



ATTLEBOROUGH TOWN COUNCIL

Town Hall, Queens Square, Attleborough, Norfolk, NR17 2AF
Tel: 01953 456194 - email: enquiries@attleboroughtc.org.uk

PLANNING & HIGHWAYS COMMITTEE

Minutes of the meeting of the Planning & Highways Committee Held on Monday, 17 October 2016 at 6.30pm in the Town Hall

Present:

| | | |
|----------------|---------------------------|-----------------|
| | Cllr J Burton - presiding | |
| Cllr T Crouch | Cllr S Taylor | Cllr T Taylor |
| Cllr V Dale | Cllr E Tyrer | Cllr K Montague |
| Cllr A Perkins | | |

In attendance – Anne Willett – Clerk’s Assistant
Trisha Drewery – Administration Assistant (minute-taker)
Dist. Cllr K Martin
1 x Public

066.16) Apologies for absence

Apologies for absence were received and accepted as follows:

| | | |
|-----------------|---|----------|
| Cllr J Williams | - | Holiday |
| Cllr Roger Bond | - | Personal |
| Mark Weaver | - | Personal |
| Cllr G Ellis | - | Unwell |

Further apologies noted from Dist. Cllr T Ashby and Gina Lopes (Town Clerk).

067.16) Declarations of Interest

a) To consider declarations of interest in respect of items below –

Cllr T Crouch – Agenda Item 6f) – Carvers Lane.

b) To receive any requests for dispensation of Disclosable Pecuniary Interest –
none received.

068.16) Public Participation

On the motion of Cllr K Montague and seconded by Cllr T Crouch it was **RESOLVED** that the meeting be adjourned to allow the public to speak –
Please see “Public Participation Notes” attached.

069.16) Minutes of the Planning & Highways Committee meeting held on 3 October 2016

On the motion of Cllr V Dale and seconded by Cllr T Crouch it was **RESOLVED** to accept the minutes of the Planning & Highways Committee meeting held on 3 October 2016 as a true and accurate record of the meeting and the Chairman duly signed the minutes.

070.16) Decision notices received to-date

Decisions notices received as below – Noted for information

3PL/2016/1053/HOU – 61 Hargham Road - Raise roof over garage/office to accommodate new en-suite and dressing room – Approved subject to conditions.

3PL/2016/0953/D – Land adjacent 2 Deopham Road – Erection of dwelling, garage and associated works – Approved subject to conditions.

3PL/2016/0745/HOU – Avalon Cyprus Road – Proposed garage extension and garden wall – Approved subject to conditions.

071.16) Correspondence

a) 3PL/2016/0782/F – Attleborough Post Office High Street – Residential development of 10 flats and demolition of sorting office. – The Clerk has confirmed with Breckland that this application has been withdrawn. The Clerk's Assistant is awaiting a response from the Case Officer as to whether an earlier planning application has been approved. The issue of the building of the dormer window in the front roof in the conservation area will be raised with the Breckland Conservation Officer.

ACTION: CLERK

b) Land at Blackthorn Road and Mallow Close – An e-mail has been received from Kirsty Mallett, Land Management Officer for Breckland asking for clarification regarding what intentions the Council has to the land and to commuted sums available. Discussion took place and it was agreed that the land is to be used as a play area, that the plan is to maintain the land as it is and look to improve it in due course and that owning the land would mean that the Council would not have to refer to Breckland for improvements. The Council has no intention of selling the land as it would be a good asset towards the deficit of open spaces highlighted by the Attleborough Neighbourhood Plan. The Clerk is to reply in respect of the above.

ACTION: CLERK

c) Quotes for Street Lights Ref. L0741 and L0729 –

Discussion took place and it was queried as to why the quotes are different prices. Cllr J Burton asked the Clerk to query the differences in costs. On the motion of Cllr T Crouch and seconded by Cllr S Taylor it was

RESOLVED to approve the quotations of L0741 at £1455.19 and L0729 at £1361.76.

ACTION: CLERK

d) Edwards Court comments from District Councillor R Oliver –

- No. 5; 'The wish for a sign showing old people in the area, potentially funded by the Town Council. Clerk to put a request in.
- No. 7; 'Cleanliness – Exchange Street and the bus shelter in Cyprus Road'. The Groundsmen to undertake regular checks.
- No. 9; 'Request for a dropped kerb at the Gold Shop. A dropped kerb is already there.
- No. 11; 'Potential for ramps to get into some shops funded by the Town Council'. Refused due to cost – this should be a shopkeeper's responsibility.
- No. 12; 'Island at Exchange Street has plants in tubs now blocking the line of sight for crossing the road'. This is in the process of correction.

Cllr J Burton requested that the Clerk respond to Dist. Cllr Oliver thanking him for his email stating that the Council will follow up on those items for which they are responsible

ACTION: CLERK

e) Hornsea Project Three – noted for information.

f) Traffic Regulations Order - to prohibit the use of motor vehicles on four sections of the U333119/12 Carver's Lane – During this item Cllr T Crouch left the meeting.

Discussion took place regarding the road closures. Concerns raised were:

- Emergency Services access.
- The danger to children playing outside as Heavy Goods Vehicles will be diverted through existing Estate roads designed to take residential traffic; not developed to accommodate articulated lorries.
- A 20 MPH speed limit is unlikely to be adhered
- Breckland Council's lack of consideration regarding the number of residents who signed petitions.
- What are the plans for management of traffic
- Petitions have highlighted that residents are more against the road closure than the housing development – 168 signed against the houses; 307 signed against the road closure

Cllr J Burton proposed a strong formal objection by letter is made by the Council in support of the residents and that a copy be sent to Norfolk County Council, Breckland District Council and Alec Byrne.

ACTION: CLERK

(Cllr T Crouch resumed attendance at the meeting).

072.16) Planning Applications received to-date

After consideration of the following planning applications, it was

RESOLVED to recommend as below:

3PL/2016/1169/F – Great Ellingham Greenpeace Attleborough Road – 3 self-build dwellings with garages – Approved although outside our boundary we support Great Ellingham views and comments

3PL/2016/1147/HOU – Great Ellingham 40 Chequers Lane – Front Porch - Approved although outside our boundary we support Great Ellingham views and comments

3PL/2016/1201/A – Londis High Street – 3 fascia signs 1 internally & 3 externally illuminated and 12 other signs – No objections as long as they fall within conservation remit.

3PL/2016/1143/F – Connaught Road Veterinary Practice - Installation of new air conditioning & comfort cooling system to ground floor veterinary practice, with compressor units to be located adjacent to the rear elevation – Approved providing it is quiet and properly maintained.

073.16) The Delivery and Impact of the Attleborough SUE on the Town and Surrounding Areas, by Neil Langley, Director of Projects, NKF Properties Ltd

Discussion took place and it was identified that due to the late change from a presentation to a question and answer session; this meeting was not a suitable forum. Cllr A Perkins referred Mr Langley to the Local Plan for answers to any queries. Cllr J Burton reiterated to Mr Langley that there is a formal process to follow regarding comments from NKF Properties.

Cllr E Tyer reminded the Committee that the deadline for the Council to make representation regarding the Breckland Local Plan is due by the end of October. Cllr J Burton suggested that he meet with Cllr V Dale to collate a response.

074.16) Date of Next Meeting

Monday, 7 November 2016

The meeting closed at 7.25pm

Public Participation Notes:

The Chairman invited members of the public to speak and points raised included the following:

- Dist. Cllr K Martin reported that the planning application for the Development Plot, Warren's Lane (off Ellingham Hill), Ref. 3PL/2016/0486/H has been deferred; he stated that the application may not be viable as it has already been reduced from 15 dwellings to 7 or 8; with 3 being self builds. Cllr S Taylor asked Cllr Martin to mention if he is at the meeting where the application is discussed; that the ATC has an interest as soil surveys are being done on the land.
- There is continuing Public unrest regarding the planning application for 7 Edenside Drive, (Ref. 3PL/2016/0262/VAR) which will be going back to Breckland Council for approval. Cllr Martin will speak for the residents at the meeting where the application is discussed.
- Cllr T Crouch gave a resident's viewpoint of the planed Traffic Order and closure of Carver's Lane. He informed the Committee that residents were given 6 weeks to list their valid formal objections (including the Town Council) if no objections then the road will be closed from the middle of November. Residents feel that the developers gave misleading information. Cllr T Couch stated that following a residents meeting a Legal Advisor has issued a formal complaint on behalf of the residents.