

ORCOP PARISH COUNCIL
NDP STEERING GROUP
NOTES OF MEETING HELD REMOTELY ON
17 DECEMBER 2020

Present:

Cllr Margaret Serle – Chairman

Cllr Peter Garratt

Cllr Barry Shaw

Graham Bowen

Margaret Bowen

Dot Shaw

David Nicholson – Planning Consultant

Mark Hearne – Clerk to Orcop Parish Council

Apologies: Mick Murphy

Introduction

David Nicholson opened the meeting by explaining that against the housing target (26 dwellings) the Parish Council has already registered 21 within the parish and these are derived from a mixture of:

- Completions (2)
- Existing planning permission (6)
- A prospective site allocation (3)
- Dwellings in scope of RA3 (5)
- Windfall (5)

Cllr Serle suggested that a further 2 dwellings may emerge from a planning application involving Almar House. David Nicholson suggested that given the current situation plus the possibility of extant planning applications converting

to commitments there is an argument for adopting a “wait and see” approach. This is predicated on an assumption that further commitments will emerge which will allow the draft NDP to proceed without delay. It was also agreed that constraints around sustainability should feature prominently in the NDP which will act as a useful point of reference for the future.

David Nicholson referred to the recent written comments from Herefordshire Council which did not fully reflect the positive views expressed at the meeting on the 5th of November 2020, but they did not dismiss Option C as a viable option. If the Parish Council decides to pursue Option C it will be necessary to demonstrate that Options A & B are not viable.

There was a brief discussion on settlement boundaries with David Nicholson commenting that it is preferable to keep them compact.

Cllr Shaw also raised a recent correspondence from Mr Patel on behalf of Professor Kumar concerning his site submission (site 16) and it was agreed that the SG should refer him to the HDR and mention that he will have the opportunity to comment as part of the Regulation 14 consultation.

In conclusion, the Steering Group agreed that David Nicholson should begin drafting the NDP.

Mark Hearne

Clerk to Orcop Parish Council