

# DEREHAM TOWN COUNCIL

28<sup>th</sup> May 2024

At a meeting for **Plans** at the Memorial Hall on **Tuesday 28<sup>th</sup> May 2024** at **7.00pm**.

**Present:** Councillors L Monument (Chairman), S Green, C Coleman, R O'Callaghan, H King and Z Flint

**Also Present:** Town Clerk T Needham, Deputy Town Clerk J Barron and Town Council Officer K Grant.

**1. To receive apologies for absence.**

Apologies were received from Councillors H Clarke and P Morton.

**2. Declaration of Interest**

There were no declarations of interest.

**1. 3PL/2024/0425/O**

**Land to the rear of 35 Market Place**

Outline planning application for 4 no. dwellings with all matters reserved except for access and layout.

*The Council Object to this application. With the following points:*

- *It is within an area designated for retail development so any residential development could inhibit future retail and regeneration plans that Breckland and DTC would like to promote.*
- *There was concerns regarding the pedestrian access it was unclear whether this would be from Georges Way and whether a designated footway would be provided.*
- *There was concern that any access via Thompsons Way would be far to narrow?*
- *Layout is very cramped and is felt unacceptably dense for a such a location.*
- *There was concern that the development will reduce parking for shoppers.*
- *It was suggested that the Police Architectural Liaison Officer be consulted on the location and any crime prevention measures needed.*

**Chairman**