

BUNWELL PARISH COUNCIL
THE PARISH COUNCIL OFFICE, THE OLD TURNPIKE, BUNWELL, NORWICH, NR16 1SN

Chairman : R Smith,
 Tel : 01953 788300
 e-mail : rs.silverlodge@gmail.com

Clerk : Mrs Margaret Ridgwell
 Tel : 01603 871636
 e-mail: bunwell-pc@live.com

To
Paul Harris Principal Planning Officer (Spatial Planning), Broadland District Council
Simon Marjoram Principal Infrastructure and Planning Policy Officer, South Norfolk Council

Bunwell Parish Council GNL Site Recommendations 2020

Attached is the site recommendation report prepared by Bunwell Parish Council (BPC) in collaboration with the Bunwell Housing Development Group (BHDG).









The community feel it is extremely important to the site selection process that the views of BPC and Bunwell residents are shared with South Norfolk Council Planning, prior to Consultation, in the hope that suitable sites are identified in the interests of all parties concerned, not least of all those who live in Bunwell.

The BHDG was created with the objective of directly involving residents of the village in local housing development planning and recommendations to BPC.

The Group comprises of four parish councillors and four residents from the community and initially details of the group's objectives were placed on both the Bunwell Parish Council and Bunwell Community websites requesting interested persons to contact the parish council. It was a requirement that members had no connections or interests in local businesses, district or county authorities or local groups where there might be local planning development interests.

Site visits took place in compliance with COVID19 requirements and a detailed report of the findings and conclusions was provided to the parish council which was approved on the 5th October 2020. This report, attached, includes the review of the HELAA assessments presented by SNC with BPC/BHDG conclusions and recommendations for each site together with a star rating for each.

Development Site Final Ratings of BPC and the BHDG

Sites	Ratings out of 5 Not recommended  Significant Issues  Possible  Recommended  Highly recommended 	House number potential (Approx)
GNLP0009 Church Lane		100+
GNLP0224 Adj Frank Dale, north of Bunwell St (now Finedale)		Light Industrial – Significant size development
GNLP0537 Opp Greenways	 3 star rated but only on the basis of residential development not	10

	including any light industrial development, which is unsuitable for this site and location.	
GNLPO538 Opp Lilac Farm	★★★★	20
GNLPO539 Lilac Farm	★★★★★	10
GNLPO2126 Adj The Laurels	★★★★★	8
GNLPO2004 Opp Church	★	?
GNLPSL001 Chapel Road	Further details required	?

Recommendations

The recommendation of BPC is that the Lilac Farm site and the site adjacent to 'The Laurels' are the favoured sites for development, with 5 Stars (Highly Recommended).

Also favoured is the site opposite 'Lilac Farm', which is 4 Star rated.

A possible site (3 star) is opposite Greenways, but subject to there being **no light industrial development** on the site (**this is completely unacceptable**).

The Church Lane site, the site adjacent to Frank Dale (now Finedale Foods) and the site opposite the church are seen as unsuitable and unacceptable and are not recommended for the detailed reasons given.

It is hoped that South Norfolk Council support these recommendations and shall make their selection from the four recommended sites.

Bunwell Parish Council.

Tuesday 6th October 2020