



Redenhall with Harleston Town Council

Clerk: Mrs. L. Ling

Minutes of a meeting of Redenhall with Harleston Planning Committee held in the Meeting Room, Harleston Leisure Centre at 6.30pm on Tuesday 23rd January 2018

Present: Councillors Mark Betts, Frances Bickley, Ian Broughton, Richard Joselyn and John Marjoram.

Also present: David Barker (Evolution Town Planning), Mark Wightman, two members of the public and Lynda Ling (Clerk)

1. **Welcome**
2. **To receive and accept apologies from members unable to attend** – None
3. **Declarations of interest** – None
4. **Approval of the minutes from the previous meeting** – Minutes of the meeting held on Wednesday 20th December 2017 were approved. Agreement proposed by Cllr. Joselyn and seconded by Cllr. Broughton. **ALL AGREED**
5. **Presentation from David Barker from Evolution Town Planning regarding 30 Redenhall Road (Candlers), Harleston** – Mr. Barker thanked members for the opportunity to give them an update on the next stage of the planning consent for 30 Redenhall Road, Harleston, and went on to explain the planning application in more detail. Questions were raised by councillors on various issues which were answered in detail by Mr. Barker. Mr. and Mrs. Smith who live opposite Candlers expressed their pleasure that the building was going to be repaired and upgraded, but had concerns over parking opposite their house, and pointed out that the dispensary cottage did not have access at the back of the property to get to the allocated car parking spaces. This would mean that people who live there would have to park at the front of the property to unload shopping and then may not bother using their car parking spaces at the rear. Mr. Barker noted these concerns and said that this could be addressed by moving the cart lodge over by 1m and creating a footpath from the parking area to the rear of the property. The presentation ended and Mr. Barker and Mr. & Mrs. Smith left the meeting.

Standing Orders were suspended at 7.46pm and reconvened at 7.50pm so members of the public could speak to Mr. Barker on their observations of the plans for 30 Redenhall Road.

6. **Presentation from Mark Wightman regarding Church Hall, Mendham Lane, Harleston** – Mr. Wightman introduced himself to members present and thanked them for allowing him to come and give an update on the progress so far for the Church Hall. An arrangement was also made for Cllr. Broughton to meet Mr. Wightman the following morning to view the front of the hall where the car parking was proposed. After a lengthy discussion, councillors were still of the opinion that parking at the front of the Hall would present hazardous conditions and that there were serious

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concerns with visibility on exiting the space onto a road where cars speed towards the town, despite Mr. Wightman having spoken to Adrian Jacklin from NCC regarding the highway issues. After further discussion, councillors agreed that they were happy for the building works to take place but felt strongly that Highways should evaluate the road/parking issue.

7. Planning decisions made by South Norfolk and other planning authorities - Noted

- a) **2017/0726 – Discharge of Condition – Phase 3 South of Mendham lane, Harleston – Discharge of Conditions 3, 9, 11, 12, 25, 22 and 23 of Application 2017.0744 – Redevelopment of former employment land for residential development (up to 33 dwellings), access and associated works – APPROVAL OF DETAILS – APPROVED**
- b) **2017/2571 – PD Change from Barn to Dwelling – Barn Opposite Dairy Farm House, Mendham Low Road, Harleston – Prior notification of Agricultural barn to dwelling (Class QB only) – APPROVAL OF DETAILS – APPROVED**
- c) **2017/2682 – 21 Lovat Close, Harleston – Rear single storey extension – APPROVAL WITH CONDITIONS**
- d) **2017/0055 – Hill Farm, Mendham Low Road, Harleston – Installation of an air source heat pump unit to rear of existing shed – WITHDRAWN**

8. To consider planning applications received to date which include: -

- a) **2018/0025 – Discharge of Condition – Harleston Service Station 54 – 54A London Road, Harleston – Discharge of conditions 3, 4, 5, 7, 8 and 9 from planning consent 2016/2767 – Land Contamination, surface water drainage, underground tank details and materials – NOTED**
- b) **2018/0032 – Hill Farm, Mendham Low Road, Harleston – Installation of an air source heat pump unit to rear of existing shed – APPROVED**
- c) **2017/2877 – 7 Swan Lane, Harleston – Single storey front extension – APPROVED**
- d) **2017/2812 – 30 Redenhall Road, Harleston – The erection of 3 new dwellings; works to existing house and attached outbuildings to provide 3 further separate dwellings; erection of cart lodge and installation of access road (new access previously approved 2017/0887) – Application type – Full – APPROVED.** An issue was highlighted with regard to the rear access for No. 32 (dispensary cottage) and suggested a walkway to provide access to the rear, currently there is none. David Barker said this would be addressed.
- e) **2017/2813 – 30 Redenhall Road, Harleston – Various internal and external alterations to the List Buildings including new internal walls, removal of partition walls, replacement windows/doors, new openings and block up existing openings, new external walls, acoustic insulation, new roof lights, lowering of first floor area and new concrete floors – Application type – Listed Building Consent – APPROVED** see above comment by planning committee.
- f) **2017/2928 – Church Hall, Mendham Lane – Use of the building as two residential units (Class C3) with associated internal works and landscaping – Application type – Full – APPROVED.** The Planning committee had no objections to changes to the property but are very concerned about the safety of entering and exiting the parking spaces at the front of the building. It was strongly recommended that Highways be consulted on the safety of using the front of the building for parking given the busy road (Mendham Lane) a car would be exiting on to.
- g) **2017/2929 – Church Hall, Mendham Lane – Use of the building as two residential units (Class C3) with associated internal works and landscaping – Application type – Listed Building Consent – APPROVED.** See above comment by planning committee.

- 9. To receive any correspondence relating to planning matters and to agree any necessary action –
None
- 10. Reports from Councillors (for information only) - None
- 11.To confirm the date and time of the next meeting – Date and time to be confirmed at the Town
Council Offices, Memorial Leisure Centre, Wilderness Lane, Harleston

Signed :

The meeting ended 7.36pm

Date.....