

Minutes

Rackheath Community Council: Planning Committee Meeting

Tuesday 18th October 2021 at 6.30pm

At The Pavilion, Green Lane West, Rackheath, NR13 6LT

Anne Tandy

Anne Tandy, Community Clerk

Present: Pippa Nurse (Chair), Brian Gardner, Stephen Oakley

Also in Attendance: Anne Tandy, Community Clerk and RFO

Public: 1

31. Apologies for absence were received from Joel Whymark. These were **approved**.

32. There were no declarations of interest or dispensations in items on the agenda.

33. Public Participation:

Concern was raised as to the impact of the GT16 development on the future of the village. The Neighbourhood Plan has not been followed on previous developments and it would be beneficial to see better community engagement. Disappointment expressed about the lack of public engagement from the developers when amendments were made to the Green Lane West developments by Norfolk Homes and Persimmon Homes. It is considered that there is an opportunity to engage with the Community on GT16 which should not be missed.

The Council took the opportunity to show appreciation for the support and work undertaken by David Edleston in bringing the flooding matters in the village to the attention of Broadland District and Norfolk County Council.

34. The Minutes of the Planning Committee held on Tuesday 7th September 2021 were proposed as an accurate representation. **All agreed**.

35. The Committee considered the following applications and made the following observations:

a. 20211748

Description: Proposed single storey rear extension
Location: 15 Stone Hill, Wroxham Road, Rackheath, NR13 6LX
Application Type: Householder
Comments: **No objections raised**.

b. 20211673

Description: Detached cart lodge style garage
Location: Hill Farm Lodge, Wroxham Road, Rackheath, NR13 6NE
Application Type: Householder
Comments: **No objections raised**.

36. The Committee received information about decisions, appeals and any other planning matters:

- a. Planning Report on applications and decisions**
 - i.** Home Farm still progressing. Currently policy clarification is being worked on by Broadland District Council and the developer and how the buffer would be incorporated into the public access routes.
 - ii.** Brillig holiday accommodation have applied for access through Newman Road.
 - iii.** The car wash proposed on Salhouse Road was refused and an appeal has been submitted.
 - iv.** Gamble Plant Norfolk Limited have submitted additional documents with a revised entrance.
- b.** It is not clear on the Norfolk Homes development what changes have been made to the original plans. Norfolk Homes to be asked to clarify.
Concerns regarding standing water on the site being drained onto the highway have been referred to Broadland District Council and a tanker is now being employed to take the water offsite.
- c.** The Taylor Wimpey Development, Green Lane West, adjacent to Mahoney Green will be approved by Broadland District Council, if no objections are received.
- d.** Liaison with Taylor Wimpey about the GT16 development and arrangements for a public consultation are continuing.
- e.** Approval of street names requested for the Norfolk Homes Development; Green Lane West are agreed as:
 - i.** Chapman
 - ii.** Greenwood
 - iii.** Mellis
 - iv.** Parris
 - v.** Burnham

Meeting concluded at 19:00