

**Meeting of NDO Steering Committee  
on Friday 7th August 2020  
(incorporating record of decisions from the Design Huddle held immediately  
prior).**

At Lower Town Farmhouse

Present

Giles Baxter (GB)  
Simon Russell (SR)  
Christopher Purvis (CP)  
Rob Hollin (RH)  
Chris Neil (CN)  
Penny Hill (PH)

In attendance:

Kevin Brady (KB) Architect

Apologies

Charles Campion (CC)  
Gerry Moscrop (GM)  
Irene Steinbrecher (IS)  
Estelle James (EJ)  
Chris Brotherton (CB) of Thomas Homes

- 1) Design Huddle. KB shared latest designs (attached). Issues arising:
- 2) Parking. It was agreed that there was insufficient provision for parking, but the meeting were unable to agree on a figure for the next iteration. (Afternote. Email exchanges revealed significant differences of opinion amongst committee members, ranging from c30 to c100 new spaces. GB directed that KB should stop work on parking aspects of the design until the committee came to a consensus on the need, to be addressed at the next NDO SG). **Action NDO SG**
- 3) General Design. Members in general liked the changes that had been made, particularly the surgery, barns and paddock site. It was agreed that one further iteration was required before going to consultation, to address the following:
  - a. Parking numbers, as above.
  - b. Move house closest to Courtiers away - replan that corner – KB noted our initial aim was to avoid an 'alley' effect to the footpath by maintaining an active frontage, which may be lost through replanning this corner.
  - c. Review frontage houses design - more distinctive 'gateway', perhaps a terrace of 4 rather than a single 'semi'.
  - d. More 3-bed units required perhaps increasing overall number to 25 over the 2 sites.
  - e. PH suggested consideration for more contemporary use of natural timber - i.e. vertical board cladding in lieu of 'weatherboarding'. Example images were referenced. It was decided however that we would only consult on size and layout, but not style, on this first iteration, and therefore there was no need for further consideration at this meeting. KB asked members 'not to be shy' and express their opinions to him. He cannot mind read!

- f. WBA to prepare revised site layout before taking leave. (Afternote – received, and attached to the minutes. Parking still to be addressed once the committee have agreed a requirement). **Action KB**
- 4) Consultation. GB updated the meeting on his discussion with CB before CB went on leave (a, b, c):
- a. Those who had agreed to be filmed would be contacted over the next few weeks and appointments made.
  - b. CB would contact the company that maintain the village website to arrange the use of the site to host the digital aspects of consultation
  - c. The consultation also needs to include the draft Neighbourhood Plan being developed in parallel. I.e. a parallel consultation on both documents using the same distribution and feedback mechanisms. The action is with GB to complete a draft that is already at 60%, but that requires a couple of sections that only he can complete. This is on the critical path but GB explained he is struggling to find a ‘clear day’ to complete.
  - d. The committee agreed that the 1<sup>st</sup> consultation would only include layout drawings and the ‘black dot’ plan, i.e. not building styles. **Action KB/CB**
  - e. PH raised again the topic of a narrative that all members of the committee can speak to when discussing with residents. (Afternote – PH produced a draft, and SR agreed to work with her to turn it into a ‘Q&A’ format). **Action PH/SR**
- 5) DONM:
- a. NDO SG 27 August, 13.00 at LTFH