



## LAMBOURN PARISH COUNCIL

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### MINUTES

#### **Lambourn Neighbourhood Development Plan Steering Group Meeting on Wednesday 8th May 2024 in the JCE Boardroom at 2pm**

**Apologies:** Bridget Jones; Mike Billinge-Jones; Helen Noll.

**99: MINUTES OF MEETING on 8<sup>th</sup> April 2024** were agreed and signed. The hedge at Half Mile was identified as being in Lambourn Woodlands, (between Bear Lane and Lye Farm) and the Minutes were amended accordingly. The Chair updated the SG on emails from Umrah Mahadik. WBC has a new Ecology officer; UM had not replied to the query about screening of the RBL site, or on the list of Local Green Spaces. SC also reported she had met with Lexie Leeming and the Trainers' Housing Survey will go out to Secretaries (copy to trainer) as soon as Lexie has compiled the list of names / email addresses. HW reported that Laura Farris had secured money from the Environment Secretary for a hydrology study of Lambourn. This was welcomed.

**100: FEEDBACK from public exhibitions:**

The Chair thanked SG members for their help with the exhibitions. 63 people in total attended – not a large number, but they were engaged.

**Housing Allocation:** Choice of LAM2 had been confirmed by the public response. Several residents of Northfields had contributed verbally. There was some acceptance of the proposal (not enthusiastic) and a hope that it would take some time before it was realised.

Some additional suggestions for housing sites were made by Parishioners: LAM5 (Windsor House Paddock) to have housing built in a U-shape around a central pond. This was thought to be worth considering, but the pond would dry up for much of the year.

The 6 acres of land next to LAM2 had been suggested for possible housing, although not by the owner.

Land at Greenways (adjoining Meridian House). This is high and very visible. The status of Collingridge Paddock was discussed – the SG has put it forward as a potential site for housing and it was also on the list of Local Green Spaces, the latter meeting the approval of some residents, who suggested it could be used for flood attenuation. After some discussion, particularly of the impact on

drainage in Tubbs Farm Close, it was agreed that a small development on the Paddock, accessed from Millfield, did not preclude a flood retention scheme and some Local Green Space.

It was agreed that the allocation of small sites would have the benefit of allowing development to take place gradually over the period of the Plan. The promoters of sites should be informed that, whilst LAM2 was the clear favourite for the allocation of 25 units, their sites were under active consideration if more housing was required. SC to action.

It was agreed that we should contact Ian Kemp, the Officer of the Examination for the LPR Inspector, to explain our concerns about the Lynch Lane site (Policy RSA14 in the LPR) – the density of proposed housing, the effects of nutrient neutrality, the need for a larger buffer zone, risk of flooding – acknowledging housing need and stating we are prepared to make alternative allocations to reduce numbers. Copy to be sent to relevant Portfolio Holder. SC to action. *[Post-meeting: Email sent and circulated to SG members; copy to Denise Gaines, the new Deputy Leader and Housing and Planning portfolio holder]*

**Local Green Spaces:** The SG went through the full list of proposed Local Green Spaces. The majority have merit, but it was decided that there were too many to put forward at this time and they needed to be prioritised. 17 were chosen to be included. The others will be listed for future review. List appended to these Minutes.

**Features mapping:** No heritage assets were suggested at the exhibitions. SG members put forward 3 Post Lane and Chapel Lane, and Hardrett's Almshouses. The information captured on the maps, showing trees, hedges, flooding and sewage discharges and parking problem spots, needs to be transcribed. Volunteer(s) needed. Trees and hedges need to be retained, partly to mitigate flooding and to provide wildlife corridors, but trees in particular need to be managed to avoid problems as they grow.

**101: UPDATE on progress with Racing Policy:** WR, BJ and SC had met, and will do so again, to work on how to make the LNDP's Racing Policy specific to the Parish and not simply repeat WBC's Local Plan policies. Examples of good practice and the key features of a Design Code for racing should be included. The issues of hostels, waste disposal, the design of yards and the availability of staff were all raised.

**102: UPDATE on SEA and HNA:** SEA: RC needs details of our schedule to finish. SC to liaise with SB. HNA: Awaiting sign-off from Locality

**103: ITEMS FOR NEXT AGENDA:** Election of Chair and Vice-Chair; update of our schedule.

**104: DATE OF NEXT MEETING: 28<sup>th</sup> May (Tues.) 2pm**

Meeting closed at 4.20pm

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