

**Minutes of the Fremington Parish Council Meeting
Held on Monday 21st July 2014 at 6.00pm at Fremington Parish Hall,
Higher Road, Fremington**

Present: Cllrs B Clifton (Chairman), J Bell, R Cann, D Harris, Mrs S Kingdom, C Turner and T Wood
Mrs V Woodhouse, Parish Clerk, Mrs E Badcock, Services Officer, and
Mr A Austen, Planning Policy, North Devon Council

In Attendance: 10 Members of the public and members of the press

1407/48 **Apologies**
Cllrs D Brailey, Mrs J Flynn, B Hockin, Mrs C McCormack-Hole and
B Sherborne.

The meeting was inquorate and could not take place

1407/49 **Close**
The meeting closed at 6.10pm.

Informal discussions took place and the notes are attached as Appendix One.

Signed Dated

**Notes from an Informal Meeting of Fremington Parish Council held on Monday 21st July
2014 at 6pm at Fremington Parish Hall,
Higher Road, Fremington**

Present: Cllrs B Clifton (Chairman), J Bell, Cllr F Biederman (from 6.40pm), R Cann, D Harris, Mrs S Kingdom, Ms M Scott (from 7pm), C Turner and T Wood
Mrs V Woodhouse, Parish Clerk, Mrs E Badcock, Services Officer, and Mr A Austen, Planning Policy, North Devon Council

In Attendance: 10 Members of the public and members of the press

The Chairman welcomed Mr Austen who gave a presentation on the draft Local Plan which is currently out for consultation. He explained that 8,350 new homes had been allocated for North Devon and 426 of those will be in Fremington/Yelland. The area has been designated as a critical drainage area and therefore any new developments will have to ensure they do not add to the water runoff.

The main inclusions for the Parish are: -

BARNSTAPLE – built up area of town includes Bickington/Roundswell

- Total housing = 3,885
- Allocated sites = 3,058 (79%) – many with pp
- Commitments and completions (31 March 13) = 432

BAR03 – Tews Lane (300 with O/L pp for 350) – CDA

BAR07 – North Lane, Bickington (65 with pp for 15 full and 70 O/L) – CDA

BAR09 – Glenwood Farm (160 with pp on part for 92) – CDA

BAR10 – Roundswell Business Park (5.4 ha to N) and (6.5 ha to S inc. park and change)

BAR19 – local greenspace north of Bickington for outdoor recreation, habitat and improved pedestrian links

BAR20a – improve links between Bickington and Tarka Trail

BAR20b – cross town cycle route from Fremington to Landkey (through Bickington & Roundswell)

BAR22 * – green wedge between Bickington and Fremington to prevent coalescence and protect separate identities

FREMINGTON/YELLAND – existing villages

- Total housing = 426
- Allocated site (FAC) = 277
- Commitments and completions (31 March 2013) = 63 (inc 54 completions)
- Other developable sites = 86 (inc 53 at Allenstyle Road)

FRE1 – Army Camp

FRE2 – Yelland Quay

- North of Tarka Trail for water compatible economic development, retaining jetty/wharf
- 8ha of employment land for growth of higher value sectors to support uses on Yelland Quay

Members of the residents raised concerns about the traffic and it was agreed to invite an officer from Devon County Council to address the Parish Council at its September meeting on highway improvements.

Mr Austen briefly outlined the requirements of the 5 year housing land supply: -

5 YEAR HOUSING LAND SUPPLY

Requirement of NPPF (para 47)

- Specific deliverable sites sufficient to provide 5 years worth of housing against housing requirements with additional buffer of 5% (moved forward from later in plan period) or 20% (if record of persistent under-delivery)

Housing requirements

- unclear until LP adopted (RSS; SP; SHMA; LP)
- need to address backlog of under-provision. Different methods : all in first 5 years or across plan period
- Count sites with pp / sites awaiting s106 / current applications (where likely to be approved)

But only those houses to be delivered within first 5 years (eg 180 of 277 FAC) (eg 150 of 350 Tews)

It was agreed to circulate the following comments to all members and, if no objections are received, to submit as representations to the draft Local Plan: -

The Parish Council endorses the policy of no development north of the B3233 to protect the Estuary outlook.

The Link Road between Roundswell and Bishops Tawton should be dualled as a matter of priority.

The Parish Council supports the green wedge between Bickington and Fremington and welcomes no development along this green area.

We believe it is important to have land available to extend the car park for the college and a direct link onto the Western Bypass to service the Larkbear development and not one dedicated to busses.

High priority should be given to development on the Eastern part of Barnstaple to ease congestions south of the Taw and provide access to the motorway.

Given the concentration of development south of the Taw a site should be allocated for a secondary school south of the Taw.

Improvements should be made to the Cedars roundabout before any development takes place.

All efforts should be made to ensure there is no skyline development along the Estuary.

Meeting Closed at 7.30pm