

**BRACKENFIELD NEIGHBOURHOOD PLAN
MEETING OF THE NEIGHBOURHOOD PLAN GROUP
AT THE PLOUGH, BRACKENFIELD
ON TUESDAY 8 AUGUST 2017 AT 6PM**

Present: Caroline Wakefield, David Wakefield, Rachel Robson (Consultant); Martin Phillips, Peter Pilsbury, Stefan Priest, Graham Keeton, Mike Edwards, Christine Edwards, Jane Bush

Apologies: Linda Walker

The focus of the meeting was:

- to start to identify what we want to achieve through making a neighbourhood plan and what the scope of the plan should be
- to begin to develop appropriate questions to include in the forthcoming community survey

Discussion:

Reference was made to the Consultation draft of the NE Derbyshire Local Plan (2011 – 2033) in which Brackenfield is listed as Level 4 in the Settlement Hierarchy. This means it is identified in the Plan as a very small village with very limited sustainability. As such, development will be restricted to limited infill development of 1 or 2 dwellings unless in accordance with the policies of an adopted Neighbourhood Plan. However, the draft local plan carries no weight until it is enacted, which will not be until some time in 2019. Also, in the surrounding area there are small villages which have been vulnerable to large building developments in recent years. It is important to establish a Neighbourhood Plan to protect Brackenfield from this kind of speculative development and to set out clearly what, as a community, we think is appropriate.

Housing

Opinion varies from those who want no further housing development in the village to those who see a potential need for some limited development, in keeping with the existing environment. It was acknowledged that there has been some development over the past years, there is development happening at present on several sites in the village and that there needs to be a balance between maintaining what is valued within the village environment and ensuring that the village is sustainable as a Parish. The number of residents in the village has actually reduced over the years to the point at which Brackenfield could be at risk of becoming a parish area and losing its own Parish Council. The Neighbourhood Plan is a means by which residents of the village can have a say in shaping the style and type of any possible future development.

- In the survey it will be important to identify whether or not there will be a need for any additional housing over the next fifteen years, e.g. for people wishing to downsize or for young people wanting to establish their own home. There was a survey done of the need for social housing about 10 – 15 years ago.
- We can identify what sort of building would fit sympathetically into the local area.
- We may want to include specifications regarding sustainability of any future house building such as energy efficiency and build quality (e.g. to cope with projected

weather changes such as an increase in very strong winds.)

- There are a few listed buildings in the Parish and we can also make a list of “assets of community value” if there are buildings we think should be protected.

Natural environment

It was agreed that the natural environment will form a large part of the Neighbourhood Plan for Brackenfield:

- The village green is itself a unique resource and there was some support for looking at how the green is currently used and how its use could be enhanced. There was some discussion regarding drainage, the stream, wildlife area, pond and allotments. We agreed that the survey should include questions to canvas local opinion.
- There was some discussion about footpaths and whether these could be improved and/or extended with permissive paths to improve access through areas where the roads are narrow and potentially dangerous for pedestrians and cyclists e.g. from the green to the church and towards the sailing club. We will need to map current paths and gather data about usage.
- It might be possible to establish a “wildlife corridor” whereby margins along any footpath are extended in order to protect wildlife.
- We could also look at establishing “Local Green Spaces”.
- We can highlight important views that we wish to protect and other natural features such as mature trees.

Business and employment

Another area the NP can cover is local businesses/home working and what resources could be put in place to support their sustainability. We touched on tourism; there is some leisure industry in the area such as the sailing club, bird club, fishing, camp site. It was noted that all public toilets have been closed.

- The survey could be used to find out more about local businesses and their views.
- Broadband and transport could be covered

Sustainable energy

- This could form part of the plan, such as possible development of a district heating scheme.

Community Survey

We discussed ways of ensuring the best possible response. As we are quite a small community it should be possible to hand deliver questionnaires and to collect them.

- We could include contact details for anyone wanting help or further information.
- It would be useful to circulate a flyer to all homes in the Parish explaining that the questionnaire will be arriving soon and emphasising its importance.
- The questionnaire should have a striking front page, including a picture, to grab attention.
- Information can also go on the village website.

Action:

- **Flyer:** A sub-group will meet to draft the flyer on Tuesday 22 August at 6pm at The Plough (Mike, Martin, Peter, Jane, Graham, Christine and anyone else who is interested)
- **Draft questionnaire:** Rachel will create a draft for discussion at the meeting on 22 August.

Steering group meetings: (all welcome)

6pm at The Plough on:

Tuesday 5 September

Tuesday 3 October

Tuesday 7 November

Tuesday 5 December 2017