DALHAM PARISH COUNCIL
Minutes of the planning meeting held on Wednesday 3rd April 2013

Those present: Rachael Padman (Chairman), Jackie Bolton (Vice-Chairman), Vera Azzuri, Isobel Aylott Jerry Atkinson, Colum Carr, Angela Carr and Mrs J Ince (clerk).

1 member of the public also attended the meeting

1. Declaration of Interest in items on the agenda

No councillors declared an interest in any items on the agenda

2. Planning

SE/2013/0079/FUL - The Old School House Denham Road Dalham - erection of a two-storey dwelling following demolition of existing dwelling.

It was resolved that the Council would object to the application for the following reasons:

- Whilst the Council recognises that The Old School House is in a poor state of repair and welcomes the applicant's interest in reenergising this building, it would like the applicant to consider a more conservative approach.
- The Council feels that the proposed development which is visible from the Conservation Area does not preserve or enhance the character and appearance of the Conservation Area because it does not reflect the local vernacular styles of architecture within Dalham.
- The design will negatively impact on the views into and out of the Conservation Area.
- The design appears overly urban and is too large and too high for its rural setting.
- It does not retain any of the original features of the existing building (doors, windows). The building does not encourage sustainability by reusing the bricks and materials from the existing building as specified in the Dalham Parish Plan (p104, 3.1) and the Dalham Conservation Area Appraisal (p30)
- The design does not take into account the historical and architectural features of the existing school house.
- The Council believes that the justification for rebuilding is not sound. No costings for a possible rebuild have been provided and the Council would like more evidence that the proposal to rebuild is justified.
- The Council is considering applying for the boundary of the Conservation Area to be extended to include the Old School House and is also currently considering an Article 4 direction within the Conservation Area.
- Dalham Parish Council would strongly encourage the applicant to conserve the external appearance of the existing building.

3. Any other business for noting or including on the next agenda

Carol Lynch has agreed to pay for litter picking equipment from her Locality Budget, however the request will need to come from the Village Hall Committee, not the Parish Council. V Azzuri agreed to contact Rachel Mack Smith, the Chairman of the Dalham Village Hall Committee

There being no further business the meeting closed at 8.32p.m.