

GREAT WITCHINGHAM PARISH COUNCIL

Minutes of a meeting held at 7.45 p.m. at The Memorial Hall on Thursday 27th October 2005

Present: Pauline Brown, Stephen Williams, Roy Church, Kevin Francis, John Willmore and in the Chair Ron Cornell.

Clerk: Peter Dilloway. Simon Woodbridge (District Councillor), Nick Johnson and Cally Smith (NCC Planning Dept) and 4 members of the public.

(679). Apologies. Bridget Wright. James Joyce (County Councillor) to arrive late.

For expediency matters relating to Clay Hall farm were brought forward to the first item of business.

(680). Composting Plant Clay Hall Farm. A set of questions compiled by John Martin had been passed to the NCC officers for consideration and answers are outlined below:

- (1). The application has not changed since originally submitted. Some 17 requests for further information have been made to the applicant, some of which remain unanswered. When all questions have been answered to the satisfaction of NCC the statutory consultees will be advised. Carlton Rode had no buildings on site and the applicant therefore opted to use an 'outdoor' plant. The matter is unlikely to go to committee before the January meeting and subject to outstanding answers being given and further consultation period.
- (2). The applicants long-term proposals are unclear and depend upon the success of the application submitted.
There have been discussions between the applicant and NCC as to whether the site can operate both rendering and composting plants by limiting the production tonnage to that granted in the extant rendering permission (1500 tonnes/pw). The District Council had also received correspondence implying that the applicant would be willing to 'exchange' rendering permission for composting permission. The specifics of any such arrangement are unconfirmed and consideration as to how responsibility for monitoring the site between District and County Councils will be determined requires further discussion and consideration.
- (3). The 17 requests were not fully identified, but include details in the environmental statement and building modification. The full nature of these will be disclosed at consultation. Where required external specialist consultants will be engaged.
- (4). The works recently carried out and the production limit conditional to the extant permission meet NCC Highways requirements.
- (5). No WML/IPPC has been made. NCC await details
- (6). If necessary a site visit will be carried out.
- (7). In excess of 150 objections have been made and all principal objectors have been identified to the applicant. Odour and traffic movement are the principal objections.

Additional questions and comments:

- (8). The roadworks carried out are believed to constitute a commencement of the extant permission.
- (9). There remains some confusion as to types of material which are included within category 3 waste. According to NCC food production waste includes some of the less desirable chicken waste, which was originally thought to be destined for Carlton Rode. Clarification is required.
- (10). The building will be required to operate at negative pressure. The applicant will have to demonstrate to NCC's satisfaction, how the existing building will be refurbished and modified to operate at negative pressure.
- (11). The original discussions with TEG/Banhams revealed that excess moisture would naturally attenuate into the atmosphere as water vapour. It would appear that it is now proposed to condense water and dispose of it by further process.
- (12). A cumulative impact assessment was requested to cover the running of both plants. This has been held pending an absolute decision.
- (13). Details of the inclusion of a mist airlock at the reception plant have been received.

- (14). Air dispersal modelling. A specialist consultant should be employed to carry out a study.
- (15). EA will be consulted on water abstraction/discharge.
- (16). Additional landscaping is required.
- (17). Further details on lighting scheme are required.
- (18). Revised maps including all detail missing from original submission required.
- (19). Accurate assessment of predicted noise levels required.
- (20). Bio-aerosol risk assessment now received.
- (21). The viability of commercial rendering is regarded as unlikely to be viable. Opinion was expressed that implication of recommencing the rendering operation was only a red herring to obtain permission for composting. Composting was however considered to be a preference to both rendering and landfill assuming the system worked satisfactorily.
- (22). TEG had operated a commercial plant in Co. Kildare. This plant had proved unsuccessful in processing the waste for which it was intended and had been decommissioned. NCC Planning was strongly recommended to approach the relevant monitoring authority to extract any relevant information.
- (23). Precise details of the waste materials to be processed should be identified.
- (24). Now that planning permission has been granted for waste processing at Attleborough and Carlton Rode, is there still a need for any operation at Clay Hall Farm. NCC advised that the applicant is not required to identify requirements for the process.
- (25). Given the growth of local industrial operations, concern as to whether limitations can be imposed to prevent commercial growth at the site.

Mr Church rounded off the discussion by commenting that whilst NCC Planning Department take the view that the original application remains unchanged, the information at Parish level suggests otherwise and therefore subject to final consultation, the objections posed thus far may be subject to revision.

The Chairman thanked the County Planning Officers for their attendance and continued with remaining Council business.

- (681). Minutes of the meeting held 23/6/05 & 16/8/05 were agreed to be a true record and duly signed by the Chairman.
- (682). Matters Arising: None
- (683). Village Hall. No further information had been forthcoming from the hall committee. The County Councillor was asked to establish the position in respect of the new build plans drawn up by NCC education Dept.
- (684). Correspondence:
 - (i). Most Correspondence had been circulated prior to the meeting.
 - (ii). Letter from Cawston Parish Council asking for parish view on the way BDC handle objections from the parish. This Parish has no adverse comment and the clerk was instructed to reply to this effect.
- (685). Planning Applications:
 - (i). Planning Application 20051426 – Front Porch 94 FR. No objections received or identified.
- (686). Payments/Financial Matters:
 - (i). A & J Canham Grounds Maintenance June 2005 Chq No.100459. £47.00
 - (ii). A & J Canham Grounds Maintenance August 2005 Chq No.100460. £47.00
 - (iii). Litter/War Memorial. R. Cornell. Cheque No. 100461 £135.00
 - (iv). P. Dilloway Clerk's Salary (2nd ½ yr) £472 & exps to 27/11/05 £90.77 Chq No.100462 £562.77
 - (v). A & J Canham Grounds Maintenance Sept 2005 Chq No.100463. £47.00
 - (vi). Precept 2006/7. The Clerk had prepared estimates for expenditure and Council unanimously determined that no increase to the present sum of £2500 was required.

All payments approved by unanimous consent

(687). Any Other Business:

- (i). Halloween party – Lenwade Country Hotel. Following discussions between the Police, leasees and the owner, the event was cancelled.
- (ii). Hall Walk Development. BDC have applied for funding for a low cost housing scheme. To provide any funding for a village hall or other amenity, at least 5 full market value houses would need to be built. Until at least informal planning approval for FMV housing is intimated further discussion is pointless.
- (iii). Parish Plans. Stephen Williams and Kevin Francis had attended workshops on Parish Plans which would be an essential path to funding for any parish project. Other parishes have carried them out and have some experience which our council can draw on. The clerk will circulate examples for consideration.
- (iv). Parish Web site. Stephen Williams has had informal discussions with Norwich College who may be able to create a site as part of a project.
- (v). Bridge Public House licensing. The application appeal was thought to be forthcoming shortly. (subsequent enquiry has revealed that no objections were filed and therefore no appeal will take place).

(688). Date and time of next meeting: 26th Jan 2006 at 7.45pm

There being no further business the meeting closed at 9.30pm

AGENDA GWPC – 26th January 2006 at 7.45 p.m.

- (689). Apologies
- (690). Minutes of meeting 27/11/05
- (691). Matters Arising
- (692). Correspondence:
 - (i). Circular letter from Banham Poultry
- (693). Planning Applications:
 - (i). Clay Hall Farm (update on situation)
- (694). Payments/Financial Matters)
 - (i). Memorial/ litter clearance
 - (ii). Clerk' expenses to date
 - (iii). Clerks Telephone arrangements (agreement in principal)
- (695). Any other Business
- (696). Date & time of next meeting 23rd March 2006 at 7.45pm