



## **Hackbridge & Beddington Corner Neighbourhood Development Group**

### **Minutes**

4 October 2017

#### **Attendance:**

Lysanne Horrox (Chair)  
David Goymour (Deputy Chair)  
Peter Lloyd (Treasurer)  
Julia Armstrong (Secretary - note)  
Helena Barrowclough  
Danielle Steel  
Norman Jones

#### **1. Apologies**

No apologies

#### **2. Declaration of interest**

No declarations of interest

#### **3. Forum and boundary re-designation**

- Our boundary re-designation was ratified at Sutton Council's Housing, Business and Economy Committee on 26 September. We have been advised that we are the first Group in the UK to be re-designated.

#### **4. Consultation on Neighbourhood Plan**

- Consultation on Neighbourhood Plan ends on Friday 12 October. No responses had yet been received, although these are often received at the end of the period. LBS have not yet identified an Examiner, as they are still focused on the Local Plan. We are concerned that they have not committed to a timescale for our Plan.

#### **5. Sutton Council's Local Plan Hearings**

- NDG representatives attended four sessions. The major win was the commitment to support rebuilding of Irrigation Bridge in the new Plan. This is important as it will make it easier to attract funding.
- We were able to highlight our concerns of overdevelopment in Hackbridge and that the housing being built were not addressing local affordable issues. We discussed our concerns on Taller Buildings and how there appeared to be no policy on heights in Sutton's Local Plan. We also expressed concern at the loss of employment land, especially given the likely conversion of more properties in Restmor Way to residential

under permitted development. The specific sites of the Land Adjoining Hackbridge Station and Hackbridge Station car park were discussed with the view of concern of overdevelopment. The Examiner did highlight that he didn't think the calculation was correct for the number of dwellings for the first site.

- LBS agreed to discuss the process for deciding what projects to be implemented under CIL. They would also consider including the NDG in the 123 List when it is next reviewed.
- We do not know the timetable for ongoing development of the Local Plan

## **6. Outstanding planning applications**

- Wandle Trading Estate - Phase 2 planning application ("minor amendments") was refused. The grounds for refusal mirrored many of the points made by the NDG. It was agreed that we would approach Redrow to offer a meeting.
- Vulcan House - no information
- Hexagon House - application was withdrawn, but don't know why.

## **7. New Planning Applications**

- Cadet Hut - new application for 3 houses (3 / 4 stories) by same developer who previously had approval for 2 houses (an earlier application for 3 houses was withdrawn, and there is very little difference between this original application and the current one). Responses required by 13 October.

## **8. Existing development updates**

- Felnex - a meeting had been arranged with Tom Brake to discuss dirt on road, noise etc. It was noted that some of the flats along Hackbridge Road were now occupied. The new junction with the station on London Road was awaiting approval. In due course traffic lights would be installed.
- School - seems to be covering more land than expected (although may be due to the building process)
- Mill Green Business Park - building is continuing.

## **9. Culvers Lodge**

- WVRPT has secured HLF funding, which will allow for the next stage in the process of restoring Culvers Lodge.

## **10. Corbet Close Wandle Trail path change**

- There is concern that the changes to the path will make it further away from the river. It is only the path from Hackbridge Road to the white pedestrian bridge that is currently a public right of way. Changes to this path appear to place it further away from the river, which is missing the point of it being part of the Wandle Trail. Our concerns have been fed into Rydon and Sutton Council. We are waiting for further details once they have got to the design stage to ascertain how much further away the path would be.

## **11. AOB**

- We have received confirmation of funding to produce a booklet of the Hackbridge History hoarding pictures.
- The London Mayor has issued a number of consultations on issues that may be of interest. Lysanne has the links if anyone wishes to know more.
- Danielle tendered her resignation from the LBS Local Committee. conflict of interest