



PADDOCK WOOD NEIGHBOURHOOD PLAN STEERING GROUP  
C/O The Podmore Building, St Andrews Road, Paddock Wood  
Tonbridge, Kent, TN12 6HT  
Telephone: 01892 837373  
<https://paddockwood-tc.gov.uk/>

**VIRTUAL MEETING OF THE NEIGHBOURHOOD PLAN  
STEERING GROUP HELD ON  
WEDNESDAY 20<sup>th</sup> October 2021 at 7.00PM.  
THIS MEETING WILL BE HELD VIA ZOOM**

Meryl Flashman, (Chairman of Steering Group, Town Councillor, Heritage Group, resident)  
Rebecca Roberts, (Steering Group, Green Infrastructure group and resident)  
Jeremy Thompson (Steering Group Member, Resident)  
Carol Williams, (Steering Group Secretary, Town Councillor, and lead for Sports & Recreation Group)  
Rodney Atkins, (Borough Councillor, resident)  
Henry Atkins, (Town Councillor, resident)  
Christine Spicer, (Steering Group Member, Green Infrastructure group, resident)  
Nichola Reay (Town Clerk)  
Town Cllr Mike Ridger (Steering Group Member, Resident)  
Town Cllr Don Kent (Steering Group Member, Resident)  
Tony Whetstone (Associate steering group member, Capel Resident)  
Andrew Caldwell & Rob Coles, Residents  
Jon Herbert (Troy Planning)

APOLOGIES: Richard Barsley (Steering Group member, Business association, lead for Town Centre)  
Andrew Mackie, (Steering Group member, Community Centre Working Party representative, Town Cllr, resident)

**1. MINUTES OF THE PREVIOUS MEETING**

The minutes of the meeting held on Wednesday 21<sup>st</sup> July 2021 were agreed.  
(There was no meeting in August or September)

The Chairman welcomed visitors to the meeting. A brief discussion regarding sports facilities was had and Cllr Williams agreed to talk to Rob Coles outside of the meeting to go through the group's sporting policies.

**2. Information items arising**

- **Steering Group membership** – After further reflection Kevina Turner has decided that she does not wish to join the steering group at this time.

- **KCC COMMERCIAL ROAD – PADDOCK WOOD IMPROVEMENT SCHEME:** Comments were submitted based on our discussions

### 3. Feedback from Troy Planning

Updated version of draft NP was attached to agenda (For steering group members only). The Sports and Recreation group has submitted an updated version of their policy to Troy Planning which has been included in the document. Steering group members to provide comments on draft plan to MF by weekend of 6/7 November. MF to submit to Troy planning on 8<sup>th</sup> November.

The response letters sent to the owners of the local green spaces would be incorporated in the plan.

Wood land to the rear of Warrington Road	No objections from owners
Old Kent Road	The housing association did not wish it to be designated
School fields	Sufficient protection already in place
Forest Road Green Space	Owners objected
Wesley Centre	No response yet

If land already had a designation, then no further protection is required. If landowners objected to the designation, then the sites should be removed from the plan.

JH advised the following:

- TWBC will be asked to screen the draft plan for SEA / HRA purposes, which will involve consultation with the Environment Agency, Natural England, and Historic England.
- In parallel to the above, material can be prepared for the Regulation 14 process. This will be a six-week consultation – although can be extended to 8 weeks if thought appropriate
- As and when the statutory consultees respond to TWBC on the SEA / HRA Screening, and any changes are made to the draft Plan in response to this and or comments from TWBC, the formal Regulation 14 consultation process can commence (SEA / HRA may not be needed because the emerging Local Plan has been subject to these assessments and the NDP is not promoting more development above this).
- The Regulation 14 consultation will involve contacting all statutory consultees as well as other parties who have expressed an interest in the Plan. Online consultation as per previous rounds should be undertaken, members need to consider whether to hold face to face events

- Following the above the Plan can be finalised for submission alongside productions of the Basic Conditions Statement (i.e.: how the Plan and policies within it confirm to the Local Plan and national policy) and the Consultation Statement.

#### **4. Feedback from Aecom**

Steering group comments on the final draft of the document have been submitted (This was done by MF in liaison with Jon Herbert whose advice was sought as to what comments were relevant for a design code document). AECOM have advised the following:

- have added some more sections in Code 4 that illustrate sustainable drainage systems for each street typology (Primary, Secondary, Tertiary Streets and Edge Lanes).
- have already mentioned the importance of wild-friendly environment in Code 9. However, we have now included, more explicitly, the importance of insects too, in both Codes 6 & 9
- have now strengthened the importance of back gardens as corridors in Code 6.
- have now added a bullet point about the importance of managing the, dominant, presence of cars on the public realm through design.

Members approved the AECOM document.

#### **5. Contact made with Neighbourhood Plan group by Redrow and Persimmon.**

They had been invited to attend the NP meeting, but no one was available. Alternative dates are being sought.

#### **6. Any Other Information**

The following issues were also raised:

Should consider prefabricated or modular housing  
Solar energy should be included in all new housing  
Self-build to be included in the document

**DATE OF NEXT STEERING GROUP MEETING:** The next scheduled meeting is on 17<sup>th</sup> November 2021,

Dates of future Steering Group 15<sup>th</sup> December 19<sup>th</sup> January. 16<sup>th</sup> February 16<sup>th</sup> March

The meeting closed at 9.30 pm