



Fakenham Town Council

26th February 2024

I give notice that a Meeting of the Development & Market Committee of Fakenham Town Council will be held **at FAKENHAM CONNECT, OAK STREET, FAKENHAM** on **MONDAY 4th MARCH 2024 at 5.30pm.** to consider the items on the Agenda below

Yours faithfully

Lesley Meanley
Lesley Meanley
Town Clerk

AGENDA

In the interests of openness and transparency, Councillors and Members of the Public are reminded that the law permits any person to film, record, photograph or use Social Media in order to report on the proceedings of a meeting of the Council. The Council request anyone wishing to record the meeting lets the Council know beforehand so appropriate arrangements can be made to facilitate the recording.

- 1) To receive apologies for absence
- 2) Declarations of Interest: Members are asked at this stage to declare any interests which they may have in any of the following items on the Agenda.
- 3) **To receive the following Applications for a Grant from the Market Tolls (Grant Analysis attached): Salvation Army**
- 4) To confirm the Minutes of the Meeting held on 5th February 2024 (attached)
- 5) Matters arising from the Minutes:
Minute 134 - To discuss boundary changes for properties in Sculthorpe parish that are Fakenham side of bypass.
Minute 137 - To receive an update on the adoption of Street Lights at Brick Kiln Road, Rudham Stile Lane.
- 6) To adjourn the Meeting for Electors' questions:
- 7) To consider Applications for Planning Permissions as follows:

PA 4642 (RV/24/0213) - Erection of single storey dwelling and garage with complying with conditions 1 (approved plans), 2 (materials) & 3 (arboriculture) of planning permission

Fakenham Connect, Oak Street, Fakenham, Norfolk NR21 9DY

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RV/23/0787 to allow for amendment to siting and design of dwelling - 24A Holt Road, Fakenham, NR21 8BQ. NNDC case officer: Isobel McManus. Comments to NNDC by 8/3/24

- 8) To note comments on Applications for Planning Permissions as agreed by the D&M committee via email as follows:

PA 4639 (PF/24/0193) - Erection of boundary wall following demolition of unsafe wall (retrospective) - 18 - 20 Norwich Street, NR21 9AE. NNDC case officer: Ana Nash. Comments to NNDC by 26/2/24

Cllrs offered no objection or comment.

PA 4640 (RV/24/0277) - Variation of condition 31 (highway improvement works) of planning permission PO/17/0680 (Outline residential development of up to 950 dwellings) to enable submission of the details of the highway works specified under each part of the condition (namely parts i to viii) to be undertaken on a phased basis and minor alteration to part (i) of the condition. - Land North Of Rudham Stile Lane & East Of Water Moor Lane, NR21 9QU. NNDC case officer: Miss Jamie Smith. Comments to NNDC by 1/3/2024

Cllrs offered no objection but commented that Water Moor Lane should be temporarily closed for as short a time as possible.

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

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.

- 9) To receive Notice of Decisions of the Planning Authority:

PA 4630 (PF/23/2504) - First floor rear and side extension - 9 Gladstone Road, NR21 9BZ. NNDC case officer: Nicola Wray. Comments to NNDC by 21/12/2023. PA 4631

(PF/23/2524) - Erection of detached dwelling and associated works - Land South Of 25, St Peters Road. NNDC case officer: Olivia Luckhurst. Comments to NNDC by 22/12/2023.

AT the D&M meeting on 8th January 2024 Cllrs offered no objection or comment. APPROVED.

PA 4634 (PF/23/2584) - Part demolition of rear single storey building & erection of 2 storey side extension and 1st floor extension of building at front of site (providing first floor accommodation for office staff) with new pitched roof to include solar panels & air conditioning - Kings & Barnham's, 3 George Edwards Road, NR21 8NL. NNDC case officer: Olivia Luckhurst. Comments to NNDC by 1/1/2024

At the D&M meeting on 8th January 2024 Cllrs supported the application. APPROVED

- 10) To review market tolls grant application and acquittal process
- 11) To discuss the land being donated by Lovells on Rudham Stile Lane.
- 12) To receive an update on concerns with Newman's Yard
- 13) To receive a letter from the land registry regarding Land to the West of Raynham Road Hempton

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13) Confirm the date and time of next meeting 8th April at 5:30pm