

The Parish Council (PC) of Leziate and Ashwicken has been invited to attend a public Planning Meeting on 23<sup>rd</sup> April 2021 at 19:30.

The public notice of the meeting was posted on 19<sup>th</sup> April 2021

This Planning Meeting is to consider the PC's response to the Planning Application 21 / 00262 / FM for the development of the former Glosthorpe South Quarry lake into an eco-leisure and tourism facility.

This briefing note is to outline the events leading up to this Planning Meeting

On 9<sup>th</sup> July 2020, Peter Elms of Alpaca Communications, working on behalf of Norfolk Farm Leisure, forwarded to the Parish Clerk a draft Environmental Impact Assessment Scoping Report that had been tabled with the Borough Council of King's Lynn & West Norfolk for comment. It outlined a proposal for the construction of a large tourist facility on the site of the former Glosthorpe South Quarry that had previously been restored as a nature conservation area following the completion of silica sand extraction.

The proposal outlined in the EIA scoping report was extensive and the PC, understanding that it could have a significant impact on the Parish, needed to ensure it remained un-predetermined whilst also seeking opinion from local residents about the proposal, in order to inform how the PC should respond as a Statutory Consultee.

In order to inform its position and assess local opinion about the scheme, the PC distributed leaflets during the week commencing 20<sup>th</sup> July 2020 across the houses in Leziate and Ashwicken Parish and also in the main body of East Winch. The EIA scoping report was also made available on the Parish website on which comments were also invited to be sent to the Parish Clerk.

The PC had requested of the developer that a public meeting should be arranged in order to inform Parishioners of the proposed development and in particular to inform those in our Parish whom were unable to access online or other electronic information or communication.

The developer had also requested a closed zoom meeting with the PC during which they could present their proposal.

In the event, the developer leafleted Leziate & Ashwicken Parishioners and East Winch Parishioners and unilaterally invited anyone who wished to attend to log in to a public webinar, hosted by the developer. This was held on 3<sup>rd</sup> September 2020.

The closed zoom-meeting requested by the developer to be held with the PC took place on 11<sup>th</sup> September 2020. During this zoom-meeting, the developer's team confirmed that they would be willing to "do whatever it takes" to ensure a public consultation event be held at which Parishioners would be able to view plans and speak to the developer's team about the scheme.

The PC repeated this request of the developer that a public meeting should be held, in particular to inform those in our Parish whom were unable to access online or other electronic information .

Eventually, a public presentation was arranged with limited places due to Covid-19 restrictions was arranged to be held in a tent on the Glosthorpe South lake site between 2pm

and 7pm on the 17th December 2020. Under pressure from the PC and Parishioners, suggesting that attending an event on the lake site, in the middle of December, in the dark where there was no provision for parking or lighting, was probably inappropriate.

The PC assisted the developer's team arrange for a change of venue to the Leziate Village Hall which had parking, lighting, heating and toilet facilities. Fortunately, the Hall Committee were able to accommodate this last minute request.

However, it transpired that a number of people, who had booked a time slot for the consultation event were not advised of the change of venue and accordingly were unable to attend as the lake site they went to remained closed and dark.

The full Planning Application 21 / 00262 / FM was submitted to the BCKLWN on the 1st February 2021 but was not validated until Friday 12th March 2021.

On 31st March 2021, Borough Councillor Michael de-Whalley has called this application in to be heard by full committee so it will not be decided under delegated powers.

Despite some confusion over the dates by which comments on the planning application need to be lodged with the BCKLWN (there are conflicting dates between letters to Parishioners, e-mail correspondence and notices etc.), the Planning Officer has confirmed that comments will be received at least until the 2nd July 2021.

The PC has also been advised that comments will be received by the Planning Officer from the PC and from Members of the Public, up to 5:15 on the Thursday before the Monday on which the Planning Committee will sit to hear this application. Such correspondence will be distributed to Members to consider before the Committee Meeting is held.

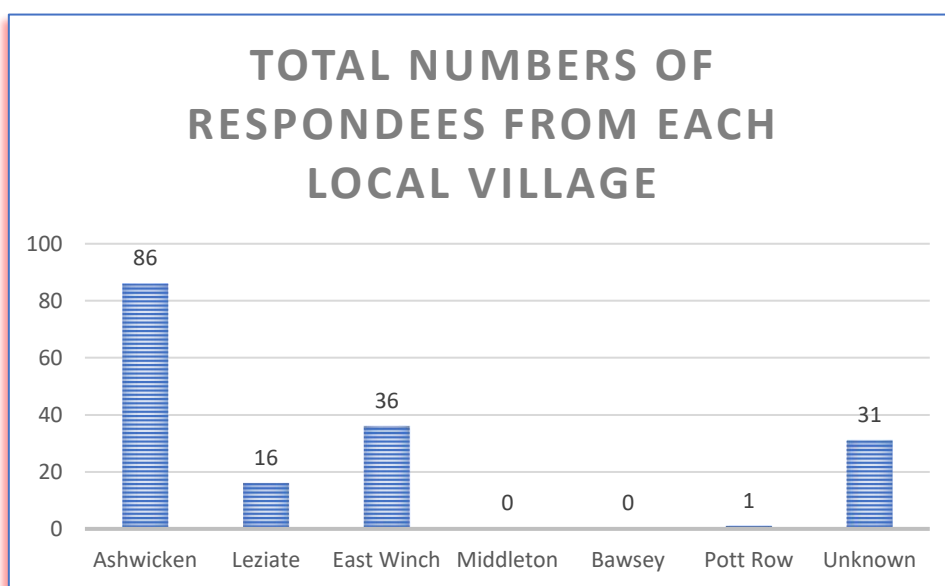
Since the PC's invitation for comments from those people from within the two parishes, through their website invitation and leaflets in week commencing 20th July, there have been a number of responses received back in the intervening period. These have been carefully collated and communicated to members of the PC. They include some received and communicated to the Parish Clerk since it had been possible to review the submitted plans in the application 21/00262/FM.

The information below represents the outcomes of the PC's own consultation as at 5pm today, taken to inform the PC how it should respond to this planning application as a Statutory Consultee, representing the views of its Parishioners.

The responses have been grouped broadly as per the following headings and have been reported along the following lines;

- Support
- Object
- Has concerns
- Unable to confirm at this stage
- Needs More Information

Total Numbers of Respondees	Response	%Age
11	Support	6%
122	Object	70%
18	Has concerns	10%
21	Unable to confirm at this stage	12%
3	Needs More Information	2%
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175	Total	100%



The following represents the overall summary position of responses from all sources.

