



Clavering Neighbourhood Plan Steering Group Update: 14th September, 2026

The key issues discussed in the recent SG meetings are as follows:

1. Feedback received from CPC members

Following a review of the proposed sites by CPC, amendments were made to the housing density in some of the sites such that it now reflects more closely the adjacent built-up area. As a result, the proposed list of sites remains the same; however, the number of dwellings on some of the sites has been marginally adjusted. This was agreed by CPC members and will be shared with the parishioners at the forthcoming Village Hall meeting.

A subsequent meeting was held between CPC and SG to review the potential Community Aspirations. These were derived from the feedback received from parishioners attending previous meetings as well as written comments in response to the Objectives survey. Amendments were agreed and the final proposals will be put before the parishioners at the Village Hall meetings due to be held on 17th and 19th September

2. Village Hall meetings

A significant effort has gone into preparing the presentation ahead of the meetings with parishioners. The aim is to demonstrate the objective approach taken to define the selection criteria, which in turn provides the list of proposed sites. In addition, and based on feedback received from parishioners at previous meetings, a list of potential projects will be presented to enable parishioners to vote on those they feel will most benefit the community. These will be presented as Community Aspirations and will be possible due to funding derived from the Community Infrastructure Levy (CIL) which, if the Neighbourhood Plan (NP) is accepted, will be 25% of the monies provided to UDC from the developers. However, if the NP is not accepted by the village, this funding will be reduced from 25 to 15%

3. **SEA**

Generation of a Strategic Environmental Assessment (SEA) has been delegated to AECOM by UDC. This is required by UDC for our NP prior to Reg16, but to ensure this assessment is available in an efficient and timely manner, the process is commencing prior to the Reg14 stage. UDC will prepare the scoping document for AECOM and the SG are required to provide some of the evidence. This includes site selection criteria and details of all potential sites as well as those proposed for development. A call with AECOM was attended by the SG to understand exactly what is required and how the process works.

4. **Landowner/agent engagement**

Both email and letters have been compiled to go to all the landowners and/or agents whose sites have been evaluated as part of the NP site selection process. It was hoped that the landowners would be informed of the status of their sites ahead of the Village Hall meeting. It is our understanding that at the time of writing this report, this has still not happened and this needs to be addressed as **a matter of urgency**.

In addition, a sub-group of the SG have been in discussions with some of the landowners/agents to gain clarification on outstanding queries relating to their specific sites. It is anticipated that this engagement will continue with all those associated with sites identified in the final selection process.

5. **Draft NP document**

The draft NP document is now reaching the final stage and the outstanding area under consideration is that for the site-specific policies. Finalising this section of the document was not possible until agreement was reached with CPC on the proposed sites. Further amendments may also be required depending on the feedback received from the parishioners at the forthcoming Village Hall meeting

Rachel Tallon

Chair of Clavering Neighbourhood Plan Steering Group

9th September, 2026