

**Thorpe St Andrew Town Council
Minutes of the Plans Committee meeting held on
8 July 2019 at 7.30pm**

1 Present:

Mr J Fisher (Chairman)
Mr P Berry Mr F Bowe Mrs J Fisher Mr T Garner Mr S Snelling

Apologies: none

In attendance:

Dr T Foreman (Town Clerk) Mrs D Matthews (Committee Officer)

There were 3 members of the public present.

2 DECLARATIONS OF INTEREST IN ITEMS ON THE AGENDA

None

3 MINUTES

The minutes of the meeting held on 10 June 2019 were agreed and signed as a true record.

4 PLANNING ITEMS RAISED BY RESIDENTS

REF: 20190830 – 95 Furze Road –in response to a question, and comments about the lack of space for the provision of guttering to the proposed extension and any possible extension to the neighbouring property, the agent confirmed that the modification to the plans included an increased gap between the proposed extension and the neighbouring property which would allow for any necessary guttering to the extension to be incorporated within the curtilage of the property. The ground floor extension of the neighbouring property had been built on the boundary which would not allow space for any future extension to be fitted with guttering within its curtilage.

5 PLANNING APPLICATIONS

- (i) REF: 20190872 - 9 Montrose Court – demolition of existing conservatory and erection of single storey flat roof extension - **NO OBJECTION in principal but would prefer to see a pitched roof.**
- (ii) REF: 20190882 – 214 Plumstead Rd East – single storey side and rear extension – concerns were raised about the impact of the 4m long rear extension on the amenity of the adjoining property, in particular the loss of light. **NO OBJECTION in principal to an extension to the property but concerns about the overall size and mass of the extension and its impact on the neighbouring property.**
- (iii) REF: 20190909 – 58 Gordon Ave – detached double garage - **NO OBJECTION.**
- (iv) REF: 20190349 – land at Griffin Lane – non-material amendment following grant of planning permission 20160423 – amended site water master plan and

- design code - **NO OBJECTION.**
- (v) REF: 20190350 – Pinebanks - non-material amendment following grant of planning permission 20160350 – amended site water master plan and design code - **NO OBJECTION, but note the impact of the proposal is an increase in the density of the development.**
 - (vi) REF: 20190830 – 95 Furze Road – two storey rear extension – it was noted that the neighbour had concerns about the gap between the proposed extension and their property and potential issues with any future extensions and associated guttering. Having regard to the comments of the agent it was agreed to raise **NO OBJECTION.**
 - (vii) REF: 20190952 – 213 Yarmouth Road, West Farm – change of use of agricultural barns to 4 no dwellings including demolition of portal frame barn and extension to north barn (barn 4) and erection of detached garage - **NO OBJECTION.**
 - (viii) REF: 20190993 – Thorpe St Andrew School – installation of new 2-classroom modular building adjacent to existing PACE building on north side of school - **NO OBJECTION.**
 - (ix) REF: 20190997 – 116 St Williams Way – sub division of plot and erection of new detached dwelling – members were reminded that they had raised concerns about overdevelopment of the plot when the application was first submitted. The application had been refused by the District Council, a decision upheld by the Inspector on appeal and an amended application now included a smaller building. Members felt the proposed dwelling was still too large for the plot and would have a negative impact on the amenity of the existing and proposed new dwelling. It was felt that the plot was not capable of accommodating a detached dwelling without compromising the amenity of the two dwellings and the only possible alternative was the provision of an annex to the main building. **OBJECTION – overdevelopment of the site and negative impact on the amenity of the existing and proposed dwelling.**
 - (x) REF: 20190989 – 23 South Avenue – dormer window extension with existing building - **NO OBJECTION.**

ENFORCEMENT NOTICES – CONFIDENTIAL

Members noted the update on confidential and non-confidential enforcement matters.

DATES OF NEXT MEETINGS

Town Council	5 August 2019
Plans Committee	12 August 2019

The meeting closed at 8:30 pm

Signed: Dated: