

Stratfield Mortimer Parish Council

Minutes of the Neighbourhood Plan Steering Group Meeting held at Methodist Church Hall, Mortimer on Tuesday 17 February 2026 19:30

Steering Group Attendees

Joanne Emberson-Wines– Meeting Chair (JW); Tennant Barber (TB); Graham Bridgman (GB); Bob Coe (BobC); Neil Kiley (NK); Doug Overett (DO), Jayne Todd (JT); Sallyann Taylor (ST – Minute Taker)

1. Apologies

No apologies were received.

2. Declarations of Interest

No declarations of interest were made.

3. Approval of Minutes of Last Meeting

The minutes of the meetings held on 20 January 2026, and 3 February 2026 were approved without amendment.

4. Neighbourhood Plan – current status

- JT reported she had about 3 hours left to finish the draft Neighbourhood Plan. TB to send her an acknowledgement list of all the people we wish to thank. JT is waiting for photos.
- ST will prepare a list of Assets of Community Value.
- DO & JT will prepare a list of Businesses and Community Groups for regulation 14.
- Three key views are to be included in the Plan.

Actions: DO, JT, TB, ST

5. Updates from Planning Consultant Bell Cornwell

BobC reported that comments on the Neighbourhood Plan policies had been received from Bell Cornwell. These did not include comments from West Berkshire Council (WBC). The returned document requires further tidying, and BobC will provide feedback to Bell Cornwell accordingly.

BobC has also requested a budget estimate for Phase 2 from Bell Cornwell and asked for this to be provided on a fixed-price basis. It was noted that maintaining the agreed timetable is critical, and a clear timeframe for completion of the remaining work will be requested.

Actions: BobC

6. Updates from West Berkshire Council (WBC)

Feedback on the remaining Neighbourhood Plan policies has been received from WBC. BobC will forward this to Bell Cornwell once they have been appointed.

WBC advised that the Plan should avoid duplicating policies already contained within the National Planning Policy Framework (NPPF) and the WBC Local Plan.

ST will write to WBC to thank them for their feedback.

Actions: BobC, ST

7. Regulation 14 tasks

The group reviewed the Regulation Task 14 task list, and next steps are:

- Bell Cornwell to prepare the questionnaire and analyse the response and make recommendations in phase 2.
- SMPC to advertise Regulation 14.
- An article will be added the monthly bulletin making the community aware of regulation 14.
DO to prepare words.

Actions: DO

8. AOB

The NPSG has been invited to attend the SMPC Planning and Highways Committee meeting on 19 February to discuss the new planning application submitted by TA Fisher for the reserved land at Tower Gardens.

Key concerns identified include:

- The absence of a Site Design Brief.
- The inclusion of three-storey dwellings, which conflict with the Neighbourhood Plan.
- An increase in the number of dwellings to 32.

The Committee will also consider the response from the Integrated Care Board (ICB), which notes that the current plans do not include provision for a doctor's surgery.

Close

Meeting ended 21:00

Next meeting 17-03-2026 at 19:30 at Methodist Church Hall.

GB and NK gave their apologies in advance for the meeting on 17 March 2026.

If the draft Plan is completed before 2 April, GB will convene an Extraordinary Full Council Meeting to take place immediately following the Planning and Highways Committee meeting on 2 April.