

MINUTES OF PLANNING COMMITTEE MEETING HELD IN  
HELD IN THE COUNCIL CHAMBER, KINGS HOUSE THETFORD  
ON TUESDAY 8<sup>th</sup> AUGUST 2017 STARTING AT 7:00 P.M.

Present:

Councillors:  
R F W Brame  
C Harvey  
J Newton  
M Taylor

B J Canham  
R G Kybird (Chairman)  
J Hollis

Officer in attendance:

Tina Cunnell  
Chris Crimmen

Town Clerk  
Committee Secretary

Minutes

- 273/17 DECLARATIONS OF ANY DISCLOSABLE PECUNIARY INTERESTS  
None.
- 274/17 APOLOGIES FOR ABSENCE  
Apologies were received from Councillors S J Armes, M P Brindle, J James and S N H Wright.
- 275/17 MINUTES  
**RESOLVED: The minutes of the Committee meeting held on 11/07/2017, received by Full Council on 25/07/2017, as a true record and signed/initialled by the Committee Chairman.**
- 276/17 PLANNING APPLICATIONS TO CONSIDER
- a) Plan No 0840 Consultation – Outline
- Applicant: Stapleford Thetford Limited Erection of B8 warehouse and B1 offices Tulip Saxon, Caxton Way, Thetford.
- Supporter: TTC note the Tree Officers comments but do not feel that the removal of mature trees should hinder the development of this brownfield site. TTC would like to see highways concern reference development of car parks addressed. Due to the proximity to residential areas, EHO may wish to consider limiting the operating hours.
- b) Plan No 0870 Consultation – Advertisement
- Applicant: TUI UK Limited 1 x Externally Illuminated fascia panel, 1 x externally illuminated projecting sign, window graphics, internal signage 42 King Street, Thetford.
- Supported: No objections.

c) Plan No 0894 Consultation – Householder

Applicant: Mr Mike Griffin Reposition fence to boundary and increase height to 7ft for privacy 6 The Wrens Thetford.

Supporter: No objections.

d) Plan No 0918 Consultation – Change of Use

Applicant: Mr Mark Snowden Change of use from D2 (Assembly and Leisure) to a mixed use, to include A1 (Retail), A3 (restaurant and cafes), B1a (Business-Offices other than a use within Class A2), B1c (Light Industry) and D2 (Assembly and Leisure), D1 (Non-residential institutions) Charles Burrell Centre Staniforth Road, Thetford.

Supported: No objections.

e) Plan No 0942 Consultation – Householder

Applicant: Mr N Pettit Proposed alterations to the annex attached to No. 57 Bury Road, Thetford. (Eaves to be raised by 525mm and roof pitch to rise from 35 degrees to 40 degrees).

277/17 DECISIONS OF VARIANCE

The Chairman to review any decisions of variance notified.

278/17 LATE PLANNING APPLICATIONS RECEIVED AFTER AGENDA WAS PUBLISHED

a) Plan No 0810 Consultation – Householder

Applicant: Mrs Carla Pinto Erection of log cabin in garden for ancillary use annexe 59 Admirals Way Thetford.

Objector: If cabin is being used for sleeping overnight it should have to comply with building regulations and sleeping accommodation for the elderly without WC facilities is not considered suitable. The cabin should be treated as an annexe to the house and any approval should be on a temporary basis and personal to the applicant.

b) Plan No 0879 Consultation – Full

Applicant: Paul Broomfield Change of use of former Public House to single residential property to include the removal of letting restrictions on ancillary outbuilding (shed) 41 Nicholas Street Thetford.

Supporter.

c) Plan No 0945

Consultation – Full

Applicant: Mr N Pettit Proposed one and a half storey dwellinghouse with integral car port Site next to No 7 Abbey mews Thetford.

Objector: Concur with Tree Officers comments and this issue needs to be addressed. Residents comments about concerns reference emergency access also noted.

d) Plan No 0949

Consultation – Full

Applicant: Stapleford Thetford Ltd Erection of a retail terrace (Class A1) and detached restaurant and takeaway (Class A3/A5), the creation of new vehicular accesses of London Road and Caxton way, associated car parking, landscaping and infrastructure Tulip Viking Caxton Way, Thetford.

Supporter in principle, however TTC would like there to be provision for a local bus drop off and pick up site within the site and heritage signage to the town centre facilities. TTC feel that this is a major application that should be considered by BDC committee.

e) Plan No 0970

Consultation – Variation Of Conditions

Applicant: Rouf Homes Ltd Removal of condition 6 on 3PL/2017/0058/VAR Land off Kimms Belt/London Road Thetford.

Supporter.

279/17

STREET NAMING & NUMBERING

The Chairman reported that this new Street Naming Policy had been adopted by Breckland Council and this document should be referred to when suggesting names for new streets in Thetford. He felt that names from our Twin Towns could be used in the future. The Town Clerk reported that she is working on a master pack for each councillor to use in meetings where documents such as this policy/financial regulations/standing orders would be filed for quick reference.

280/17

ITEMS OF URGENT BUSINESS

None.

281/17

PRESS RELEASES

None

Chairman.