

MINUTES OF PLANNING COMMITTEE MEETING HELD IN
HELD IN THE COUNCIL CHAMBER, KINGS HOUSE THETFORD
ON TUESDAY 13th AUGUST 2019 STARTING AT 7:00 P.M.

Present:

Councillors:

M P Brindle (Chair)
J Butler
D J Hodgkinson
J James
M Taylor

C R P Burnett
C Harvey
J Hollis
TJ Jermy
S N H Wright

Officers in attendance:

Mark Webster

Countryside and Planning
Officer

Chris Crimmen

Committee Secretary

Minutes

260/19 DECLARATIONS OF ANY DISCLOSABLE PECUNIARY INTERESTS
None.

261/19 APOLOGIES FOR ABSENCE
None.

262/19 MINUTES
RESOLVED: The minutes of the Committee meeting held on 9th July 2019 received by Full Council on 30th July 2019, as a true record and signed/initialled by the Committee Chairman.

263/19 PLANNING APPLICATIONS TO CONSIDER

a) Plan No 0742 Consultation – Full

Applicant: Mr & Mrs Chetal Two storey side extension The Historical Thomas Paine Hotel White Hart Street Thetford.

Supporter.

b) Plan No 0743 Consultation – Listed Build Consent

Applicant: Mr & Mrs Chetal Two storey side extension The Historical Thomas Paine Hotel White Hart Street Thetford.

Supporter.

c) Plan No 0746 Consultation – Advertisement

Applicant: The Works 4 fascia signs and 2 projecting signs 27 King Street Thetford.

Supporter: Thetford Town Council does not wish to object to this application, but agrees with the comments of the Historic Buildings Consultant.

d) Plan No 0747

Consultation – Householder

Applicant: Mr & Mrs Buck Conservatory to rear of property (previously extended)
39 Admirals Way.

Supporter – Subject to neighbours.

e) Plan No 0749

Consultation – Householder

Applicant: Mr & Mrs Sago Convert garage to habitable accommodation and
construct single storey flat roof extension to front of property 3 Mackenzie Road
Thetford.

Supporter – Subject to neighbours.

f) Plan No 0751

Consultation – Full

Applicant: Whitbread Group Plc Erection of a two-storey hotel annex and
alterations to existing hotel entrance (Use Class C1), alterations to car parking
layout, landscaping and associated works Premier Inn Brandon Road Thetford.

Objector: Thetford Town Council considers that this application represents
overdevelopment of this site, and strongly objects to the loss of parking spaces
at the same time as an increase in hotel bedrooms is proposed, at a site away
from the town centre, where on-street parking is the only other realistic
alternative for hotel and restaurant users. It should be noted that Maine Street
has been made a 20mph zone in recognition of already existing problems with
traffic in the area, especially bearing in mind that there is a children's play area
which is situated very close nearby to the Premier Inn car park, but it is across
the road from the housing area: parking on the road there would thus reduce
visibility for them as they have the cross Maine Street. We also support the
MacKenzie Road residents' objections on the grounds of overlooking of their
properties leading to a loss of privacy.

g) Plan No 0763

Consultation – Variation of Cond's

Applicant: Pearson Capital Projects Ltd 8 – 10 Station Road Thetford.

Supporter.

h) Plan No 0781

Consultation – Full

Applicant: Rowlinson Packaging South Ltd Erection of Biomass boiler chimney
18m high 1 -5 Caxton Way Thetford.

Supporter.

i) Plan No 0782 Consultation – Householder

Applicant: Mr Phil Byrne Single storey front & side extension comprising porch, garage & utility with garage conversion (following construction of single storey rear extension under Permitted Development rights) 58 Woodlands Drive Thetford.

Supporter – Subject to neighbours.

j) Plan No 0787 Consultation – Householder

Applicant: Mr & Mrs Skelton Single Storey front infill extension 35 Redgate Thetford.

Supporter.

k) Plan No 0791 Consultation – Full

Applicant: Fulmerston Christian Fellowship Continuation of standing terrapin prefabricated building for use as Sunday school/crèche/facilities Fulmerston Road.

Supporter.

l) Plan No 0820 Consultation – Full

Applicant: Mr Ken Jones The construction of a flow forge plant cage/compound and the installation of air conditioning/refrigeration plant thereto together with the forming of 3 no. openings in external with same 2 Stapleford Way (Unit d) London Road.

Supporter.

m) Plan No 0841 Consultation – Householder

Applicant: Mr & Mrs R Wicks Proposed single storey extension to rear 5 Foxglove Road Thetford.

Supporter – Subject to neighbours.

n) Plan No 0860 Consultation – Full

Applicant: Mr & Mrs Gillman Single storey extension, existing fenestration changes and replacement roof timbers Black Horse Inn, 64 Magdalen Street Thetford.

Supporter.

o) Plan No 0861 Consultation – Listed Build Consent

Applicant: Mr & Mrs Gillman Single storey extension, existing fenestration changes and replacement roof timbers Black Horse Inn, 64 Magdalen Street Thetford.

Supporter.

p) Plan No: 0889 Consultation – Householder

Applicant: Mr Paul Bloomfield Erection of First Floor extension to property 41 St Nicholas Street Thetford.

Supporter.

264/19 LATE PLANNING APPLICATIONS RECEIVED AFTER AGENDA WAS PUBLISHED

Plan No 0917 Consultation

Applicant: Pearsons Capital Projects Ltd Variation of Conditions 2 & 3 on 3PL/2014/1054/F - New sliding entrance gate and approval of materials Rear of 12-14 Raymond Street Thetford.

Thetford Town Council reluctantly supports this application on the specific issue of the materials for the gate.

Plan No 1499 Consultation

Applicant: Mr Ruben Osie Conversion of upper floors to 6 no. one bed flats. Convert outhouse building at the rear to a two storey 3 bedroom town house. Erection of a stand alone 3 bedroom detached house to the extreme north at the rear. Refurbishment of public house 23 -27 The Kings Head White Hart Street Thetford.

Objector - Thetford Town Council notes that there have been no substantive changes to this application to meet our previous objections since the last time it was submitted and therefore our objections still stand as before.

265/19 DECISIONS OF VARIANCE
None.

266/19 PARISH PARTNERSHIP SCHEME
The Chair reported that no new ideas had received with King's Square improvements being the main contender as there is money available for match funding on this scheme. It was agreed to finalise this decision at the October meeting.

267/19 BUS STOP MOVE REQUESTED BY A RESIDENT
The Chairman had circulated a letter from a resident to move the Yarrow Close / Rosecroft Way bus stop due to safety reasons. After a discussion it was decided to support this request to move the bus stop to a nearby spot outside a garden

wall. The Planning Officer will write to Highway NCC with Thetford Town Councils support.

268/19 PEDESTRIAN CROSSING REQUESTED BY A RESIDENT

The Chairman had circulated a letter from a resident for a pedestrian crossing on the Mundford Road. After a discussion where Councillors expressed strong support of both a 30mph limit for this section of road (and indeed on a wider basis around the town) and a pelican crossing across Mundford Road just to the west of the Norwich Road roundabout as requested by the resident. The Planning Officer will write to Highways NCC with Thetford Town Councils support.

269/19 COMMITTEE OFFICERS UPDATE

None.

270/19 COMMUNITY ENGAGEMENT

None.



Chairman.