

**Minutes of the Salhouse Parish Council meeting
held at 7.30pm on Monday 2nd October 2017
At Jubilee Hall, Lower Street, Salhouse**

Present: Martin Murrell (Chairman), Colin M^cCormick (Vice Chair), Bob Cooper, Martin Nudd and Steve Jarvis

In Attendance: Sarah Martin, Parish Clerk

Members of Public: 4

1. Apologies for absence

Apologies had been received by Nick Ball, Colin Thomas, Reg Reeve and Julie Redburn.

2. Declarations of Interest in items on the agenda

Martin Murrell and Bob Cooper declared an interest as Trustee on the Salhouse United Charities Trust.

Martin Nudd declared an interest in Item 14 – ACV, and Item 15 i Vodafone Mast as owner Prima Rosa

3. Approval of the minutes of the Parish Council meeting of 4th September 2017. The minutes of the Parish Council meeting of 3rd July 2017 were approved as a correct record on the proposal of Colin McCormick; seconded by Martin Nudd – all agreed. The minutes were duly signed by the Chairman. These will be posted onto the website.

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

Martin Murrell reported that over the next few months there will be a lot happening for call for sites, and a lot of work to be done reviewing plans. If not already done so, urges all to read the Norwich Growth Plan and Salhouse Neighbourhood Plan.

5. Public Participation and District Councillor and Police reports

- PCSO Sean Phillips reported that during September there were 3 recorded crimes: 1x Section 4, 1xSection 5 Offensive words and 1x assault at Milestones.
- Steve Piper raised with the PCSO untaxed cars in the village and that he was advised to report to DVLA, which he has done, and one of which is has no MOT, but advised that these cars are still being driven within the parish. PCSO Phillips advised that these will come onto the radar of the police.
- Vince Tapp asked PCSO Phillips for an update regarding a leaflet addressing certain topics of crime within the area. PSCO Phillips to look into.
- Steve Piper mentioned a letter which had been sent from a previous Parish Council Chairman stating why Salhouse should not be within the growth area plan, but indicated that he was unaware of the outcome. To be looked into.
- District Councillor Vince Tapp reported that because the government will be removing rate support grant from Council funding, Broadland Council will be looking for new ways to make savings. A feasibility study on co-operation with South Norfolk District Council is being carried out over the next six months. The study will look at ways in which savings can be made through co-operation on such things as joint contracts. Sovereignty of Broadland District Council will not be affected in any way and the Council will still supply services to residents in the usual way.
The NDR is on track and hoped that the western section will be open by Christmas, followed by a full opening March 2018.
There is a plan to open a new health care centre on Green Lane, Rackheath with plans for doctors, a minor surgery unit, chiropodist and possibly a local police office. A meeting is to be held soon between both District Councillors, BDC and the promoter.

Call for Sites – Cllr. Tapp reassured whilst lots of applications for sites have been put in they are ‘offers’ only and therefore it doesn’t mean that they will all be built on.

- The Jubilee Hall planning application is going to committee on 4th October 2017
- Cllr Tapp stated that he will do all he can to get BDC to justify their planning decisions as it is need to ensure that there is not a detrimental effect on Salhouse

Martin Nudd raised concerns over the Wroxham Road being shut and the increased amount of traffic going through Salhouse, and the impact of closing Salhouse Road for long periods for the link in works.

Public Participation closed at 7.57pm

6. Progress reports relating to:

i) SAM2 speed monitoring equipment data report

The report was circulated – there were no comments. The SAM2 devices will be moved within the next 2 weeks, possibly to Bell Lane to monitor the diversion and speed limits. This information could be useful in the future for consideration on planning applications and as data for the police.

ii) Team Salhouse Report

The report had been circulated, and was read out– no comments were raised. A request for a donation has been submitted (Item 15 iv).

iii) Highway and footpath matters – to include Highway Ranger update

- Footpath Warden’s report was read out. Footpath 12 is still ongoing. Clerk to follow up with Highways.
- A member of the public had raised concerns regarding the land behind the bus shelter on Thieves Lane and overgrown bushes/brambles damaging their property. This has been raised with Highways. Clerk to follow up.
- The Highway Ranger report was read out. Not all points raised from the street furniture review will be addressed, however these are to be monitored and re-reported to Highways if necessary. Clerk to follow up Norwich Road boundary signage.

iv) Call for Sites

Colin McCormick went through report (Appendix 1).

Discussions were had regarding requesting a boundary review or requesting the NPA be reviewed, and for these to be instigated by the PC. The 4th stage of development of Rackheath will be within Salhouse boundaries; however Salhouse has never been consulted on this. It was suggested a letter to be drafted to BDC and followed up by Cllr. Tapp with outlining reasons for consideration.

v) War Memorial Report

A pre-application has been submitted in September; which acknowledgement has been received. The PC should hear within 4 weeks if they are eligible to apply for a grant.

vi) Any Other Reports

None

7. To consider a planning report and agree recommendations on the following planning applications:

Colin McCormick read out the planning report (Appendix 2). Colin M to speak on behalf of the PC at the planning committee on 4th October 2017 regarding 20170764 (Equestrian Centre, Lower Street) and 20171207 (Land adjacent Station Lodge, Howletts Loke)

i) Planning Applications Received

20171580 – Wood Farm, Norwich Road, Salhouse, NR13 6JW – Erection of Building Comprising Two Light Industrial Units and Associated External Works

Resolution: To OBJECT to the application.

ii) Any other planning matters

None

8. To consider application to Parish Partnership Scheme

Suggestions including Trod along part Norwich Road, Bell Lane to Lodge, old fashioned signage advertising amenities and recreation ground improvements have been suggested. Clerk to contact Highways to discuss.

9. To consider the notes and matters arising from Playing Field Management Group

The PFMG met last week and plans for the car park improvements and pedestrian access are getting more concise. Highways have approved the accessible parking plans. Still awaiting a meeting with Heritage to discuss specification details.

Various locations have been considered for MUGA locations and a meeting has been had with a MUGA supplier discussing all the options. The current recommendation is to locate the MUGA at the top of the playing field. Considerations need to be had with regard to the NP and 'dark skies' policy. A full quote is to be forwarded, but rough budget costings are approx. £110,000.00, which could be funded by s106 and CIL monies and possible grant applications.

10. To consider the report from pond meeting at Bell Corner

A meeting was had with Bure Valley Conservation Group to look at the pond and discuss what works may be required. BVCG would take on this project but would request a donation of £175, which would cover the 2 days' work during February/March 2018. BVCG are to seek advice from Norfolk Wildlife Trust pond expert. There are a few action points for the PC to do including confirming if the pond has a liner or clay bottom and investigate options for the disposal of the green waste from the pond.

It was proposed by Colin M; seconded by Bob C and all agreed to proceed with this project, and to give the donation at the time of the works.

11. To consider progress report on telephone line for the Defibrillator at the Jubilee Hall

It was previously suggested by Colin Thomas (who had carried out the investigations) that the costs for the telephone and line at the Jubilee Hall were high in relation to the benefit, and not deemed necessary. After discussions it was agreed to keep this as an agenda item for the November meeting and to look further into possible 50/50 funding for another defibrillator to be placed at a different location.

12. To consider supporting youth in Salhouse

A Reading Room Charity meeting was held where it was reported that only interest can be spent, and there are stipulation as to what the capital money can be spent on. It was agreed at this meeting that interest would be accrued to be utilised on legal expenses if land or buildings were purchased. It was looked into if a donation can be made by the PC to the school, but after seeking advice from NALC it has been confirmed the PC does not have the power to do this. Clerk to write to School.

13. To consider Neighbourhood Plan Monitoring Group

It was proposed to have a monitoring group set up to ensure the objectives within the NP are adhered to and the projects laid out pursued, and as a support group for the PC when considering planning applications. The Neighbourhood Plan Steering Group and BDC have been contacted for their thoughts. Clerk to investigate with BDC copies of the NP for all households within the parish.

14. To update regarding the Asset of Community Value

Martin Murrell reported that following a meeting with the owner of 82b Lower Street the PC have written to BDC advising that they no longer wish to be considered as a bidder. The owner has been informed by the PC.

Salhouse Parish Council minutes 2nd October 2017, 6 pages
DRAFT until AGREED at meeting following

15. Finance

i) Approval of Payments

The following payments were approved on the proposal of Martin Murrell; seconded by Martin Nudd – all agreed:

S J Martin August Salary - (67.75 hours) £681.84 NET & Expenses £132.20	814.04	002112
HMRC (Sarah Martin £5.71 EE & £6.56 ER)	12.27	002113
The Norfolk Pension Fund (£40.02 EE & £156.43 ER)	196.45	002114
Anglian Water Business Ltd. (National)	11.48	002115
Paul Green Invoice 849 (August)	284.50	002116
Colin McCormick	4.50	002117
Martin Murrell	4.50	002118
CAB Donation	50.00	002119
Vodafone Contract 2017-2018 - Salhouse 2000	35.00	002120
Vodafone Contract 2017-2018 - Mr. Musgrove	35.00	002121
Vodafone Contract 2017-2018 - Mr. N. Nudd*	35.00	002122
Vodafone Contract 2017-2018 - Salhouse V.C.Primary School	35.00	002123

*Martin Nudd excluded from discussion and decision regarding Vodafone contract

ii) To consider donation to CAB

This donation was discussed and voted on: 5 for; 0 against to make this donation. Unanimous agreement to donate £50 – included in payments list above.

iii) Monthly bank reconciliation report

The monthly bank reconciliation for August were approved and signed by Martin Murrell.

iv) Any other Financial matters arising

Donation request from team Salhouse approx. £60.00 – all agreed.

16. To receive correspondence and agree response (if any) – no responses needed

NALC Newsletter and Training course dates

Police Parish Newsletter

Clerks and Councils Direct

Broadland Scrutiny News

Advanced warning of Broads Local Plan consultation

BDC House name change notification

Broads Authority Application consent letter (BA/2017/0315/TCAA)

*Dilham Parish Council – Helicopter Noise email **

CPRE Norfolk reply to Shaun Vincent, Chair, GNDP

Nominate now in the 'Rural Oscars' 2017

*Parishioner email regarding commemorative bench ***

*Christmas Hampers for the Elderly/Lonely/Needy letter****

* It was agreed to write to Dilham Parish Council offering our support.

** It was discussed that although in support the PC is not able to give permission, and will pass onto Jubilee Hall committee – Clerk to action

*** To forward onto SUCT

17. Public Right to Reply- adjournment of meeting for public to comment

None

18. Any items for the next Parish Council meeting to be held on Monday 6th November 2017 in the Jubilee Hall at 7.30pm.

Salhouse Parish Council minutes 2nd October 2017, 6 pages
DRAFT until AGREED at meeting following

There being no further business the meeting closed at 10.14pm

Appendix 1

Meeting Report, Greater Norwich Local Plan, County Hall 18th September 2017

Attendees:

Tom Garrod, Norfolk County Councillor
Mike Burrell, County Council
John Walchester, Broadland District Council
Barry Fiske, Wroxham Parish Council
Vince Tapp
Martin Murrell
Colin McCormick

MB advised that the Call for Sites consultation has been put back and will now commence in January 2018 for 10 weeks, with the identification of chosen sites being announced in 2019, which will then be adopted in 2020 as part of the revised Local Plan to 2036*.

MB also advised that the Government has revised the way it calculates housing demand, and that this could mean an increase in some places.

VT, MM and CM all explained, in their different ways, their view that in Salhouse this strategic approach is being deliberately undermined by developers who are seeing this as an opportunity to make immediate applications for some of the sites submitted for consultation and to 'get in first', citing the 5 year land supply as justification.

JW explained that because Salhouse is in the Norwich Policy Area (NPA), and the NPA does not have the 5 year land supply, then this consideration overrules all local plans, so this interpretation is unfortunately correct. Wroxham and other parts of Broadland are not affected in this way as they are not in NPA.

CM stated that Salhouse would like to be removed from the NPA, as we feel we are only in it due to a boundary anomaly which puts part of the North Rackheath development (eco-town) in Salhouse parish. MB said that this could be considered as part of the next Local Plan review. CM also suggested that the affected area might be transferred out of Salhouse parish into Rackheath, this would enable the whole North Rackheath development to be within one parish boundary. JW commented that moving a boundary is a slow and difficult process.

CM and MM explained that while Salhouse welcomes the idea of strategic planning, this could only be achieved if all the sites submitted could be considered at the same time and preferences identified before applications are made. Under the current system where individual applications are being made in a rapid time frame, this strategic approach cannot be achieved, and if each site is to be considered separately, Salhouse risks getting all these developments, or perhaps none, or probably not the best choice. MB and JW both agreed that this is the situation that we face.

CM also reported that in Salhouse there are certain problems with inadequate infrastructure, particularly the sewerage system. MB expressed surprise at this, and said he would make a note of it.

BF reported that Wroxham has only two sites submitted, but one of these is for 350 houses in a location well away from all local infrastructure.

MB also presented a spreadsheet showing the target for 2036 is now in excess of 48,000 houses in "Greater Norwich" compared to 35,000 in the period to 2026. The spreadsheet showed various distribution options for how this could be achieved.

*The following schedule has now been published:

Regulation 18 Consultation	Jan-March 2018
Regulation 19 Publication	June-July 2019
Submission	October 2019
Pre-examination Meeting	January 2020
Public Examination	June 2020
Adoption	December 2020

Appendix 2

PLANNING REPORT TO SALHOUSE PARISH COUNCIL MEETING 2nd OCTOBER 2017 (correct as of 29th September 2017)

Planning Applications Received for consideration at this Meeting

PA20171580 – Wood Farm, Norwich Road, Salhouse, NR13 6JW

Erection of Building Comprising Two Light Industrial Units and Associated External Works

Correspondence Received by SPC Planning Committee in relation to the above Applications

None

Decisions Advised by Broadland District Council

PA 20171241 – 61 Lower Street, Salhouse, NR13 6RE

Single storey rear extension and first floor side extension

FULL APPROVAL 12th September 2017

Decisions Advised by The Broads Authority

None

Awaiting Decision

PA 20161390, Meadow Hill, 90 Lower Street, Salhouse, NR13 6AD

Development of 10 Dwellings – Revised Application

SPC Recommendation: **OBJECTION**

Believed to be refused, but no decision published yet.

PA 20170764 – Equestrian Centre, Lower Street, Salhouse, NR13 6RH

Residential Development for 16 dwellings (Outline)

SPC Recommendation: **OBJECTION**

Scheduled for BDC Planning Committee 4th October 2017

PA 20171207 – Land adjacent to Station Lodge, Howletts Loke, Salhouse, NR13 6EX

Erection of four detached chalet dwellings (Outline)

SPC Recommendation: **OBJECTION**

Scheduled for BDC Planning Committee 4th October 2017

PA 20170243: Land to the Rear of 74-90 Norwich Road, Salhouse, NR13 6PB

Residential development comprising a minimum of 95 dwellings including affordable housing, landscaping, car parking and 7.01 hectares of publicly accessible green infrastructure containing children's play equipment, tree planting and a 30 space visitor car park (Outline)

SPC Recommendation: **OBJECTION**

PA 20170431 - Land off Barn Piece Close, Norwich Road, Salhouse

Mixed Dwelling Residential Development of 22 Single Storey Properties

SPC Recommendation: **OBJECTION**

PA 20171302 – Land to rear of 68 Lower Street, Salhouse, NR13 6RB

Approval of Reserved Matters by Conditions 2, 5, 6, 7, 8, 9A and 10 of Outline Planning Permission 20151129

SPC Recommendation: **OBJECTION**