

## Consultation Updates

**Report to** Planning Applications Committee  
**Date** 18 March 2010  
**Report of** Head of Planning Services  
**Subject** 10/00251/F Romany Beer House 131 Colman Road  
Norwich NR4 7HA

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Item  
**6(8)**

### Representations

Since writing the report 10 further letters of objection have been received citing the issues as detailed in the table below:

Issues Raised	Response
The buildings design is out of character with the existing buildings in the area.	See committee report paragraphs 35 - 39
Concern that the proposed unit would have a negative impact on existing convenience stores.	See committee report paragraphs 17 - 21
Concern over congestion and Highway Safety at the Colman Road Junction.	See committee report paragraphs 23 - 26
Concern over pedestrian safety in the service road.	See committee report paragraphs 23 - 26
Concern over the size of servicing vehicles and their ability to access the service road.	See committee report paragraphs 27 and 28
Concern over the impact of noise from servicing.	See committee report paragraphs 31 - 33
Concern over misuse of the car park outside opening hours.	See committee report paragraph 29
The hedges around the site provide a sound barrier and cover for small birds.	See committee report paragraphs 32, 33 and 42
Concern over the location of disabled parking spaces.	Two disabled car parking spaces are indicated within the car parking layout with pedestrian access to Colman Road and the front of the store via a pedestrian link between the existing Romany Public House and the proposed store. This provision is in line with the parking standards set out in saved policy TRA6 and appendix 4 of the City of Replacement Local Plan.

## **Consultations**

County Council Highways – having considered the application information the strategic highway authority recommends no objection subject to conditions and informative notes requiring the provision of site access, parking and servicing areas and the loading restrictions and highway lining on Colman Road to provide a right turn to be completed within 12 months of the first occupation of the development unless otherwise agreed in writing with the Local Planning Authority and Highway Authority.