

## Minutes of the ONLINE meeting of Costessey Town Council on Tuesday 13 October 2020 at 7pm

**Present:** Cllrs D Burrill (Chair), J Amis (Vice Chair), M Bedford, G Blundell, G Dole, T East, L Glover, S Hannant, G Jones, S Jones, J Knights (arrived late), T Laidlaw, J Newby, P O'Connor; H Elias (Town Clerk), N Bailey (Deputy Clerk). No members of the public

### **TO RECEIVE APOLOGIES**

**318/20:** Cllrs F Carter (work commitment), J Flowerdew (family reasons), S Long, C Mahn (work commitment). Cllr J Knights had been invited to attend a funded course which took place on Tuesday evenings, but would come to as many meetings as she could. No apologies were received from Cllr I Alam.

**RESOLVED to accept apologies from Cllr J Knights for the duration of her college course and the other apologies for that evening**

### **TO RECEIVE DECLARATIONS OF INTEREST**

**319/20:** Cllr T Laidlaw declared an "other" interest in Planning and advised he would listen to the views of Costessey Town Council but would remain open to further information or views prior to voting on an application at DMC.

**320/20:** Cllr D Burrill also declared an "other" interest in Planning as he is a substitute member on South Norfolk's DMC and in Min: 339/20: Ormiston Victory Academy: as he is an employee there.

**321/20:** Cllr T East declared an "other" interest in any items to do with the Norwich Western Link as he is the County Councillor for Costessey

### **TO CONFIRM THE MINUTES OF THE FULL CTC MEETING OF THE COUNCIL HELD AT 7PM ON 22 SEPTEMBER 2020**

**322/20: RESOLVED to approve the minutes without amendment. ACTION: Town Clerk**

### **TO RECEIVE COMMITTEE & WG MINUTES & NOTES AND TO CONSIDER THE RECOMMENDATIONS THEREIN**

**323/20: a) Response from the Infrastructure WG:** Noted

**324/20: b) Minutes of ECM of 24 September 2020:** The page numbers should start with "2" not "3".

Min: 310/20: Typo "Owen Barends Room rates" - "Barends" should read "Barnes"

**RESOLVED to approve the minutes with the above amendments**

**325/20: c) Notes of Lodge Farm WG of 24 September:** A Cllr who was not present had raised issues of factual accuracy with the information given in the WG meeting by Cllrs. The Cllr was advised to take this up with the WG Chairman. The points were noted.

### **TO RECEIVE UPDATES ON MATTERS IN THE MINUTES NOT LISTED BELOW** (NO resolutions)

**326/20: Min: 280/20: Rainbow Bench:** The benches were on order

**327/20: Min: 295/20: Easton PC Chairman's information on Bridge over A47 & shared surfaces:** The information sent had been of a procedural nature which Norfolk CC had rebuffed.

**328/20: Min: 308/20:** Portable toilets were now sited in the dugouts compound

**329/20: Min: 309/20:** The rate of RPI had not yet been announced.

**330/20: Min: 310/20:** No private, one-off bookings for the halls were being accepted.

**331/20: Lodge Farm WG notes:** It was noted that CTC would have to agree at a future date if it wished to build the hall itself; this would require a large sum of money, and SNC would have to alter the S106 legal agreement between SNC as Planning Authority and the Developers. It was noted that no Terms of Reference had been set for the WG, and that the survey was ready to print.

**332/20: Parish Partnerships Scheme 2020-21:** Traffic calming measures were due to be installed around the Christmas period.

## **TO ADJOURN THE MEETING FOR 15 MINUTES' PUBLIC PARTICIPATION**

**333/20:** As no members of the public were present a resolution was not passed

## **TO MAKE RECOMMENDATIONS ON PLANNING APPLICATIONS, AND RECEIVE INFORMATION ON APPEALS & OTHER PLANNING MATTERS**

### **334/20: a) Planning applications for consideration:**

i) 2020/1239: Mr Antony Nash - 316 Dereham Road, NR5 0SJ - Extension to workshop/games room

- **Comment:** The proposed building would be considerably larger than the existing shed. It would be located very close to the boundary with the neighbouring property on Folwell Road to the south. It would result in a considerable loss of amenity, loss of light and cause overshadowing of the property on Folwell Road. It would be overdevelopment of the site and would be detrimental to the street scene because of the mass and scale of the building. It was suggested that a Planning Officer visit the site to check the impact on the neighbour, especially in relation to light and overshadowing. **RECOMMEND REFUSAL**

ii) 2020/1747: Mr George Carrs - 104 West End, NR8 5AJ - Retention of front dormer and first floor rear extension (resubmission of 2019/2466) - **Comment:** This is potentially contentious as it is a resubmission of 2019/2466 which was refused by both CTC and South Norfolk; however, the applicant continue to build and is now seeking approval for something which was previously refused as it appears no different from the previous application. This is a semi-detached chalet and the rear roof extension cuts into within six inches of the neighbour's window. Councillors re-iterated their previous objections: Poor design, unsightly, overshadowing of neighbours, overbearing in size and proportion, overdevelopment of site, not in keeping with the surrounding dwellings, loss of amenity to neighbours (Neighbour's objections noted). The original application refusal should be enforced and the applicant should be asked to remove the first floor extension. **RECOMMEND REFUSAL**

iii) 2020/1794: Mr Jamie Marsh - The Nurseries, Ringland Lane, NR8 5BG - Erection of detached double garage - **RECOMMEND REFUSAL** on the following grounds: large garage building close to road fence; overdevelopment of site, overbearing of street scene in picturesque area; forward of the building line and right up against the living space - it would be better to locate new garage to the side of the existing premises.

iv) 2020/1810: Mr Joseph Davies - 1 Hillvue Close, NR5 0NQ - Demolition of existing garage and erection of single storey extension and dormer replacement - **Comment:** This is a corner plot where the house fronts Hill Road. Existing garage and dormer are no longer fit for purpose. This would improve the bungalow - **APPROVE**

v) 2020/1825: Mrs L Keeler - Northfields (Plot 16), Ringland Lane, NR8 5BG - Variation of condition 2 of PP 2018/2037 - to amend the design and layout Application Type: Removal/Variation of Condition (S73) - **Comment:** Planning permission had already been granted by SNC for a previous completely different design and layout. New design proposal was considered better than the previous one as it appeared to be more in keeping with the rural surroundings. It was noted that this area was previously amenity land used by anglers, rather than residential. Concerns were expressed about the low-lying nature of the plot and sewerage treatment provision; visibility onto the road was also a concern, so the splay should be wide to ensure sight lines, which would probably require the removal of some of the hedging along the frontage. Queries were raised as to what S73 referred to, then noted that it was to do with the Town & Country Planning Act, but Cllrs stated an explanation would have been better included in the description. **APPROVE** with condition re sight lines and splay

### **335/20: b) Information & Planning decisions received from South Norfolk & Norfolk County Councils:** (\*Information only. (No decisions needed) See separate sheet – Noted

Applications 2020/1868 at 8, Marshall Close, NR5 0ED, & 2020/1871 at 1, Foxhouse Road NR8 5HL: These had arrived too late for the meeting agenda and required a response before the next meeting. Objectors were advised to contact South Norfolk Council Planning Dept to make their views known.

### **TO CONSIDER FINANCE MATTERS**

**336/20:** As the monthly accounts were now seen by the Finance, Budgets & Staffing Committee monthly in advance of a streamlined version being sent to full Council, the accounts would be put to the next meeting. **ACTION: Town Clerk**

### **TO CONSIDER HIGHWAYS MATTERS**

**337/20:** Cllr J Knights joined the meeting at 8.10pm.

**338/20:** a) Parish Partnerships suggestions: Responses from the local Highways Engineer were considered. As Sir Alfred Munnings Road had not yet been adopted it was suggested the proposed improvements to the crossing point could be considered for the following year's Parish Partnership Scheme. The Community Park CIO were investigating funding for *Beware of the deer* signs. Mirrors were not allowed under the scheme. Wig Wag lights required further research into the best location. **ACTION: Town Clerk**

### **TO RECEIVE CORRESPONDENCE** (Verbal and written)

**339/20:** Ormiston Victory Academy: Consultation on admission arrangements: Noted

### **TO RECEIVE DISTRICT COUNCILLORS' REPORTS**

**340/20:** DCllr T Laidlaw reported that, since March 2020, SNC's Development Management Committee (DMC) had been reduced from nine members to five and were meeting remotely twice a month instead of once, but with a shortened agenda. This would continue to the end of the year. SNC were looking at commercialisation to improve their financial resources. A new combined website for South Norfolk and Broadland councils was planned. A response to the new Planning White Paper had been considered at full Council. The NPPF, Local Plan and GNP could be overtaken by the proposed three-tiered system for planning – "Protected", "Developable" and "Growth".

**341/20:** DCllr S Blundell had been involved with SNC's register of housing; there was currently a debate under the "Two Councils, One Team" slogan as to how to allocate houses and who should get priority between Broadland and South Norfolk Council areas.

**342/20:** DCllr Burrill had been to the same briefings, put forward a response and suggested delegation to officers.

### **TO CONSIDER THE LATEST GOVERNMENT GUIDANCE ON COVID 19**

**343/20:** The Government had just introduced the "Rule of Six". However, there were a great number of exceptions, especially to do with indoor organised sport and exercise and education classes. These could take place in what the Government termed "Covid secure" environments. CTC halls complied with the requirements with gel, mask use, one-way systems, floor stickers, distancing of furniture, reduction in numbers per room, extra cleaning etc. The level of infections was relatively low in Norfolk at present compared with other parts of the country, though rising.

### **TO RAISE MATTERS OF STRATEGIC IMPORTANCE** (for discussion only - No resolutions)

**344/20:** West End: the double yellow lines in West End near the shops and school had all faded and needed re-painting. These were still on the plan, but Covid 19 had led to difficulties in completing scheduled work.

**345/20:** A47 Flyover bridge at Longwater Interchange: A pedestrian had slipped on mud whilst attempting to cross the flyover and had fallen into the carriageway. Fortunately they had been seen. The work to turn the southern roundabout into a tear drop with associated improvements for pedestrians had been delayed twice. Clerk to contact NCC to enquire about timetable for bridge improvements. **ACTION: Town Clerk**

**346/20:** Oval Road to Dereham Road Cycleway: This was back out to consultation.

**347/20:** Marriott's Way: NCC are to do work on the area near Gunton Lane at the boundary of Norwich and Costessey and remove trees at Hellesdon Station.

**348/20:** Queen's Hills Northern Basin: This had been pumped out and water discharged over the proposed sports pitches. The SNC Director of Planning had been informed.

**349/20:** **THE DATE OF THE NEXT ON-LINE MEETING WAS CONFIRMED** as Tuesday 3 November 2020 at 7pm

**350/20: RESOLVED TO EXCLUDE THE PRESS AND PUBLIC FROM THE MEETING UNDER THE PUBLIC BODIES (ADMISSIONS TO MEETINGS) ACT 1960** on the grounds that it was not in the public interest to disclose discussion on the items below due to the discussions relating to legal issues

**THE FOLLOWING ITEMS WERE DISCUSSED IN CONFIDENCE**

**TO RECEIVE INFORMATION ON LEGAL PROCEEDINGS AND CONSIDER FURTHER ACTIONS**

**351/20:** The information was received and discussed. Cllr Laidlaw was thanked. No resolutions were passed.

**352/20:** The meeting closed at 8.56pm

**Chair:**

**Date:**