

BROADLAND PLANNING COMMITTEE

Minutes of a meeting of the Broadland Planning Committee of Broadland District Council, held on Wednesday, 28 February 2024 at 9.30 am.

Committee Members Present: Councillors: C Karimi-Ghovanlou (Chair), E Laming (Vice-Chair), P Auber, B Baby, N Brennan, L Hemsall, B Johnson, K Leggett, A Tipple and K Vincent

Apologies for Absence: Councillors: A Miah

Officers in Attendance: H Bowman (Principal Planning Officer), T Lincoln (Development Manager) and L Arthurton (Democratic Services Officer)

Also in Attendance: Cllr S Holland and two members of the public.

46. DECLARATIONS OF INTEREST

Declarations of interest were received from the following members:

Application	Parish	Councillor	Declaration
20230085	SPIXWORTH	Cllr C Karimi-Ghovanlou	Other Interest – Cllr Karimi-Ghovanlou declared that the public speaker who was speaking in support of the application was known to her but they had not engaged in any conversations regarding the item.
2023/3599/F	HELLESDON	Cllr B Johnson	Other Interest – Was present at the Parish Council meeting where the item was discussed but did not partake in any discussions.

47. APOLOGIES FOR ABSENCE

An apology for absence was received from Cllr Miah.

48. MINUTES

The minutes of the meeting held on 31 January 2024 were confirmed as a correct record.

49. APPLICATIONS FOR PLANNING PERMISSION TO BE CONSIDERED BY THE COMMITTEE IN THE ORDER SHOWN ON THE BELOW SCHEDULE

The Committee considered the reports circulated with the agenda, which were presented by the officers.

The Committee had received updates to the report which had been added to the published agenda. They were also advised of updates in relation to application no. 2023/0085 where a statement from Spixworth Parish Council was shared with members of the Committee before the meeting.

The following speakers addressed the meeting on the application listed below.

Application	Parish	Speakers
20230085	SPIXWORTH	Spixworth Parish Council – written statement submitted prior to the meeting. K Molloy – Architect Cllr S Holland – Local Member

The Committee made the decisions indicated in the attached appendix, conditions of approval or reasons for refusal of planning permission as determined by the Committee being in summary form only and subject to the final determination of the Director of Place.

50. PLANNING APPEALS (FOR INFORMATION)

The Committee noted the appeals lodged and decisions received.

(The meeting concluded at 11.04 am)

Chairman

NOTE: Conditions of approval or reasons for refusal of planning permission as determined by the Committee are in summary form only and subject to the Director of Place’s final determination

1 **Appl. No** : **20230085/F**
 Parish : **SPIXWORTH**
 Applicant’s Name : Harrier Homes Norfolk Ltd
 Site Address : 42 Park Road Spixworth Norfolk NR10 3PJ
 Proposal : 6 no residential dwellings

Decision : Members voted 6-5 (the Chair used her casting vote) to delegate authority to the Assistant Director of Planning to secure nutrient mitigation and S106 on GIRAMS and open space.

- 1 In accordance with submitted drawings
- 2 Provision of parking and turning
- 3 Vehicular crossing
- 4 Visibility Splays
- 5 Drainage Strategy
- 6 Finished floor levels
- 7 AIA and Tree Protection
- 8 Ecology
- 9 Landscaping
- 10 New Water Efficiency
- 11 Nutrient conditions
- 12 Boundary Treatments
- 13 Removal of permitted development rights on plots four and five

2 **Appl. No** : **2023/3599/F**
 Parish : **HELLESDON**
 Applicant’s Name : Mr Alister Booth
 Site Address : 60 Overbury Road Hellesdon Norfolk NR6 5LB
 Proposal : Change of use of garage to a treatment room

Decision : Members voted unanimously for approval subject to the following conditions

- 1 Temporary permission
- 2 Approved plans
- 3 Use restriction
- 4 Hours
- 5 No additional employees
- 6 Appointment only basis