

**BOROUGH COUNCIL OF KING'S LYNN & WEST NORFOLK**

**KING'S LYNN AREA COMMITTEE - PLANNING SUB-GROUP**

**Minutes from the Meeting of the King's Lynn Area Committee - Planning Sub-Group held on Thursday, 19th December, 2024 at 4.30 pm in the Council Chamber, Town Hall, Saturday Market Place, King's Lynn PE30 5DQ**

**PRESENT:** Councillors F Bone and A Ware and D Heneghan

**OFFICERS PRESENT:** Keith Wilkinson- Senior Planner  
Hannah Wood-Handy- Planning Control Manager

1 **APPOINTMENT OF CHAIR FOR THE MEETING**

Councillor Bone was appointed Chair for the meeting.

2 **APOLOGIES OF ABSENCE**

Apologies were received from Councillor Collop (Councillor Bone was Substitute) and Councillor Jones (Councillor Heneghan was Substitute).

3 **DECLARATIONS OF INTEREST**

There were no declarations of interest.

4 **URGENT BUSINESS**

There was none.

5 **MEMBERS PRESENT PURSUANT TO STANDING ORDER 34**

There were no members present under Standing Order 34.

6 **CHAIR'S CORRESPONDENCE**

There was none.

7 **ITEMS FOR CONSIDERATION**

**24/02017/FM**

Redevelopment of Hardwick House site at Hardwick House, Old Meadow Hardwick Industrial Estate, King's Lynn, Norfolk, PE30 4JJ.

[Click here to view the recording of this item on YouTube.](#)

The Senior Planner presented the application to the Sub-Group and highlighted the location of the site. He explained this was previously the Berol site and the application was to demolish the existing building and rebuild with industrial units. He outlined the application which included five units in total to be constructed with the primary one being located at the front of the site and there was four proposed smaller lock up units at the rear of the site. The Senior Planner presented the front, eastern and rear elevations of the main building and explained in further detail the majority of the units would be used as storage but there was a proposed counter and showroom. He outlined the front access point of the building and added the building would be two storey which provided additional office space. The other block of four units towards the rear of the site was also demonstrated.

Councillor Heneghan commented the application made sense and she did not see any issues as this application was for a similar replacement from one industrial unit to other industrial units.

Councillor Ware referred to the objection on the planning application from the King's Lynn Internal Drainage Board and sought clarification this had been resolved.

The Senior Planner confirmed the proposed building was not any closer to the drainage facilities than the existing building and believed this was a matter to be resolved between the Internal Drainage Board and the applicant.

Councillor Ware asked if there were any issues with conditions from the Ecologist.

The Senior Planner confirmed the conditions were standardized and expected on a scheme of this nature.

The Chair, Councillor Bone commented the site was a redundant building and he welcomed the modern replacement buildings.

**AGREED:** The King's Lynn Area Committee Planning Sub-Group had no objections to the application.

8                    **ANY OTHER BUSINESS**

There was no other business.

9                    **DATE OF THE NEXT MEETING**

The next meeting was scheduled for the 28<sup>th</sup> January 2025 at 4:00pm in the Council Chamber, Town Hall, Saturday Market Place.

**The meeting closed at 4.40 pm**