



Present – Cllr S Clarke (Chair)

Cllrs J Adams (JA) G Blunden (GB) Cllr W Davies (WD) A O’Sullivan (AS)

L Coney – Consultant at onehill homer (LC)

N Saunders – New Milton Heritage Society (NS)

G Jackson – New Milton Residents Association (SL)

J Stamper – New Milton Residents Association (JS)

C Rabbito – Town Development Manager (CR)

Apologies - Cllr D Hawkins (DH) A Reid (AR) G Flexman – Town Clerk (GF)

T Elliott – Assistant Town Clerk (TE) S Larkin – New Milton Residents Association (SL)

The Chairman began the meeting acknowledging Cllr Keith Craze contribution to the NP and his good work within the council.

1. Consultants mapping of potential (brownfield) development sites (Appendix 1 and 2)

The Chairman referred to the draft brownfield site mapping report drawn by the consultancy team. An earlier meeting with NFDC helped gain a distinct view on the land owned by NFDC and allowed further sites to be reduced to produce this second draft version of the report. There is a need for a more creative approach to meeting the housing allocation need across the district. A supplementary list of the original sites omitted as a result of the meeting with NFDC was read alongside the second draft brownfield report so the WP could see the progress of the report.

WD asked if considering the Davis Field site opens questions of open space. The Chair said it does, but it is also about potential. We have only considered sites that have a potential. Greenspace will be policy decisions. There is an economic dividing line about whether we go up or down in height, height potentially being an extra 3 storeys. We need to consider the towns character and retain our character and improve our character in areas where the character has been lost.

After reviewing the draft report further sites were added for consideration –

- The Old Milton site opposite the Wheatsheaf to be considered as mixed housing and retail use.
- The library and centre next to library.
- Osbourne Road car park.
- Wider area by the train station and Whitefield Road.

All agreed the addition of these sites.

The consultant confirmed the purpose of keeping the original screen sites list is to show all sites considered in the report. The list will be further reduced when taken to public consultation. The next step is to identify landowners followed by a conversation with the group to then decide if we include a policy to say these are the sites we support.

2. The meeting then jumped to item 6 on the agenda (policy schedule of modifications). Agenda items 2-5 were covered in the Policy Schedule of modifications.

LC gave a brief reasoning behind the structure of the policy of modifications. There is a need to demonstrate existing wording against any new wording we use in the NP policies. This allows us to show any policy wording changes we have agreed.

NM1 A Spatial Plan for New Milton

Unlikely to change

NM2 Diversifying Housing

We have had early engagement work with NFDC, particularly on young housing. We haven't opted for a technical housing needs assessment as it may not have been helpful. We have obtained figures from NFDC on housing age groups and now need to go back to NFDC to look at housing forecast and what building size needs are.

NM3 Land East of Caird Avenue

LC There is an ongoing discussion with the landowner on the use of the site but point b) needs to come out as it has been delivered now. LC queried if any or all of c) had been delivered in terms of green infrastructure.

The Chair confirmed that Ashington Park and Carrick Way has been enhanced. To review if c), d), e) and f) have been achieved.

NM4 Design Quality

Work in progress

NM5 New Milton Town Centre Regeneration

Work in progress

NM6 Heritage and Information Centre

No change

NM7 Cultural & Community Hub and War Memorial Recreation Ground

Remains the same.

NM8 Health & Wellbeing centre

Leave NM8 and add a clause into NM3

NM9 Business and innovation Centre

Relocate to Caird Avenue and remove town centre wording.

NM10 Buildings of Local Heritage and Townscape Value

Work in progress.

The chair mentioned the list is being worked on to become an achievable number of buildings. The Local List will be passed across to NFDC and there is a question as to where we want areas of special character.

NM11 Mitigating Effects on European Sites

Retain

NM12 Walking and Cycling

Walking and cycling will also link with tourism to link the town centre with the coast and forest. LC noted the LCWIP will be in supporting text. The Walking and cycling map will be amended and policy wording to include safety.

NM13 Barton on Sea

Full regard to design code.

NM14 The Rural Areas of the National Park

Retained.

NM15 Employment

Identify the industrial parks as employment sites and not brownfield, to include Double H Nurseries.

NM16 Tourism

Remain the same

NM17 Early Years Facilities and NM18 Education

Remain the same. CR has produced evidence base.

NM19 Connecting the Town

Retained

Potential New Policies

NM20 Biodiversity Net Gain

The policy will give an opportunity to include urban greening, canopy cover etc.

NM21 Green Energy

Retain - is more about a desire for a renewable district-wide greening policy to generate electricity, providing EV charging points and solar panel use.

NM22 Net Zero Buildings

Is about addressing the performance gap policy on future home builds and green policies to address the performance gap.

NM23 Local Shops

Cataloguing parades and shops in outlying areas, such as the Ashley Parade, Bashley & Dane Stream shops, Old Milton Road, the Pantiles and Old Milton Green shopping precinct, Beechwood Stores area and Ferndale Road stores and the new Co-op at Westcliffe Buildings in Barton.

NM24 Brownfield sites

Addressed in meeting.

3. Strategic environmental / habitat assessment

Consultant will send a letter to NFDC.

4. Next Steps

Will be public informal engagement planned for last two weeks of November 2024.

Date of next meeting – 15th October 2024 at 11am

Meeting closed 13.15pm