

## Questions/Comments raised at meeting on 15<sup>th</sup> March 2022

1. RR - What happens if the MV Local Plan is thrown out by the Inspector. Have we not wasted a good deal of time and money by proceeding with the NDP before we have certainty about the Local Plan.

There is clearly some risk that our draft NDP might have to be changed radically if the MV plan is thrown out or goes ahead but with major differences.

We will be watching what happens to the MV plan as we go ahead and will adapt our plan and policies to fit in where that becomes necessary.

GLS added that if the MV plan gets thrown out then there will be a planning free for all as MV will effectively have lost control of the planning process. Even if we don't care for all aspects of the MV Local Plan, it is important that control is not lost.

(Note: Potential planning applications that are known about amount to at least 160 new houses and this cannot be regarded as a "modest extension to a rural village" which is the basis on which Ockley is being considered in the Local Plan process.

HC - encouraged us to go ahead on our timetable. Once our plan is adopted then MVDC will have to incorporate it into their planning process.

2. CB – Asked how the survey was being publicized DT answered – Published in Woof which is distributed to every household, it has been published on both the Parish Council facebook page, on Ockley Village facebook page and has been published on the village noticeboards. In addition flyers have been in the pavilion café and several of us have emailed people we know in the village to encourage them to complete the survey. The one thing which we didn't do but which would probably have been sensible was to advertise it on Lake Road corner (subject to permission). There does seem to be a problem in Ockley that there are a significant proportion of the population that seem to have little interest in the village or in village affairs. Although only a small sample from the survey suggests that 82% of the population get their information about the village from Woof – if that is true then surely more people would have completed the survey.

AB added that we use social media to disseminate information because many people say that they prefer having information that way. The facebook pages have been updated every couple of days to remind everyone to complete the survey.

3. WG commented that there weren't many young people here tonight and much of what we are proposing in the NDP is aimed at the future – their future.
4. HC asked why Ockley has such a high carbon emission. We put this table in the presentation to point out that there is a dataset around that suggests that Ockley is one of the worst performing parishes in the country – we need to know why and we need to provide for policies that might go some way to mitigate the problem. HC mentioned that SCC have data on this down to

parish level. She thought that high levels were likely because of leaky houses, limited heating opportunities, few electric cars, etc. Policies for new houses should include provision for zero carbon emissions from new houses.

All policies in the NDP should be written to take into account climate emergency where appropriate.

5. HC also thought that the idea of having some “protected views” in the NDP was important and has the potential to provide quite a lot of control over future development.

This was also included in the survey to encourage people to come up with their own suggestions for views that might be so classified and put into the NDP.

6. AH – Does the NDP only affect large scale development or does it also include say just one house.

JG replied that the NDP policies would apply to all development – even down to house extensions.

RS asked whether if the NDP was adopted then would all windfall developments would be thrown out and what would stop developers coming under the radar. The point is that all planning decisions would have to take account of the NDP policies – there shouldn’t be any examples of by-passing planning procedures.

The current position is that MV have a land supply problem with only around 2.9 years and they have a local plan that is some 20 years old. They therefore have considerable difficulty in rejecting planning applications and even when they do the developer can often get this decision overturned on appeal.

7. CD – With so many new houses likely to be built is it not sensible to consider whether the school could be revived.

We did of course try and revive the school by proposing a Free School 2 or 3 years ago. Although a lot of work was done the proposal was thrown out by the Department for Education due to the lack of demand in this part of Surrey.

HC confirmed that at the present time there are plenty of school places in this area although clearly the house building that is proposed in Mole Valley may change all that at some time during the 15 year period.

Two further points were made

- (a) Having to transport children to school by bus (or even worse by car) is not good for climate change.
- (b) If there is no school in the village then are we going to be able to attract families to the village – one of the key reasons why we want some modest expansion to revive the village.

8. The NDP has to be evidenced based not aspirational.