

MINUTES of the DEVELOPMENT & MARKET COMMITTEE
held at the Fakenham Connect Building, Oak Street, Fakenham

MONDAY 13TH MAY 2024 AT 5.30PM

PRESENT:

Councillors: D Hunter (Chair presiding), A Glynn, J Holdom, T Duffy, M Dutton, I Ponton, G Acheson

Town Clerk: L Meanley

Deputy Clerk: A Kerrison

General public: None

		Action
168	<p>To allow 10 minutes for Col David James and Lord Charles Townshend from the Royal British Legion, Fakenham Branch to address the meeting.</p> <p>Col. James outlined the background of the Royal British Legion Fakenham branch, and why they currently do not have a permanent meeting place/storage facility. They would like to put a portacabin on Aldiss Park. This would be used to store the poppy appeal items and as a meeting room for small groups of people. It would also be more accessible for members than their current temporary home. Councillors were not against the idea but highlighted a few issues; planning permission may be needed, security, will need services such as electricity, lighting etc. These would be for the RBL to sort. Several other venues were suggested for meeting rooms which would be more accessible and have better facilities which would then only require storage facilities at Aldiss Park. On the proposition of Cllr Acheson, seconded by Cllr Duffy, agreed to recommend to Full Council that RBL should be allowed to put a storage facility at Aldiss Park.</p> <p>Col. James and Lord Townshend left the meeting.</p>	
169	<p>TO RECEIVE APOLOGIES FOR ABSENCE Apologies received and accepted from Cllr L Harrison.</p>	
170	<p>DECLARATIONS OF INTEREST None</p>	
171	<p>TO CONFIRM THE MINUTES OF THE MEETING HELD ON 8th APRIL 2024 The minutes of the meeting held on 8th April 2024 having been circulated, were on the Proposition of Cllr Hunter seconded by Cllr Glynn, AGREED by all and signed by the Chairman</p>	
172	<p>MATTERS ARISING FROM THE MINUTES: MINUTE 134 - TO DISCUSS BOUNDARY CHANGES FOR PROPERTIES IN SCULTHORPE PARISH THAT ARE FAKENHAM SIDE OF BYPASS. There was nothing new to report.</p>	
173	<p>ELECTORS QUESTIONS A resident reported that a resident has made an opening in the hedge at King Fisher close to be able to get his boat onto Barbers Lane. They have been advised that retrospective planning permission may be needed.</p>	
174	<p>TO CONSIDER APPLICATIONS FOR PLANNING PERMISSIONS AS FOLLOWS: PA 4652 (PF/24/0744) - Erection of porch extension to front of dwelling - 86 Lancaster Avenue, NR21 8DJ. NNDC case officer: Fran Watson. Comments to NNDC by 10/5/24. PA 4653 (PF/24/0787) - Demolition of conservatory and erection of single storey rear extension - 7A Caslon Close, NR21 9DL. NNDC case officer: Isobel McManus. Comments to NNDC by 16/5/2024</p> <p>Cllrs offered no objection and no comment</p>	

	<p>PA 4654 (LA/24/0864) - Internal and external works associated with erection of single storey extension - Mill Cottage, The Old Mill, Hempton Road, NR21 7LA. NNDC case officer: Nicola Wray. Comments to NNDC by 24/5/2024</p> <p>Cllrs offered no objection and no comment</p> <p>PA 4655 (PF/24/0863) - Single storey extension to dwelling - Mill Cottage, The Old Mill, Hempton Road, NR21 7LA. NNDC case officer: Nicola Wray. Comments to NNDC by 24/5/2024</p> <p>Cllrs offered no objection and no comment</p>	
175	<p>TO NOTE COMMENTS ON APPLICATIONS FOR PLANNING PERMISSIONS AS AGREED BY THE D&M COMMITTEE VIA EMAIL AS FOLLOWS:</p> <p>PA 4648 (PF/24/0638) - Demolition of conservatory, bay windows and chimney; Conversion of attached garage to living accommodation, insertion of new windows, doors and timber panel infills, and replacement of entrance canopy - Schiehallion , 13 Nelson Road, NR21 9EN. NNDC case officer: Fran Watson. Comments to NNDC by 26/4/24.</p> <p>Cllrs offered no objection or comment</p> <p>PA 4649 (PF/24/0633) - Installation of ground mounted solar PV array and EV charging points - Heath Barn, Norwich Road, Norfolk,. NNDC case officer: Ana Nash. Comments to NNDC by 26/4/24</p> <p>Cllrs commented that attention should be given to make sure that panels do not encroach onto the bank leading down to the road. as this will be unsightly and detrimental to the road scene and approach to Fakenham, and not good for neighbours across the road. There are also some mature trees along the top of the bank that should have TPO's put on them to ensure that they are not taken down to increase the sunlight to the panels.</p> <p>PA 4650 (RV/24/0637) - Variation of Condition 2 (approved plans) of planning permission PF/22/0617 (Erection of single storey front and side extensions) to change materials to front entrance and alterations to construction of side extension roof - 52 North Park, NR21 9RQ. NNDC case officer: Isobel McManus. Comments to NNDC by 30/4/24.</p> <p>Cllrs offered no objection or comment</p> <p>PA 4651 (CL/24/0656) - Certificate of lawfulness for existing use of building and site as light industrial (Classes E(g) (i), (ii) and (iii)) - Unit 5 , George Edwards Road, Fakenham, Norfolk, NR21 8NL. NNDC case officer: Mark Brands.</p> <p>Cllrs offered no objection or comment</p> <p>These were noted</p>	
176	<p>TO RECEIVE NOTICE OF DECISIONS OF THE PLANNING AUTHORITY:</p> <p>PA 4641 (RV/24/0021) - Variation of condition 2 (approved plans) of planning permission PF/00/0449 (Conversion to 5 dwellings) to allow for amendments to the design to the 3 remaining undeveloped properties - Claypit House, Claypit Lane. NNDC case officer: Olivia Luckhurst. Comments to NNDC by 5/3/2024</p> <p>At the D&M meeting on 4th March 2024 FTC declared an interest as the land adjoins the allotment site. Cllrs offered no objection but commented that the rear wall must be strong enough to resist any pressure from the steep soil bank up to the allotments.</p> <p>APPROVED</p>	

PA 4643 (LA/24/0350) - Replacement 1no. Projecting sign retaining existing brackets which are to be painted blue to match new fascia. Replacement of 1no. Fascia sign and 1no. Car park sign. Replacement statutory signage - 14 Market Place, NR21 9BG. NNDC case officer: Nicola Wray. Comments to NNDC by 20/3/24

**At the D&M meeting on 8th April 2024 Cllrs offered no objection or comment.
APPROVED**

PA 4644 (ADV/24/0349) - Replacement 1no. Projecting sign retaining existing brackets which are to be painted blue to match new fascia. Replacement of 1no. Fascia sign and 1no. Car park sign.- 14 Market Place, NR21 9BG. NNDC case officer: Nicola Wray. Comments to NNDC by 20/3/24

**At the D&M meeting on 8th April 2024 Cllrs offered no objection or comment.
APPROVED**

PA 4645 (PF/24/0361) - Erection of single storey side extension and conversion of garage to habitable accommodation - 3 The Orchard, Holt Road, NR21 8JF. NNDC case officer: Nicola Wray. Comments to NNDC by 27/3/2024

**At the D&M meeting on 8th April 2024 Cllrs offered no objection or comment.
APPROVED**

PA 4651 (CL/24/0656) - Certificate of lawfulness for existing use of building and site as light industrial (Classes E(g) (i), (ii) and (iii)) - Unit 5 , George Edwards Road, Fakenham, Norfolk, NR21 8NL. NNDC case officer: Mark Brands.

PERMISSION NOT NEEDED

PA 4646 (RV/24/0557) - Erection of single-storey extension building with connecting external canopy; new accessible entrance to existing building, fencing and parking area without complying with condition 2 (approved plans) of planning permission PF/23/2600 to allow amendments to the roof design and window locations of the proposed new modular extension building, including the addition of PV panels - Cadet Centre (atc), At Fakenham College, Wells Road, NR21 9HP – NNDC case officer: Isobel McManus. Comments to NNDC by 12/4/2024

**At the D&M meeting on 8th April 2024 Cllrs offered no objection or comment
APPROVED**

PA 4649 (PF/24/0633) - Installation of ground mounted solar PV array and EV charging points - Heath Barn, Norwich Road, Norfolk,. NNDC case officer: Ana Nash. Comments to NNDC by 26/4/24

Cllrs commented that attention should be given to make sure that panels do not encroach onto the bank leading down to the road. as this will be unsightly and detrimental to the road scene and approach to Fakenham, and not good for neighbours across the road. There are also some mature trees along the top of the bank that should have TPO's put on them to ensure that they are not taken down to increase the sunlight to the panels.

APPROVED

PA 4558 (PF/21/3158) Siting of a static caravan to provide overnight accommodation for security staff – RS Vehicle Hire, Hempton Road, NR21 7LA. An appeal has been made to the Secretary of State against NNDC decision to refuse permission

Appeal Dismissed.

PA 4650 (RV/24/0637) - Variation of Condition 2 (approved plans) of planning permission PF/22/0617 (Erection of single storey front and side extensions) to change materials to front entrance and alterations to construction of side extension roof - 52 North Park, NR21 9RQ. NNDC case officer: Isobel McManus. Comments to NNDC by 30/4/24.

Cllrs offered no objection or comment

APPROVED

