

MINUTES OF PLANNING COMMITTEE MEETING HELD IN
HELD IN THE COUNCIL CHAMBER, KINGS HOUSE THETFORD
ON TUESDAY 16th JANUARY STARTING AT 7:00 P.M.

Present:

Councillors:

S J Armes
M P Brindle
B J Canham
J Hollis
T J Jermy
J Newton

R F W Brame
C P R Burnett
C Harvey
J James
R G Kybird (Chairman)

Officers in attendance:

Tina Cunnell
Chris Crimmen

Town Clerk
Committee Secretary

Minutes

- 628/17 DECLARATIONS OF ANY DISCLOSABLE PECUNIARY INTERESTS
None.
- 629/17 APOLOGIES FOR ABSENCE
Apologies were received from Councillors M S Robinson and S N H Wright.
- 630/17 MINUTES
RESOLVED: The minutes of the Committee meeting held on 12th December 2017, to be received by Full Council on 31st January 2018, as a true record and signed/initialled by the Committee Chairman.
- 631/17 PLANNING APPLICATIONS TO CONSIDER
- a) Plan No 0894 Appeal – Secretary of State
Appellant: Mr Mike Griffin Reposition fence to boundary for privacy 6 The Wrens Thetford.
Objector : Having considered this application more carefully we concur the the refusal by the Secretary of State.
- b) Plan No 1482 Consultation - Full
Applicant: A Mason Erection of 2 Storey House 46 Mill lane Thetford.
Supporter: Generally happy with principal of a passive house on this site. However in respect of parking Thetford Town Council agree that the existing house requires parking for two cars but the new house only requires one car in order to preserve pill box.
- c) Plan No 1540 Consultation – Advertisement
Applicant: Ms Vikki Savage 4 Fascia Signs and Four Other Post & Fence Mounted Signs 20-22 Fison Way Thetford.
Supporter.

d) Plan No 1550 Consultation – Full

Applicant: Derek Hales Ltd Erection of New Dwelling Land adjacent 16 Orchard Way Thetford.

Supporter.

e) Plan No 1555 Consultation – Variations of Cond's

Applicant: Miss Clair Thomas Variations of conditions 2, 4, 6A & 11 of applications ref 3PL/2917/0118/VAR Development at 115 Bury Road Thetford.

f) Plan No 1570

Applicant: Paul & Karen 2 Storey side extension 11 Primrose Close Thetford.

Supporter.

g) Plan No 1572 Consultation – Listed Build Consent

Applicant: Mr Roger Nurse Demolition of two storey rear extensions (1940's) single storey brick storey brick storage shed, side green house and rear bay window. Removal of one internal wall and new replacement staircases 43 Earls Street Thetford.

Supporter.

h) Plan No 1580 Consultation – Full

Applicant: Venture Contract Lighting Ltd Convert annexe & outbuilding to form two dwellings, erection of six dwellings, close vehicular access & create new vehicular access Land to the rear of 57, Bury Road Thetford.

Objector: Thetford Town Council have objected for the following reasons:

1. Over development of site
2. Lack of architectural merit such as 3 chimneys on 6 dwellings
3. Land allocated for turning is outside site
4. Stand alone terrace of 6 houses has no precedent so out of character with surrounding reasonably laid out detached properties.
5. Substantial issues with overlooking and loss of privacy
6. The access requires a lowering of ground levels through a scheduled ancient monument and should be conditioned, with a full archaeological exploration of the entire site, this being a core part of the Viking settlement of Thetford.
7. Bury road access is still a safety issue.

i) Plan No 1598 Consultation – Advertisement

Applicant: MRH RETAIL Advertisement Signs 5 Facia Signs 1 Hanging 2 others Thetford East Service Station Eastbound A11 Thetford.

Supporter.

Applicant: Mr M Aravinthan Conversion of single family dwelling house into 2no self-contained flats. 1no. with 3bedrooms and 1no. with two bedrooms each with access to private garden amenity spaces, including increase to width of rear extension and addition of dormer window to existing roof space 63 Vicarage Road.

Objector: Thetford Town Council object for the following reasons:

1. Over development of site causing loss of privacy to neighbours, in particular overlooking issue due to external staircase and windows opening into someone else s property.
2. Design not consistent with character of surrounding dwellings.
3. Lack of amenity
4. Exacerbation of present parking issues

632/17

DECISIONS OF VARIANCE

None.

633/17

LATE PLANNING APPLICATIONS RECEIVED AFTER AGENDA WAS PUBLISHEDa) Plan No 1552

Consultation – Full

Applicant: Trox UK Ltd Construction of a new warehouse building with undercroft car parking using existing access from Caxton Way; including new canopy above loading area Trox UK Ltd Caxton Way Thetford.

Supporter.

634/17

PARISH PARTNERSHIP SCHEME

Councillors noted the works to be carried out at Nuns Bridges Road and Ford Street under the successful bids for PPS through NCC by Thetford Town Council.

635/17

HIGHWAY RANGERS

The Committee discussed Councillors requests for possible projects for the Highway Rangers and the following projects were put forward for them to consider:

- Clearance of vegetation around the underpass and access to Glebe Close
- Cutting back over overgrown bushes on London Road near Danepak
- Clear blocked drains at the new development at London Road as they are blocked
- Clear gullies in all the underpasses in Thetford
- Clear overgrown vegetation in Green Lane including self seeded trees and overhanging branches
- Clear Ford Street/Nunns Bridges and Ford Place blocked drains particularly at this intersection
- Clear Castle Street/Green Lane blocked drains
- Clear blocked Drains Lambert Close off Castle Street, entrance through Fryers Walk.
- Clean street sign on the Ladies estate
- Could they remove some of the small trees and scrub along the highway verge of Barnham Cross Common. There is one tree in particular that is limiting vision as you pull out of the medium carpark.

- We also have a build up of scrub on the highway verges on Barnham Cross Common in front of the kissing gates which means that pedestrians have limited visibility and are appearing suddenly in front of motorists.

636/17 COMMUNITY GOVERNANCE REVIEW – TERMS OF REFERENCE
The Chairman asked Councillors to note the Terms of Reference of the Governance review which had been issued to them in full and encouraged them to respond in their own right. At the next Planning meeting the Committee will put together the Councils response.

637/17 ITEMS OF URGENT BUSINESS
None.

638/17 COMMUNITY ENGAGEMENT
None.

Chairman.

DRAFT

DRAFT