

WYMONDHAM TOWN COUNCIL
MINUTES OF A MEETING OF THE
PLANNING LIGHTING & HIGHWAYS Committee
held on 6th January 2015 commencing at 6.00 pm
in the COUNCIL CHAMBER.

Present: Cllrs. J Andrews
C Longhurst
C Buckton (Chairman)
R Savage
J Halls

Also Present: 3 members of the public
Cllrs. Heard, Broome & Turner

PL01/15 APOLOGIES FOR ABSENCE None

PL02/15 DECLARATIONS OF INTEREST

- Cllr. Halls – planning application 2014/2495 – lobbied by residents – not predetermined.
- Cllr. Halls – Agenda item 7 – Vehicle Activated Sign – lobbied by residents – not predetermined.

PL03/15 MINUTES OF MEETING Upon the proposition of Cllr.Halls and seconded by Cllr. Longhurst the minutes of the meeting of the Planning Lighting & Highways Committee held on 16th December 2014 were signed by the Chairman as a true record.

PL04/15 PROGRESS UPDATES None.

PL05/15 ITEMS RAISED BY MEMBERS OF THE PUBLIC

- Cllr. Turner as Governor of Spooner Row School – Vehicle Activated Sign – spoke in support of grant application.
- Mrs Riccardi – planning application 2014/2495 spoke to oppose application.
 - Outside Wymondham Area Action Plan.
 - Insufficient school capacity.
 - Inappropriate re Gonville Hall.
 - Contrary to national planning policies.
- Cllr. Heard – planning application 2014/2495
 - Outside Wymondham Area Action Plan.
- Cllr. Heard – planning application 2014/2552
 - Concerns over drainage/flooding.
- Cllr. Heard – planning application 2014/2560
 - Appropriate screening re neighbouring property required.
- Mrs Saint – Vehicle Activated Sign – Vice Chair Governors Spooner Row School spoke to support grant proposal.
- Mr J Hornby – planning application 2014/2495 – spoke against application
 - Would open floodgates for further applications.
 - Insufficient school capacity.
 - Premature to accept application.

PL06/15 PLANNING APPLICATIONS These were presented by Cllr. Buckton and are shown separately.

PL07/15 VEHICLE ACTIVATED SIGN Clerk referred to paper D issued with the agenda outlining a proposal to apply for a grant under the Norfolk County Council Partnership scheme for 2 vehicle activated signs outside Spooner Row School. An email had been received since the agenda was issued from the supplying company reducing the cost down to £6,198.88. It was resolved to apply for a 50% grant under the scheme.

Cllr. Savage commented that the installation of single yellow lines outside the school may help to alleviate some of the traffic problems.

[The meeting closed at 18.40 pm]

DATED this day of2015.

SIGNED (Chairman)

WYMONDHAM TOWN COUNCIL

PLANNING APPLICATIONS DISCUSSED at a
PLANNING, LIGHTING & HIGHWAYS MEETING
held on 6th January 2015 in the **COUNCIL CHAMBER**
Commencing at **6.00 pm**

1	2014/2495	Land Between London Road And Sutton Lane London Road.	Outline application for up to 375 dwellings and associated infrastructure, new cemetery and 1.2 ha of land for neighbourhood centre comprising A1, A2,A3,A4,A5, B1 & D1 uses.	Approved*
2	2014/2552	38 Back Lane	Removal of double garage and erection of new single storey dwelling and garage.	Approved subject to resolution of drainage issues.
	Extensions			
3	2014/2515 2014/2516 (LBC)	14 Bridewell Street.	Open Veranda.	Approved subject to views of Conservation Officer
4	2014/2547	42 Margaret Reeve Close	Single Storey rear extension.	Approved
	Other			
5	2014/2560	Land at rear of 91 Norwich Road.	Change of use of land for parking new and used cars with access limited to 7.50am-6.15pm Monday – Friday and 7.50am – 1.15pm on Saturdays.	Approved subject to satisfactory screening re adjacent property
6	2014/2621	57 Burdock Close	First floor opening window in side (eastern) elevation (revised application)	Approved
7	2014/2586	22A Damgate Street	Internal and external modifications.	Approved subject to views of Conservation Officer

**Cllr Halls detailed the fact that there had been 13 letters of objection, 1 in support and 2 neutral on the South Norfolk web site. Objections related to matters already similarly outlined by the members of the public.*

Cllr Halls had also contacted Chris Raine (Senior Planner) of SNDC to clarify the position of the 'school objection ' which Mr Raine stated was still valid, but an objection has yet to appear on the Planning portal.

Cllr Halls however, felt that he has to weigh up the benefit to the Town, in terms of improved infrastructure against the ward member's views so in consequence decided to abstain



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Mr I Reilly
Senior Planning Officer
Growth & Localism
South Norfolk Council
Swan Lane
Long Stratton Norwich
NR15 2XE

7th January 2015

Dear Mr Reilly

Planning Application 2014/2495
Land between London Road and Sutton Lane Wymondham

The Town Council's Planning Lighting & Highways Committee has now discussed the above application and have determined that they wish to support the proposal and I have been asked to set out some salient points for your consideration.

The application provides:

- Good transport links onto the B1172 (formerly the A11) giving residents the opportunity to exit Wymondham by joining the A11 at the Spooner Row Interchange.
- Community amenity land which improves public assets to the west of the Town.
- Provides a new cemetery which is a key element of the Wymondham Area Action Plan (WAAP).
- Conforms with the Town Council's recommendation to the WAAP that the Town should have a number of smaller developments rather than a large development in South Wymondham.
- Balance to the Town to offset existing and approved developments on the eastern side.
- Is closer to the Town Centre than parts of the proposed South Wymondham Developments.
- Is next to an employment area.

Whilst the Town Council accepts that this site is not included in the site specific allocations within the WAAP it is felt that site offers significant advantages to the Town and if necessary could be part of the 1800 dwellings that have not yet been allocated in South Norfolk. However it should be clearly understood that the Councils support for this application does **not** set a precedent for other proposals which may be outside the site specific allocation.

Yours sincerely

TB Gurney
Town Clerk