of deliverable housing land.