

**Minutes of the Meeting of Fleggburgh Parish Council held on  
Thursday 27<sup>th</sup> September 2018 at 7.30pm in Fleggburgh Village Hall.**

**Present:** June Pratt (Chair)  
Jean Lindsay (Vice-Chair)  
Keith Osborne  
Andrew Peake  
Alan Greenwood  
Shaun Hacon  
John Lindsay  
Catherine Fletcher, Clerk

**Also present:** 20 members of the public

**1. Public Forum**

A member of the public presented a letter to the council signed by 30 residents objecting to the proposed residential development of 13 dwellings with estate road, private drive, garages and parking at Rollesby Road (off), New House (Land adj), Fleggburgh, NR29 3AT.

Representing a number of residents, the member of the public raised concerns about this development in relation to its position outside both the currenting and proposed development area, highlighting the rural nature of the area and expressing concern about the loss of mature trees and wildlife including bats. The resident also spoke about concerns relating to the impact on road traffic and questioned if the development was in keeping with surrounding houses. The resident also inquired as to why there had not been an extraordinary meeting of Fleggburgh Parish Council to discuss this development.

The Chair responded that there had been no requests for an extraordinary meeting of the council to discuss this proposal and that previous extraordinary meetings had been for larger developments.

Bernard Willimott, agent for the proposed development, responded. The proposed site is outside the current development area, but has been given an 'Amber light' by GYBC and so may be considered for future development. He noted that there would be no tree removal on the site and that the current proposal is an outline application at this stage.

A member of the public expressed concern about the nature of the houses in this development, many being large "executive" properties, out of keeping with the surrounding area.

The agent for the development responded that there will be a mix of housing including semi-detached houses and bungalows and that these are initial plans and the nature of the dwellings would be discussed with GYBC and the developer.

A member of the public raised concerns about the pressure this development would put on the Doctor's Surgery.

**2. Apologies for absence** were accepted from Cllr. Barry Hall and County and Borough Councillor Haydn Thirtle.

**3. Declaration of Interest**

Cllr. Osborne declared personal interest in item 7.b.iii.

Cllr. Peake declared personal interest in item 7.b.i., ii. and iv., item 10 and item 13

4. **The minutes of the meeting held Thursday 16<sup>th</sup> August 2018** had been circulated and were **AGREED** as a true record, 6 in favour.

5. **The clerk's monthly report** had been circulated and was noted.

The Chair queried the report from the Highway Ranger that the footway between St Margarets Road and Fleggburgh had been cleared. Cllr. Peake reported the footway had been cut, though not as well as it had previously been done. The Chair reported the area to the side of the footway was also the responsibility of NCC but had not been cut.

6. **Resignation of councillor and Casual Vacancy**

The resignation of Daniel Forde-Pogson was noted the Chair proposed a letter of thanks be sent to Daniel Forde-Pogson for his work as a councillor. Seconded by Vice Chair Lindsay, **AGREED**, 6 in favour.

7. **Planning**

a. Great Yarmouth Borough Council, Draft Local Plan Part 2

The Draft Local Plan, Part 2 was **SUPPORTED** by the council, while noting the following:

- The parish council query the description of Fleggburgh as “well-served” and having a “reasonable range of services”. Fleggburgh is not on a main bus route and does not have a shop.
- Fleggburgh currently has a higher percentage of new house building compared to the other secondary villages in Great Yarmouth Borough.

**AGREED** all in favour

b. Applications received

Cllr. Peake leaves the room

- BA/2018/0317/COND Farmhouse, Common Farm, Silver Street Fleggburgh, Variation of conditions 3, 4, 6, 7, 8, 9, 10, 11, 13 and 16 of permission BA/2017/0389/FUL – To divide the restoration of the farmhouse and subsequent new and conversion work into phases.
- BA/2018/0323/COND Farmhouse, Common Farm, Silver Street Fleggburgh, Variation of conditions 3, 4, 6, 7, 8, 9, 10, 11, 13 and 16 of permission BA/2017/0390/LBC – To divide the restoration of the farmhouse and subsequent new and conversion work into phases.

**NO COMMENT** as council unclear as to the detail of proposed changes

Cllr. Peake returns to the room, Cllr. Osborne leaves the room

- 06/17/0321/O, Rowan Cottage (Adj), Main Road, Billockby, NR29 3BG - Proposed erection of 5 dwellings with garages and new access road.

**SUPPORTED**, 5 in favour, it is noted Cllr. Peake voted against.

Cllr. Osborne returns to the room, Cllr. Peake leaves the room

- 06/18/0436/O, Rollesby Road (Off), New House (land adj), Fleggburgh, NR29 3AT – Residential development of 13 dwellings with estate road, private drive, garages and parking.

During discussion it was noted that Fleggburgh School would welcome new children.

**SUPPORTED** whilst noting:

- Concern about the impact of this development on village traffic,

particularly Rollesby Road.

- Concern about the density of housing on the development.
- Concern about the overwhelming objection of local residents.

Proposed by Cllr. John Lindsay, Seconded by Vice Chair Jean Lindsay, 3 in favour, 2 against, 1 abstain

c. Applications received since 20<sup>th</sup> September

None received

d. Planning decisions

None received

e. Tree Preservation Orders

- i. Tree Preservation Order No.10 1991, Trees at No.5 Bygone Close, Fleggburgh - T3 Ash, T4 Ash, T18 Ash, T21 Holly – Fell due to poor form and condition.

**NO COMMENT** without tree surgeon's report.

## 8. Correspondence

A correspondence list had been circulated and a copy is attached to the minutes.

- 30/08/18, Cllr. June Pratt, Billockby Playground  
The Chair reported she had spoken to Mrs Alston regarding the land known as 'Billockby Playground' and confirmed that it is owned by the Alston family. She reported the hedge will be cut in due course.  
Cllr. Osborne suggested it would be helpful for the council to compile an Asset Register.
- 18/09/19, Cllr. June Pratt, Fleggburgh Church Yard Strimming  
The Clerk reported Garden Guardians apologised for the delay in strimming the churchyard. Due to illness, the strimming for the rest of the season will take place shortly after the cut, rather than at the same time.
- 25/09/19, Cllr. June Pratt, Report regarding Appleyard, Mill Lane, Fleggburgh  
The Clerk reported GYBC planning department had found nothing in the original planning permission or conditions for this property that related to the ongoing work. GYBC stated that enforcement of deeds is a civil matter that would need to be pursued through the civil courts.  
Cllr. Peake queried if there was a public right of way along the front of this property.

## 9. Finance

- a. The bank reconciliations to the end of August 2018 had been circulated and was noted.
- b. Two accounts were prepared for payment:
- |                |  |         |
|----------------|--|---------|
| i. C Fletcher  | Salary   | £258.52 |
| ii. C Fletcher | Stamps, hole-punch, printer paper and phone line | £20.87  |
- c. No invoices had been received since the 20<sup>th</sup> September 2018

**Both invoices were approved for payment**, proposed by Cllr. Peake, seconded by Cllr. John Lindsay, all in favour

d. **Investment of part of Reserve funds**

It was **AGREED** to alter the resolution made in item 10.c. of the minutes for the meeting of March 15<sup>th</sup> 2018, to now invest £30,000 in a 1-year fixed term account and £10,000 in a 32-day access account. Proposed by Cllr. Peake, seconded by Cllr. Greenwood, 6 in favour.

e. **There Not There project**

Cllr. Greenwood reported that the plaques agreed in item 19 of the minutes for the meeting of 16<sup>th</sup> August 2018 had been ordered. A total of 19 plaques and been ordered at a cost of £202.87. Cllr. Greenwood also reported the first silhouette for this project had now arrived and that he hoped to order a further two silhouettes.

It was noted that the spending for the There Not There project, agreed in Item 19 of the minutes for the meeting of 16<sup>th</sup> August 2018 will be allocated as **£137** spending.

f. **Budget 2019**

It was **AGREED** to accept the specification sent for tender regarding the contracts for the grounds maintenance of Fleggburgh churchyard and burial ground, playing field and footpaths.

Proposed by Vice-chair Jean Lindsay, Seconded by Cllr. John Lindsay, 5 in favour.

**10. To pass a resolution agreeing to the transfer of land to the south of Tower Road to Mr and Mrs Flowerdew**

Cllr. Peake leaves the room

This transfer was originally agreed by the council in item 9.a. of the minutes for the meeting of Thursday 23<sup>rd</sup> November 2017, to correct a boundary error at 5 Bygone Close, The Village, Main Road, Fleggburgh, Great Yarmouth NR29 3AF.

NP Law have been working on behalf of Fleggburgh Parish Council and have finalised the Transfer document (TP1) and Deed of Release ensuring the overage clause of the 2007 Transfer will no longer affect this land.

**Noting Standing Order 22.a. it was resolved** that the council will transfer a small piece of its land to the south of Tower Road, Fleggburgh which adjoins 5 Bygone Close in order to correct the boundary and sign the legal documents associated with this.

Proposed by Cllr. Hacon, seconded by Cllr. John Lindsay, all in favour.

Cllr. Peake returns to the room.

**11. Clerk Training - ILCA course**

It was **AGREED** to cover the costs and time required for the clerk to complete the ILCA training course.

Proposed by Cllr. Peake, seconded by the Chair, all in favour.

**12. Report from the Village Hall committee**

Cllr. John Lindsay reported the previous meeting of the Village Hall Committee had been cancelled and that he would not be able to attend the next meet. Cllr. Peake volunteered to represent the Parish Council at the next meeting.

**13. Building site signage**

Postponed until the meeting of 25<sup>th</sup> October 2018

**14. St Mary's Church, Fleggburgh**

Cllr. Hacon reported St. Mary's church had become overgrown, with vegetation taking over. It was noted it was a Grade II listed building with a footpath leaning to it. Ownership of the church will be investigated.

**15. To confirm meeting dates for January to March 2019**

The council was unable to confirm the meeting dates as it has not yet been possible to book the Village Hall.

**16. Woodland Trust Tree**

It was **AGREED** to request a tree for the parish as part of The Queen's Commonwealth Canopy Tree donation to GYBC. All in favour.

**17. Parish Partnership Scheme**

The Chair reported that the quote she received for tarmacking the area to the front of the village hall was far higher than the amount available from the Parish Partnership Scheme. As such the plan to potentially move Fleggburgh playground to the back of the Village Hall and extend the car park to the front, is not possible at this time.

**18. Public Footpaths**

Cllr. Hacon reported that Norfolk County Council are due to give the footpaths their second cut in the next week or two and that several landowners had recently cut the footpaths on their land. It was also noted that a number of stiles in the parish are in bad condition and need to be replaced or removed. This would also increase access for wheelchairs, pushchairs and cutting machinery. Cllr. Hacon will take photos of the stiles that require attention for discussion at the next meeting.

**19. Fleggburgh Playground**

Cllr. Hacon reported that a trip hazard at the playground had been repaired quickly and well by GYBC. He also reported he has made initial contact with the Lottery Fund with regards to grants to improve the playground. The hope is to remove a large piece of defunct play equipment and replace it with potentially two small pieces for younger children. Cllr. Hacon also reported that the playground fence needs to be replaced. Though it was initially reported this may be the responsibility of Fleggburgh Parish Council, it remains unclear if this is the case.

**20. Parish Plan**

Cllr. Osborne reported on the 2004 Fleggburgh Parish Plan and the potential to review and update this document. He also suggested looking at the possibility of a Neighbourhood Plan for Fleggburgh as this could potentially give the Parish Council a greater say in future housing developments within the parish. To be discussed at the next meeting.

**21. Fleggburgh Parish Council Website**

Cllr. Osborne reported plans to develop the website to more easily explain the responsibilities of the council and provide contact details if issues within the parish need to be reported. A 'Footpaths' page is also under development. It is hoped in the future this will provide information about the footpaths in the parish and who is responsible for their cutting and maintenance.

**22. Repairs defects and other maintenance requests**

a. Notice Boards – postponed to next meeting

Cllr. Peake reported that he had been contacted by two parishioners regarding two trees at New House, Trett's Lane being in very poor condition. A branch from one of these trees was reported to have fallen onto the road. Cllr. Peake moved the branch from the road to the driveway of New House, it was then reported to have been moved to the opposite side of the road.

**23. Items for the next agenda**

- Footpaths
- Fleggburgh Playground
- Councillor Vacancy
- Parish plan and Neighbourhood plan
- Building site signage
- Clerk's membership of SLCC
- Notice boards

**24. Date of next Parish Council meeting: 25<sup>th</sup> October 2018**

There being no further business the Chair closed the meeting.