

HBO Neighbourhood Plan Steering Committee
Report to the Parish Council
11th May 2025

There have been two working group meetings since our last report, held on the 10th of April and the 8th of May. To date we have held 12 Working Group and 4 Steering Committee meetings.

All of our surveys have now been completed. We agreed at our last Working Group meeting to approve the Site Assessment Survey carried out by Land Use Consultants Limited. The results of the survey will now be sent to the individual site promoters for fact checking.

A public event will now be arranged to display the various sites that have been promoted in the Call-for Sites, together with the final version of the Site Assessment Survey. We also propose to display both our Design Guidance and Codes and Landscape Assessment Survey and any other information pertinent to the Plan.

The planning application for 100 dwellings on our northern border was approved by UDC. It has been generally accepted by the Working Group that we could not hold up the making of the Plan until a definitive decision has been made as to whether the number would come off the HBO or Takeley housing allocation quota. It would appear that this decision will probably be made by the Local Plan Inspectors and may not be known until the latter part of the year.

Several members of the Working Group met with the Local Plan Team of Uttlesford District Council to discuss how the Neighbourhood Plan was progressing. We are pleased to be able to report that the team were satisfied with our responses to their questions and that we are working within the parameters set by the Local Plan. This, of course, is especially relevant with housing allocation and numbers.

The Plan has now reached a stage where we will be setting out the actual document. Most of the introduction has now been completed and we are just finalising a section with the working title of *Hatfield Broad Oak – Past, Present*

and Future.

We have also commenced work on listing out all of the policies we are proposing to include. Once the list is complete, we will be asking individual members of the Group expand them and put together all of the necessary evidence to back them up.

Alan Fisher

11.05.25