

Notes of Meeting of 16th August 2011

Meeting held at 7A, Adams Road: 19:30 to 22:15

1. Attendance

Ann Mullinger (AM), Ron Clifton (RCI), Roger Crabtree (RCr), Jane Singleton (JS), Michael Bond (MB), Morcom Lunt (ML) and Nicky Morrison (NL).

Apologies from Clive Brown (CB), and John Hipkin (JH).

2. Purpose of the Meeting

Against the background of Government, Cambridge City, and CPPF activities related to Localism, to decide on what action, if any, FeCRA should take over the period to May 2012, by which time an AGM should to be held.

[Otherwise, according to the Constitution, FeCRA should automatically be wound up since more than 18 months would have passed without an AGM.]

3. Cambridge North – Council Localism Pilot

Overview

Michael Bond (MB) reported that the findings so far from activities in the City North Area are very similar to those reported from the CPPF Localism Seminar held on 14th July. (See item 3 below.)

During discussion the following points were made:-

- Council Officers must be encouraged to be more proactive in providing feedback to residents and seeking comments. The arrival of Patsy Dell could be helpful.
- Through their Councillors, RAs should push for decentralisation. The example of Nia Evans assisting consultations with New Town residents was instanced as an exemplar.
- There is a funded Neighbourhood Forum for Kings Hedges has a “Community Officer”. Also there is a Community development Team for the North Area which is totally within the City Council.
- If Parish Councils were established across the City, localism might more readily be achieved. [AM reported that JH had sought to get Castle Ward turned into a “Parish”, but the initiative failed because the City insisted that a local Parish precept would be needed and Residents balked at the idea.]
- Information needed about Community Development Officers and Neighbourhood Fora.
- Comments on Planning Applications that are entered on the City’s website are not always recognised in the Planning Officer’s report to the Planning Committee.
- County council representation at meetings had been conspicuous by its absence.

Cambridge Housing Market Partnership - HMP

Subsequent to the meeting, Michael Bond provided the following information regarding the Cambridge HMP.

Timetable and HMP key tasks before consultation

- Consultation will run from 26th September 2011 until 6th November 2011
- The SHLAA will be republished (Draft 2) and allocations reviewed at the end of the month.
- 180 Consultees, landowners and residents in the site vicinity.
- Whole SHLAA will be put on the JDI online so representations can be made online.
- It was agreed that networks can be alerted, however it should be made clear that the SHLAA will not be available until the 26th.
- The call for sites will run for the same 6-week period.
- The name will be "Draft SHLAA Public Consultation"
- Comments are expected both on and off of the document; All responses will be analysed
- January 2012 is the planned date for finalisation and committee. It is hoped that a working document will be ready at this time.
- It is noted that FECRA welcome the process as it is.

Key Tasks

- HMP will be meeting again in early September – Hoping for a draft SHLAA this time
- The group will need to know owner's perspective and take on costs etc. Input regarding overcoming any constraints will be welcome
- Concerns were raised re funding – S106 funding. 40% appear to have a negative value. Scenarios may change by 2014, but some have already been brought forward
- Covenants to be upheld - Recently upheld at tribunal. Currently there are none of same, but it has been noted and owners will need to notify committee of these where relevant.
- Issue of student housing to be discussed with Sarah Dyer in planning. Also issue of buy to let properties.

One matter that came up informally was the fact that at present the most profitable activity is building dedicated student accommodation and sites with such consent are worth significantly more than normal residential sites. When you realise that such developments are not subject to most of the Section 106 imposts on residential development you can see where the value comes from. My view is that as students actually make more demands on public facilities than most families, student bedrooms should attract the same levy as those in any other residential development.

Following yesterday afternoon's meeting (7th September) it is possible that the consultation timetable may slip a little. It may start about a week later due to the volume of work remaining to be done on validating the status of sites to ensure that only those with a reasonable prospect of development for 10 or more houses over the next twenty years are included in the consultation documents. The documents will also include sites that have been excluded with the reasons for doing so. Some are obvious; they are local open spaces or part of the active flood plain, and others because owners have no intention of seeking any alternative uses.

It looks as though this working party will remain in being during the consultation period to consider what comes up in the way of new sites or to look at reasonable suggestions for another look at sites previously excluded.

4. CPPF Seminar on Localism held on 14th July 2011-08-26

RCr reported on the event that had focussed solely on Planning issues. Around 60 attended. Conclusions were broadly similar to those from the FeCRA workshop last November though cynicism about the whole process had increased as a result of government actions / non actions since then. As the Localism Bill is not yet finalised, it was also difficult to be specific on desired actions

Area Development Frameworks are being developed for the Councillors. See item 3 addendum above.

A preliminary sifting is scheduled to be complete by mid-September. There will then be a consultation on a "winnowed" list over a six week period starting late October.

The draft Local Plan should be available for review mid-2012.

Ref	Task	Who/when
4.1	FeCRA needs awareness of progress.	??

5. Bristol Neighbourhood Planning Group (NPG)

See: <http://www.bristolnpn.net/>.

ML and RCr reported on a meeting with representatives from the Bristol NPG.

Keys to the success of the NPG are:-

- Bristol Council insistence on a formal joint statement from Developer and Community being attached to all proposals for major developments. Otherwise the planning application will **not** be registered.
- The NPG having a team of four competent and motivated volunteers who work more or less full time on assisting neighbourhoods.

Ref	Task	Who/when
5.1	All RAs should be encouraged to view the Bristol NPG Website	ML
5.2	RAs to be encouraged to start listing "Community Assets"	All

6. Cambridge Vision (Roger Crabtree report)

Cambridge Vision is led by Peter Landshoff, Peter Carolin, Gordon Johnson (President of Wolfson College) and John Bridge (Chief Exec, Cambridgeshire Chambers of Commerce).

Initiated as a follow-up to Cambridge Futures". it aims to generate a 20 year Vision for the sub-Region (that is somewhat larger than "Greater Cambridge" stretching south to include Stansted.

The programme has ten sub-topics:-

- Technology and economics
- Sustainable housing
- Education (pre-university) and skills
- Retail and business
- Agriculture and green spaces
- Land use and Transport
- Infrastructure
- Social behaviour
- Leisure
- Energy, water, and waste.

Each sub-topic will organise two workshops, the first for 30 topic experts which will generate a briefing paper. The second will for 60-70 involving "lay people" such as residents. Subsequently, a single page statement will be compiled and the collected statements from all the sub-topics merged into a Vision report.

The available information is on the CPPF website (<http://cambridgeppf.org/vision/>). Most usefully, there is a short report on progress to date (not specified) at

http://cambridgeppf.org/vision/summary_30.5.11.pdf.

There is a meeting with Sean Reid on 5th September on the Housing sub-topic.

7. Mills and Reeve

Roger advised that there is nothing to report since Beverley is waiting for the final form of the Localism Act to become clear.

As a result of all the above, it was agreed that ML and RCr would seek a meeting with senior City Councillors, both Lib Dem and Labour, to discuss

- the output of the Localism workshop
- how it is proposed to develop Local Plans and how the community might help to develop them
- whether a Community Involvement Statement, as per Bristol Neighbourhood Planning, could be appropriate for Cambridge (get examples to show Councillors)
- The possibility of pilots for Neighbourhood Plans

Such meetings would best be held when the Localism Act final contents are known

8. CB1 Development and FeCRA

The Committee agreed that since the CB1 Development now has planning permission for the area layout, the current and future planning applications do not warrant FeCRA activity in view of the other matters related to Localism and housing issues.

9. Future FeCRA Activities

The meeting agreed that “Localism” should continue to be the focus for FeCRA activities.

10. Date of next Committee Meeting and AGM

The Committee agreed to work towards a March meeting (possibly joint with CPPF) that incorporated the FeCRA AGM.

A Committee meeting in October would be appropriate. (Both Nicky and Roger would not be available after 22nd October).

Ref	Task	Who/when
	Morcom to issue a Dongle meeting request mid-September	Morcom

11. Any Other Business

11.1 Love Cambridge

Nicky asked attenders to note that the Love Cambridge AGM will be held on 15th September .

(It will be in The Royal Cambridge Hotel.) Confirmation of an intention to attend should be sent to

becky.burrell@love-cambridge.co.uk

Ref	Task	Who/when
	Notice of AGM to be circulated to FeCRA circulation list.	Morcom