



GLASTONBURY TOWN COUNCIL

Minutes of Neighbourhood Plan Advisory Committee held on 20th June 2025 at 7pm	
Councillors Present	J Cousins, I Donfrancesco, Lokabandhu, P Manning, S Roney-Dougal
Guests	Liz Bourne & Becky Hopkinson (Plan-Et Consultants)
Apologies	
Absent	Cllr L MacDougall, Cllr M Smyth & Mr K Redpath
In Attendance	Mr P Lund and S Hallam (Committee Clerk)
Public Participation	N/A

1. To Elect a Chair

Cllr Cousins was proposed by Cllr Roney-Dougal and seconded by Cllr Donfrancesco. There being no other nominations, was duly elected Chair of the NP Advisory Committee.

2. To Elect a Deputy Chair

Cllr Manning was proposed by Cllr Roney-Dougal and seconded by Cllr Lokabandhu. There being no other nominations, was duly elected Deputy Chair of the NP Advisory Committee.

3. Apologies for absence.

No apologies were received.

Cllr L MacDougall, Cllr M Smyth and Mr K Redpath were absent without reason.

4. To approve & sign as a correct record the minutes of the meeting held on 7th May 2025.

The minutes of the meeting held on 7th May 2025 were signed by the Chair as a true record of the meeting.

5. Declarations of interest.

Cllr Cousins – Member of Town Deal Board and Trustee of St Edmunds Community Hall.

Cllr Roney-Dougal – Trustee of St Edmunds Community Hall, Director of Bushy Coombe Land Trust and Director of Friends of Bride's Mound.

6. Plan-Et to provide update.

L Bourne (Plan-Et) provided the following update of the Screening Plan following on from our discussion with Jo Milling. This is a list of what has been done by Plan-Et:

- The section explaining the assessment process has been expanded to give an overview of why none of the sites are suitable and giving an overall statement as to why therefore additional development in Glastonbury isn't really possible.
- The site policies (with the exception of Candlelight) have now been removed.
- Added to the evidence for Candlelight and slightly adjusted the policy.
- Added in photos of the local green spaces from the ones that you have provided for us.
- The Local Green Spaces tables have been updated to match the wording used in the NPPF. We disagree with Jo regarding the amount of info required for examination in relation to LGS's. We have always used the tables as produced for Glastonbury and so far, they have been very successful. If Somerset insist, we will adjust, but we don't see that it is necessary.
- The policies in the housing section have been adjusted as follows:
 - A "generic" development strategy policy has been added which covers any development rather than site specific development. It is a new policy.
 - Infrastructure Policy has largely been left as it is as it is reasonable, however a few additions have been made to the evidence.
 - Housing Mix and evidence have been left as they were.
 - Design and Innovation: adjustments have been made to the Policy wording and the evidence has been significantly expanded.
 - Self-build / eco-friendly: adjustments have been made to the Policy itself and as with Design and Innovation, the evidence has been expanded.

Following this update Cllr Roney-Dougal expressed her frustration at spending 18 months looking for sites for it to be just thrown out, especially Sparks Yard as it above the road and other houses and also not on a flood plain.

L Bourne advised that there is no space in Glastonbury for any development. We now have a good case for saying that there are no sites available in Glastonbury. The Steering Group faced difficulties in finding suitable sites for development, it is considered that further development in Glastonbury is significantly hampered by its location and restrictions regarding flooding and its historic setting and heritage.

L Bourne advised that they were missing a few photographs, as below:-

- St Dunstan's Park
- Tor Leisure Field
- Green Burial Ground
- Manor House Road Community Garden
- Glastonbury Football Club Stadium
- Orchard Next to St Annes

7. Date of Next Meeting

The date of the next meeting has been arranged for Thursday 16th October 2025 at 7pm in the Council Chamber.

SIGNED:	DATE:
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