

# **Sandy Neighbourhood Plan Steering Group**

**Thursday 17. October 2024 at 7.30pm**

**Sandy Town Council Chamber, 10 Cambridge Road,  
Sandy**

## **Minutes**

**Present:** Nigel Aldis, Rob Baker, Anne Elliott-Flockhart, Jennifer Ivanciu -Wilkinson, Joanna Hewitt (Chair), Anthony Lock, Ruth Lock and Chris Patterson

**Apologies:** Arnie Gilpin and Richard Barlow.

### **1. Consultation Responses**

Sally was hoping to be with the group, but unfortunately, she has covid so was unable to make it.

She gave Chris some tips on how to respond and asked us to go through the consultation responses and deal with those that we can.

### **2. Statutory Responses**

Several statutory responses had been received which are all available on the Dropbox. The biggest response was from Central Bedfordshire Council (CBC) which we went through together at the meeting.

CBC has responded as the planning authority and as the landowner of Sandye Place. The planning authority response was fine, but the landowner response accused the plan of being illegal due to not consulting the landowner. However, this and a few other comments are factually incorrect. For example, we have engaged with CBC, but maybe we need to mention this in the plan. It says that there are no tree preservation orders on site, which is incorrect, and they quote the CBC executive report

regarding SP which was subsequently withdrawn as it was factually incorrect.

**Chris** will talk to Sally and Aecom about how to respond to this. Once Chris has done this it was felt we had three choices going forward:

1. Omit the SP masterplan
2. Change the SP masterplan to an aspiration rather than a policy
3. Leave as is and see what the examiner says.

Other comments from CBC included:

- They would like us to use their parish map not ours
- We need to add the dates of consultations in
- Remove mention of CIL
- We need to add in refer to consultation statement for details of consultations, wherever consultations are mentioned
- Change strategic plan to local plan throughout the document
- They would like us to amend the town centre boundary map to remove public dwellings, St Swithun's Church and St Swithun's school
- There are a number of broken links that need to be fixed

The following table to be used in conjunction with Robs responses spreadsheet

Section	
8.7	Last sentence should be included in the policy
NE2	Refer to local plan
GIS	Looks like one page is incorrect. <b>Joanna</b> to check if we sent the wrong version for printing.
HE1	Duplicated
10.3	Refer to other local plan policies that this relates to

10.5	Oxford to Cambridge Arc is no longer a concept, change wording to reflect this
10.6	Take last line out that refers to the uncertainty of the project
CB1 or LB1?	Paragraph to explain how lone working will be supported which is referred to in 10.9.
11.3 & 11.4	Make reference to AQMA and add AQMA map. <b>Sally</b>
11.6	Remove sentence starting this is a part of the wider..
11.19	Add mention of charging points that are being put into the TC car park <b>Sally</b>
T1	This has now been adopted
T2	Needs explanatory text before the policy regarding the green spine. Needs to refer to Green Spine document. (Need a list of supporting documents within the contents list?)
SD1	Add whilst still compliant with regulations
Design Guide	Missing details. Arnie
Local Green Spaces	Doesn't mention tree planting at Vinegar Hill. This was done after the document was created. Do we change to include or do we just explain that this was done after the document was created?
SD2	May want to highlight heating pumps
Environmental Services	Commented regarding items to be included in new housing and retail developments
Chapter 11	Add something in about funding from developments for bus services
11.10	Remove the word strategic

?	Need a cycle route map through SP
11.16	First and last paragraphs ok. We couldn't understand the middle paragraph - <b>Sally</b>

It was felt the comments were mostly ok, apart from the contentious comments about SP.

### **3. Responses from other statutory consultees**

The responses can be found on Dropbox.

- Police response has already been mentioned.
- Environment agency
- Anglian water
- CBC

### **4. Residents Responses**

The responses spreadsheet can be found on Dropbox.

We received:

50 yes responses

11 no responses

48 were received online

13 on paper.

Most of the comments were regarding SP. Including comments about proposals for vehicle access to Swansholme Gardens amongst other things.

Other comments included:

- Missing closer working with NHS
- Trees
- Allotments

We need to talk to Sally about how we respond to these. Do we amend what we can and put comment along the lines of – the NP was amended in light of comments received? **Chris** will also look at how other NP's have dealt with responses from consultations.

## **5. Date and Time of Next Meeting**

Thursday 7 November at 7.30pm at the Town Council Offices.