

Eyam Parish Council

Email: eyamparishcouncil@gmail.com

Website: www.eyamparishcouncil.com

Minutes of Eyam Parish Council meeting held Monday 15th December 2025 at 7.30pm in the Mechanics Institute.

Councillors present: Cllrs, Peter Silley (Chair), John Plant (Vice-Chair), Mano Belivanis, Rebecca Haywood, Ian Jackson, Leslie Spittle, Kym West, Paul Wiles and Jeremy Wright.

In attendance: Colin Swindell (Clerk), Adrian Webster (Handyman), Cllr Simon Ripton (DDDC) and on member of the public.

Item		Action by
1225/1 Apologies	Apologies were received from Cllr Peter O'Brien (DDDC) and Cllr Alasdair Sutton (DCC).	
1225/2 Variation of business	Agreed: As Cllr Wiles indicated that he needed to leave the meeting early, items 1225/8 Defibrillators and 1225/14 Draft budget are to be brought forward, to take place after item 1225/5 Approval of minutes , to allow Cllr Wiles to participate in the those matters.	
1225/3 Interests	Cllr Wright declared an interest in item 1225/8 Housing regeneration .	
1225/4 Public speaking	- The agent for the planning application NP/DDD/1225/1191, spoke in support of the proposals, on behalf of the applicant. - Cllr Simon Ripton (DDDC) gave a brief update on housing matters and offered any assistance to the Parish Council that may be needed.	
1225/5 Approval of minutes	On the motion of Cllr Spittle, seconded by Cllr Wiles it was agreed: The minutes of the Parish Council meeting held Monday 24 th November 2025 be accepted as a true record. The minutes were signed by the Chair.	
Note:	As agreed under item 1225/2 Variation of business , items 1225/8 and 1225/14 were taken at this point in the meeting.	
1225/6 Chair's report	Cllr Silly made the following remarks: - At the last meeting, it was agreed that Cllr Silley Would complete the East Midlands Transport Plan Consultation on behalf of the Council and bring back the response to the December meeting. Upon drafting the response online, Cllr Silley found that it could not be saved and had to be submitted there and then. To save Cllr Silley from having to rewrite all the comments, these were summarized in an email to members and agreed. The response made the point that the objectives of the Mayors Transport Plan are commendable but wholly irrelevant to the needs of Eyam as a Peak District village. The consultation appeared to be mainly targeted at the urban areas within the East Midlands. A plea was made for improved bus routes and timetables. - Cllr Silley attended the Parish and Town Council Liaison Forum on 8th December 2025 at County Hall. The forum focused on the upcoming Local Government reorganization. The following was noted: • DCC has submitted a proposal to Central Government for single Derbyshire Unitary Authority which includes all Derbyshire principle authorities and Derbyshire City Council.	

	• A formal consultation on proposals is expected to take place between January and May 2026. • A decision from Central Government is expected in early summer 2026. • Shadow elections are anticipated to be held in April/May 2027 with the new unitary authority coming on stream in April 2028. • There are no plans to remove or replace Parish and Town Councils. • The proposals to move to a unitary authority are expected to save £140 million over 6 years, with the lowest time for payback as 2.6 to 4 years. • The suggested number of elected members for the new unitary authority is 112 Councillors, with 25 from Derby City. • The roles of Parish and Town Councils are not expected to change. - Cllr Silley commented on the Peak Park Planning meeting which considered the application to convert the former Eyam Post Office into a dwelling. The application was deferred, pending further information, but it was noted that the Parish Council's remarks were not commented upon nor referred to in the meeting.	
1225/7 Clerk's report	The Clerk reported the following actions and updates since the last meeting: - Streetlight at Town Head, outside 3 Orchard Bank obscured by a laurel tree (FS-Case-562396255 and follow-up reference FS-Case-592138858) – No update. Action still awaited from the 'DCC Tree Cutting Team' to cut back the laurel tree. - Streetlight at Old Butchers – Due to workload, the relocating on the streetlight will take place in early 2026. An exact date is to be confirmed in the New Year. - Footpath 16 – No update. The Clerk continues to pursue this with DCC PROW. - Broken fingerpost at Churchyard entrance/Footpath 13 (FS-Case-733151561) – No update. DCC Highways Fault Tracker gives the status as 'In progress'. - Condition of Footpath 13 through Churchyard (FS-Case-733152986) – No update. DCC Highways Fault Tracker gives the status as 'In progress'. - Japanese Knotweed by the Eyam sign on the closed section of New Road (FS-Case-727255592) – No update. DCC Highways Fault Tracker gives the status as 'In progress'. - Pollarding of trees on New Road (FS-Case-727251025) – No update. DCC Highways Fault Tracker gives the status as 'In progress'. - Meeting with Cllr Hill – Still no response from Cllr Hill regarding a request to meet with Parish Councillors in Eyam. - Fingerpost in The Square – The signs are now with Pennine Wood Working. The works to replace the fingerboards will cost £208.00 VAT to repair, which has been accepted by the Clerk. - Collapsed culvert – No update from the contractor. - Replacement CCTV Annual Service – Cllr Plant has recently met with a local contractor to obtain a quote for the replacement camera and for an annual service. - DDDC public toilet grant – DDDC has agreed to award Eyam Parish Council £1,000 towards the running of the toilets. Payment will be made once the matter has been approved by the DDDC legal team.	

	- Replacement (Parish Council) grit bin for Dunlow Lane – A new grit bin has been delivered and is to be installed by the Handyman at the earliest opportunity. - Replacement (DCC) grit bin for The Hillock (FS-Case-768110627) – No update. - Snow Warden Scheme – The delivery of free grit from DCC is still awaited. - Outside light at the toilets – The defective lights have been reported to DDDC for repair.	
1225/8 Housing regeneration	Councillors considered email exchanges between G&CT Consultants and the Parish Council over proposals to build local needs housing on the car park site. There appeared to be some debate over whether the toilet block and coach parking could remain in situ or if they would need to be relocated to maximise the number of dwellings that could fit on the site. It is the view of G&CT Consultants the toilet block would need to be relocated to achieve the number of houses to meet the local need, but DDDC are reluctant to do this as it would result in additional cost to the overall project. Agreed: To clarify the above points, the Clerk is to set up a further meeting between the Housing Working Group and G&CT Consultants. Agreed: The Housing Working Group is to also consider a meeting with the Eyam Museum Chair and Trustees to update them on the Housing Regeneration Scheme.	Clerk
1225/9 Peak Park Local Plan	Cllr Silley reported that he had read through the Peak Park Local Plan Review Consultation document and formulated a draft response on behalf of the Parish Council, which was circulated to members See Appendix 1225/A3. On the motion of Cllr Spittle, seconded by Cllr Belivanis, it was agreed: The draft response to the Peak Park Local Plan Review Consultation, as shown in Appendix 1225/A3 be submitted by Cllr Silley. Cllr Silley was thanked for the work he had put into the above.	Cllr Silley
Note:	Cllr Wiles left the meeting at 8.50pm.	
1225/10 Defibrillators	Following reports that the defibrillator in the telephone kiosk in The Square was defective, it has been inspected by the Clerk and found to be defunct. The defibrillator at the Eyam Museum was found to be in good working order. On the motion of Cllr Silley, seconded by Cllr Jackson, it was agreed: - The Clerk be given delegated authority to spend up to £800.00 (excl VAT) on a replacement defibrillator and this be installed at the earliest opportunity. - The Clerk is to register the AED on The Circuit national database. - The Clerk is to contact the volunteer Defibrillator Guardian and provide clear instructions on how to carry inspections on the new device.	Clerk Clerk Clerk
1225/11 Closure of Cooperative Bank Accounts	On the motion of Cllr West, seconded by Cllr Plant, it was agreed: The Clerk be given delegated authority to close the Parish Council's Cooperative bank accounts.	Clerk
1225/12 Village reports	- Cllr West raised concern over drainage at Little Edge. A culvert in a neighbouring field is flowing over capacity and being diverted towards the gateway of a residential property. This is also resulting the pavement lifting. Action: The Clerk is to inspect the affected area and report to the appropriate authority.	Clerk

	- The gully by the Sheep Roast has been cleansed but DDDC need to be informed that the water is discharged through a culvert which runs under Delph House. This needs to be cleansed the next time the gully is emptied. Action: The Clerk is to report the above to DDDC. - It has been noted that The Nook has started to rut. - Cllr Belivanis reported that Blachere are due to return to Eyam to rectify issues with the Christmas lights.	Clerk																											
1225/13 Finance	i. Approval of payments On the motion of Cllr Jackson, seconded by Cllr Belivanis the following payments were agreed: <table> <tr> <th>Payee:</th><th>Item of expenditure:</th><th>Amount:</th></tr> <tr> <td>Unity Trust Bank</td><td>Bank charges (November 2025)</td><td>£ 6.00</td></tr> <tr> <td>JA Porter</td><td>Cleaning (December 2025)</td><td>£ 510.00</td></tr> <tr> <td>Markovitz</td><td>MOT type 1</td><td>£ 57.06</td></tr> <tr> <td>Ann Harrison</td><td>Cleaning materials</td><td>£ 77.16</td></tr> <tr> <td>ICO</td><td>Annual data protection fee (2025/26)</td><td>£ 47.00</td></tr> </table> - Following correspondence from the Eyam Sports Association, it was agreed to pay the £1,000.00 annual donation. - As the December meeting is being held earlier in December, due to the Christmas period, payslips for Parish Council staff and the HMRC P30 have not been issued by DM Payroll. The Clerk, therefore, is given delegated authority to make the payments prior to the next meeting, at which they will be approved retrospectively. ii. Income received <table> <tr> <th>Payee:</th><th>Item of income:</th><th>Amount:</th></tr> <tr> <td>Various</td><td>Auction of Promise (Christmas lights)</td><td>£ 3,575.50</td></tr> <tr> <td>DCC</td><td>DCC Community Leadership Grant</td><td>£ 200.00</td></tr> </table> iii. Budget and accounts monitoring The budget and bank reconciliation statement (as of 30th November 2025) was circulated to members – see Appendix 1225/A1	Payee:	Item of expenditure:	Amount:	Unity Trust Bank	Bank charges (November 2025)	£ 6.00	JA Porter	Cleaning (December 2025)	£ 510.00	Markovitz	MOT type 1	£ 57.06	Ann Harrison	Cleaning materials	£ 77.16	ICO	Annual data protection fee (2025/26)	£ 47.00	Payee:	Item of income:	Amount:	Various	Auction of Promise (Christmas lights)	£ 3,575.50	DCC	DCC Community Leadership Grant	£ 200.00	
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1225/14 Draft budget 2026/7	On the motion of Cllr Wiles, seconded by Cllr Belivanis, it was agreed: - The draft budget 2026/27 be accepted as set out in Appendix 1225/A2. - The precept for 2026/27 be set at £52,763.00 (an increase of 5%) to meet a forecast revenue expenditure of £55,520. - The closing balance for 2025/26 is forecast to be £44,323. - The Clerk is to submit the agreed Parish Precept requirement to Derbyshire Dales District Council.	Clerk																											
1225/14 Planning5	i. Response to recent planning applications - NP/DDD/1125/1191 - Land south of Boundary Farm, Lydgate, Eyam Demolition of existing building, erection of an Affordable Local Needs Dwelling, works of hard and soft landscaping and other associated works On the motion of Cllr Silley, seconded by Cllr Plant, it was agreed: The following comments be submitted to PDNPA in relation to the above application: - Eyam Parish Council supports the application. - Eyam Parish Council particularly supports the inclusion of the Section 106 Agreement which ensures the property remains an affordable local needs dwelling in perpetuity.																												

	ii. PDNPA decisions on recent planning application. None.	
1225/16 Correspondence	The following correspondence were considered and noted: - Derbyshire Fire and Rescue – Annual Delivery Plan 2026/27 and Budget Proposals - Cllr Peter O’Brien – Hope Valley Forum - PPPF – Slides to assist with response to Local Plan Review - Bakewell SNT - Current Priorities under review - UK Cycling Events Ltd - The Peaks Tour 2026 Event Plan - DALC – Newsletter (December 2025) - Eyam Sports Association – Donation request	
1225/17 Next agenda	None.	
1225/18 Next meeting	Agreed: The next Eyam Parish Council meeting is to be held on Monday 26 th 2026 at 7.30pm in the Mechanics Institute.	

The meeting closed at 9.25pm

DDDC – Derbyshire Dales District Council
DALC – Derbyshire Association of Local Councils
PPPF – Peak Park Parishes Forum

DCC – Derbyshire County Council
PDNPA – Peak District National Park Authority

Appendix 1225/A1

Budget and Bank Reconciliation Statement

Budget 2025/26

30th November 2025

Category of expenditure	Actual	Budget	Variance
Salaries, pensions and PAYE	£ 18,516.32	£ 27,000	£ 8,483.68
Administration and expenses	£ 106.99	£ 100	-£ 6.99
Handyman's supplies and equipment	£ 319.05	£ 550	£ 230.95
IT and website	£ -	£ 100	£ 100.00
Advertising	£ -	£ 150	£ 150.00
Room hire	£ 37.50	£ 250	£ 212.50
Payroll	£ 132.00	£ 160	£ 28.00
Insurance	£ 1,340.79	£ 1,250	-£ 90.79
Audit	£ 415.00	£ 500	£ 85.00
Subscriptions	£ -	£ 425	£ 425.00
Training	£ -	£ 500	£ 500.00
Toilet cleaning	£ 3,864.62	£ 6,000	£ 2,135.38
Washroom contract	£ 2,571.20	£ 3,500	£ 928.80
Market Hall electricity	£ 64.00	£ 150	£ 86.00
Defibrillators	£ -	£ 300	£ 300.00
CCTV maintenance	£ 375.00	£ 500	£ 125.00
Footpaths	£ -	£ 300	£ 300.00
Maintenance and contingency	£ 1,008.74	£ 2,000	£ 991.26
Elections	£ -	£ 300	£ 300.00
Grants/donations	£ 250.00	£ 1,200	£ 950.00
PWLB loan repayments	£ 3,179.93	£ 6,360	£ 3,180.07
Bank charges	£ 99.00	£ 200	£ 101.00
Flood Prevention	£ -	£ 1,000	£ 1,000.00
Christmas lights	£ -	£ 1,000	£ 1,000.00
Total expenditure:	£ 32,280.14	£ 53,795.00	£ 21,514.9
Income			
Parish precept	£ 50,250.00		
Donations (Facilities)	£ 723.10		
Donations (Christmas lights)	£ 5,780.00		
Grants	£ 250.00		
Eyam Museum (Advertising)	£ 1,000.00		
Grant - UK Shared Prosperity Fund	£ -		
Bank shares	£ 5.13		
Bank interest	£ 1,081.62		
VAT reclaim (2024/25)	£ 4,697.67		
Total income:	£ 63,787.52		

Bank Reconciliation

30th November 2025

Cash Book		Bank	
Balance from 2024/25	£ 45,936.37	Unity Trust Current Account	£ 5,222.20
Plus receipts	£ 63,787.52	Unity Trust Instant Access Account	£ 50,096.08
Less payments	-£ 32,280.14	Coop Current Account	£ 10,000.00
Less VAT paid	-£ 770.74	Coop Reserve Account	£ 14,279.90
	£ 76,673.01	Plus unrepresented receipts	£ -
		Less unrepresented cheques/payment	-£ 2,925.17
			£ 76,673.01

Appendix 1225/A2

Budget 2026/27 (as approved)

Item of Expenditure	2024/25		2025/26			2026/27 Proposed
	Budget	Actual	Budget	Actual	Forecast	
Salaries, pensions and PAYE	£ 26,500	£ 25,536	£ 27,000	£ 18,516	£ 25,825	£ 27,750
Administration & expenses	£ 100	£ 159	£ 100	£ 107	£ 120	£ 150
Handyman's supplies & equipment	£ 550	£ 97	£ 550	£ 319	£ 450	£ 550
IT and website	£ 250	£ 16	£ 100	£ -	£ 650	£ 650
Advertising	£ 150	£ -	£ 150	£ -	£ -	£ -
Room hire	£ 200	£ 294	£ 250	£ 38	£ 300	£ 250
Payroll	£ 200	£ 132	£ 160	£ 132	£ 132	£ 160
Insurance	£ 1,200	£ 1,099	£ 1,250	£ 1,341	£ 1,341	£ 1,500
Audit	£ 450	£ 400	£ 500	£ 415	£ 415	£ 500
Subscriptions	£ 425	£ 429	£ 425	£ -	£ 450	£ 450
Training	£ 500	£ -	£ 500	£ -	£ -	£ 250
Toilet cleaning	£ 5,500	£ 5,577	£ 6,000	£ 3,865	£ 6,300	£ 6,500
Washroom contract and supplies	£ 3,500	£ 4,033	£ 3,500	£ 2,571	£ 3,200	£ 3,500
Market Hall electricity	£ 500	£ 96	£ 150	£ 64	£ 96	£ 250
Defibrillators	£ 300	£ -	£ 300	£ -	£ -	£ 300
CCTV	£ 1,000	£ 365	£ 500	£ 375	£ 1,450	£ 500
Footpaths	£ 300	£ -	£ 300	£ -	£ -	£ 300
Maintenance & contingency	£ 2,000	£ 19,072	£ 2,000	£ 1,009	£ 4,000	£ 2,000
Elections	£ 500	£ -	£ 300	£ -	£ -	£ 300
Grants/donations	£ 1,200	£ 2,075	£ 1,200	£ 250	£ 1,250	£ 1,200
PWLB loan repayments	£ 6,360	£ 6,360	£ 6,360	£ 3,180	£ 6,360	£ 6,360
Bank Charges	£ 150	£ 120	£ 200	£ 99	£ 200	£ 100
Flood prevention	£ 1,000	£ -	£ 1,000	£ -	£ -	£ 1,000
Christmas lights	£ -	£ -	£ 1,000	£ -	£ 10,509	£ 1,000
Total Expenditure:	£ 52,835	£ 65,861	£ 53,795	£ 32,280	£ 63,048	£ 55,520
Precept	£ 43,695	£ 43,695	£ 50,250	£ 50,250	£ 50,250	£ 52,763
Donations (Facilities)	£ 2,940	£ 1,485	£ 1,740	£ 723	£ 1,200	£ 500
Donations (Christmas lights)	£ -	£ -	£ -	£ 5,120	£ 6,000	£ -
Grants	£ -	£ -	£ -	£ 250	£ 1,250	£ -
DCC footpath grant	£ -	£ -	£ 300	£ -	£ 430	£ 430
Eyam Museum	£ 1,000	£ 1,000	£ 1,000	£ -	£ 1,000	£ 1,000
UK Shared Prosperity Fund		£ 14,895	£ -	£ -	£ -	£ -
Co-Operative Bank (Shares)	£ 4	£ 4	£ 5	£ 5	£ 5	£ -
Co-Op Reserve Acc. (Interest)	£ 100	£ 1,169	£ 500	£ 986	£ 1,300	£ 827
Total Income:	£ 47,739	£ 62,249	£ 53,795	£ 57,334	£ 61,435	£ 55,520
Year-end forecast 2025/26						
Opening balance	£ 45,936					
Forecast income	£ 61,435					
Forecast expenditure	£ 63,048					
Forecast closing balance 2025/26	£ 44,323					

Comments

Event: Local Plan Review Preferred Approach Consultation

Agent Name: Dr Peter Silley

Agent Organisation: Eyam Parish Council

Agent Position: Chair

Agent Email: petersilley@gmail.com

Agent Address: Forresters House, The Square Eyam S32 5RB

Consultee Organisation: Eyam Parish Council

Consultee Address: Forresters House, Eyam S32 5RB

Consultation point: 2 Planning in a National Park

Please add any comments that you have on this section.

As a Parish Council for Eyam, most of our comments are against the background of the fourth point of the listed Government's Vision for national parks, namely

fostering and maintaining vibrant, healthy and productive living and working communities

The point is made that the number of young and working age people within the Park is down by 17.9% and 12% respectively since 2011. We believe this is largely due to the lack of housing and restrictions on business development. To maintain vibrant, healthy and productive living and working communities it is crucial that housing policies take into consideration housing need.

Consultation point: Outcome 5 Outcome 5: The Peak District is a welcoming place where all are inspired to enjoy, care for and connect to its special qualities.

Please add any comments that you have on this Outcome.

In terms of supporting tourism through improved visitor accommodation we would argue that all holiday lets should be registered and numbers thereof controlled within settlements. Failure to do this will result in communities being destroyed as increased numbers of holiday lets serves to force house prices upwards meaning young people cannot afford to live in the communities in which they grew up. This threatens the viability of schools and is at odds with the Government objectives of National Parks, "fostering and maintaining vibrant, healthy and productive living and working communities".

We are not against holiday lets but their numbers within local communities must be controlled; there will be an optimum number of holiday lets within a settlement that benefits the local community and it is our belief that Parish Councils should have responsibility for deciding on the number appropriate to their settlement.

Consultation point: Outcome 6 Outcome 6: Peak District National Park communities are thriving and sustainable places where all generations can live healthy and fulfilled lives

Please add any comments that you have on this Outcome.

We support this unreservedly but would suggest the housing need is greater than that described.

We are concerned that the consultation does not differentiate between "affordable" and "social" housing

Control of numbers of holiday lets in settlements would go some way to meeting the housing crisis in many settlements

It is crucial that homes are retained as primary residencies

We would argue that consideration needs to be given to ongoing housing need, housing needs are assessed at a point in time with little consideration of future need. For example, provision of one bedroomed accommodation for young couples does not allow for family growth and can create a logjam within settlements which has a knock on effect of impacting schools within those settlements.

Consultation point: Outcome 7 Outcome 7: The Peak District has a flourishing economy in accord with nature recovery and climate change mitigation

Please add any comments that you have on this Outcome.

Fully support these objectives but comment that such objectives must be supported by policies that are interpreted appropriately allowing the development of businesses within settlements.

Consultation point: Draft Policy Direction - Settlement Strategy, Town and Larger Villages

Please add any comments that you have on this Draft Policy Direction.

We support the position of Eyam being considered as a larger village but we again raise the need to define social housing as different to affordable housing.

We strongly believe that it is crucial to include permanent residency clauses requiring new properties to be permanently occupied and not used as second homes or holiday lets.

Housing Policy needs to ensure that it does not preclude developers being prepared to work in the National Park through inappropriate restrictions. We need a different

framework for such small developments in national parks or they simply will not happen

Whilst we will return to this, the restriction of both housing size and allocation to immediate need creates an immediate block to natural community growth via family growth. It is also socially a cruel policy since it will mean that couples will have to weigh up any desire to have children against the practical possibility they will be able to find a larger house in their community. In other words, this will artificially restrict the very sustainable community development that it seeks to provide

The local plan can't separate itself from the reality of funding and the processes of individual and therefore community development in this way if it is to serve any meaningful purpose.

Consultation point: Draft Policy Direction - Settlement Strategy, Settlements in parishes split by NPA Boundary

Please add any comments that you have on this Draft Policy Direction.

Where housing needs surveys have recently been carried out, as in Eyam, is it not appropriate to include the required housing need within the plan?

Consultation point: Draft Policy Direction 4 Development management principles (development management policy)

Please add any comments that you have on this Draft Policy Direction.

Fully support

Consultation point: Draft Policy Direction 5 Siting, design, layout and landscaping (development management policy)

Please add any comments that you have on this Draft Policy Direction.

Fully support this but add the comment that currently Peak Park planners are not working within their own policies regarding vehicle parking in relation to planned new builds. Will this change?

Consultation point: Draft Policy Direction 6 Planning conditions, developer contributions and legal agreements (core strategic policy)

Please add any comments that you have on this Draft Policy Direction.

Surely the overarching need for fostering and maintaining vibrant, healthy and productive living and working communities must be a high level consideration.

Currently Planning Officers are, in some instances, ignoring comments from Parish Councils even when those comments are consistent with Planning Policy. Again we ask the question will this change?

Consultation point: 7 Recreation and Tourism

Please add any comments that you have on this section.

Whilst we support improvement of and expansion of public transport we believe that the Peak Park must make additional car parking provision within the park to alleviate the damage being done to road verges through indiscriminate and dangerous parking

Consultation point: Draft Policy Direction 8 Hotels, bed and breakfast and self-catering accommodation (strategic policy)

Please add any comments that you have on this Draft Policy Direction.

We strongly urge Peak Park to take into consideration change of use of domestic properties to holiday lets, in effect businesses. This needs to be controlled such that the number of holiday lets in a settlement does not detract from fostering and maintaining

vibrant, healthy and productive living and working communities.

Consultation point: Draft Policy Direction 9 Holiday occupancy of self-catering accommodation

Please add any comments that you have on this Draft Policy Direction.

We strongly urge Peak Park to take into consideration change of use of domestic properties to holiday lets, in effect businesses. This needs to be controlled such that the number of holiday lets in a settlement does not detract from fostering and maintaining vibrant, healthy and productive living and working communities.

Consultation point: Draft Policy Direction 14 New housing

Please add any comments that you have on this Draft Policy Direction.

We are concerned that the consultation does not differentiate between "affordable" and "social" housing

Control of holiday lets in settlements would go some way to meeting the housing crisis in many settlements

We strongly believe that it is crucial to include permanent residency clauses requiring new properties to be permanently occupied and not used as second homes or holiday lets.

Housing Policy needs to ensure that it does not preclude developers being prepared to work in the National Park through inappropriate restrictions. We need a different framework for such small developments in national parks or they simply will not happen

There should not be restriction of housing size as this creates an immediate block to natural community growth via family growth. It is also socially a cruel policy since it will mean that couples will have to weigh up any desire to have children against the practical possibility they will be able to find a larger house in their community. In other words, this will artificially restrict the very sustainable community development that it seeks to provide. The local plan can't separate itself from the reality of funding and the processes of individual and therefore community development in this way if it is to serve any meaningful purpose.

Policy 22 has issues with future-proofing as housing surveys look at a point in time, families expand and need to move from 2 to 3 or 4 bedrooms.

We strongly endorse the idea that parish councils MUST be consulted when considering housing needs and planning.

Consultation point: Draft Policy Direction 15 Primary residence

Please add any comments that you have on this Draft Policy Direction.

We fully support this and would go further to say new social housing must be allocated to local people.

Consultation point: Policy 21 First occupation local needs

homes

Please add any comments that you have on this Draft Policy.

We would argue that first occupancy should be restricted to individuals who can demonstrate clear linkages to family and/or dependents irrespective of their time living in the Parish. Failure to acknowledge this will serve to negatively impact vibrant, healthy and productive living and working communities

Consultation point: Policy 22 Second and subsequent occupation

Please add any comments that you have on this Draft Policy.

We support the principles identified here but question some of the time constraints, as discussed in the previous response.

If there are clear linkages to family and/or dependents irrespective of the time living in the Parish, then occupation of housing should be allowed. Failure to acknowledge this will serve to negatively impact vibrant, healthy and productive living and working communities

Consultation point: Draft Policy Direction 18 Planning conditions, developer contributions and legal agreements (core strategic policy)

Please add any comments that you have on this Draft Policy Direction.

In full agreement

Consultation point: Policy 27 Housing development on brownfield land

Please add any comments that you have on this Draft Policy.

There is no differentiation between affordable and social housing; this needs clarification

Consultation point: Policy 29 Housing mix

Please add any comments that you have on this Draft Policy.

Again there is a failure to differentiate between social and affordable housing, this needs clarification.

Housing mix should be determined locally with input from Parish Councils and whilst it is admirable to define a target housing mix there will inevitably be a financial input derived from development costs. Will policy look to override such commercial inputs?

Consultation point: Policy 30 Housing size

Please add any comments that you have on this Draft Policy.

Housing Size is contentious. Strict size thresholds, risk removing flexibility from schemes that could otherwise meet genuine local need. It also seems contradictory that “character and landscape considerations” can allow variation, but only where it doesn't affect viability or developer contributions, which is exactly where flexibility is usually needed! We are concerned that the Planning Department's interpretation of these thresholds is likely to be far stricter in practice than the policy wording suggests.

Across all of these policies, the recurring issue remains the same: the Peak Park Planning Department ultimately controls interpretation, implementation, and exceptions, and this is where projects seem to get stopped.

Regardless of how carefully written the policies are, if the Planning Department continues to apply an inflexible, highly restrictive approach, then local needs won't be met, and the Parish's ability to shape sustainable housing will remain severely limited.

Consultation point: Policy 31 Extensions and alterations

Please add any comments that you have on this Draft Policy.

Support

Consultation point: Policy 32 New outbuildings and alterations and extensions to existing outbuildings in the curtilage of dwelling houses

Please add any comments that you have on this Draft Policy.

Supported

Consultation point: Policy 34 Residential gardens

Please add any comments that you have on this Draft Policy.

Supported

Consultation point: Draft Policy Direction 19 Business development

Please add any comments that you have on this Draft Policy Direction.

Supported

Consultation point: Policy 41 Provision and retention of community services and facilities (strategic policy)

Please add any comments that you have on this Draft Policy.

Fully supported, this is very important

Consultation point: Policy 42 Retention of community recreation sites or sports facilities (development management policy)

Please add any comments that you have on this Draft Policy.

Fully supported

Consultation point: Policy 44 Minerals development

Please add any comments that you have on this Draft Policy.

It is imperative that we support jobs within the National Park otherwise we will become a museum. The area has a rich history in minerals development long before it was a National Park, we must support a longstanding aspect of what makes the Park what it is

Consultation point: Draft Policy Direction 22 Reducing the general need to travel and encouraging sustainable transport

Please add any comments that you have on this Draft Policy Direction.

Sustainable transport is an admirable objective but the challenges of an aging population in a Peak District village with limited public transport necessitates car ownership and car use

Consultation point: Policy 62 Routes for walking, cycling and horse riding, and waterways (strategic policy)

Please add any comments that you have on this Draft Policy.

Walking is dependent upon safe pathways. Eyam is lacking in safe pathways that access the village and move through the village

Consultation point: Draft Policy Direction 24 Minimising the adverse impact of motor vehicles and managing the demand for car and coach parks (strategic policy)

Please add any comments that you have on this Draft Policy Direction.

The National Park is in desperate need of appropriately positioned car parks akin to those in other National Parks

Consultation point: Policy 65 Residential off-street parking

Please add any comments that you have on this Draft Policy.

We agree with this policy yet comment that current planning decisions are ignoring these very important issues.

Consultation point: Policy 66

Please add any comments that you have on this Draft Policy.

Car parks around the Eyam, Grindleford, Longshaw, Curbar, Calver area are desperately needed so as to:

- remove obstructive parking practices;
- improve road safety;
- improve verges and their associated habitats;