

WYMONDHAM TOWN COUNCIL
MINUTES OF A MEETING OF THE
PLANNING LIGHTING & HIGHWAYS Committee
held on 19th FEBRUARY 2013 commencing at 6.00 pm
in the Council Chamber.

Present: Cllrs. N Ward
D Fernee - Chairman
C Longhurst
M Elias
C Buckton

Also Present: 8 member of the public
Cllr. Hockaday

PL22/13 APOLOGIES FOR ABSENCE None

PL23/13 DECLARATIONS OF INTEREST
Cllr. Ward – planning application – 2012/0371 – Disclosable Pecuniary Interest - lives adjacent to site. Left room and took no part in debate or decision.

PL24/13 ITEMS RAISED BY MEMBERS OF THE PUBLIC

- Mr Walker – planning application 2012/0371 – reminded Council of correspondence between South Norfolk Council and the Developer in respect of flooding issues under the Station Road Bridge.
- Mrs King – Planning application 2012/0371 – read out a statement on behalf of the Lizard Residents Association which is attached to these minutes.
- Cllr. Hockaday – planning application 2012/0371- Supports proposed 20m buffer zone and commented that access and sewage issues had not been resolved. Also concern that no site notice had been posted regarding the amendment.
- Mr Heard requested that copies of the Wymondham Area Action Plan Consultation be available at the next full Council meeting.

PL25/13 PLANNING APPLICATIONS These were presented by Cllr. Fernee and are shown separately.

PL26/13 MINUTES OF MEETING Upon the proposition of Cllr. Elias and seconded by Cllr Ward the minutes of the meeting of the Planning Lighting & Highways Committee held on 5th February 2013 were signed by the Chairman as a true record.

PL27/13 MATTERS ARISING None.

PL28/13 SOUTH NORFOLK COUNCIL – Tree Preservation Order – Beech Tree – 20 Middleton Street was noted.

[The meeting closed at 18.28 pm]

DATED this day of2013.

SIGNED (Chairman)

WYMONDHAM TOWN COUNCIL
 PLANNING APPLICATIONS DISCUSSED at a
 PLANNING, LIGHTING & HIGHWAYS MEETING
 held on 19th FEBRUARY 2013 in the **COUNCIL CHAMBER**
 Commencing at **6.00 pm**

1	2013/0111	Land south east of 9 Spinks Lane	Erection of 7 new dwellings and garages	Refused <ul style="list-style-type: none"> • Outside Development Boundary. • Concerns over the safe and free flow of traffic in a single width narrow rural lane. • Overdevelopment of site in terms of density. • Concerns over drainage. • Out of character with rural setting.
2	2012/0371	Land to the East & West of Rightup Lane – Outline Application	Mixed use development of up to 750 dwellings, 128 bed care home, retail floor space and primary school (amended plans)	Refused – response dated 13 th April 2012 as attached to the these minutes.
	Extensions			
3	2013/0131 2013/0122	The Old Farmhouse The Loke	Proposed single storey rear extension	Approved
4	2013/0113	19 Sycamore Avenue	Demolish existing porch, erect two storey front extension, erect single storey side extension and garage conversion (revised application)	Approved
5	2013/0089	18 Preston Avenue	Demolition of garage and porch and erection of two storey extension and single storey extension at side of existing dwelling	Approved
6	2013/0081	Granary House Station Road Spooner Row	Proposed roof extension, single storey lean to side extension and internal alterations.	Approved
	Other			
7	2013/0112	Oak Farm Bungalow Sawyers Lane Suton	Provision of side facing first floor window	Approved
8	2013/0073	18 Rothbury Close	Construction of UPVC conservatory with a brick base 3.8 x 4.5 metres	Approved



Council Offices
14 Middleton Street
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Town Mayor: Neil Ward
Town Clerk: Trevor Gurney
Phone 01953 603302

Chris Trett
Development & Environment
South Norfolk Council
Swan Lane
Long Stratton
Norwich
NR15 2XE

13th April 2012

Dear Chris

**Land to the East and West of Rightup Lane Wymondham
Ref 2012/0371**

The Town Council's Planning Lighting & Highways Committee considers that this application should be refused for the following reasons:-

1. The land is outside the present development boundary and is therefore contrary to policy ENV2 and pre-empts the Local Development Framework and Wymondham Area Action Plan.
2. Contrary to SP1 Sustainable development in that this proposal does not protect the historic character and setting of Wymondham as an historic Market Town. and its agricultural surroundings.
3. Contrary to SP4 Impact on Infrastructure & IMP 7 – As an addition to an already submitted (planning application 2011/0505) adjacent development this proposal will put an unacceptable strain on existing public and social infrastructure such as education and healthcare.
4. Contrary to ENV8 Development in open Countryside – Does not meet any of the laid down criteria.
5. Contrary to ENV21 Protection of Land for agriculture – Does not meet any of the criteria and will result in the loss of agricultural land.
6. Contrary to IMP 8 that taken in conjunction with existing planning permission re adjacent land there are considerable concerns over the safe and free flow of traffic onto an already heavily congested road network.
7. Concerns over the treatment and dispersal of surface and foul water in an area that has severe problems that you are already fully aware of.

For all of these reason's we would urge South Norfolk Council, as the planning authority, to refuse this application.

Yours sincerely

Trevor Gurney
Town Clerk