



Minutes of Gillingham Parish Council Meeting 8th November 2022 Gillingham Village Hall

Councillors Present: Cllrs M. Brown, C. Hoare, A. Rymer, B. Warman, J. Ward, and S. Webber

Also Present: Clerk, and District Councillor Knight.

1. **Welcome**
2. **Apologies and number of public attending:** No apologies had been received. County Councillor Stone and Cllr Black were not present. There were about 60 members of the public at the meeting.
3. **Declaration of Interests other than those registered with South Norfolk Council.** No additional interests were declared.
4. **Parish Ten - parishioners slot.** – This was not used.
5. **Planning Matters Separate meeting arranged for planning only.**
 - **2022/1897: Outline planning permission with all matters reserved except for access and scale. Land North of The Street, Gillingham.**
 - **2022/1993: Outline application for residential development including access and scale. Land South of The Street, Gillingham**

Although the Parish Council wished for the planning applications to be discussed individually, there were discussed together. Here are the items that were discussed:

- Concern that the new planning applications access would be down The Street, why cannot the access be down past McDonalds etc. The Street is too small to cope with additional traffic. *District Cllr Knight - We need to concentrate on the planning applications and information provided that is in front of you. But, as these are outline planning applications, we could try with additional details. Does the parish want separate access from McDonalds instead off, or as well as?*
- If enough people object, then it's a democracy and SNC should consider it! There is chaos now with the traffic along The Street.
- Ridiculous! Small village does not need additional houses, we already have 22 houses that have been built.
- There is need to put the infrastructure in first before building the houses – Build the roads, improve the sewage issues. Prevent the flooding issues. Houses will be built on clay on soil. *District Cllr Knight – he is not the developer just a District Councillor, and not on the development department either! With these two applications the planning department can weigh whether to call the planning applications in to be discussed at panel!
Every single planning application considers the planning policies. One policy is the the need to build houses. County Council make sure educational need are met!*
- North side had flooding problems two years ago. However, the applications state that this area is not a flood risk area. *The Developer/Land Owner commented on the fact that some ditches have been filled in and therefore not allowing for the water to flow away. This was the problem with the flooding a few years ago!*
- The Parish Council advised all the residents to make comments on the SNC planning website. The planning links can be found on the Parish Council's website.
- North Side planning – there will be a dangerous junction to the new development as this is directly opposite the turning into the existing new development. The planning

- needs to be objected, on these grounds.
- A member of the public stated that the ATC survey was for Barwick Road and that the traffic survey analysis should be ran again and the new results uploaded on to the planning pages. Use the statistics and combine them for both development areas.
 - The drainage needs to be addressed before the development is built.
 - The Parish Council had recommended refusal, for the Village Cluster years ago.
 - The Norfolk Community Environment will not be submitting their findings until December, therefore could the consultation expiry date been extended?
 - *The Developer/land owner stated that Anglian Water has a statutory obligation to improve any sewers to make the waste go away. This could be a positive solution to improve the sewers in Gillingham.*
 - New houses have already been built without the capacity for the water sewers to be there!
 - The existing new development that has been built already, Daisy Road there has been flooding already this week. The developers had told the new owners that there would not be any more developments happening in the area. What were the original objections that were used to reduce the number of houses that were built there?
 - The new existing development has had their foundations piled as the ground is so soaky and on clay
 - How many houses will be built after these two developments are built?
 - *District Cllr Knight – Gillingham is part of the South Norfolk Greater Norwich area. South Norfolk needs to build,45,000 houses over the next 25 years. They therefore cannot exclude small villages. No one wants their communities to be extended. The village cluster is part of the Local Plan, the decision is yet to be made. When land is allocated they take the nutrient levels into consideration. The River Waveney is not in a poor state; therefore, the developers will be able to build here. Help colleagues on the Parish Council to make good planning reasons and benefit from these developments.*
 - *Flood risk, ecological concerns, schools etc, could be a green light for development – what could the village get out of it?*
 - There is need for medical facilities, who do we go too? *The Developer/land owner stated that they had offered a site for a doctors surgery off the roundabout. Improvements to health services can be provided from district CiL.*
 - The footpath of the existing new development across to the field opposite is used by many people. The additional houses on the North side would be a detriment to the other houses.
 - The school has an allocated 0.9 hectares reserved for school progression. Extending the school, the traffic will still be a concern. The school was first built to accommodate 35 pupils. Now the school has double the pupils! The Boundaries gets blocked up with cars, dropping and picking up children.
 - A person has lived in the village 37 years and in that time the 's' bends have had 4 major accidents. The Street is beyond capacity.
 - There are concerns from the residents that the planning applications were not advertised as posters on lamp posts etc. Only a handful of people received letters regarding one of the planning applications. *District Cllr Knight – there is no requirement for public notices. However, if the communication has not been done, the district council will need to rethink the timescales. **Action Clerk** to speak to the planning department for an explanation.*
 - Transport is a significant issue. The Street is a significant issue!
 - Is all the developments going to effect the river?
 - Preservation considered for community and village life. People want to live in the village not the suburbs!

- Does the Greater Norwich Development take into consideration the houses that are being built in Suffolk, for example Beccles?

The chairman summarised the meeting as follows:

- Concern on sewerage
- Concern on school capacity
- Concern on the number of houses being built
- Concern on The Street capability
- Transport through the village
- Flooding
- Light pollution
- Please log your concerns individually on the planning portal.

The chairman thanked everyone for attending.

Date of next meeting ,6th December 2022, 7.30pm

Neighbourhood Planning meeting 16th November 2022, 7.30pm

As there was no more business to discuss, the Chairman closed the meeting at 9.00pm

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