

DEREHAM TOWN COUNCIL

At a meeting for **Plans** at the Memorial Hall on **Tuesday 28th February 2023** at **7.00pm**.

Present: Councillors H King (Chairman), H Clarke, P Duigan, A Greenwood, P Morton, H Jones-Seymour and L Monument

Also Present: Town Clerk T Needham and Deputy Town Clerk J Barron

1. To receive apologies for absence.

Apologies were received from Councillors K Cogman, S Green, C Bunting, A Brooks and T Monument.

2. Declaration of Interest

There were no declarations of interest.

3. 3PL/2021/1414/F

Part Ex Palgrave Brown Site Shipdham Road

Consultation Amendments – Full: Residential Development comprising 4 Dwellings (4 bungalows).

AMENDMENT: Submission of Drg No 21305 101A Proposed Access Site Plan and Drawing ref. 21305_02D Revised Site Layout Block Plan. For Mr M Gore

The Council strongly objects to this development. In addition to previous comments and to reiterate:

- *The development is in close proximity to commercial and employment land with no buffer/separation or sound attenuation. There are no limits on what could take place at the neighbouring site.*
- *The access on to Shipdham Road is unacceptable, given the number of properties accessing the is a significant risk of vehicles needing to reverse onto Shipdham Road after meeting a vehicle exiting.*
- *There is no designated space for wheelie bins, at the entrance with Shipdham Road, these are likely to reduce visibility and obstruct the pavements.*
- *There is no designated parking space for visitors*
- *There is no swept path analysis to demonstrate that emergency vehicles can access the site turn and exit in forward gear.*
- *There would be an amenity impact on neighbour properties with vehicle lights.*
- *There area was highlighted as an area with flooding issues in the 2016 Flood Investigation Report.*

Chairman