

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

**MONDAY 7<sup>TH</sup> NOVEMBER 2022 AT 5.30PM**

**PRESENT:**

Councillors: G Acheson (Chairman presiding), A Glynn, T Duffy, J Holdom, V Joslin,  
D Andrew and M Dutton

Town Clerk: Granville Hawkes

General public: Two members of the public

		<b>Action</b>
<b>89</b>	<b>TO RECEIVE APOLOGIES FOR ABSENCE</b> Apologies: Cllrs Foortse, Campbell & Hunter.	
<b>90</b>	<b>DECLARATIONS OF INTEREST</b> Non pecuniary interest in Planning application PA4570 – Cllr Acheson Non pecuniary interest in grant application Fakenham Area Partnership Cllr Holdom	
<b>91</b>	<b>TO CONFIRM THE MARKET TOLLS GRANTS AWARDED IN THE D &amp; M MEETING OF 03/10/2022</b> Two applications were agreed for Active Fakenham for £6,419.00 and the Fakenham Area Partnership for £8,290.98 on the proposition of Cllr Acheson, seconded by Cllr Glynn, these were both agreed by all, except Cllr Holdom who abstained.	
<b>92</b>	<b>MINUTES</b> The minutes of the meeting held on 3 <sup>rd</sup> October 2022 having been circulated, were on the Proposition of Cllr Glynn seconded by Cllr Acheson, AGREED by all and signed by the Chairman. It was noted that Cllr Foortse did not attend and Mr Rockett attended as a member of the public not a Councillor	
<b>93</b>	<b>MATTERS ARISING</b> There were no matters arising.	
<b>94</b>	<b>ELECTORS QUESTIONS</b> The Clerk reported the traffic issues in the town due to the significant number of road closures which appear to have been granted without any coordination – a letter has been sent to County Councillor Tom Alexander. The new illuminated sign outside Wensum Lodge has not had planning approval, it is not sympathetic to the building and the Clerk will contact NNDC planning department.	<b>Clerk</b>
<b>95</b>	<b>TO CONSIDER APPLICATIONS FOR PLANNING PERMISSIONS</b>  PA 4574 (PF/22/2392) - Two semi-detached houses with parking - 19 Greenway Close, NR21 8DE. NNDC case officer: Miss Jamie Smith. <b>Comments to NNDC by 8/11/2022</b>  <b>Councillors have no comments or objections.</b>  PA 4575 (PF/22/2381) - Construction of three, two storey terraced dwellings and car parking - 6 - 10 Norwich Road, Norfolk. NNDC case officer: Mr Darryl Watson. <b>Comments to NNDC by 9/11/2022</b>  <b>An email was read out by the Clerk regarding the planning application PA4575(PF/22/2381), the applicant Mr Rust who attended the meeting, also gave further clarification about the traffic issues involved. Cllr Acheson who expressed concern at the Highways issues involved proposed that he prepare a comment for circulation to members, this was seconded by Cllr</b>	

	<p><b>Glynn, and agreed by all. Once circulated these comments will be added to the application from FTC on the NNDC planning portal.</b></p> <p>PA 4576 (PF/22/2421) - Formation of access and driveway to Water Moor Lane - BridgeFarm Workshop, Water Moor Lane, NR21 8JS. NNDC case officer: Mr Rob Arguile. <b>Comments to NNDC by 10/11/2022.</b></p> <p><b>Councillors objected as there is no consultancy/Highways report on the implications of this new access, visibility, and the impact on further development in the area, also need to consider the long term plan for this to be a one way road.</b></p> <p>PA 4577 (RV/22/2453) - Variation of condition 2 (approved plans) of planning permission PF/20/0993: (single storey extension to clubhouse) to allow for to revised internal layout and glazing position - Clipbush Park , Clipbush Lane, NR21 8SW. NNDC case officer: Mr Darryl Watson. <b>Comments to NNDC by 11/11/2022.</b></p> <p><b>Councillors have no comment or objection.</b></p> <p>PA 4578 (PF/22/2481) – single storey detached building for use as a hair salon(alteration of planning permission PF 22/0355 – relocation and design of unit) – 11 Rudham Stile Lane NR21 8JL. NNDC case officer: Miss Jo Medler. <b>Comments to NNDC by 14/11/2022.</b></p> <p><b>Councillors commented that this appears to be a retrospective application as the footings are already in situ.</b></p>	
96	<p><b>TO NOTE COMMENTS ON APPLICATIONS FOR PLANNING PERMISSIONS AS AGREED BY THE D&amp;M COMMITTEE VIA EMAIL AS FOLLOWS</b></p> <p>PA 4571 (PO/22/2244) - Demolition of existing dwelling and erection of up to 8 no. dwellings and formation of new access to Greenway Lane (Outline - details of access only with all other matters reserved) - 33 Greenway Lane, NR21 8DF. NNDC case officer: MissJamie Smith. <b>Comments to NNDC by 20/10/2022.</b></p> <p><b>Cllrs offered no objection and no comment</b></p> <p>PA 4572 (PF/22/2325) - Single storey side extension to dwelling - 48 Salmons Way, NR218NG. NNDC case officer: Isobel McManus. <b>Comments to NNDC by 1/11/2022</b></p> <p><b>Cllrs offered no objection and no comment</b></p> <p>PA 4532 (PF/22/0694) - Erection of single storey dwelling - Land Off Hall Staithe, NR219BW. Resubmission of amended plans. <b>Comments to NNDC by 1/11/2022</b></p> <p><b>Cllrs offered no objection and no comment</b></p> <p>PA 4573 (PF/22/2342) - Erection of rear conservatory - 3 Brick Kiln Road NR21 8QB.NNDC case officer: Mrs Fran Watson. <b>Comments to NNDC by 4/11/2022</b></p> <p><b>Cllrs offered no objection and no comment.</b></p>	
97	<p><b>TO RECEIVE NOTICE OF DECISIONS OF THE PLANNING AUTHORITY</b></p> <p>PA 4564 (PF/22/1698) - Change of use of care home to holiday let (No. 77) and single dwelling (No 79); external alterations including single storey infill</p>	

extensions to rear and increase to height of bay window on south elevation - Creswick House, 77 - 79 Norwich Road, NR21 8HH. NNDC case manager Ana Nash. Comments to NNDC by 01/09/2022.**At the D&M meeting on 5<sup>th</sup> September the committee agreed no objection and no comment**

**PERMIT**

PA 4561 (PF/22/1868) - Single storey extension front extension to dwelling; formation of hardstanding area to front - Koloma House , 13 Warren Avenue, NR21 8NP. NNDC case officer:

**The D&M committee agreed by email that there was no objection and no comment. PERMIT**

PA 4570 (PF/22/1899) – Retention of three portable structures for use as a workshop/storage/display and meetings– Fakenham Town Gasworks Museum Trust, Hempton Road, NR21 7LA. NNDC case officer: Mr Darryl Watson. Comments to NNDC by 6/10/2022.

**At the D&M meeting on 3<sup>rd</sup> October 2022 Councillors have no comments or objections.**

**PERMIT**

PA 4569 (PF/22/1847) – Single storey side/rear extension to dwelling – 10 Sandy Lane, NR21 9EY. NNDC case officer: Ana Nash. Comments to NNDC by 29/09/2022

**At D&M meeting on 3<sup>rd</sup> October 22 Councillors offered no objection or comment.**

**PERMIT**

PA 4565 (LA/22/1983) – Removal of existing French Doors by installation of larger French Doors with fixed units on either side– Prospect House, 21 Norwich Road, NR21 8AU. NNDC case officer: Isobel McManus. Comments to NNDC by 21/09/2022.

**By email, noted at the D&M meeting on 3<sup>rd</sup> October Councillors offered no comments or objections.**

**PERMIT**

PA 4560 (RV/22/1813) - Variation of Conditions 2 (approved plans), 10 (landscaping) & 13 (external lighting) of planning permission PF/21/0778 to amend plans relating to design, materials, landscaping & external lighting. - 37 - 39 Oak Street, NR21 9DX. NNDC case officer: Ana Nash. Comments to NNDC by 26/08/2022

**By email, the committee agreed no objection and no comment. PERMIT**

PA 4512 (PF/21/3247) – Single storey to side extension (infill between dwelling and garage) and two storey rear extension to dwelling – 5 Arthur Road, NR21 9RT. NNDC case officer: Mr Rob Arguile. Comments to NNDC by 29/12/2021.

**At the D&M meeting 10<sup>th</sup> January 2022 Councillors offered no objection or comment. PERMIT**

