

Planning Committee

Minutes of the meeting held on 06 November 2020

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Present

Melanie Vigo di Gallidoro – in the Chair, Harry Blathwayt, Stephen Bolt, Bill Dickson, Andree Gee, Gail Harris, Lana Hemsall, Tim Jickells, Bruce Keith, James Knight, Leslie Mogford

In attendance

Natalie Beal – Planning Policy Officer, Kayleigh Judson – Heritage Planning Officer, Sarah Mullarney – Governance Officer (meeting moderator), Cheryl Peel – Senior Planning Officer, Marie-Pierre Tighe – Director of Strategic Services, Sara Utting - Governance Officer (minute taker), Tony Wilkins – Planning Officer (Compliance & Implementation)

Members of the public in attendance who spoke

None

1. Apologies and welcome

The Chair welcomed everyone to the meeting.

Apologies were received from Vic Thomson and Fran Whymark.

Openness of Local Government Bodies Regulations 2014

The Chair explained that the meeting would be held remotely in accordance with the Coronavirus Regulations 2020 and the Standing Orders for remote meetings agreed by the Broads Authority on 22 May 2020. The meeting would be live streamed and recorded and the Authority retained the copyright. The minutes remained the record of the meeting.

Lana Hemsall left the meeting.

2. Declarations of interest and introductions

Members and officers introduced themselves. No further interests were declared.

3. Minutes of last meeting

The minutes of the meeting held on 9 October 2020 were approved as a correct record and would be signed by the Chair.

4. Points of information arising from the minutes

Minute 10 – Consultation from MHGLG – Planning for the Future White Paper

The Director of Strategic Services reported that the session on the Planning White Paper last month would be considered as a training session, and a further training session would be arranged for members once the full response from the Government had been received.

5. Matters of urgent business

There were no items of urgent business.

6. Chair's announcements and introduction to public speaking

There were no announcements, and no requests for public speaking had been received.

7. Requests to defer applications and/or vary agenda order

The Director of Strategic Services requested that agenda item 12 be taken as an item for decision under 'Policy' instead of 'Matters for information' to enable a vote to be taken.

8. Applications for planning permission

There were no applications for consideration.

Lana Hemsall re-joined the meeting. No further interests were declared.

9. Enforcement update

Members received an update report on enforcement matters previously referred to the Committee. Further updates were provided for:

Marina Quays, Great Yarmouth: Site visit carried out on 3 November. Remaining buildings had been demolished but some rubble still remained. This was due to be cleared from 9 November, following which the case would be closed.

Land at the Beauchamp Arms Public House, Ferry Road, Carleton St Peter: Site visit carried out on 30 October. Four caravans were present on the site, of which three were set up for occupation. Of those, two were being used to house workers for the Beauchamp Arms PH. Ongoing monitoring.

Blackgate Farm, High Mill Road, Cobholm: Awaiting date for the Hearing.

Ditchingham Maltings: Site visit with contractors in attendance carried out. Replanting and landscaping to take place this month. Progress to be monitored and reported at next meeting.

The report was noted.

10. Norfolk Strategic Planning Framework update

The Planning Policy Officer (PPO) introduced the report, which provided an update on the progress of the Norfolk Strategic Planning Framework Version 3.

The Norfolk Strategic Planning Framework (NSPF) had been produced by all the Local Planning Authorities (LPAs) in Norfolk, with the involvement of relevant bodies such as the Environment Agency. The NSPF set out guidelines for strategic planning matters across the county and beyond, and demonstrated how the LPAs would work together under the Duty to Co-operate, through a series of agreements on planning related topics. The Framework had been put together by officers from the Norfolk LPAs, under the oversight of a member level group comprising representatives from all the authorities.

The Framework set out a proposed Spatial Vision and shared objectives for the Norfolk LPAs, having regard to the main spatial planning issues of population growth, housing, economy, infrastructure and environment. There were a number of “agreements” which explained how the LPAs would seek to deal with the matters through their spatial planning role. While the Framework was not an adopted planning document in its own right, it could be seen as a guide for future planning work.

The PPO referred to a piece of work carried out through the Framework - the RAMS (Recreation Avoidance Mitigation Strategy) - the purpose of which was to mitigate the impact of increased numbers of people visiting sites such as SSSIs, as a result of new housing in the county. A proposal nearing finalisation was for a tariff of £200 per dwelling being charged by all LPAs, which would be pooled, with consideration of how this would be spent.

The Authority’s financial contribution to the process of £5,000 had been included in the budget for next year.

It was hoped that this revised version of the Framework would be ready for endorsement in early 2021.

The Chair asked if members were happy to endorse the recommendations and unanimously

It was resolved to note the report and continue to endorse the joint working by Norfolk Local Planning Authorities and endorse the principle of continued, formal cooperation through the Norfolk Strategic Planning Member Forum supported by a shared administration function to further the joint working in the areas highlighted in the report.

11. Consultation documents

The Planning Policy Officer (PPO) introduced the report, which provided a proposed response to a consultation by Norfolk County Council on its Norfolk Local Transport Plan.

The Chair asked if members were happy to endorse the recommendation and unanimously

It was resolved to note the report and endorse the proposed response.

12. Annual Monitoring Report (AMR)

The Planning Policy Officer (PPO) introduced the report, which set out planning related data from 1 April 2019 to 31 March 2020 and also included the annual check of exemption to one of the duties related to self-build. In presenting the report, the PPO advised that since the data for self-build had been collated at 4pm on 30 October, one further person had come forward later that day and consequently the figure would be updated. It was noted that six appeals were received during the reporting period (and not five as noted in the draft report), and that all six appeals had been dismissed. The two changes would be included in the published AMR.

Since 2017, the Broads Authority had an exemption from the duty to give enough suitable development permissions to meet the identified demand. In order to maintain this

exemption, the Authority needed to check demand against land availability each year. Appendix B of the AMR identified that, when calculating the demand as a percentage of the land availability, in all derivations of the calculation the percentage was greater than 20%.

The Chair asked if members were happy to endorse the recommendation with the two proposed changes and unanimously

It was resolved to note the report and endorse its findings.

13. Heritage Asset Review Group – notes of meeting held on 9 October 2020

The Committee received the notes of the Heritage Asset Review Group meeting held on 9 October 2020.

The Chair advised that the decision had been taken to hold HARG meetings separately from Planning Committee meetings and future dates were 18 December 2020, 12 March 2021 and 25 June 2021. In addition, there was a vacancy on the group.

Lana Hempsall and Stephen Bolt volunteered to join the group.

The report was noted.

14. Appeals to the Secretary of State

The Committee received the latest schedule of appeals to the Secretary of State since January 2020. The Senior Planning Officer also reported the following updates:

- **Black Gate Farm, Cobholm, Great Yarmouth:** Authority awaiting Hearing date.
- **Plot K, Bureside Estate, Crabbetts Marsh, Horning:** Appeal allowed by the Inspector.
- **Barn Adjacent Barn Mead Cottages, Church Loke, Coltishall:** Date to be set for Hearing.
- **48 The Sidings, Norwich – erection of external balcony to replace existing south facing Juliet balcony:** Appeal allowed by the Inspector.

The report was noted.

15. Decisions made by officers under delegated powers

The Committee received a schedule of decisions made by officers under delegated powers from 28 September to 23 October 2020.

A member questioned when applicants were advised of decisions. The Senior Planning Officer (SPO) advised that if an agent had been appointed, they would be the point of contact and decisions were notified the day they were made, as well as being published on the website. A member commended the Authority for its speedy process, in particular the use of electronic communication in advising of decisions, and asked if work on validation and decisions was being undertaken remotely. The SPO responded that planning officers were preparing decision notices via remote working with support staff issuing them electronically. If people

had submitted comments in a paper format, they would receive a paper copy of the decision notice, but due to limits on remote working these could only be issued when support staff were working from the office (currently Tuesdays and Fridays due to Covid-19 restrictions).

The report was noted.

16. Date of next meeting

The next meeting of the Planning Committee would be on Friday 4 December 2020 at 10.00am and would be held remotely.

The meeting ended at 10:36am

Signed by

Chairman