

Fornham St Martin cum St Genevieve Parish Council

Minutes of the Extraordinary Planning Meeting held via video conferencing commencing 7.30pm on the 14th December 2020

Councillors Present: Cllr. Mike Collier Chair, Cllr. Gary Hubbard, Cllr. Paul Butler, Cllr. Frank Stennett, Cllr. Penny Borrett, Cllr. Peter Forster, & Cllr. John Borrett;

County and District Councillor Rebecca Hopfensperger joined the meeting at 8.00pm.

Six members of the public were present. Cllr. Collier outlined the procedure for the meeting and advised that two particular members of the public were in attendance to speak in support of items, at the appropriate time, and that they were happy to answer any questions raised.

1. Apologies for absence.

It was noted the Parish Clerk was too poorly to attend the meeting.

2. Declarations of members' interest.

Cllr. Frank Stennett noted his interest regarding item 3.i.

3. Planning Matters.

- i. DC/20/1907/FUL - One cabin - Location: Ducksluice Farm, Fornham Park, Fornham St Genevieve.

Concerns were raised regarding the removal of a tree and the encroachment on the root system of another tree and the paucity of the information provided in regard to drainage and other matters, including the Application Form which seems to have missing information as published. It was agreed to request further and fuller information before the PC could reasonably make a decision.

- ii. DC/20/1919/FUL - First floor extension with external terrace and hipped roof – Location: All Saints Hotel, The Street, Fornham St Genevieve.

A representative from the Applicant presented the proposal as a natural progression of the development of the hotel and it was decided to approve the Application as such and comment was made that it would in fact improve the look of the façade.

- iii. DC/20/1912/FUL - Change of use of part of golf course to 22 caravan lodge holiday homes with construction of a new access road, parking spaces and associated infrastructure – Location: All Saints Hotel, The Street, Fornham St Genevieve.

The representative of the Applicant asked the meeting to note that the current proposal was intended to address a lot of the concerns that residents had raised over previous Applications. Chair congratulated the Hotel on improvements that they had made to the premises and Golf Course to date and noted that, along with the extension discussed at item ii. above, he had been made aware of further developments to come over the next few years. Comment was also made of the generally high quality of the works done to date.

However, after much discussion and comment from Cllrs. and members of the public it was decided to submit OBJECTION to this development mainly due to the infringement on the green open space that effectively protects FAS from coalescing with BSE, and as per the objections submitted by the PC to the earlier proposal on the site. It was agreed by a vote of four 'against' and one 'for', that should the development proceed, in however small a format, the individual character of the area and village would be lost and that is not acceptable.

A significant number of residents of the villages, and other 'locals,' have taken the time and trouble to make this point, along with a host of other relevant points.

There are a number of persons who have written in support of the proposal and it was of particular note that they are almost all from addresses remote from and thus totally unaffected by the site.

Cllr. Hopfensperger commented that if the Application were to be approved there was genuine concern that should the Golf course ultimately prove unviable it would encourage more development of the area also adding further pressure on environmental matters. She also noted there was effectively little change from the earlier Application and nothing to mitigate on this.

A member of the public underlined that this green space has become even more important and significant following the construction of Marham Park.

- iv. DC/20/1929/HH - First floor side extension – Location: 4 Turnberry Drive, Fornham St Martin.

After a short discussion it was agreed to submit No objections.

- v. DC/20/1763/HH – Re-Consultation – Amended Single storey front extension Location: 14 Manners Road, Fornham St Martin.

The Applicant made representations on their proposal which had been revised from an extension to a bay window and they showed a photograph to the meeting of an almost identical addition to another property elsewhere. It was agreed to submit No Objections.

- vi. Discuss & Agree the Draft Comments in response to the WSC Local Plan Issues & Options.

A short discussion also involving Cllr. Hopfensperger, who raised many valuable comments on the Local Plan, was curtailed due to a lack of time and it was decided the item should be postponed for further discussion between Cllrs. later this week. Chair noted the Parish Clerk had already drafted a response and discussion would centre around that.

(NB. Cllr. Collier subsequently conducted telephone discussions over the ensuing days to agree and finalise the PC's response.)

4. Items for future agendas.

No other items were raised.

