

Northwold and Whittington Parish Council – Minutes of the Ordinary Parish Council Meeting

Thursday 4th November 2021
Held at Northwold Village Hall

PRESENT Cllrs C. Anderson (Chair), M. Peake, H. Hogan, G. Gillett, M. Winter, G. Raynor, County Cllr M. Storey, District Cllr T. Ryves and Mrs Pauline Angus (Clerk).

There were seven members of the public at the meeting.

1. THE CHAIRMANS OPENING REMARKS

C. Pointeer has resigned as of the 31st October and I have thanked him for his service during his time with the Council and the Clerk will be sending a letter of thanks.

There are now three vacancies on the Council 2 of these can be co-opted.

The Chair informed the Councillors that the Clerk is retiring at the end of the December and went on to say that he is very grateful for her work since January 2020 and that she has previously stepped in very quickly in the past when there were temporary vacancies at Northwold. The Chair went on to say that he has worked very closely with her and found her very easy to work with and does as she is told (most of the time) and he hopes that she finds enough to do in her retirement.

2. ACCEPTANCE OF APOLOGIES OF ABSENCE

Cllrs R. Silvester and A. McMullen.

3. COUNCILLOR VACANCIES – update on applications

Covered in item 1

4. TO APPROVE AND SIGN THE MINUTES OF THE PARISH COUNCIL MEETING held on 7th October 2021

The minutes for the meeting held on 7th October 2021 were agreed by all Councillors present at that meeting as a true record. The minutes were signed by the Chair. The final version will be made available on the website and notice boards.

5. PUBLIC FORUM

Two members of the public were at the meeting to present to the Council their objections to planning applications - 21/01981/F, 21/01983/F and 21/01984/F, their objections can be viewed on the Kings Lynn Planning website.

One of the applicants for the above proposed houses had come to speak in support of these applications and read out a report to the Council with their reasons why this should go ahead, copies of this report was given to the Councillors at the beginning of the meeting and a copy of this is attached to these minutes for information.

Following a discussion, it was agreed that an extraordinary meeting will be held on Wednesday 10th November to agree the Parish Councils final decision on these planning applications, the public will be invited to the meeting but there will not be a public forum. The Chair asked the members of the public and the Councillors to email any further comments on this matter to the Clerk by end of play Friday 5th November and these comments will be considered at that meeting. The Chair pointed out that the Parish Council can only give their views, they cannot make a decision on the applications, that is down to the planning officer at Kings Lynn planning department.

6. LOCAL AUTHORITY REPORTS

County Cllr M. Storey

Cllr Storey said he would like to echo the sentiments and thanks expressed to the Clerk by the Chair.

Minor committees are meeting virtually on teams. There are measures in place to protect staff from Covid at County Hall, some are still working from home. £10,000 has been given to him for spending on highways, £1,500 will go towards green projects, full information on this is available on the NCC website. There is a Road Safety Community fund available of £10,000 per scheme and full details for this is also available on the NCC website, the closing date is 30th November and applications regarding this can be emailed to rscf@norfolk.gov.uk contact is Mr Ian Gregory. The Chair asked the Clerk to enquire about reducing the speed

limit to 40mph on the Methwold Road A134 approaching the cross roads and reducing the speed limit to 30mph on the whole of Little London Road and if he would have any idea of the cost of this.

District Cllr T. Ryves

Borough councils have been given £1,000 to spend on small community projects within the villages. Councillors are also considering the Town Plan for Kings Lynn.

7. MEMBERS' DECLARATION OF INTERESTS and DISPENSATION REQUESTS (for items on the agenda)
None

8. REPORTS AND MATTERS ARISING FROM MINUTES OF PREVIOUS MEETINGS (for information only)
Chafer grubs on the sports ground – there was a three-week delay in this treatment but it has now been completed.

9. CORRESPONDENCE
None outstanding

10. FINANCES

10.1 Accept accounts to 4th November 2021 and agree payments to be approved in accordance with list prepared by Responsible Finance Officer

The following payments were authorised 4th November 2021, the Chair signed the payment sheet.

Balance in current account October 2021	£33,353.93
--	-------------------

Plus, the following receipts

CIL Payment	£5,940.00
Cemetery	£90.00
S&S club tarpaulin payment	£1,112.50

Total Income	£7,142.50
---------------------	------------------

Total after Income	£40,496.43
---------------------------	-------------------

Cheques/DD/BACS	Description	Total
DD	Drax (formally Havenpower)- street light energy	£96.32
DD	Drax (formally Havenpower)- street light energy	£4.68
DD	Westcotec - Street light maintenance	£19.10
BACS	Collier Turf - S&S Chafer bug treatment	£75.60
BACS	Collier Turf - S&S Chafer bug treatment	£1,663.20
BACS	TTSR Grounds Maintenance	£1,454.74
BACS	Clerks Salary	£294.76
BACS	Viking stationary - Printer inks	£42.91
BACS	Information Commissioners Office subscription	£40.00
BACS	R. Oughton - Mole Treatment - Whittington	£60.00
DD	Anglian Water	£5.00
BACS	J A Ellis - S&S roof repairs	£2,124.46

Total Cheques/bacs/dd paid	£5,880.77
-----------------------------------	------------------

Balance in Community Account November 2021	*	£34,615.66
---	----------	-------------------

Bank Statement Balance as of 3.11.21	£40,314.83
---	-------------------

Outstanding payments to be made to date	£5,699.17
--	------------------

Balance in community account (always match balance marked *)	£34,615.66
---	-------------------

10.2 Budget 2022/2023 – To discuss any projects that could impact the budget for next year.

The following will be included in the budget for next year

S&S club to maintain the field £3,000

Planters for flowers and bulbs – Cllr Winter will obtain some costs for these

Bulbs – cost to be based on previous year

Village Signs for Whittington- Cost to be obtained by the Clerk.

10.3 community Infrastructure Levy (CIL) Payment for £5940.00 to the Council ref: Meadow Farm

This will be ringfenced for future projects to be agreed by the Council.

11. PLANNING

Discuss and comment on any new planning applications received, note interim planning comments and published decisions.

21/00905/NMA_1 4 Pinfold Lane Northwold Norfolk IP26 5LH – approved 11th October

20/01271/NMA_1 Waterside Cottage 10 Common Drove – approved 18th October

21/00613/NMA_1 69 High Street Northwold Thetford – approved 19th October

21/00203/OM Former Coal Yard The Poplars - amendment dated 20th October

It is not clear what the amendment was, The Clerk will enquire with planning.

An Extraordinary meeting will be held on Wednesday 10th November to discuss and note the Parish Councils views for the following three applications.

21/01981/F Land W of 3 Little London Road Northwold Norfolk – dated 14th October

New two storey dwelling with rendered walls and high insulation with efficient heating (Plot 2)

21/01983/F 3 Little London Road Northwold Norfolk IP26 5NQ – dated 18th October

Construction of a new dwelling at Plot 3 Northwold Hall

21/01984/F Land W of 3 Little London Road Northwold Norfolk – dated 18th October

The construction of a dwelling (Plot 1)

12. LAND & PROJECTS

12.1 Inghams Lane footbridge and subsidence of river bank – this is being dealt with by The Bridges Team.

The Clerk has been informed the water levels have now dropped and the bridge site is now accessible. The site has been visited and works will be programmed to repair the approaches.

The Chair said that the bridge over the ford in Common Drove needs to be replaced, the Clerk will report this to the bridges team.

12.2 Cross Lane – response from Highways regarding public consultation

See item 14.5

13. CONSULTATIONS: Discuss and resolve on response.

13.1 Neighbourhood Plan – update

No movement on this

14. HIGHWAYS AND STREETLIGHTING

14.1 SAM2 Update – to report on latest data

Cllr Raynor will be taking on the Whittington SAM 2 movements.

The police are happy to receive the SAM 2 data and will act on it accordingly.

14.2 Whittington Village Signs –update on request to Stoke Ferry to put Whittington signs on the back of their Stoke Ferry Signs in Bridge Road

The Stoke Ferry Signs are not in a suitable position to put Whittington signs on the back of them. The Clerk will look at costs of separate signs for Whittington. Cllr Raynor asked that we look at similar signs for the North and South Boundary's on the A134.

14.3 Litterbin for the A134 layby – update

The Clerk will obtain prices for a wheely bin and an outer casing which will be the same as the bin at the Sports and Social Club.

14.4 Accident at the junction of A134 and Methwold Road – update on recent coroner's report

The Chair has had an email from Mr McCave at Norfolk County Council saying that when they will be responding to the Chairs letter once they have gone through the documents in more details,

14.5 Update on Cross Lane signage, Westend No Entry sign and 50mph speed limit on Little London Lane

Highways have confirmed that the signs are on order, In regards to the 50mph limit on Little London Rd this does not strictly meet the guidelines and therefore as the safety record is good is unlikely to sit high on any priority list. However, the Clerk has been advised to gain the support of our County Councillor as he may be able to tap into the Road safety community fund where he is able to put in a bid for the scheme.

14.6 Street Light Lych Gate – update from the contractor

This was reported to the contractor on the 8th August and the Clerk has chased this up on the 9th September and again on the 29th September (the Chair has since emailed the contractor again on the 5th November)

14.7 Any other issues requiring action – Mill Drove

Mill Drove, overgrown foliage on the footpath – The Clerk had put this on the Rangers list but has since been told that they will no longer be visiting the village on set dates and that all requests such as this should be reported on the Highways website. Meanwhile the Clerk will send a letter to the surrounding land owners asking that cut back the overgrown foliage on their section of the footpath.

15. PARISH FACILITIES

15.1 Green Projects – planting trees and hedging between allotments

Cllr McMullen is dealing with this.

15.2 Play Equipment – Northwold repairs

Still on schedule – should be done by Christmas.

15.3 Tennis Club – Repairs to the viewing area – Update on the request for further quotes for the repairs

No alternative quotes have been received for the repairs. It was agreed that if we do not receive anything after then December meeting the Clerk will send an email saying that as we have not received any further quotes from you, we will assume that this is no longer an issue.

15.4 Queens Platinum Jubilee 2nd to 5th June 2022 – discussions for ideas for celebrations next year

It was agreed to carry this over to next meeting

16. Memorial Plaque to Commemorate the Resilience of our Community during the Pandemic

Northwold and Whittington will be presented with this at the beginning of the December meeting and we have been asked to invite the public along to see this presentation as it is for the whole community – also to discuss the best place to display the plaque.

16.1 Neighbourhood Watch – update from Cllr McMullen (sent by email as she cannot attend this meeting)

Cllr McMullen sent through the following update prior to the meeting: *PC Dave Funnel came to see me on Wednesday to introduce our new beat PC-Jo Higgins. She has already been active in the Village. I telephoned her on Thursday after reading on the village Facebook page of an attempted break in to a garage in Normandy*

Close on Wednesday night. She and Dave Funnell called with the occupants that day to reassure them. She told me she has passed this on to the late shift so the local police are aware and are keeping an eye out. She is delivering some Halloween posters which say either... Trick or Treaters Welcome OR Please Don't call. I will deliver some to the elderly I know and leave the rest to be collected by anyone who wants one in the Church porch.

16.2 Remembrance Sunday – to discuss plans for Sunday 14th November

This will be held at 3pm at the war memorial followed by a church service, the Chair asked for volunteers to stop traffic.

16.3 Any other issues requiring action

S&S would like permission to put a hedge between the social club and the horse field and it was agreed that they can go ahead with this.

17. GROUNDS MAINTENANCE

17.1 To receive any updates or additional urgent work required.

None

17.2 Tree in Normandy Close – to discuss and agree the quote received to cut back the bottom of the tree or to trim the whole of the tree back.

Following a discussion, it was agreed to trim the whole tree back at a cost of £950, the Clerk will also remind TTSR that the tree stump in the cemetery still needs to be removed.

18. CEMETERIES

18.1 Monthly safety review results.

None

19. Items for the next agenda.

Tree trunk to be cut back in cemetery
Put Sports and Social club on the agenda

20. DATE of next two meetings.

2nd December 2021 and 6th January 2022

With nothing more to discuss the meeting closed at 9.30

Signed _____ Date _____

Good evening

I am Charlotte one of the applicants for the proposed homes on Little London Road. Thank you for me letting address the council this evening, I have come to speak in support of the planning applications.

Firstly, I would like to address the comments made by CPRE In the first paragraph of their submission it quotes CS06 that the applications are in the countryside and should be resisted.

The Core Strategy was adopted in 2011, and it is currently under review. In this review, The SELF-BUILD & CUSTOM HOUSE BUILDING ACTION PLAN November 2018 paragraph 5.15 "says

"Its also looking to introduce a new policy which allows for small scale development to take place outside of development boundaries, in areas reasonably related to the relevant settlement"

The document further says

"The borough council through its Local Plan review will seek to develop a new policy which could boost the potential supply and delivery of custom and self-build opportunities on small sites. This will apply to areas outside of development boundaries but reasonably related to the settlement, be this infill or 'rounding off'.

As you can see CS06 could be not relevant to these applications.

The CPRE quotes the applications do not meet the criteria of CS09 which was approved in 2011, but this has to be read together with the NPPF with which the applications do comply.

The CPRE quotes SADMP DM2 and says the application does not comply with this policy, but the document must be read as a whole. It also says

"Development will be limited to that identified as suitable for open countryside in various local plan policies (including any allocation policy applying to the site)"

DM2 does not exclude the application sites.

CPRE have stated that the buildings are not of "a particular high quality", we would welcome any suggestion from the CPRE to help overcome this objection as we want to build homes of the highest quality.

The Northwold Conservation Area was revised in February 1992, local planning authorities are under a positive legal duty to assess their area and review it from time to time to consider whether areas are suitable for designation, or to remain designated. Un-believably, Northwold conservation area has not be reviewed for 29 years.

We hope that none of the hedgerow needs to be removed. A short section may have to be repositioned further back.

We agree with the CPRE that the proposed dwelling "would almost entirely be dependent on the motor vehicle and also for delivery vehicles"

With the increase of online shopping, we are all reliant on delivery vehicles and the reliance on a motor car when you live in a rural area. This is recognised in CS11 which says

"Recognise that in the rural areas the private car will remain an important means of

travel."

The CPRE in their submission says "for what is clearly in effect a mansion"
In planning terms it is just a dwelling and must be treated as such. CPRE calls it a mansion, there is a maxim that 'An Englishman's home is his castle. We do not think that either applies, they are not mansions or castles we are just to think of them as our future homes.

The CPRE has quoted "Braintree District Council v Secretary of State for the Communities and Local government & Others (2017) EWHC 2743 (Admin) of 15 November 2017.

What is not mentioned is that Braintree District Council lost at the high court and at the subsequent appeal before Lord Justice McCombe & Lord Justice Lindblom Appeal Court 28 March 2018

It was an appeal over whether the Planning Inspector had interpreted the word "Isolated " correctly.

The appeal court ruled he had. I have a copy of the site plan so you can see what Lord Justice McCombe & Lord Justice Lindblom in the Appeal Court ruled as isolated. As you can see, even though there were two dwellings proposed the ruling was that the Planning Inspector had correctly interpreted the word isolated.

The architects brief was that we wanted to Respect the Past but embrace the future. If the Parish Council does not think that the homes meet the criteria of NPPF paragraph 80

"The design is of exceptional quality. In that it is truly outstanding, reflecting the highest standards in architecture, and would help to raise the standard of design more generally in the rural areas; and-would significantly enhance its immediate setting and be sensitive to the defining characteristic of the local area"

We are prepared to work proactively with the council to address their concerns.

In conclusion, we have been approached on more than one occasion to ask if we wanted to rent the field for agricultural purposes. This would mean that the field could have on it anything from sugar beet to pigs. With this application the field will be protected from further development or uses from future owners of the site. Which could be conditioned.

If you have any questions our architect is here tonight and will be happy to answer them for you.

Thank you for your time this evening.

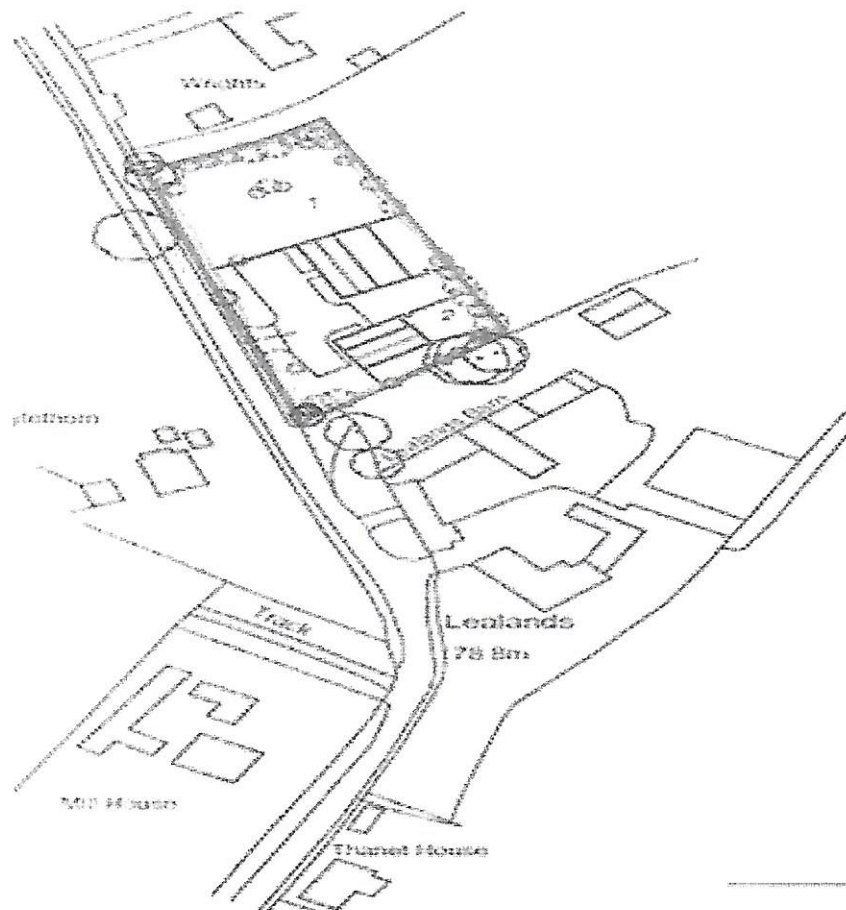
Application No.: 16/00406/FUL

Braintree Council 13 April 2016 Refused

Planning Inspectorate 3 February 2017 Allowed development

Justice Lang High Court 15 November 2017 Allowed development

Lord Justice McCombe & Lord Justice Lindblom Appeal Court 28 March 2018 Allowed development



Sent from [Mail](#) for Windows