

## REDINGTON FROGNAL CONSERVATION NEIGHBOURHOOD FORUM

### **Committee Meeting, Held at University College School on Sunday 20.9.15 at 5 pm**

#### Committee members present

Maryam Alaghband, Laurence Bard, Hazel Finn, John Fox, Mojgan Green, Rob Hagemans, Isabel Langtry (from item 2), Jessica Learmond-Criqui, Rupert McNeil, Nancy Mayo, Eva Pascoe, Lauren Pecorino, Karen Phillips, Val Russell (from item 7), Nicole Sochor, Rupert Terry.

#### Non-members present

Marcus Gibson: info@gibson-index.com

#### Apologies

Andrew Blair, Linda Chung, Martin Craxton, John Malet-Bates, Alan Sanders

#### Introduction

Rupert McN offered to chair the meeting and invited attendees to introduce themselves and, in line with para 3.2d of the Constitution, members were asked to declare any interests. None were declared by those present.

Sixteen members were present, compared with a quorum of at least nine (3.2b of the Constitution).

### 1. Redrafting of the Constitution

The Constitution of the Redington Frognal Conservation Neighbourhood Forum was adopted at the inaugural meeting of the Neighbourhood Forum on 1 May 2014. Camden officers submitted a recommendation for approval of both the boundaries application and the forum designation approved by Cllr. Phil Jones on 5.9.14.

However, the present Forum constitution has a number of inconsistencies:

- paras 3.2g and 4.1. Para 3.2g requires a two-thirds majority for constitutional changes at an AGM or SGM, whereas para 4.1 stipulates 75% support;
- para 1.1 mistakenly includes a reference to the Town and Country Planning Act of 1980;

para 3.9. The provision for proxy voting in para 3.9 had been a cause for concern for a number of members, following the AGM of 4.6.15 with a concern that it is open to abuse by businesses and schools. One business or school must not be able to hold a majority of votes. A possible cap on the number of business / school votes was suggested, given that the Forum is intended to be a group of local residents working for the benefit of local people. Legal advice will be sought from Camden;

- paras 3.2 and 3.2b. While the Forum must comprise at least 21 members, it is not necessary for the Forum Committee to have 21 members or more (para 3.2) and the regularity of the Management Committee quorum (para 3.2b) will also need to be addressed.

A working group comprising Rob, Jessica and Hazel, will address the redrafting of the Constitution.

## 2. Possible formation of a Community Interest Company

Redington Froggnal Conservation Neighbourhood Forum is currently operated from within the Redington Froggnal Association Ltd and utilises the Redington Froggnal Association Ltd bank account. Redington Froggnal Association has provided some funding for the Neighbourhood Forum, which has not been met by grants. It was questioned whether the Committee was comfortable with Association funds being consumed in this way. Rupert and Laurence, as Chairman and Treasurer respectively of the Association, confirmed that the purposes for which these Association funds have been used were consistent with the Association's own constitution and aims.

The formation of an additional company would carry further company reporting requirements. Camden's legal department acknowledges that both organisations share the same aims and does not perceive any conflict. Attendees considered that two separate bodies would be confusing and inefficient, especially given that the Forum is likely to take over the activities of the Association in the longer term.

It was noted that, for example, whereas the Association is at liberty to be campaign on particular issues of interest to residents, the Forum might not have the same freedom. The Association is agile and able to respond to issues rapidly, as in the cases of the Mount Anvil development and CS11.

It was agreed that Rupert, Laurence and Jessica would consider how the Association might be migrated into the Forum, eg perhaps using the Association as a shell company.

## 3. Forum website

A separate website and identity has now been drawn up for the Neighbourhood Forum, whose address is: [www.RFForum.wordpress.com](http://www.RFForum.wordpress.com)

The content is still in draft form and uses a different platform from the Association website. It is yet to be mobile phone enabled (but this has since been accomplished).

Members were asked to submit comments and suggestions for additional information to be included, by replying to: [redfrogemail@gmail.com](mailto:redfrogemail@gmail.com)

## 4. Results of Vision and Objectives Survey

The Vision and Objectives Survey attracted 167 responses and an overwhelming level of support. Of respondents answering question 42, on overall agreement with Redfrog's Vision and Objectives, 95% either agree or agree strongly, including 61% who agree strongly.

The only question not to have attracted a high level of support is question 10 on car-free new development. The average score here is 2.77 out of 4, based on 164 responses. However, the policy in Camden's new Draft Local Plan is that all new developments should be car free.

Eva offered to help with the presentation of the Survey data and, along with Rob and Nancy, will work on the Policy Sub Committee.

## 5. AECOM Draft Heritage and Character Statement

AECOM has completed a first draft of the Heritage and Character Statement for the Redington Froggnal Conservation Neighbourhood Area.

It has not proved possible to update Camden's 2003 Conservation Area Statement and Guidelines using volunteers, and a trial undertaken by Mojgan and Hazel confirmed that it would be an extremely time-consuming exercise. Instead, funding assistance of about £10,000 is to be sought from Barratt and / or Mount Anvil for AECOM to undertake the work. The Conservation Area Appraisal is the document which underlies the Conservation Area and is a street-by-street inventory of buildings, landmarks and features for the entire Conservation Area.

The Heritage and Character Assessment, by contrast, is generic and not as detailed. An updated Conservation Appraisal is essential in order to be able to monitor and respond to future planning applications and related matters.

The Heritage and Character Statement is considered by DCLG to be sufficient for the Neighbourhood Plan evidence base.

6. Further AECOM grant needs, eg policy drafting, plan writing, referendum and other evidence base requirements

Rupert and Nancy will follow up with Camden and Locality to determine if any other work is needed for the plan evidence base. A further grant will be sought for policy and Plan drafting.

It was suggested that Penny Davis be co-opted on to the Committee, which the constitution permitted. A member objected to this on the grounds that it would mean that Briardale Gardens would be over represented. It was therefore agreed that Penny's contribution could be through her involvement with the relevant sub committees rather than through co-option to the Committee.

7. Jazz and Quennell and future community engagement ideas

Community engagement is a prerequisite of developing a neighbourhood plan. Redfrog engagement events to date have included:

- the Boundaries consultation at UCS on 2.3.14;
- the Vision and Objectives Statement and Survey launch at Kings College Campus, Kidderpore Avenue on 1.5.14;
- attendance at the Lindfield and Langland Association summer party of 2014;
- the Xmas Bazaar held jointly with Hampstead School of Art on 29.11.14; and
- the Quennell and Jazz event to be held at Craxton Studios on 14.11.15. This is a relatively small-scale event, as Craxton Studios has capacity for a maximum of 80 attendees. The musical entertainment is being provided pro bono by Alan Finn's jazz band.

Further engagement events will need to be organised throughout the Plan area.

The next steps are to agree the Heritage and Character Statement and submit a policy draft to Camden. It is anticipated that the Referendum will be held in 2016.

A high-profile meeting is scheduled for 13.12.15. on Finchley Road and the potential to secure improvements from the construction of Cycle Superhighway 11. The meeting has been arranged in conjunction with Fortune Green and West Hampstead Neighbourhood Forum and is being hosted by JW3. Ms Tulip Siddiq, MP and senior GLA and TfL personnel have been invited.

Finchley Road is controlled by TfL, a difficult organisation to communicate with. Further significant greening measures are needed (although two new Scots Pines have been planted outside JW3) and timings for pedestrian crossings require improvement.

8. Election of Officers: Chairman, Treasurer, Vice Chairman and Secretary

Para 3.2e of the Constitution requires the election to the Committee of a Chair, Vice Chair, Treasurer and Secretary.

Nancy proposed Rupert McN to serve as Chair and Isabel proposed Jessica. Rupert was elected by eleven votes to six.

Laurence was proposed and seconded as Treasurer.

Rob, Eva and Mojgan offered to stand as Vice Chair. Rob was elected by a majority.

Nancy was proposed and seconded as Secretary.

There being no other items of business, Rupert thanked members for attending and closed the meeting.