

Cottingham Neighbourhood Plan Steering Group

Notes of meeting held Monday 30th September 2024

Present: Cllrs Casson, Duke, Jump & Longbottom, Geraldine Mathieson (note-taker) and Katrin McClure.

Apologies were received from Cllr Graves and Doug Jennings.

1. The meeting was convened to examine and comment on the Local Plan Update modifications.
2. The group had read and together discussed the relevant major and minor modification that affect Cottingham as listed and paraphrased below. Comments were proposed for a small number of modifications, as shown in italics after the relevant reference.
3. The group noted that modifications to the Eppleworth Road Travellers' site were largely due to changes in 'traveller' definition resulting in post-consultation removal of this allocation, which was then reversed following determinations from a court case in another county.
4. Other changes to the Local Plan affecting Cottingham were simply updates to numbers as a result of approved developments being constructed.

Major Modifications to Strategy Document.

Spacial Strategy

MM/2. Policy S3 4.25. Regarding the relationship between Hull and Haltemprice, the modification adds wording that seeks to limit housing growth in Haltemprice in order to control outward migration and support growth within the city boundaries.

Cottingham Parish Council supports this amendment.

MM/22. Policy S5 4.79 adds wording relating to Traveller Sites. It includes references to the allocated site at Eppleworth Road and notes that in addition, other sites will be favourably considered in order to maintain a five-year supply. Detailed calculations of estimated need are included.

A Healthy and Balanced Housing Market.

MM/35. Policy H4. To increase housing densities, the modification sets a standard minimum density of 30 dwellings per hectare, and a target of 35 dph within proximity of a town centre, or in the Haltemprice settlements near a railway station or core bus route.

Cottingham Parish Council welcomes higher density allocations in proximity of the railway station, as this aligns with our Neighbourhood Plan, but would welcome a definition of 'core bus route' given the history of changes to routes and services locally.

A Strong and Healthy Community

MM/64. Policy C3. The modification increases the open space requirement per m2 of dwelling by about 30%.

Cottingham Parish Council fully support the MM/64 increase in open space requirements.

Delivering Growth through a sub Area Approach.

MM/67. Policy A1 adds C6 supporting alternative uses for The Lawns where the conservation significance of the buildings and their setting are conserved and/or enhanced. This adds to the generic comments about of Listed buildings.

Major Modifications to Allocations Document.

MM/127 COT-A, **MM/128** COT-C, **MM/129** COT-F and **MM/130** COT-J are numerical updates on the actual number of dwellings on completion of the development.

MM/131 reallocates COT-L for up to 13 new Gypsy and Traveller pitches.

MM/132 COT-M updates the indicative capacity of the site.

MM/133 COT-N adds wording to minimise harm to heritage assets and their setting.

MM/134 COT-N & **MM/137** COT-O adds wording to note that the council has prepared a Heritage Impact Assessment with recommendations to mitigate and minimise harm.

MM/135 COT-N adds wording to regard Thwaite Hall and Southlands as non-designated heritage assets.

Cottingham Parish Council welcomes MM/135 to formally recognise the heritage significance of these buildings.

Minor Modifications

Minor/114 Removes the open space designation from the car park at The Lawns.

Cottingham Parish Council is concerned that the removal of designation as open space could enable structural developments on this land that could alter the character of the area. We consider that the car park area should remain visually open, to at least the same degree as when full of parked vehicles. The car park was an integral part of The Lawns and its use as student accommodation, and needs to be considered as such in finding new uses.

Minor/118 Alters the development limits to include the curtilage to The Lawns