

Minutes
of the MAYLAND PARISH COUNCIL
NEIGHBOURHOOD PLAN COMMITTEE
meeting held in in the Henry Samuel Hall,
Steeple Road, Mayland,
on Tuesday 7th February 2017
at 7.10 p.m.

Present: Cllr Spires (Chairman) D Abernethy
Cllr Duncan S Akers
Cllr Evans B Edwards
Cllr Gibson L Haywood

Clerk: Mrs J Massenhove

In attendance: 1 resident

64. Apologies for Absence

Apologies were received from J Logie.

65. Declaration of Interests

B Edwards declared an interest as an owner of land adjacent to 1 Mill Road.

66. Minutes of the Previous Meeting

Cllr Evans proposed accepting the minutes from the meeting held on 3rd January 2017. Cllr Duncan seconded the proposal, all in favour. The minutes were signed and dated as a true record.

67. Public Discussion

A resident addressed the committee regarding potential use of her land, expressing a preference for a small number of larger houses and perhaps inclusion of community land trust housing for people working locally. There is also the possibility of an addition to the sewerage system to take pressure off the existing network.

Councillor Spires advised that the committee wishes to consult with all land owners. However, we are currently awaiting MDC's rural allocation, without which we cannot plan for the number of houses that are needed, or how many sites, as our NP cannot contradict the district Local Development Plan. Landowner consultations can continue once we have this information. We are also awaiting a meeting with our new NP contact at MDC.

68. Consultations

Cllr Spires reported on the recent meeting with the GP surgery, including the very limited funding available to small practices. Discussion followed regarding the reserved matters relating to layout of the proposed nursing home at Mill Road junction with Steeple Road, to be considered at a meeting of the South Eastern Area Planning Committee on 13th February.

69. Vision Statement

All members had received a list of draft vision statements, prepared by Cllr Spires, based on extracts from our consultant's document and MPC's own summaries. Members had been asked to review the list and offer further input. All members had also been sent a link to an existing NP for reference.

The following points were raised: -

- There is scope to develop Lawling Park and add new community facilities.
 - Services are already in place at Bakersfield.
- Improvements to the industrial estate are needed.

- Car parking and congestion near the shops is real problem.
 - Could a one-way system with a narrower road and additional off-street parking contribute to a solution?
 - Is a different centre needed?
 - The shops we have provide a good balance and it is good to have them in one cluster.
 - Different areas need to be 'zoned' to make provision for certain uses.
 - Pocket parks can be more difficult to maintain than larger park areas, however we must abide by national regulations which require that no child must live more than half a mile from a play area. There is a formula to determine how much land should be allocated.
 - Any money from developers must be upfront; this has not always been the case in the past.
 - Improved bus services are needed.
 - Mayland has a rich history which should be preserved.
 - Could this be achieved by provision of a museum?
 - The boatyard could provide a suitable location for a heritage centre.
 - Connectivity is needed between areas within the village.
 - The proposed network of footpaths could take in the area around Henry Samuel Hall, the mushroom farm site and the industrial estate.
 - The parish council is actively trying to register existing footpaths to the Definitive Map. This serves to protect the routes and these are then maintained by Essex County Council.
 - There is a shortage of small starter homes.
 - A village focus is needed.
 - Ours is a waterside village, can the existing riverfront and boatyard be revitalised to provide the focus?
 - There is a wish to ensure that the combined village of Mayland/Maylandsea remains a discrete entity separated from other villages by green space free of development.
- Cllr Spires to update the draft vision with regard to the committee's input.

70. Newsletter

Cllr Gibson proposed that NP newsletters are submitted to the Mayland Mayl via the Clerk on an ongoing basis. Cllr Evans seconded the proposal. All in favour, motion carried. The importance of keeping residents informed and engaged was reinforced. B Edwards suggested holding another consultation event. This could perhaps be attached to the forthcoming Annual Assembly.

71. Items for Next Agenda

Objectives (the means by which the vision will be achieved).

The meeting closed at 8.56 p.m.

Date of next meeting, Tuesday 7th March 2017.