

CRINGLEFORD PARISH COUNCIL

SONYA BLYTHE
CLERK OF THE PARISH COUNCIL
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Planning Discussion

**An informal meeting of the Planning and Environment Committee was held on
Wednesday 6 April 2022 at 7.30pm by zoom**

NOTES OF MEETING

Present:

Professor T Wang – Chairman

Mrs D Miller

Mr S Chapman (from 7.35pm)

Sonya Blythe – Parish Clerk

3 members of public

Actions would be carried out by the Clerk under delegated powers due to the meeting being informal.

1. To receive apologies for absence

Apologies had been received from Helen Simmons. Navid Afshar was not present.

2. To receive declaration of interests in items on the agenda

DM declared an interest in 5.1 as a near neighbour of 2 Harmer Lane.

3. To receive questions or comments from the public

Comments from a neighbour were received in respect of the planning application at item 5.3. The applicant of the same planning application also relayed comments to Councillors relating to her application.

4 To receive the notes from the previous meeting

The notes from the previous meeting were received.

5 Planning Applications

5.1 2022/0103, 2A Harmer Lane Cringleford - First floor extension. No objection.

5.2 2022/0548, Land West of Colney Lane Cringleford - EIA Screening Opinion - proposal for up to 410 dwellings, green infrastructure and access. No comment but Council felt that a development of this size should have an assessment.

- 5.3 2021/2623, 6 Softley Drive Cringleford - Erection of replacement dwelling. Objection. Despite earlier comments from the applicant, the application still showed the level of the house being raised and nothing official had been received to say that the plans had been amended. This could lead to the flooding of neighbouring properties. Concerns were also raised that there could still be asbestos on site.
- 5.4 2022/0460, 24 Keswick Road Cringleford - Two storey and single storey side extension with pitched roofs. (Revision of approved application 2021/2421). No objection.
- 5.5 2018/0281 New build construction of 16 apartments and 2 houses, associated parking and landscape - Land South of Dragonfly Lane (Parcel NC2) Round House Park Cringleford. No objection but Planning would be asked to look at the availability of parking for the flats, and the traffic flows now that Roundhouse Park has become established and the shops were in constant use.
- 5.6 To consider time-sensitive planning applications which have been received since distribution of the agenda
- 2022/0597 - Uplands St Lawrence Drive, Variation of condition 2 of 2021/026. To allow an alternative vehicular entrance. No objection.
 - 2022/0560 - Norfolk and Norwich University Hospitals NHS Foundation. Land to the West of the Quadram Institute Rosalind Franklin Road. Reserved Matters Application for appearance, landscaping, layout and scale of development following outline permission 2012/1880. It was agreed to discuss the application with Colney Parish Meeting before responding.
- 5.7 To note and ratify planning applications responded to since the last meeting due to the deadline date: none
- 5.8 To note the enforcement report. No cases.

Clerk to submit responses.

6. To receive an update on matters affecting new developments

- 6.1 Big Sky (St Giles Park). An update meeting had been held, where Big Sky had advised that they were moving forward with negotiations with Highways England regarding the land lost to Thickthorn improvements. They reported that access from the development onto Cantley Lane had been delayed to summer. They also noted that they were still looking to include self-build sites on their later phases. Councillors had also suggested they plant a statement tree for the Jubilee.
- 6.2 Tilia Homes (Roundhouse Gate) – no update.
- 6.3 Barratt David Wilson Homes / Crest Nicholson (Cringleford Heights). An update meeting had been held regarding their Phase 2 application for 410 new properties. Their 'Considerations Plan' for the site had been discussed and the

need for bungalows and a cemetery had been raised by CPC. Councillors had also requested that a doubling of space be held for the school in case a larger site was required in the future. Separately a meeting had been held with Norfolk County Council regarding the school site and potential nursery.

7. To receive an update on the forthcoming sports hall

SC reported that it was hoped that the planning application could be submitted in May 2022, depending on the build costs which were expected from Big Sky shortly.

8 To receive the history of Harts Lane and consider future actions

Research had been ongoing as to ownership of the north strip of Harts Lane for some time. Despite this no clear ownership had been established. CPC had been maintaining the strip for several years, but some of the properties had moved their fences to encompass the land, which had made the maintenance difficult. One resident had advised that research had shown that the tree line on the strip was actually the end of each household's property, and not their garden fences. It was decided that SNC should be asked if they have a copy of this record. If this was proven then each household would be written to, to confirm the boundary line and advising that CPC would only maintain the area between that and the footpath in future.

Action Clerk

9 To note the grant application for the Jubilee Garden

A grant had been submitted and awarded for the landscaping of the area of land on Lobelia Lane. This would be designated as a Jubilee Garden in honour of the Queen's Jubilee in June 2022.

10 To note correspondence:

10.1 Crest Nicholson – a response to previous correspondence had been received, which confirmed that hard standing for parking would be available in place of garages.

10.2 A47/A11 Thickthorn Junction application for development consent. Noted.

10.3 To consider time-sensitive correspondence which has been received since distribution of the agenda

South Norfolk Council had enquired whether CPC still wanted application 2021/2623 to be taken to the Development Management Committee. For the reasons discussed at item 5.3 Councillors agreed that the matter should still be discussed by Committee.

11. To suggest items for the next agenda

Parking scheme update.

12. Date of next meeting – 4 May 2022.

Meeting closed at 21.40