

STOW BEDON & BRECKLES PARISH COUNCIL

8 September 2019

Members of the public are invited to attend a Meeting of Stow Bedon & Breckles Parish Council to be held in Caston Village Hall, The Street, Caston, NR17 1DD, on Monday, 16 September 2019 at 7.30 p.m. for the purpose of transacting the following business.



Julian Gibson

Clerk to the Council

The Jays, Watton Road, Wretham, Thetford, NORFOLK IP24 1QS (01953 499980)

1. **To consider accepting** the reasons for any apologies for absence.
2. **Declarations of interest** in items on the agenda. Members are no longer required to declare personal or prejudicial interests but are to declare any new Disclosable Pecuniary Interests or Other Interests that are not currently included in the Register of Interests. Members are reminded that under the Code of Conduct they are not to participate in the whole of an agenda item in which they have an Interest. In the interests of transparency, Members may also wish to declare any other interests they have in relation to an agenda item, in support of the seven Nolan Principles, namely Selflessness, Integrity, Objectivity, Accountability, Openness, Honesty and Leadership.
3. **To consider** any applications made by Members for a dispensation to allow them to participate in and vote on an agenda item in spite of a Disclosable Pecuniary Interest.
4. **Public participation session.** The Council's Standing Orders allow members of the public to make representations, answer questions, and give evidence in respect of any item of business included in the agenda. This session should not exceed 20 minutes, and members of the public are requested to keep their comments brief. Please note that the Council is unable to make a decision binding in law at this meeting unless the item is already included on the published agenda. It can, though, place the matter on the agenda for discussion at a future meeting.
5. **To confirm** and **sign** the minutes of the Meeting held on Monday, 15 July 2019.
6. **To report** matters arising from the minutes not on the agenda: **for information only.**
 - 6.1. [11] **Community Speedwatch.** So far only four residents have expressed an interest in forming a Group.
7. **To receive** Correspondence (available at the meeting).
 - 7.1. Norfolk Constabulary: *All Saints & Wayland newsletter* - July 2019.
 - 7.2. Wayland Partnership Development Trust: *Letter*.
 - 7.3. Highways England: *All Works - Thetford to Larling*.
 - 7.4. Breckland Council: *Review of Polling Districts, Polling Places & Polling Stations*.
 - 7.5. SAM2 co-ordinator: *Monthly report*.
 - 7.6. Norfolk Constabulary: *All Saints & Wayland Newsletter* - August 2019.
 - 7.7. Norfolk Association of Local Councils: *Community, Well-being, Environment and Parish & Town Councils*.
 - 7.8. *Clerks & Council Direct* - September 2019.

8. **To receive** Planning Applications, planning decisions and correspondence, and **to decide** on comments to be made where necessary.
 - 8.1. **3PL/2019/0726/F: White Horse Farmhouse, Mere Road Stow Bedon.** Application for Erection of 3 bed dwelling. **To note** that having consulted with five Councillors, the Clerk has responded using delegated powers, registering the Council's objection on the grounds that this is against policy as it is outside any settlement boundary, and is remote from the village, which is in itself classed as being unsustainable. Paragraph 79 of the NPPF makes it clear that development in the open countryside should be avoided unless certain circumstances apply, and none do in this case. The Council is also concerned that the site to be developed occupies only one-third of the overall site, and is clearly arranged so as, if granted permission, to set a precedent for further development. This cannot be considered to be in-fill development and will stretch out the village even further into the countryside. The applicant's Sustainability Statement itself makes it clear how far it is necessary to travel to get to any shops or entertainment, and in the absence of any public transport or footways, this must increase the number of vehicle movements on narrow country lanes even further. The Clerk also asked the District Councillor to ask for the application to be called in for determination at Breckland Planning Committee should the Officers be minded to approve, and to speak against it at that meeting. **To note** that, on the submission of Revised Plans (location plan, elevations, floor plan), no response was made, and **to receive** notice of Refusal to grant Planning Permission dated 4 September 2019.
 - 8.2. **3PL/2019/0272/F: Flybarn Farm, Rockland Road, Stow Bedon.** Erection of new self build, zero carbon dwelling and detached garage. Refusal of Planning Permission dated 23 July 2019.
 - 8.3. **3PL/2019/0897/F: Open Grazing Land adjacent to Pig Patch House, Stow Bedon.** A contemporary single storey, energy efficient Self Build dwelling including site access and hardstanding/parking arrangements. (Extension of response deadline until 18 September 2019 agreed by Breckland Council.)
 - 8.4. **3PL/2019/0928/O: Infill plot adjacent Gay Dene, Lower Stow Bedon.** 3 Single Storey Dwellings with parking lodge. (Extension of response deadline until 20 September 2019 agreed by Breckland Council.)
 - 8.5. **3PL/2017/0878/F: Wayland Farms Ltd, Cherry Tree Farm, Sandy Lane, Stow Bedon.** Expand Pig Production to 6990 pigs. Demolish some existing buildings (10 no) & erect 7 new pig sheds with roof fan ventilation, new roof covering over existing manure store. Planning Permission dated 13 August 2019.
 - 8.6. **3PL/2019/1009/HOU: Home Farm, Stow Road, Stow Bedon.** Insert dormer windows to front elevation. Insert rooflights. Demolish porch & erect new. Demolish rear single storey extension & erect 2 1/2 storey rear extension. Alterations to south elevation following removal of porches (amended scheme from approved planning permission 3PL/2017/0772/HOU).
9. **To receive** an update regarding the possible presence of an electricity supply in the telephone kiosk on Mere Road.
10. **To note** that the Stow Bedon Village Sign which had been removed by a resident for refurbishment is now returned to its position, looking much improved.
11. **Finance.**
 - 11.1. **To approve** payment to the Clerk and HM Revenue & Customs totalling £1,058.14 (salary for 1 July 2019 to 30 September 2019: £927.77; payment for use of home as office: £13.50; Mileage Allowance Payment for 3 June 2019 - 8 September 2019: £116.87).

11.2. **To approve** payment of £11.58 (Postage & Telephones: £1.08; NRO Photography permit £10.50) to the Clerk as reimbursement for items paid on behalf of the Council for 4 June 2019 - 8 September 2019.

11.3. **To receive** the Monthly Financial Report.

12. **To decide** on any matters for consideration at next meeting.

13. **To confirm** the date of the next meeting as Monday 21 October 2019 at 7.30 p.m., in Caston Village Hall.

Scheduled future Meeting dates:

Monday, 21 October 2019	Monday, 13 January 2020*
Monday, 18 November 2019	Monday, 17 February 2020
Monday, 16 December 2019	Monday, 16 March 2020