

NEIGHBOURHOOD PLAN STEERING GROUP NEWSLETTER AUGUST 2024



Who we are

The NP Steering Group is an independent group of parishioners currently comprising:

Chair - Richard Edwards

Vice Chair – John Miller

Treasurer - Gary Sheppard

Secretary – Robert Goard

Members: Mike Harrison, Nick Davies, Gill Cox, Peter Johnson.

Contact us via
neighbourhoodplan@pilningsevernbeach-pc.gov.uk or call 01454 632170.

Next meeting 17th September, 7pm at Emmaus Church, Severn Beach.

Objectives and Policies of the NP likely to include:

Allocation of sites for 247 homes to be built in the Parish to 2035, of which 35% shall be 'affordable'.

Allocation of site for up to 41 units of extra care accommodation.

Sites for parking relief at SB railway station and along the coastal path.

Sites for retail including pub/bar and takeaway.

Creating opportunities to improve local amenities through increased CIL funding.

Visit us at:
<https://www.psbpc.co.uk/neighbourhood-plan>



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News:

Flood Risk:

Our understanding that the re-modelled 100-year flood risk data from the Environment Agency would now be available to us, turned out to be false. There appears to be a continuing cycle of the model being run by the consultant, then the EA's review of the results noticing errors which need the model to be run again. By the time you read this, we will have been delayed 6 months by waiting for this.

Change of Government:

We've been advised there should be no significant impact on Neighbourhood Plans by the change. Also, changes made to the National Planning Policy Framework (NPPF) should not affect the objectives of our NP.

Evaluation of Sites:

Ward Councillor Simon Johnson has formally written to SGC to request the identified parking solutions of the NP to go onto their list of projects for supporting and resourcing.

Completing the Neighbourhood Plan:

Whilst we wait for the EA flooding data, we continue to work on what we can to move things forward with potential sites and to prepare documents needed in the final plan. We believe we'll be able to address flooding and finish the plan but we will need to:

- present to and consult with residents and authorities
- get through independent inspection led by SGC
- get a 50% yes vote in a referendum of residents

The sites that we put forward for proposed development will be included in the Neighbourhood Plan to demonstrate that the Parish's future housing and other needs can be potentially met. Even after the plan is made, all these proposed developments will still need to go through the planning process and may be supported or objected to at the planning application submission stage.

