

CRINGLEFORD PARISH COUNCIL

SONYA BLYTHE
CLERK OF THE PARISH COUNCIL
THE WILLOW CENTRE
1-13 WILLOWCROFT WAY
CRINGLEFORD NORWICH NR4 7JJ

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**A meeting of the Planning and Environment Committee was held on Wednesday
3 December 2025 at 7.30pm in The Willow Centre**

Minutes

Present:

Professor T Wang – Chairman (TW) Mr E Coulthard (SC)
Mr R Simmons (RS) Mrs D Miller (DM)

In attendance

Parish Clerk – Miss S Blythe (minutes - by Zoom)

Cllr S Chapman (by zoom – non voting)

One member of public

1. To receive apologies for absence

None received.

Mr Chalangary was not present

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

None.

3. To receive questions or comments from the public

None raised.

4. To approve the minutes of the meeting held on 5 November 2025

The minutes of the meeting were **approved**.

5. To consider any matters arising.

All actions had been completed.

6. Planning Applications

6.1 2025/3482 - 1 Newmarket Road, alteration to/new garage for annex building. No objection

6.2 2025/3423 -13 Oakfields Close, single storey rear and side extensions, rear dormer, alterations to garage. No objection.

6.3 To consider time-sensitive planning applications which have been received since distribution of the agenda

2025/3182, 70 Intwood Road - First floor extension and conversion of garage to habitable accommodation. No objection, but Clerk to ask Planning whether this creates a new semi-detached property and is therefore subject to CIL payments and nutrient neutrality mitigation.

2025/3607, Land Off St Lawrence Drive - Erection of two residential dwellings and associated infrastructure works. No objection to properties as the style and massing of the two proposed dwellings were in keeping with the area and the site. However concern to be raised regarding the degradation in the ecology of the site and loss of biodiversity.

Clerk to submit all

6.4 To note and ratify planning applications responded to since the last meeting due to the deadline date

None

6.5 To note the enforcement report

Noted.

It was noted that retrospective planning permission had been sought for a house on Dragonfly Lane, which the Council had not been consulted on. The Clerk would ask Planning why this had not been circulated.

Action Clerk

7. To receive an update on progress of the Neighbourhood Development Plan (NDP)

A meeting had been held in November, with another organised for December. This would look at the final draft of the Design Code and the draft Neighbourhood Plan.

South Norfolk Council had advised that a further grant would be available for NDP funding. This would be applied for.

Action Clerk

8. To receive an update on matters affecting new developments

8.1 Big Sky (St Giles Park).

Mini forests would be planted by mid-December.

8.2 Tilia Homes (Roundhouse Gate).

Tilia's Planning Manager had supplied amended plans which would allow for a LEAP (equipped play area) on Roundhouse Gate in place of an open space. It was unclear whether any square meterage would be lost over-all. An enquiry would be made. If the size was the same or larger, Councillors **agreed** that this could be taken forward.

Action TW

8.3 Barratt David Wilson Homes / Crest Nicholson (Cringleford Heights)

CPC had asked Norfolk County Council whether it could be a part of Highways discussions on Phase 2 toucan crossings and bus stop locations, due to safety concerns about location. NCC had sent an unhelpful response. David Bills would be asked to intervene.

Action TW / Clerk

TW had attended a meeting with Bullen Developments. He had subsequently emailed them with a request for a path along the parish boundary, to Prisilla Bacon Lodge, which would link footpaths in that area.

9. To receive and agree actions for correspondence:

9.1 The Great Collaboration map. RS described a map showing active environmental projects, including CPCs orchard, that had been circulated by the Great Collaboration.

9.2 Thickthorn traffic. Several emails had been received from parishioners regarding additional traffic around the parish, with drivers trying to avoid roadworks at Thickthorn. TW advised that several local parishes had been affected the same way. A meeting was being organised with National Highways to see if there was any mitigation possible.

9.3 Round House Way closure – February closure noted. This would be added to the website nearer the time.

9.4 Greater Norwich Local Plan – documents noted.

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

None.

10. To receive an update on the unauthorised removal of a Parish Council tree and consider actions

A meeting had been organised on Friday 5th December to discuss further.

11. To receive a draft Environment Strategy and Action Plan

JC was not present to give an update.

12. To suggest items for the next agenda

Pump track update – new recurring item.

13. To note items for the next newsletter

A11 speed limit funding
Traffic / Thickthorn update

14. To agree a summary of items to take to Council

None.

15. To agree the date of the next meeting - agreed as 7 January 2026.

Meeting closed at 20:50