Ashwellthorpe and Fundenhall Parish Council

Minutes of Planning meeting held Wednesday 12th December 2018
7.30pm in St Nicholas Church Fundenhall

Present: J Ives (chair)
Nick De Spon
Ian Bishop
Chris Eastwood
Mrs T Higlett (clerk)

Members of the public

1) To consider apologies for absence
J Franey, Cllr Duffin

2) Declaration of Interests
Cllr Duffin and R Burridge

3) Public Participation
Public in attendance had come to listen to the views of the parish council on planning application. Council listened to the views expressed.

4) Planning
2018/2634 Location: Land North of Whipps Lane Fundenhall Norfolk
Proposal: Erection of 3no. terraced rural dwellings, shared cart lodge, parking and turning, landscape screening, upgraded highways access including field access.

Cllr de Spon commenced the meeting by reading out a letter from the applicant which had been sent to members prior to submission of application to South Norfolk. Cllr de Spon went on to add that there used to be houses on the site and no houses have been in existence on this site possibly since the late 60’s/70’s. The application 2018/2634 has an artist’s impression of the proposed development with no detailed plans of the houses. The three together are approx. 8.6 M deep and 18.5M wide so each is approximately 6.17M wide. Plan is now the definitive plan of the site and not the earlier drawing council had received with previously mentioned accompanying letter. Originally the development was to be on the original site in the woods but this has now been moved as per definitive plans. The site has only ever been used for cattle so could it be classed as a green field site. The feeling too is it could also have some historical value. The village is classified under the Greater Norwich Local Plan as ‘rural’. Council discussed environmental sustainability. We have smaller towns like Long Stratton and people have not bought into the village to be hemmed in by mini housing estates. Question as to whether first time buyers could afford to live in the village, with no local services and a bus twice a day. In the past the access road into the village was closed due to snow for 3 weeks.
Members have taken into consideration the local feeling against the plan and the concern that approval of this would open up the village to wholesale planning applications. In the past most, such applications have been refused and this would set a precedent that could have a significant effect.

Members decision was to refuse the application as it is considered the site is an agricultural area. Along with concerns on sustainability and the size of the properties to be built

Vote to refuse application
Proposed by Cllr C Eastwood – seconded by Cllr I Bishop- agreed unanimously

5) Finance
(i) Cheques/Invoices for approval

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6) Correspondence
South Norfolk Council - Precept

7) Public Forum
Highways - Ashwellthorpe to Silfield, road is very uneven when approaching sharp bend.

8) Matters raised by councillors and members of the public
None

Meeting closed at 8:40pm