

DISS TOWN COUNCIL MINUTES

Minutes of the meeting of the **Planning Sub-Committee** held in the Council Chamber at Diss Corn Hall on **Wednesday 30th June 2021** at **6.45pm**.

Present: Councillors: E. Taylor (Chair) (ex-officio)
S. Olander (ex-officio)
S. Warren
J. Welch

In attendance: Sarah Richards (Town Clerk)
Robert Ludkin (Maintenance Manager)
One member of the public

PL0621/01 **APOLOGIES**

There were apologies from councillors Browne, Gingell and Poulter. Councillor Murphy was not in attendance.

PL0621/02 **NOMINATION OF SUBSTITUTE REPRESENTATIVES**

Councillor Welch substituted for councillor Poulter.

PL0621/03 **DECLARATIONS OF INTERESTS AND REQUESTS FOR DISPENSATIONS**

Minute No.	Councillors Name	Personal/Other Interest	Pecuniary Interest	Reason
PL0621/07	All members		x	Diss Town Council will have a deed of easement with the applicant for right of access over the boardwalk extension and Mere.

PL0621/04 **MINUTES OF THE LAST MEETING**

It was

RESOLVED: that the minutes of the meeting of the Planning Sub-Committee held on 16th June 2021 were a true record and were duly signed by the Chairman.

PL0621/05 **PUBLIC PARTICIPATION**

There was one member of the public present who spoke on the planning application. His concerns related to access to the site during the construction phase for deliver of materials and equipment particularly on a Friday when the market is in operation and proposed a planning condition relating to this.

PL0621/06 **ITEMS OF URGENT BUSINESS**

There were no items of urgent business.

PL0621/07 **NEW PLANNING APPLICATIONS AND DEVELOPMENT CONTROL MATTERS**

Members received and commented on planning applications and other development control matters.

This new application is a resubmission of the earlier one, made in 2017 and since expired. There have been some changes to make better use of the site footprint and to reflect the changes brought about by the pandemic including creating a larger and raised decking area and beer garden, swapping the ladies and gents' toilets, amended air conditioning routings and a re-design of the staircase to provide more customer area. Furthermore, more details have been provided on the boardwalk extension and cladding (conditioned on earlier application).

It was noted that the application was well supported by the public when it was first put forward and that the development is likely to gain more public support given the addition of a beer garden. The Town Council recommended approval of the last application but noted concerns regarding the proximity of tables to the boardwalk barrier, the proposed location of the time-lock gate (which remains unchanged) and requested a clear plan to manage the delivery of construction materials.

Other comments included the potential of creating jobs for local residents and the pull of other businesses to the town. There was a concern regarding the removal of windows although it was noted that it related to the mainly staff area on the first floor. It was also noted that the plans were not to scale (e.g., size of cars versus HGVs), that delivery access to the properties at the rear of Mere Street must be maintained and that construction access to the site on Fridays should be avoided.

App. No	Type	Applicant	Address	Proposal	Response
2021/1219	Full	Paul Gillings	Kings Head Yard, Mere Street, Diss	Erection of restaurant/bar together with boardwalk along edge of mere.	<p>RECOMMEND APPROVAL</p> <p>This application appears to be acceptable and is suitable for decision by Officers under delegated powers subject to the following conditions:</p> <ul style="list-style-type: none"> • a clear agreed plan for managing the delivery of construction materials (the Town Council would be willing to work with the construction team in order to minimise disruption to the town centre). • that delivery access to the properties at the rear of Mere Street is maintained. • that no construction traffic be allowed on a Friday due to the existing Traffic Regulation Order.

PL0621/08 **SOUTH NORFOLK PLANNING DECISIONS**

Members noted the planning decisions made by South Norfolk District Council since the last meeting.

PL0621/09 **DATE OF NEXT MEETING**

Members noted that Planning meetings will precede scheduled meeting dates, should applications require committee consideration.

Meeting closed at 7.11pm.

Councillor E. Taylor
COMMITTEE CHAIRMAN