

Development Committee



Please contact: Democratic Services

Please email: democraticservices@north-norfolk.gov.uk Direct Dial: 01263 516108

TO REGISTER TO SPEAK PLEASE SEE BOX BELOW

Wednesday, 10 September 2025

A meeting of the **Development Committee** will be held in the **Council Chamber - Council Offices** on **Thursday, 18 September 2025 at 9.30 am.**

At the discretion of the Chairman, a short break will be taken after the meeting has been running for approximately one and a half hours

Please note that members of the public should not speak to Committee Members prior to or during the meeting.

PUBLIC SPEAKING:

Members of the public who wish to speak on applications must register **by 9 am on the Tuesday before the meeting** by telephoning **Reception on 01263 513811** or by emailing reception@north-norfolk.gov.uk Please read the information on the procedure for public speaking at Development Committee on our website or request a copy of "Have Your Say" from Customer Services.

Anyone may take photographs, film or audio-record the proceedings and report on the meeting. If you are a member of the public and you wish to speak, please be aware that you may be filmed or photographed. Please note that this meeting is livestreamed:

<https://www.youtube.com/channel/UCsShJeAVZMS0kSWcz-WyEzg>

Presentations: If you wish to view the Officers' presentations for the applications being considered by the Committee please follow the following link:

<https://modgov.north-norfolk.gov.uk/ecCatDisplayClassic.aspx?sch=doc&cat=13644&path=0>

Emma Denny
Democratic Services Manager

To: Cllr P Heinrich, Cllr R Macdonald, Cllr M Batey, Cllr A Brown, Cllr P Fisher, Cllr A Fitch-Tillett, Cllr M Hankins, Cllr V Holliday, Cllr P Neatherway, Cllr J Toye, Cllr K Toye, Cllr A Varley, Cllr L Vickers and Cllr L Paterson

Substitutes: Cllr T Adams, Cllr P Bailey, Cllr K Bayes, Cllr J Boyle, Cllr S Bütikofer, Cllr N Dixon, Cllr T FitzPatrick, Cllr W Fredericks, Cllr J Punchard, Cllr C Ringer, Cllr E Spagnola and Cllr L Withington

All other Members of the Council for information.

Members of the Management Team, appropriate Officers, Press and Public



If you have any special requirements in order to attend this meeting, please let us know in advance

If you would like any document in large print, audio, Braille, alternative format or in a different language please contact us

Chief Executive: Steve Blatch

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Email districtcouncil@north-norfolk.gov.uk **Web site** www.north-norfolk.gov.uk

A G E N D A

PLEASE NOTE: THE ORDER OF BUSINESS MAY BE CHANGED AT THE DISCRETION OF THE CHAIRMAN
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PUBLIC BUSINESS

1. CHAIRMAN'S INTRODUCTIONS

2. TO RECEIVE APOLOGIES FOR ABSENCE

3. SUBSTITUTES

4. MINUTES

(Pages 1 - 6)

To approve as a correct record the Minutes of a meeting of the Committee held on 21st August 2025

5. ITEMS OF URGENT BUSINESS

(a) To determine any other items of business which the Chairman decides should be considered as a matter of urgency pursuant to Section 100B(4)(b) of the Local Government Act 1972.

(b) To consider any objections received to applications which the Head of Planning was authorised to determine at a previous meeting.

6. ORDER OF BUSINESS

(a) To consider any requests to defer determination of an application included in this agenda, so as to save any unnecessary waiting by members of the public attending for such applications.

(b) To determine the order of business for the meeting.

7. DECLARATIONS OF INTEREST

(Pages 7 - 12)

Members are asked at this stage to declare any interests that they may have in any of the following items on the agenda. The Code of Conduct for Members requires that declarations include the nature of the interest and whether it is a disclosable pecuniary interest. Members are requested to refer to the attached guidance and flowchart.

OFFICERS' REPORTS

8. BLAKENEY - PF/25/0522 - DEMOLITION OF TWO-STOREY DWELLING AND ERECTION OF REPLACEMENT TWO-STOREY DWELLING (PART-RETROSPECTIVE) AT 8 LANGHAM ROAD, BLAKENEY, HOLT, NORFOLK, NR25 7PG (Pages 13 - 20)

9. NNDC TPO (BRISTON) 2025 NO.12 BRISTON - TPO 25 1075 - LAND AT THREE OAKS, NORWICH ROAD, BRISTON, MELTON CONSTABLE, NORFOLK NR24 2HT (Pages 21 - 22)

10. **NNDC TPO (FAKENHAM) 2025 NO.16 FAKENHAM - TPO 25 1079 - LAND AT 1 FERNBANK COTTAGES, CHURCH LANES, FAKENHAM** (Pages 23 - 26)

11. **WOOD NORTON - PF/25/1192 - INSTALLATION OF 36 GROUND MOUNTED SOLAR PANELS. THE PANELS WILL BE MOUNTED ON A FRAME SYSTEM AND MAX HEIGHT OF 1.5M. THEY ARE TO BE MOUNTED ALONGSIDE THE WESTERN BOUNDARY OF OUR CURTILAGE 2M AWAY FROM THE BOUNDARY AT FIELD BARN COTTAGE, WINGS LANE, WOOD NORTON, DEREHAM, NORFOLK, NR20 5DH**

12. **DEVELOPMENT MANAGEMENT PERFORMANCE UPDATE** (Pages 27 - 30)

13. **EXCLUSION OF PRESS AND PUBLIC**

To pass the following resolution, if necessary:-

“That under Section 100A(4) of the Local Government Act 1972 the press and public be excluded from the meeting for the following items of business on the grounds that they involve the likely disclosure of exempt information as defined in Part I of Schedule 12A (as amended) to the Act.”

14. **APPEALS SECTION** (Pages 31 - 36)

PRIVATE BUSINESS