

Matterdale Neighbourhood Plan

Public meeting Watermillock July 15th

Agenda for evening.

Pop In 5-7pm

Public meeting 7.30 -9pm

Matterdale Neighbourhood Plan

Public meeting Watermillock July 15th

Agenda for evening.

Pop In 5-7

Public meeting 7-9

1. key stages of Plan
2. Electors and respondees
3. Response themes
4. Results by theme and selected comments
5. Top 10 ratings
6. Selected others ratings
7. General discussion

Matterdale Neighbourhood Plan

Key Stages

- Initial consultation period May- July
- Drafting of Plan August
- Informal contact with LDNPA August
- Second consultation based on draft Sept- Oct
- Second draft November
- Submission to LDNPA November
- Parish Council approval December
- Examination February 2015
- Referendum notice period April 2015
- Referendum May 2015

Matterdale Neighbourhood Plan

32% Response rate

Number of electors: 331 (2011)

Number of responses to date: 104

Of which Matterdale: 50

Watermillock: 52

Others: 2

Matterdale Neighbourhood Plan

Some response themes

- ❖ Vision for plan needed
- ❖ Sustainability of rural areas important.
- ❖ Generally pro business with some development
 - ❖ Concern that plan could be too restrictive
- ❖ Minority but some opposition to any development
 - ❖ Support for more tourist based development
 - ❖ Too restrictive to bar any green field build
- ❖ Prevent development masquerading as new “businesses”
 - ❖ Support for greater role for PC with controls
 - ❖ Concern over “wriggle room”
- ❖ Very little contribution from existing businesses (except caravan proprietors)

Matterdale Neighbourhood Plan

Summary of responses

Q1: Is the timescale appropriate.

YES: 79

NO: 14

Comments

- Some say no need for a plan. Stick to status quo.
- Some say shorter period preferred

Matterdale Neighbourhood Plan

Summary of responses

Q2: Four Themes selected. Are they appropriate?

Q3: Should there be other themes?

Q2. YES: 89 Q3. Yes 9

Q2 NO: 4 Q3. No 48

- A fuller vision of what plan is trying to achieve
- Housing for tourists and elderly
- Community green energy schemes
- Infrastructure inadequate
- Providing for next generation.
- Sustainability

Matterdale Neighbourhood Plan

Summary of responses

Q4 Should all parts of the parish be viewed as a Cluster?

Q4. YES: 33

Q4. Part: 18

Q4. NO: 18

- Suggesting whole parish a cluster gives “gung ho” impression of support for widescale development
- Perhaps Townend and Gowbarrow
- Dockray only
- Douthwaite Head
- Matterdale Centre

Matterdale Neighbourhood Plan

Summary of responses

Q5 Is the amount of housing appropriate?

Q6. Should it be expressed as annual amount or over
period

Q5. Yes 47

(More 7 Less 12)

Q5 No 19

Q6. Annual Yes 26

Q6 Period No 40

- Only low cost housing. Consider next generation
- Prevent holiday homes
- Avoid arbitrary limits
- Only permit if evidence of need
- Could be unlimited conversions if they meet criteria.

Matterdale Neighbourhood Plan

Summary of responses

Local needs housing (conversions)

Q7. Are list A criteria relevant

Q8. Are list B criteria relevant

Q9. Is there another way of expressing the criteria.

Q7. YES: 81

Q 8 Yes 51

Q9 Yes ??

Q7. NO 8

Q 8 No 11

Q9 No ??

Matterdale Neighbourhood Plan

Summary of responses

Local needs housing.

Q7. Are list A criteria relevant

- Allow on brown field only
- Too narrow if no new build
- Define traditional agricultural buildings.
- Allow further holiday homes.
- Stick with LDNPA strategy
- Only if substantial structure remains



Matterdale Neighbourhood Plan

Summary of responses

Local needs housing.

Q8. Are list B criteria relevant

- 50% C816 Excessive
- 4 bedroom not to be allowed
- Sustainable energy must be a criterion
- Allow only when need exists
- Use total area rather than no of bedrooms

Matterdale Neighbourhood Plan

Summary of responses

Local needs housing.

Q9. Is there another way of expressing criterion

- Allow demolition of buildings for new homes
- Appropriate sites in easy reach of town/ industry
- Local farmers right to build on their land
- All redundant buildings should be ok for conversation
- Restrict size to current footprint
- Housing needed for established businesses

Matterdale Neighbourhood Plan

Summary of responses

Affordable local needs housing.

Q 10. Is there a site in Matterdale to develop 10 houses?

Q11. Should the location of “coat tailing” properties be a factor

Q12. Are the site values appropriate?

Q13. Should any exception be allowed to the financial criteria

Q10 Yes 16 Q11 Yes 32 Q12 Yes 10 Q13 Yes 32

Q10 No 17 Q 11. No26 Q12 No5 Q13 No27

Matterdale Neighbourhood Plan

Summary of responses

Affordable local needs housing.

Q 10. Is there a site in Matterdale to develop 10 houses?

- Build new Matterdale Hall on recreation land then build on existing site
- 10 unrealistic
- 10 on same site would create “ghetto effect”
- Matterdale School area
- Mix affordable with new build
- Fields adjacent to Watermillock Church
- Sites by existing properties

Matterdale Neighbourhood Plan

Summary of responses

Affordable local needs housing.

Q12. Are the site values appropriate?

- Values suggested seem low

Matterdale Neighbourhood Plan

Summary of responses

Affordable local needs housing.

Q13. Should any exception be allowed to the financial criteria

- Without exceptions, new build unlikely
- Farms should be excluded
- Only allow local needs housing

Matterdale Neighbourhood Plan

Summary of responses

Housing for employees.

Q14. Is there need for a policy to deal with this type of housing?

Q15. Are the sizes/types of housing appropriate?

Q16. Are the justifications and restrictions appropriate?

Q14 Yes 64

Q15 Yes 52

Q16 Yes 55

Q14 No 7

Q15 No 17

Q16 No 13

Matterdale Neighbourhood Plan

Summary of responses

Housing for employees.

Q14. Is there need for a policy to deal with this type of housing

- One bedroom units no good for families
- All house sizes needed
- OK for existing staffing levels to be provided for

Matterdale Neighbourhood Plan

Summary of responses

Housing for employees.

Q15. Are the sizes/types of housing appropriate?

- Employer may have work for couple with family
- Two or more beds needed to encourage resident workers

Matterdale Neighbourhood Plan

Summary of responses

Housing for employees.

Q16. Are the justifications and restrictions appropriate?

- Holiday lets would give farmers extra income
- Allow home based businesses

Matterdale Neighbourhood Plan

Summary of responses

Housing on farms.

Q17. Is this help for farmers necessary

Q18. Is the inclusion of other rural businesses necessary

Q19. Are the restricts on occupation appropriate.

Q17 Yes 57

Q18 Yes51

Q19 Yes 57

Q17 No 23

Q 18. No 20

Q19 No12

Matterdale Neighbourhood Plan

Summary of responses

Housing on farms.

Q17. Is this help for farmers necessary

- LDNPA Policy CS05 OK
- “Working farm” should be more than 75 acres
- Should apply to family members only
- Do farmers get an unfair advantage being owners of most of the barns. Could this be potentially divisive?

Matterdale Neighbourhood Plan

Summary of responses

Housing on farms.

Q18. Is the inclusion of other rural businesses necessary

- Other businesses should be allowed to accommodate young professionals
- Rural businesses hard to define.
- Allow old farm buildings to become workshops
- If holiday lets allowed as “businesses” whole area could become overrun.

Matterdale Neighbourhood Plan

Summary of responses

Broadband.

Q20. Is it appropriate to give this level of help to enable
broadband to be introduced

Q21. Is the provision of broadband sufficient to override
landscape impact.

Q20 Yes 75

Q21 Yes 65

Q20 No 7

Q21 No 17

Matterdale Neighbourhood Plan

Summary of responses

Micro businesses

Q22. Do you want to encourage micro businesses

Q23 Would it be better for new businesses to be concentrated in larger settlements

Q22 Yes 71

Q23 Yes 22

Q22 No 12

Q23 No 58

Matterdale Neighbourhood Plan

Summary of responses

Micro businesses

Q22. Do you want to encourage micro businesses

- Only if agriculture or in a cluster
- No change of policy needed

Matterdale Neighbourhood Plan

Summary of responses

Micro businesses

Q23 Would it be better for new businesses to be concentrated in larger settlements

- Small business (10 employees) should be encouraged if of suitable type

Matterdale Neighbourhood Plan

Summary of responses

Tourism

Q24. Is there need for further tourist related development.

Q24 Yes 31

Q24 No 41

Matterdale Neighbourhood Plan

Summary of responses

Tourism

Q24. Is there need for further tourist related development.

- Parking an issue at Pooley Bridge
- Continuous improvement of facilities needed
- Higher wage opportunities needed
- Could do more lakeside and Aira Force
- Don't be negative about caravans
- A number of footpaths needed

Matterdale Neighbourhood Plan

Summary of responses

Caravan Parks

Q25. Is this the right approach to caravan parks

Q26. Are there further controls which should be considered

Q27. Should existing screening be protected by imposing a protected status.

Q25 Yes 48

Q26 Yes 14

Q27 Yes 70

Q25 No 37

Q 26 No 22

Q27 No 3

Matterdale Neighbourhood Plan

Summary of responses

Caravan Parks

Q25. Are there further controls which should be considered

- Matterdale should be retained as a “quieter valley
- No further sites needed
- Allow existing to expand rather than new ones
- Areas A and B should be modified
- Areas A and B should be merged

Matterdale Neighbourhood Plan

Summary of responses

Caravan Parks

Q26. Is this the right approach to caravan parks

- Watermillock already has highest density in NP
- Matterdale would benefit from more sites
- Regular review of impact needed
- Support needed for existing sites

Matterdale Neighbourhood Plan

Summary of responses

Caravan Parks

Q27. Should existing screening be protected by designating them a protected status.

- Evergreens needed for winter months

Matterdale Neighbourhood Plan

Summary of responses

Heritage and Environment

Q28. Do you think the level of protection (LDNPA core strategy) is sufficient for protection of the environment

Q28 Yes 65

Q28 No 18

- Appearance of traditional cottages not being preserved
- Strengthened protection of “heritage assets”

Matterdale Neighbourhood Plan

Summary of responses

General

Q 29. Would pre application discussions with the PC be helpful

Q30. Should applicants be encouraged to attend PC meetings

Q 31. Are you happy to give the PC this additional weight in
determining planning policy

Q29 Yes 89

Q 30 Yes 89

Q 31 Yes 73

Q 29 No 5

Q 30. No 5

Q31 No 9

Matterdale Neighbourhood Plan

Summary of responses

General

Q 29 Are you happy to give the PC this additional weight
in determining planning policy

- Not with individual councillor
- Yes, plus minuted and put on website
- Any discussion divisive

Matterdale Neighbourhood Plan

Summary of responses – Top 10

Strong support for.

- Q2 89 Are the themes appropriate
- Q30 89 Applicants to attend PC meetings
- Q29 89 Are in favour of pre applications with PC
- Q7 81 Are list A appropriate for conversions
- Q1 79 Is the timescale of the plan appropriate.
- Q20 75 Support for broadband roll out
- Q31 73 Are you happy with the PC having this responsibility
- Q22 71 Support for micro businesses
- Q27 70 Caravan screening to be protected planting
- Q14 64 Special thought given to housing for employees

Matterdale Neighbourhood Plan

Summary of responses – Selected others

- Q17 57 Is the specific help for farmers necessary
- Q9 51 Do you agree with List B criteria
- Q5 47 Is the amount of housing appropriate.
- Q 11 37 Do you agree with the coat tailing concept
- Q4 33 Should all the Parish be considered a cluster
- Q24 31 Is there a need for further tourist development



Bennethead $\frac{3}{4}$
Dacre 3

 Quiet Site

Patterdale 7
Ullswater $1\frac{1}{2}$

Matterdale $2\frac{1}{2}$

←
FOOTPATH
270 YARDS

A Neighbourhood Plan for Matterdale Parish?