

## Minutes of Hardingham Parish Council meeting held on 29<sup>th</sup> January 2017 at 7.00pm at Hardingham Village Memorial Hall

**Present:** Cllrs John Sharples (Chair), Richard Burke (RB), Henry Edwards (HE), Jane Strudwick (JSt) and Virginia Lenihan (VL).

**In attendance:** 10 members of the public

**Apologies:** Cllrs Tim Barrett (TB), Glen Gower (GG) the Clerk and CC Jordan

**OPEN FORUM** - None

**1) Apologies for absence.**

**2) Declarations of Interest.** None

**3) Financial Matters**

- Payment of Accounts and precept update
    - Village Hall Hire (January) chq 576 £17.00
- Proposed: VL, seconded: JSt

**4) To consider the view of the council about the following planning applications**

- 3PL/2018/0016/F – Land to west of 2A Beeches Lane: Erection of detached dwelling  
Hardingham Parish Council maintain their view that the application should be refused. They confirm their comments from the previous application for this site (3PL/2016/1229/F) are still valid and would like to add the following:
  - The site is not within a development area as determined by the Local Plan. It is therefore inappropriate for any development.

The following comments were noted by residents and the Parish Council would like taking into consideration when determining this application:

- The access road is shown as being part of the site, this is not the case and is misleading.
  - The access road is too narrow for large delivery vehicles, plant access and soil removal. This was highlighted recently when an ambulance was not able to drive down the road due to vehicles belonging to existing properties obstructing the narrow width.
  - Concerns were raised about the location for storage of any building materials during construction as space is very limited.
  - Beeches Lane has recently been resurfaced, and attempts by heavy vehicles to enter the access lane will tear up the new surface. Should any permission be granted the condition of returning the road to the current state should be made and enforced.
  - There are high power electric cables approximately 11ft from the ground. This will inhibit building access.
  - Should any permission be granted, the condition of ensuring the safe removal of the cess pit on the site and any environmental issues of potential contamination be thoroughly considered before any works should begin.
  - The windows on the downstairs appear to overlook the neighbouring property which is not satisfactory.
  - There is a tree on the boundary with 2A Beeches Lane which should be retained. Any permission granted should include this as a condition.
- 3PL/2017/1612/VAR – Development site at Ketts Cottage, Low Street: Variation of condition 2 and discharge of conditions 8, 9, 10, 11, 12, 14 and 15 of pp 3PL/2017/0450/VAR  
Hardingham Parish Council have no views or comments about the adjustment however they would like it noting that a local neighbour is concerned about the increased height of the roof.

**10) Date of Next Meetings**

12 March, 14 May (AGM), 9 July, 10 September and 12 November 2018 all at 7pm at the Village Hall

Meeting closed at 7.55pm