

**Minutes of the extraordinary Salhouse Parish Council meeting
held on Wednesday 20th April 2022 at 7.00pm
at the Jubilee Hall, Lower Street, Salhouse**

Present: Bob Cooper (Chair), Colin McCormick, Julie Redburn, Nick Ball, Andrew Peachment
and David Francomb

In Attendance: Sarah Martin, Parish Clerk

Members of Public: 16

For the benefit of the public, all votes taken were by a show of hands and/or a verbal response from each individual Councillor.

1. To receive and accept any apologies for absence

Apologies were received and accepted from Lynn Yallop (personal).

2. To receive Declarations of Interest in items on the agenda and applications for dispensations

Cllr. McCormick declared an interest on planning 20220367 and Cllr. Cooper on planning 20220548.

3. To approve the minutes of the Parish Council meeting of 4th April 2022

The minutes were proposed to be approved by Cllr. Francomb; seconded by Cllr. McCormick; all AGREED by a show of hands and signed by the Chair.

4. Chair's Report, to include consideration to any matters arising, not on this Agenda

No report for this meeting.

5. Public Participation and to receive District and County Councillor reports

Members of the public spoke regarding planning application 20220497 (Land off Bell Lane) expressing objections to the application with the comments: The road was reclassified in the 1980 from a C class to B class road and also a designated HGV route; excessive speed and volume of traffic entering and leaving the village; proposed 2 storey dwelling out of keeping with neighbouring properties and within the conservation area; 4 bedroom properties will have multiple vehicles; an additional driveway on this stretch of road with close proximity to a corner and with limited visibility; concerns for cyclists; overlooking of existing properties; damage to trees on the site; limited information on the rerouting of the electric cables; Japanese knotweed previously identified on site.

A member of the public spoke re planning application 20212212 and the recent Natural England watercourse objection and how this affects the ongoing operations, including the campsite on the site, without planning permission; comments regarding the proposed installation of the trod path on Norwich Road.

Members of the public spoke regarding the North Rackheath project and the future access to Muck Lane and presented a copy of a petition in support of its closure.

The Chair noted the comments, however as no plans have been received for comment this will be on a future agenda for discussion.

6. Planning:

i) To receive a planning report

Report was circulated, no specific comments, however the Natural England Nutrient Neutrality was noted.

ii) To consider the following planning applications:

20220367 - Meadow Hill, 90 Lower Street, Salhouse, NR13 6AD - Variation of Condition 2 of 20201960 (App/K2610/W/21/3270643) to allow changes to approved plans

Cllr. McCormick abstained from this item.

Comments: Objection – comments significant change to appealed application; overlooking of existing properties; no floor space measurements indicated; landscaping as per original application to be retained as within conservation area.

20220457 - Low Hamlet, 86 Norwich Road, Salhouse, NR13 6PB - Erection of garage

Comments: No Objection

20220497 - Land off Bell Lane, Salhouse, NR13 6RW - Construction of two detached domestic dwellings with double garages, associated access and parking. (Outline)

Comments: Objection - concerns over permitting any additional access onto Bell Lane with restricted visibility and designated HGV route; scale of proposed dwellings in conservation area; further information on the rerouting of cables; site indicated as high-risk flood area and existing drainage ditch; Japanese knotweed.

20220548 - Land to Rear of 68 Lower Street, Salhouse, NR13 6RB – non-material amendment of 20171302 - changes to materials and fenestration for plot 3

Cllr. Cooper abstained from this item.

Comments: No Objection

20212212 - Black Barn Farm, Norwich Road, Salhouse, NR13 6QG - Change of use of agricultural barn to mixed uses. Retrospective; loose boxes, haystore and tackroom with change of use of outdoor space to mixed livestock grazing including equestrian, caravan pitches and retention of bunding. New parking area.

Comments: Indicative trod drawing does not adequately represent precisely where the trod path is needed along the Norwich Road and requires further clarification in conjunction with Highways; requested improved signage at the entrance to the site would be needed for this application; previous comments from the meeting on April 4th still stand.

Members of the public were encouraged to submit their own individual comment direct to the planning authority.

7. Any items for the Annual Parish Council meeting on Monday 9th May 2022

Muck Lane closure to be included on June 2022 agenda.

Meeting closed 20.02