

Costessey Town Council

Minutes of the Planning Working Group of Costessey Town Council, held at the Costessey Centre, Longwater Lane, Costessey at 6.30pm on 8 June 2021

Present: Cllrs P O'Connor (Chair), G Blundell, S Jones;

Observers: Cllrs J Amis, S Sizeland; H Elias (Town Clerk) & N Bailey (Deputy Clerk)

To accept apologies for absence (pecuniary, non-pecuniary & sensitive)

P021/21: Apologies were accepted from Cllrs D Burrill (Training course for work), L Glover (work); Cllr J Newby attempted to observe via Zoom and sent apologies the following day.

To receive declarations of interest

P022/21: Cllr P O'Connor declared "other" interests in 2021/1069 as the site backed onto land owned by his son, and in 2021/1078 as he lived on Gunton Lane and had been lobbied.

To approve the Minutes of the Planning WG of 11 May & 25 May 2021

P023/21: RESOLVED to approve the Minutes of 11 May without amendment

P024/21: RESOLVED to approve the Minutes of 25 May with the amendment of **Min: P016** (GDNP) to (GNDP)

To make recommendations on planning applications, and receive information on appeals & other planning matters

P025/21: a) Planning applications for consideration:

i) 2021/0979: Mr Iain Reid - Land South of Commercial Units, East of William Frost Way - Relocation of car wash facility including installation of boundary fencing, gates and wash down pad – Full: **Comment:** This is a replacement for the site to be built on by Aldi - **APPROVE**

ii) 2021/1069: Mr & Mrs Major - Land Adjacent to 26 The Street Costessey - Demolition of existing detached garage and erection of one detached residential dwelling including tree felling and associated landscaping - Full - **Comment:** Cllr P O'Connor declared an "other" interest as the site backed onto land owned by his son, so did not vote. The applicant had obviously tried hard to meet all the requirements re trees and wildlife and other applicants could learn from this approach - **APPROVE**

iii) 2021/1078: Mr & Mrs Danny and Rachel Schutt - 44 Gunton Lane, NR5 0AG - Proposed detached garage. Rear single storey extension and first floor rear dormer. Re-render property and new windows and doors – Householder - **Comment:** Cllr P O'Connor declared an "other" interest as the site was on Gunton Lane where he lived. He had been lobbied by neighbours. Concerns had been raised by residents that the extension would overlook gardens to rear and into bedroom windows, so leading to lack of privacy for the houses behind, but it was noted they had long gardens and the distance between the proposed extension and houses to rear was substantial. Neighbours' objections were noted, and frosted glass was suggested. However, Cllrs requested an officer site visit to assess the potential overlooking and loss of privacy in relation to the distance between site and the neighbours objecting - **APPROVE**

iv) 2021/1080: Duncan Turton - 38 Townhouse Road, NR8 5BS - Single storey rear extension, detached garden structure to be used as home office, and the creation of 2 parking spaces at front of property to serve as electric charging points – Householder - **Comment:** This had appeared previously and was deemed more acceptable now that the ridge height seemed lower - **APPROVE**

v) 2021/1087: Mr and Mrs Moore - 69 Norwich Road, NR5 0EN - Rear extension to replace existing conservatory – Householder - **Comment:** This is a new conservatory / family room with virtually the same footprint as the previous conservatory - **APPROVE**

vi) 2021/1100: Mr and Mrs Etheridge - 6 Highlow Road, NR5 0HP - Erection of a single storey timber garden room – Householder - **APPROVE**

P026/21: b) Information & Planning decisions received from South Norfolk & Norfolk County Councils: (*Information only. (No decisions needed) See also separate sheet. Noted

To receive a general update on Planning matters (No resolutions may be passed)

P027/21: The Government has published the document “Permitted Development Rights for Householders”

P028/21: THE DATE OF THE NEXT PLANNING MEETING WAS CONFIRMED as Tuesday 22 June 2021 at 6.30pm via Zoom

P029/21: The meeting closed at 6.55pm

Chair:

Date: