

HETHERSETT PARISH COUNCIL
MINUTES OF THE PLANNING COMMITTEE MEETING
Held on Monday 5th December 2022 at 7pm
In the Village Hall, Back Lane, Hethersett

Present: Ms E Mulvaney (Chairman), Mr L Dale, Mr C Morriss & Mrs B Williamson

In attendance: Mrs A Palmer (Clerk)

Members of the public: 0

1. Apologies

These were received from Mrs S Lawrence & Mrs A Quinlan.

2. Declarations of Interest

There were none.

3. Adjournment of meeting

In the absence of any members of the public, the meeting continued without adjournment.

4. Approval of the minutes of the Planning Committee meeting held on the 21st November 2022

The minutes of the Planning Committee meeting held on the 21st November 2022 were unanimously approved and duly signed on the proposal of Mr Morriss, seconded by Mrs Williamson.

5. a) Consideration of Planning Applications:

i. FUL/2021/0064 – Thickthorn Park & Ride, Norwich Road Hethersett

The extension to the existing park and ride facility comprising additional car, coach, disabled and motorcycle spaces; provision of bus shelter, cycle storage, Amazon hub facilities, installation of attenuation basin and associated drainage (additional/amended information)

Parish Council's response:

The Planning Committee decided that, following consideration, the application should be refused on the following grounds:

- The proposed extension will be constructed on land within the Hethersett/Cringleford Strategic Gap which if approved, will set a precedent for future development.
- The site will fall within the Norwich Southern Bypass protection zone.
- The proposed extension is within 200m of a site of historical interest.
- The extension will be located on a flood plain.
- The B1172 is already heavily used with additional demand being placed on it as a result of housing development being undertaken in Hethersett, Wymondham and Cringleford. The B1172 will simply not cope with the additional traffic from the proposed extension to the Thickthorn Park & Ride.
- Members support the comments made on the 31st October 2022 by Mr Blake, Engineer for Major and Estate Development at Norfolk County Council that there are insufficient EV charging points within the proposed design.
- Has a feasibility study for the need of an expansion been carried out post Covid? With changing habits e.g. more people working from home and shopping online, is an extension to the existing facility still deemed necessary.

ii. 2022/2182 – 4 Henstead Road, Hethersett

New swimming pool extension and annexe accommodation within basement.

Parish Council's response:

The Planning Committee decided that, following consideration, it had the following comments to make:

- Members hope that the existing 'residential' use of the building will not change to that of a commercial venture should consent be given to build the annexe accommodation.
- Members support the concerns raised by the neighbouring resident, which are available to view on the South Norfolk Council's website.

b) Any other planning applications received before date of meeting:

- i. **2022/2261 – Leawood House, Shop Lane, Hethersett**
Variation of condition 2 of 2022/1249 – to vary the approved design

Parish Council’s response:

The Planning Committee decided that, following consideration, it had no comment to make.

6. a) Planning Decisions:

None

b) Any other planning decisions received before date of meeting:

None

7. Correspondence:

i. Full variation of premises licence – McDonald’s Norwich Road, Hethersett

Following a request from South Norfolk Council for greater detail of the objection raised in relation to each of the four licensing objectives, members agreed the following statement:

The Planning Committee decided that, following consideration, the variation should be refused as the application compromises each of the four statutory objectives as follows:

The prevention of crime and disorder

- The staffsafe system acts as a deterrent to people committing acts of a violent and anti-social nature. The proposed removal of the system removes this deterrent.

Public safety

- The fast-food restaurant is in a relatively remote location in that it does not have neighbouring properties. Historically, the area has been known for its crime. Any removal of the staffsafe system, which is seen as a deterrent to acts of crime being committed, will increase the safety concerns of members of the public visiting the fast-food restaurant.

The prevention of public nuisance

- Removal of the staffsafe system could result in an increase of the threat of violence, acts of aggression and anti-social behaviour.
- Removal of the staffsafe system in association with the restaurant’s proximity to both the A11 and A47 could increase acts of crime associated with County Lines.

The protection of children from harm

- The removal of the staffsafe system could result in children being exposed to incidents of violence, drug taking/trafficking and anti-social behaviour.

8. Adjournment of meeting:

In the absence of any members of the public the meeting continued without adjournment.

9. Date of next meeting:

Monday 19th December 2022 at 7pm in the Village Hall, Back Lane, Hethersett

There being no further business, the meeting closed at 7.40pm

Minutes approved Date