

MINUTES of the proceedings at a Meeting of the **DEVELOPMENT & MARKET COMMITTEE** held at Fakenham Connect, Oak Street, Fakenham on **MONDAY 24 APRIL 2017**, at 5.30pm

Present:

Cllr T Duffy (Chairman, Presiding)

Cllrs J Sandford-Cooke, R Crook, R Smith, C Rockett, a Vertigan

Ann Kerrison – Administration Assistant

One member of the public

246 APOLOGIES

Cllr G Acheson and Linda Jennings –Town Clerk

247 DECLARATIONS OF INTEREST

Cllr Vertigan declared an interest in item 6 – plan PA 3990

248 MINUTES

The Minutes of the Meeting held on 3 April 2017, having been circulated, were
On the proposition of Cllr Duffy, seconded by Cllr Vertigan, **AGREED** and signed by the Chairman.

249 MATTERS ARISING FROM THE MINUTES

249.1 Marketing for the Thursday market. It was noted that £150 had been spent on a half-page advert in the EDP, as well as the agreed expenditure on posters. Cllr Sandford-Cooke asked whether her press release regarding the market had been sent to the press? **The administration assistant will check whether this has gone off.**

250 TO ADJOURN THE MEETING FOR ELECTOR'S QUESTIONS

250.1 An email had been received from a member of the public regarding the length of queues in the post office in the town and the lack of facilities for elderly/disabled customers. He had asked if the old post office building on Queens Rd/Holt Rd could be re-opened for posting parcels to reduce the queues. The meeting felt that the queues were due to a number of factors. **It was agreed to write to the manager of the sorting office to gain his views on what could be done to alleviate the situation.**

251 TO CONSIDER APPLICATIONS FOR PLANNING PERMISSION

PA 4150 (PO/17/0508) – Mr Patrick Bonham – Erection of one and a half storey dwelling (outline) approval being sought for access rear garden – 43 Sculthorpe Road NR21 9HA.

Councillors offered no objection and no comment

PA 3990 (PF/15/0907) – Amstel Group Corporation Ltd – Erection of 71 dwellings, new access road, side roads, water attenuation ponds, drainage works, play areas, landscaping and associated works (phase 1 – full planning) and phase 2 of up to 129 dwellings, side roads, primary school, land for community resource centre, play areas, water attenuation ponds and drainage works (outline permission with all matters reserved) – Land between Creake Road and Moor Lane Sculthorpe NR21 9QJ

This was for notification only and does not require comment

PA 4151 (PF/17/0525) – Jack Richards & Sons Ltd – Installation of replacement cladding and ground and first floor windows – “ Garrood Drive NR21 8NN

Councillors supported this application, but commented that the windows were new and not replacements.

PA 4152 (PU/17/0541) – Daniel Grocott – Prior approval for proposed change of use of agricultural buildings to restaurant (Class A3) and deli shop (Class A1) – Heath Barn Norwich Road NR21 8LZ

Councillors offered no objection but commented that the plans needed to overcome potential highways and pedestrian issues related to the busy road at that junction.

PA 4153 (PF/17/0557) – Jonathan Browne - Construction of 12-space car park to replace existing walled garden – Barons Hall, Hall Close NR21 8HQ

Councillors offered no objection but commented that they would like to see the wall retained and increased landscaping.

PA 4154 (PF/17/0552) – Mr & Mrs Todd – Extension to South elevation of existing detached annexe – 45A Wells Road NR21 9HQ

Councillors offered no objection and no comment

PA 4155 (PF/17/0533) – Mr Douglas Benton – Erection of garage and single storey extension to rear of dwelling – 33 Sculthorpe Road NR21 9HA

Councillors offered no objection and no comment

PA 4156 (NP/17/0601) – Adam Herculson – Prior notification for erection of agricultural building – Barons Hall Farm Barons Hall Lane

Councillors offered no objection but commented that the proposed structure adjoins a SSSI site, is in view of a public footpath and bridleway and is in a flood zone 3. They also queried why the building needs to be so tall to house farm livestock.

252 TO RECEIVE NOTICE OF DECISIONS OF THE PLANNING AUTHORITY

storage container – Fakenham Sports & Fitness Centre, Trap Lane, NR21 9HL

At a D&M meeting on 6 March 2017 The Town Council declared an interest, but did support the application

PERMIT

PA 4137 (PF/17/0258) – Mr & Mrs Jonathon Huntley – Erection of single storey rear and side extension with porch to front - 136 North Park NR21 9RJ

At a D&M meeting on 6 March 17 Cllrs offered no objection or comment

PERMIT

PA 4082 (PF/16/0855) – Jane Fenely – Creation of first floor to veterinary surgery to create ancillary office space, storage, staff room, and 1no staff flat/crash pad. – 14 Queens Road NR21 8DB

At a D&M meeting on 11 July 2016, Councillors agreed to no objection but commented that this is over development, overlooking neighbouring properties and have concerns for car parking issues. At a D&M meeting on 20 March 17 Councillors had no objections although still felt this was over development. They also had concerns regarding the car parking and serious concerns regarding the access. 6 votes for with 1 abstention

REFUSED

The meeting closed at 18:30 pm

CONFIRMED this

day of

2017.

DRAFT