

PLANNING PERMISSION

Notice of decision

PLANNING CONTROL

King's Court,
Chapel Street
King's Lynn,
Norfolk PE30 1EX

Tel: (01553) 616200 Minicom: (01553) 616705
Fax: (01553) 616652

DX: 57825 KING'S LYNN
E-mail borough.planning@west-norfolk.gov.uk

Agent	Grahame Seaton 67 St Peters Road Upwell Wisbech Cambs	Ref. No.	2/02/0725/CU
		Received	25 April 2002
		Location	12 Wisbech Road
		Parish	Outwell
Applicant	Mr A Tursucu 14 Wisbech Road Outwell Wisbech Cambs		
Details	Change of use of shop from class A1 (retail) to A3 (hot food takeaway and restaurant)		

*Town and Country Planning Act 1990
Town and Country Planning (General Development Procedure) Order 1995 (as amended)*

Permission is granted for the carrying out of the development referred to above in accordance with the application and plans submitted **subject to compliance with the following conditions:**

- 1) The development hereby permitted shall be begun within five years from the date of this permission.
- 2) The hours of operation shall be as follows:-
09:00 am – 11:00 pm daily
- 3) Prior to the change of use being implemented, details of the means to suppress and disperse fumes shall be submitted for the written approval of the Borough Planning Authority. Once agreed, the system(s) shall be installed and commissioned before any trading commences. Thereafter the systems shall be maintained in good working order at all times.
- 4) The rated noise level for any internal or external equipment shall not exceed Laeq (60 mins) or more than 5 dB (A) above the background level at the boundary of the nearest residential property in accordance with BS4142/97.
- 5) Before the proposed change of use is implemented, details of the proposed drainage scheme shall be submitted for the written approval of the Borough Planning Authority. For the avoidance of doubt, the scheme shall include a grease trap. Once agreed, the scheme shall be implemented before any trading commences. (N.B. Nothing within this condition shall be taken as approval of works that requires other licences/consents e.g. Building Regulations).


The Reasons being:

- 1) Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2) To define the terms of the consent and in the interests of residential amenity.
- 3) To avoid any adverse effects on adjacent property due to smell/fumes etc.
- 4) To avoid any disturbances to adjacent properties.

Continued\...

2/02/0725/CU

- 5) To ensure that the drainage system is sufficient to cope with the proposed use and avoids the possibility of pollution to the water environment/adjacent land.



.....
Head of Planning Control
on behalf of the Council
24 June 2002

Checked by:

Note – Nothing within this permission relates to the proposed advertisements shown on the submitted plans. Where these require Advertisement Consent, they shall be the subject of a specific application to the Borough Planning Authority.

REFUSAL OF PLANNING PERMISSION

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APPEAL LODGED
APP/U2635/A102/1099848

1/11/02
DISMISSED
2/4/03

Agent

Ref. No. **2/02/0724/F**

Applicant G A and S Harris
Wren Antiques
Verbena Cottage
Main Road
Crimpleham
Norfolk

Received 25 April 2002

Location Verbena Cottage
Main road

Parish Crimpleham

Details Variation of condition attached to planning permission 2/01/0045/CU to allow trading from Wednesday to Sunday inclusive each week

*Town and Country Planning Act 1990
Town and Country Planning (General Development Procedure) Order 1995 (as amended)*

Permission is refused for the carrying out of development granted permission under ref. 2/01/0045/CU without complying with Condition 6, for the following reason:

- 1) The planning permission ref. 2/01/0045/CU was granted approval on the basis that the proposed business was low key and little more than a hobby. The request to increase the hours of operation would result in development that is materially different from that approved and would not accord with the reasons for approval expressed in the decision letter from the Planning Inspectorate dated 5 October 2001 nor the conditions attached to the consent, particularly Condition 6.



.....
Head of Planning Control
on behalf of the Council
13 June 2002

Checked by:

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Agent Raymond Elston Design
Burnham Market
King's Lynn
Norfolk
PE31 8HE

Ref. No. 2/02/0723/F

Received 25 April 2002

Location The Old Forge
Burnham Overy Town
Parish Burnham Overy

Applicant P D Whyman Esq
Hall Farm Cottage
Herrings Lane
Burnham Market
King's Lynn
Norfolk

Details Construction of detached garage and extension and alterations to dwelling

*Town and Country Planning Act 1990
Town and Country Planning (General Development Procedure) Order 1995 (as amended)*

Permission is granted for the carrying out of the development referred to above in accordance with the application and plans submitted **subject to compliance with the following condition:**

- 1) The development hereby permitted shall be begun within five years from the date of this permission.

The Reason being:

- 1) Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.

Head of Planning Control
on behalf of the Council
19 June 2002

Checked by:

APPROVAL OF RESERVED MATTERS

Notice of decision

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Agent	Mr S Adams 10 Iveagh Close Dersingham King's Lynn Norfolk PE31 6YH	Ref. No. 2/02/0722/D Received 25 April 2002 Location Land adjacent 68 Cresswell Street Parish Kings Lynn
Applicant	Mr C Lane 10 Raleigh Road Gaywood King's Lynn Norfolk	
Details	Construction of 2 dwellings	

*Town and Country Planning Act 1990
Town and Country Planning (General Development Procedure) Order 1995 (as amended)*

Approval is granted for the reserved matters specified above and in plans submitted in accordance with the grant of outline permission reference 2/01/1912/O **subject to compliance with the following additional conditions:**

- 1) Before the start of any development on the site samples of materials to be used shall be submitted to and approved in writing by the Borough Planning Authority.
- 2) Before the start of any development on site full details of the window reveal and cill, door reveal and step and header treatment shall be submitted to and approved in writing by the Borough Planning Authority.

The Reasons being:

- 1&2) To enable the Borough Planning Authority to consider such details in the interests of visual amenity and the street scene.



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Head of Planning Control
on behalf of the Council
25 June 2002

Checked by:

Notes:-

1. The applicant is reminded of the need to adhere to the relevant remaining conditions attached to outline planning permission reference 2/01/1912/O.
2. Please find attached letter dated 11th June 2002 received from the Environment Agency.

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Agent M Gibbons
22 Collins Lane
Heacham
King's Lynn
Norfolk

Ref. No. 2/02/0721/F

Received 24 April 2002

Location 5 Woodend Road
Parish Heacham

Applicant A Nicholl
5 Woodend Road
Heacham
King's Lynn
Norfolk

Details Extension to dwelling

*Town and Country Planning Act 1990
Town and Country Planning (General Development Procedure) Order 1995 (as amended)*

Permission is granted for the carrying out of the development referred to above in accordance with the application and plans submitted **subject to compliance with the following condition:**

- 1) The development hereby permitted shall be begun within five years from the date of this permission.

The Reason being:

- 1) Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.

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Head of Planning Control
on behalf of the Council
28 May 2002

Checked by:

PLANNING PERMISSION

Notice of decision

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Agent	Morton Consulting Engineers Alexander House Forehill Ely Cambs CB7 4ZA	Ref. No.	2/02/0720/F
		Received	24 April 2002
		Location	Plover Cottage Bedford Bank
		Parish	Welney
Applicant	Mr Vaucher Plover Cottage Bedford Bank West Welney PE14 9RS		
Details	Extension to dwelling		

*Town and Country Planning Act 1990
Town and Country Planning (General Development Procedure) Order 1995 (as amended)*

Permission is granted for the carrying out of the development referred to above in accordance with the application and plans submitted **subject to compliance with the following condition:**


- 1) The development hereby permitted shall be begun within five years from the date of this permission.

The Reason being:

- 1) Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.



Head of Planning Control
on behalf of the Council
07 June 2002

Checked by: 

Note - Please find attached letter dated 24th May 2002 received from the Internal Drainage Board.

PLANNING PERMISSION

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Agent Matt Sturgeon
117 Gaywood Road
King's Lynn
Norfolk

Ref. No. 2/02/0719/F

Received 24 April 2002

Applicant Mr Trehearn
C/O Care and Repair
BCKLWN

Location 70 Low Road
Parish Congham

Details Extension to dwelling

Town and Country Planning Act 1990
Town and Country Planning (General Development Procedure) Order 1995 (as amended)

Permission is granted for the carrying out of the development referred to above in accordance with the application and plans submitted **subject to compliance with the following condition:**

- 1) The development hereby permitted shall be begun within five years from the date of this permission.

The Reason being:

- 1) Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.



Head of Planning Control
on behalf of the Council
17 June 2002

Checked by:

PLANNING PERMISSION

Notice of decision

PLANNING CONTROL

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Agent**Ref. No. 2/02/0718/CU**

Applicant P and G Harris
11B Post Office Road
Dersingham
King's Lynn
Norfolk
PE31 6HR

Received 24 April 2002

Location 11B Post Office Road
Parish Dersingham

Details Change of use from dwelling to guest house

Town and Country Planning Act 1990
Town and Country Planning (General Development Procedure) Order 1995 (as amended)

Permission is granted for the carrying out of the development referred to above in accordance with the application and plans submitted and as modified by letter and plans from applicants dated 14 May 2002 subject to compliance with the following conditions:

- 1) The development hereby permitted shall be begun within five years from the date of this permission.
- 2) The parking and turning facilities shown on the submitted plan shall be provided prior to the letting of the rooms and thereafter retained in a satisfactory manner.

The Reasons being:

- 1) Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2) In the interests of highway safety.

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Head of Planning Control
on behalf of the Council
18 June 2002

Checked by: *KU* *hw* *A*

OUTLINE PLANNING PERMISSION

Notice of decision

PLANNING CONTROL

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Norfolk PE30 1EX

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Agent	Ian J Cable The Sidings Park Lane Downham Market Norfolk PE38 9RN	Ref. No.	2/02/0717/O
		Received	24 April 2002
		Location	Land adjacent Orchard Bungalow Wells Road
		Parish	Burnham Overy
Applicant	Viscount Coke Holkham Estate Holkham Park Wells Next the Sea Norfolk		
Details	Site for construction of dwelling		

*Town and Country Planning Act 1990
Town and Country Planning (General Development Procedure) Order 1995 (as amended)*

Outline planning permission is granted for the carrying out of the development referred to above in accordance with the application and plans submitted **subject to compliance with the following conditions:**

- 1) Application for the approval of reserved matters specified below shall be made within three years from the date of this permission (otherwise the permission lapses); and the development shall be begun within five years from the date of this permission or two years from the final approval of the reserved matters, whichever is the later date.
- 2) Before the start of any development on the site full details of the siting, design and external appearance of any buildings/structure, and the landscaping of the site, shall be submitted to and approved by the Borough Planning Authority and the development shall conform to such approved details.
- 3) This permission shall not be taken as an approval of any details which may be shown on the approved plans unless they have been stated in the applications to form an integral part of the application.
- 4) Before the start of any development on the site details of the vehicular access arrangements shall be submitted to and agreed in writing by the Borough Planning Authority.
- 5) Before the occupation of the development hereby permitted sufficient space shall be provided within the site to enable vehicles to turn and re-enter the highway in forward gear and this area shall be levelled and surfaced to the satisfaction of the Borough Planning Authority.
- 6) Before the development hereby permitted is brought into use car parking facilities shall be provided in accordance with the Borough Planning Authority's adopted standards.
- 7) The details required by condition 2 above shall include a scheme for the provision of foul water drainage. Once agreed the scheme shall be implemented prior to the occupation of the proposed dwelling.

/Continued

The Reasons being:

- 1) Required to be imposed pursuant to Section 92 of the Town and Country Planning Act 1990.
- 2&3) This permission is granted under Article 3 of the above mentioned Order on an outline application and the conditions are imposed to enable the Borough Planning Authority to retain control over the siting and external appearance of the buildings, the means of access and landscaping of the site, in the interests of amenity and road safety.
- 4&5) In the interests of highway safety.
- 6) To ensure the satisfactory provision of car parking on the site.
- 7) To prevent water pollution.



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Head of Planning Control
on behalf of the Council
18 June 2002

Checked by: ...K.L.L.....

Please find attached letter dated 3 May 2002 received from the Environment Agency.

PLANNING PERMISSION

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Agent David Broker Design Services
Danbrooke House
Wisbech St Mary
Wisbech
Cambs
PE13 4RW

Ref. No. 2/02/0716/F

Received 24 April 2002

Location 150 School Road

Parish West Walton

Applicant M D Rolph and R K Austin
150 School Road
West Walton Highway
Wisbech
Cambs

Details Two storey extension to dwelling and construction of detached garage

*Town and Country Planning Act 1990
Town and Country Planning (General Development Procedure) Order 1995 (as amended)*

Permission is granted for the carrying out of the development referred to above in accordance with the application and plans submitted **subject to compliance with the following condition:**

- 1) The development hereby permitted shall be begun within five years from the date of this permission.

The Reason being:

- 1) Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.



Head of Planning Control
on behalf of the Council
07 June 2002

Checked by: 

Note - Please find attached letter dated 3rd May 2002 received from the Environment Agency.

PLANNING PERMISSION

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Ref. No. 2/02/0715/F

Received 24 April 2002

Location Edward Benefer Way
Parish Kings Lynn

Agent Januarys
York House
Dukes Court
54-62 Newmarket Road
Cambs
CB5 8DZ

Applicant Turnstone Estates Ltd
C/O Agents

Details Mixed use development incorporating a DIY store, garden centre, 2 no. food retail units, a non-food retail unit, a class A3 food and drink unit and A3/D2 unit

*Town and Country Planning Act 1990
Town and Country Planning (General Development Procedure) Order 1995 (as amended)*

Permission is granted for the carrying out of the development referred to above in accordance with the application and plans submitted as modified by letter dated 16th May 2002 and plans received on 17th May 2002, plans received on 8th July 2002, and letter dated 18th July 2002 and plans received 18th July 2002 subject to compliance with the following conditions:

- 1) The development hereby permitted shall be begun within five years from the date of this permission.
- 2) Notwithstanding the provisions of Class A, Part 3 of the Second Schedule of the Town and Country Planning (General Permitted Development) Order 1995, the fast food unit shall be used for Class A3 purposes only, the 12,000 sq ft unit in the terrace of three shall be used for Class A3 or D2 purposes only, and the DIY warehouse and garden centre shall be used for that specific purpose only, and these shall be used for no other purpose than as set out above, without the granting of planning permission on a specific application.
- 3) Notwithstanding the submitted details, full details of all proposed external building materials shall be submitted to and approved in writing by the Borough Planning Authority.
- 4) The cycle/pedestrian route proposed alongside the Bawsey Drain shall be a minimum of 3m wide (as stated on the approved plan), and prior to the commencement of development the details of the surfacing, drainage, lighting, handrails along and methods of restricting car access to the route, shall be submitted to and approved in writing by the Borough Planning Authority.
- 5) The cycle/pedestrian route, as described in Condition 4 above, shall be completed to the satisfaction of the Borough Planning Authority prior to the opening of the first unit, or another period agreed in writing by the Borough Planning Authority.
- 6) The cycle storage shown on the approved plan shall be in place prior to the opening of its associated unit.

Continued/...

- 7) Before the start of any operations on the site, a scheme for the landscaping, at a scale of not less than 1:500 and showing a north point, of the development shall be submitted to and approved in writing by the Borough Planning Authority. The scheme shall include details of all existing trees and hedgerows on and abutting the site and those which are to be removed (if any). All planting, seeding and turfing shown on the approved scheme shall be completed within 12 months of the commencement of building operations (or such other period or phasing arrangements as may be agreed in writing by the Borough Planning Authority). Any plants which within a period of 5 years from the completion of the development die, or are removed, or become seriously damaged or diseased shall be replaced in the following planting season with plants of same species and size.
- 8) Prior to the occupation of each building, full details of the specification and positioning of all intended fixed plant, including air conditioning units, air extraction units, refrigeration units, fans and chiller systems (noise emission assessment of these shall be carried out in accordance with BS4142 : 1997) shall be submitted to and approved in writing by the Borough Planning Authority.
- 9) Prior to the commencement of development, full details of any external lighting to be provided on the site (including the footpath to the north of the site and security lighting) shall be submitted to and approved in writing by the Borough Planning Authority. No external lighting other than that agreed shall be installed unless previously agreed in writing by the Borough Planning Authority.
- 10) No deliveries shall be taken or despatched from the A1 and A3 units outside the hours of 0700-2200 hours on weekdays and 0800-2200 hours on Sundays and Bank Holidays.
- 11) Should contamination be encountered during groundworks or construction, this must be brought to the attention of the Borough Planning Authority and a suitable remediation strategy outlined and agreed with the Borough Planning Authority prior to further development.
- 12) The development and associated service shall be protected against the ingress/ignition of landfill gas to Construction Industry Research and Information Association Characteristics situation level 4 (CIRIA Report 149 Table 28 et seq). All protection measures shall be maintained effectively and remain effective at all times.
- 13) Prior to the commencement of any development, a scheme for the provision and implementation of pollution control, which shall include foul and surface water drainage, shall be submitted to and agreed in writing with the Borough Planning Authority. The works/scheme shall be constructed and a completed in accordance with the approved plans.
- 14) Prior to the commencement of development, the applicant shall secure the implementation of a programme of archaeological works in accordance with a written scheme of investigation, which has been submitted by the applicant and approved by the Borough Planning Authority.
- 15) Prior to the opening of any unit on site, the highway works shall be completed to the satisfaction of the Borough planning Authority.
- 16) The A1 uses within the terrace of units shall not be amalgamated in order to provide larger stores, without the prior consent of the Borough Planning Authority being granted on a specific application.
- 17) No system for the playing of music, public address or any other amplified sound, external to the buildings shall be provided unless in accordance with a written scheme, including particulars on noise levels, submitted to and approved by the Borough Planning Authority.
- 18) Notwithstanding the boundary treatment shown on the approved plans, full details of all proposed boundary treatments around the site (including between the cycleway and the site) and around each unit shall be submitted to and approved in writing by the Borough Planning Authority, and implemented as per the approved scheme before the occupation of the relevant unit.
- 19) Prior to the commencement of development full detail of finished floor levels of the buildings hereby approved, and of general levels across the site, shall be submitted to and agreed in writing with the Borough Planning Authority. The details required shall show a comparison between existing and final levels.

- 20) Prior to the opening of any A1 store, details of the proposed method of ensuring that trolleys are retained on the site shall be submitted to and agreed in writing with the Borough Planning Authority, and then implemented as agreed.

The Reasons being :-

- 1) Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2) To enable the Borough Planning Authority to consider proposed changes of use of units to foodstores in relation to the likely impact on traffic generation, parking and amenity of neighbouring residences.
- 3) In the interests of visual amenity.
- 4&5) To ensure good cyclist and pedestrian links to the development.
- 6) To ensure the provision of adequate cycle parking.
- 7) To ensure that the development is properly landscaped in the interests of the visual amenity of the locality.
- 8) To prevent noise and odour pollution in the interests of the residential amenity of neighbouring dwellings.
- 9) To prevent light pollution in the interests of visual amenity and residential amenity of neighbouring dwellings.
- 10) In the interests of the amenities of the occupiers of nearby residential property.
- 11) To prevent the risk of pollution to the environment.
- 12) To protect people and property from landfill gas risk.
- 13) To ensure a satisfactory method of foul and surface water drainage and to prevent the increased risk of pollution
- 14) To enable a proper archaeological survey of the site to be carried out and items or features of interest recorded.
- 15) To ensure that satisfactory highway works are in place prior to the first use of the site.
- 16) To enable the Borough Planning Authority to consider proposed increases in size of retail units by amalgamation in relation to the likely impact on traffic generation, parking, amenity of neighbouring residences, and general retail policy.
- 17) To prevent noise pollution in the interests of the residential amenity of neighbouring dwellings.
- 18) To ensure the provision of satisfactory boundary treatments for the site.
- 19) To ensure an acceptable form of development across the site and to ensure development does not impact on the amenity of residential property.
- 20) To ensure trolleys are retained on the site in the interests of the character and appearance of the surrounding area.

Continued/...

2/02/0715/F

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Head of Planning Control
on behalf of the Council
13 September 2002

Checked by:

NOTES:

- a) This permission is issued in conjunction with an obligation under Section 106 of the Town and Country Planning Act 1990
- b) Please see attached letter dated 4 July 2002 from the Environment Agency.
- c) The applicant is reminded of the need to enter into a Legal Agreement with the County Council to secure the construction of the highway works.

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Agent

Applicant Mr and Mrs Charlton
141 Sandringham Avenue
Upper Marham
King's Lynn
Norfolk
PE33 9PJ

Ref. No. 2/02/0714/F

Received 24 April 2002

Location Plot 4 The Orchard
Rabbit Lane

Parish Downham Market

Details

Construction of dwelling and garage without complying with condition 6 of Planning Permission 2/02/0115/F re: works in Rabbit Lane

*Town and Country Planning Act 1990
Town and Country Planning (General Development Procedure) Order 1995 (as amended)*

Permission is granted for the carrying out of the development referred to above in accordance with the application and plans.



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Head of Planning Control
on behalf of the Council
18 June 2002

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Agent The Department Est Mangement
The Queen Elizabeth Hospital
Gayton Road
King's Lynn
Norfolk

Applicant Kings Lynn & Wisbech Hospitals
The Queen Elizabeth Hospital
Gayton Road
King's Lynn
Norfolk

Details Ward extension

Ref. No. 2/02/0713/F

Received 24 April 2002

Location Queen Elizabeth Hospital
Gayton Road

Parish Kings Lynn

Town and Country Planning Act 1990

Town and Country Planning (General Development Procedure) Order 1995 (as amended)

Permission is granted for the carrying out of the development referred to above in accordance with the application and plans submitted **subject to compliance with the following conditions:**

- 1) The development hereby permitted shall be begun within five years from the date of this permission.
- 2) Before the start of any operations on the site, including site clearance, a scheme for the landscaping, at a scale of not less than 1 : 500 and showing a north point, of the development shall be submitted to and approved in writing by the Borough Planning Authority. The scheme shall include details of all existing trees and hedgerows on and abutting the site and those which are to be removed (if any). All planting, seeding and turfing shown on the approved scheme shall be completed within 12 months of the commencement of building operations (or such other period or phasing arrangements as may be agreed in writing by the Borough Planning Authority). Any plants which within a period of 5 years from the completion of the development die, or are removed, or become seriously damaged or diseased shall be replaced in the following planting season with plants of same species and size.
- 3) The trees and hedges shown on the approved plan to be retained shall be protected from damage before and during construction works by, for trees, the erection of fencing positioned at the furthest extent of the canopy plus 1 m or half the height of the tree, whichever is the greater, and for hedges by the erection of a fence 2 m from the centre line of the hedge or spread, whichever is the greater or such other position as may be agreed in writing with the Borough Planning Authority. This fence shall either be:
 - a) 1.2 m high chestnut paling to BS 1722 Part 4 securely mounted on 1.2 m high timber posts driven firmly into the ground
 - b) 2.4 m high heavy duty hoarding securely mounted on scaffold poles
 - c) some other means which shall previously have been agreed in writing by the Borough Planning Authority.At no time shall the area within the fence be used for storage of any sort or have its ground level altered or interfered with in any way without the prior written approval of the Borough Planning Officer.
- 4) Before the start of any development on the site full details of all the external building materials shall be submitted to and approved by the Borough Planning Authority.

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2/02/0713/F

The Reasons being:

- 1) Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2) To ensure that the development is properly landscaped in the interests of the visual amenity of the locality.
- 3) In the interests of visual amenity and to ensure the retention of trees and hedgerows which make a significant contribution to the local environment and which will enhance the appearance of the development.
- 4) To enable the Borough Planning Authority to consider such details in the interests of visual amenity.



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Head of Planning Control
on behalf of the Council
18 June 2002

Checked by:

Note - Please find attached letter dated 18th June 2002 received from the Environment Agency.

LISTED BUILDING CONSENT

Notice of decision

PLANNING CONTROL

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King's Lynn,
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Agent Nicholson GDA Partnership
The Old Town Hall
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Herts
WD3 1AN

Ref. No. 2/02/0712/LB

Received 22 April 2002

Location The Globe Hotel
King's Street

Parish Kings Lynn

Applicant J D Wetherspoon Plc
Central Park
Reeds Crescent
Watford
Herts
WD1 1QH

Details Installation of externally illuminated sign

*Planning (Listed Buildings and Conservation Areas) Act 1990
The Planning (Listed Buildings and Conservation Areas) Regulations 1990*

Listed Building Consent is granted for the execution of the works referred to above in accordance with the application and plans submitted **subject to compliance with the following condition:**

- 1) The development hereby permitted shall be begun within five years from the date of this permission.

The Reason being:

- 1) Required to be imposed pursuant to Section 18 of the Planning (Listed Buildings and Conservation Areas) Act 1990.

Head of Planning Control
on behalf of the Council
07 June 2002

Checked by:

PLANNING PERMISSION

Notice of decision

PLANNING CONTROL

King's Court,
Chapel Street
King's Lynn,
Norfolk PE30 1EX

Tel: (01553) 616200 Minicom: (01553) 616705
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E-mail borough.planning@west-norfolk.gov.uk

Agent Mr N Rhodes
16 York Road
Wisbech
Cambs
PE13 3QH

Ref. No. 2/02/0711/F

Received 23 April 2002

Location Adjacent to 249 Smeeth Road
Parish Marshland St James

Applicant Mr N Steen
26A Lerowe Road
Wisbech
Cambs
PE13 3QH

Details Construction of bungalow and garage

*Town and Country Planning Act 1990
Town and Country Planning (General Development Procedure) Order 1995 (as amended)*

Permission is granted for the carrying out of the development referred to above in accordance with the application and plans submitted **subject to compliance with the following conditions:**

- 1) The development hereby permitted shall be begun within five years from the date of this permission.
- 2) Before the proposed dwelling is occupied the parking, turning area and access to the public highway shall be laid out and completed. Thereafter, these areas shall remain unobstructed and available for their designated use at all times.

The Reasons being:

- 1) Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2) In the interests of highway safety.



.....
Head of Planning Control
on behalf of the Council
24 June 2002

Checked by:

Note - Please find attached letter dated 11th June 2002 received from the Environment Agency.

PLANNING PERMISSION

Notice of decision

PLANNING CONTROL

King's Court,
Chapel Street
King's Lynn,
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Agent Fenland Design
St Helens
Sutton Road
Walpole Cross Keys
King's Lynn
Norfolk

Ref. No. 2/02/0710/F

Received 23 April 2002

Location 41 Ferry Road

Parish Clenchwarton

Applicant Mr and Mrs M Collins
41 Ferry Road
Clenchwarton
King's Lynn
Norfolk

Details Extensions to bungalow

*Town and Country Planning Act 1990
Town and Country Planning (General Development Procedure) Order 1995 (as amended)*

Permission is granted for the carrying out of the development referred to above in accordance with the application and plans submitted **subject to compliance with the following condition:**

- 1) The development hereby permitted shall be begun within five years from the date of this permission.

The Reason being:

- 1) Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.

.....
Head of Planning Control
on behalf of the Council
23 May 2002

Checked by:

OUTLINE PLANNING PERMISSION

Notice of decision

PLANNING CONTROL

King's Court,
Chapel Street
King's Lynn,
Norfolk PE30 1EX

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E-mail borough.planning@west-norfolk.gov.uk

Agent**Ref. No. 2/02/0709/O**

Applicant Mr J Flack
30 Upgate Street
Southery
Downham Market
Norfolk
PE38 0NA

Received 23 April 2002

Location Land east of 4 Feltwell Road
Parish Southery

Details Site for construction of bungalow

*Town and Country Planning Act 1990
Town and Country Planning (General Development Procedure) Order 1995 (as amended)*

Outline planning permission is granted for the carrying out of the development referred to above in accordance with the application and plans submitted **subject to compliance with the following conditions:**

- 1) Application for the approval of reserved matters specified below shall be made within three years from the date of this permission (otherwise the permission lapses); and the development shall be begun within five years from the date of this permission or two years from the final approval of the reserved matters, whichever is the later date.
- 2) Before the start of any development on the site full details of the siting, design and external appearance of any buildings/structure, the means of access thereto and the landscaping of the site, shall be submitted to and approved by the Borough Planning Authority and the development shall conform to such approved details.
- 3) This permission shall not be taken as an approval of any details which may be shown on the approved plans unless they have been stated in the applications to form an integral part of the application.
- 4) The proposed dwelling shall have its primary frontage facing onto Feltwell Road. In terms of design, the dwelling shall reflect traditional dwellings in the vicinity in terms of form, style, detailing and finishing materials.
- 5) The details required by Condition 2 shall include the provision of a turning area for vehicles and sufficient parking provision to meet current County Highway specifications.
- 6) Before the start of the development hereby permitted, a visibility splay measuring 2 m x 90 m shall be provided to each side of the private access where it meets the highway. Such splays shall subsequently be kept free of any obstruction in excess of a height of 0.6m above the level of the adjoining carriageway.

The Reasons being:

- 1) Required to be imposed pursuant to Section 92 of the Town and Country Planning Act 1990.

Continued/...

- 2) This permission is granted under Article 3 of the above mentioned Order on an outline application and the conditions are imposed to enable the Borough Planning Authority to retain control over the siting and external appearance of the buildings, the means of access and landscaping of the site, in the interests of amenity and road safety.
- 3) This permission is granted under Article 3 of the above mentioned Order on an outline application and the conditions are imposed to enable the Borough Planning Authority to retain control over the siting and external appearance of the buildings, the means of access and landscaping of the site, in the interests of amenity and road safety.
- 4) In the interests of visual amenity, to ensure that the proposed dwelling reflects the form and character of the traditional core of the village.
- 5) In the interests of highway safety.
- 6) In the interests of highway safety.



.....
Head of Planning Control
on behalf of the Council
13 June 2002

Checked by:

NOTE:

Please find attached letter dated 31 May 2002 received from the Environment Agency.

PLANNING PERMISSION

Notice of decision

PLANNING CONTROL

King's Court,
Chapel Street
King's Lynn,
Norfolk PE30 1EX

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Agent Custom Homes
South Suffolk Business Centre
Alexandra Road
Sudbury Suffolk
CO10 2ZX

Applicant Mr and Mrs G Pearson
80 St Margaret's Avenue
Upper Marham
Kings Lynn
PE33 9NP

Ref. No. 2/02/0708/F

Received 23 April 2002

Location Land rear of Ivy Farm
Sandy Lane

Parish Blackborough End

Middleton

Details Construction of a dwellinghouse

*Town and Country Planning Act 1990
Town and Country Planning (General Development Procedure) Order 1995 (as amended)*

Permission is granted for the carrying out of the development referred to above in accordance with the application and plans submitted **subject to compliance with the following conditions:**

- 1) The development hereby permitted shall be begun within five years from the date of this permission.
- 2) Before the start of development on the site, full details of the brick, flint and tiles to be used in the construction shall be submitted to and agreed in writing by the Borough Planning Authority.
- 3) Before the occupation of the development hereby permitted sufficient space shall be provided within the site to enable vehicles to turn and re-enter the highway in a forward gear and this shall be levelled and surfaced to the satisfaction of the Borough Planning Authority.
- 4) Before the occupation of the development hereby permitted the access and any parking shall be laid out, surfaced and drained to the satisfaction of the Borough Planning Authority.

The Reasons being:-

- 1) Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2) To enable the Borough Council to consider such details in the interests of visual amenity.
- 3&4) In the interests of highway safety.

.....
Head of Planning Control
on behalf of the Council
23 July 2002

Checked by:

PLANNING PERMISSION

Notice of decision

PLANNING CONTROL

King's Court,
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King's Lynn,
Norfolk PE30 1EX

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Agent R Swann
232 Smeeth Road
Marshland St James
Wisbech
Cambs
PE14 8ES

Ref. No. 2/02/0707/F

Received 23 April 2002

Location 4 Porter Street

Parish Downham Market

Applicant Mr P Gymer
4 Smeeth Road
Marshland St James
Wisbech
Cambs
PE14 8JF

Details Construction of bungalow after demolition of existing dwelling

Town and Country Planning Act 1990

Town and Country Planning (General Development Procedure) Order 1995 (as amended)

Permission is granted for the carrying out of the development referred to above in accordance with the application and plans submitted **and as modified by letter dated 10th June 2002 and accompanying plans (Dwg's 002/02 and 002/03) received 12th June 2002 subject to compliance with the following conditions:**

- 1) The development hereby permitted shall be begun within five years from the date of this permission.
- 2) Notwithstanding details shown on the approved plans, full details (including samples) of all the external building materials shall be submitted to and approved by the Borough Planning Authority.
- 3) Prior to works commencing on site, details of spot levels for existing ground levels and proposed slab levels for the new dwelling shall be submitted to and approved by the Borough Planning Authority. The development shall thereafter conform to the approved details.

The Reasons being:

- 1) Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2) To enable the Borough Planning Authority to consider such details in the interests of visual amenity.
- 3) To ensure a satisfactory form of development.



.....
Head of Planning Control
on behalf of the Council
18 June 2002

Checked by:

PLANNING PERMISSION

Notice of decision

PLANNING CONTROL

King's Court,
Chapel Street
King's Lynn,
Norfolk PE30 1EX

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E-mail borough.planning@west-norfolk.gov.uk

Agent	Eric Rhodes 16 York Road Wisbech Cambs	Ref. No.	2/02/0706/F
		Received	23 April 2002
Applicant	Mr P Allen 147 Wootton Road Kings Lynn Norfolk	Location	147 Wootton Road
		Parish	Kings Lynn
Details	Construction of a pair of semi detached dwellinghouses after demolition of existing bungalow		

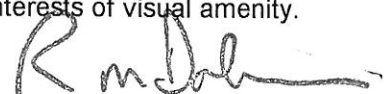
*Town and Country Planning Act 1990
Town and Country Planning (General Development Procedure) Order 1995 (as amended)*

Permission is granted for the carrying out of the development referred to above in accordance with the application and plans submitted **subject to compliance with the following conditions:**

- 1) The development hereby permitted shall be begun within five years from the date of this permission.
- 2) Before the occupation of the development hereby permitted the access and any parking area shall be laid out, surfaced and drained, to the satisfaction of the Planning Authority.
- 3) No development shall take place on site until the applicant or the agents or their successors in title, have secured the implementation of a programme of archaeological work in accordance with a written scheme of investigation which has been submitted by the applicant and approved in writing by the Borough Planning Authority.
- 4) Before the start of any development on the site full details of all the external building materials shall be submitted to and approved by the Borough Planning Authority.

The Reasons being:

- 1) Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2) To ensure the satisfactory provision of access and parking arrangements in the interests of highway safety.
- 3) To enable a proper archaeological survey of the site to be carried out and items or features of interest recorded.
- 4) To enable the Borough Planning Authority to consider such details in the interests of visual amenity.



Head of Planning Control
on behalf of the Council
30 May 2002

Checked by:

Note - Please find attached letter dated 3 May 2002 received from the Environment Agency

CONSERVATION AREA CONSENT

Notice of decision

PLANNING CONTROL

King's Court,
Chapel Street
King's Lynn,
Norfolk PE30 1EX

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Agent R Swann
232 Smeeth Road
Marshland St James
Wisbech
Cambs
PE14 8ES

Ref. No. 2/02/0705/CA

Received 23 April 2002

Location 4 Porter Street
Parish Downham Market

Applicant Mr P Gymer
4 Smeeth Road
Marshland St James
Wisbech
Cambs
PE14 8JF

Details Demolition of existing dwelling

Planning (Listed Buildings and Conservation Areas) Act 1990
The Planning (Listed Buildings and Conservation Areas) Regulations 1990

Conservation Area Consent is granted for the execution of the works referred to above in accordance with the application and plans submitted **subject to compliance with the following condition:**

- 1) The development hereby permitted shall be begun within five years from the date of this permission.

The Reason being:

- 1) Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.



Head of Planning Control
on behalf of the Council
18 June 2002

Checked by:

PLANNING PERMISSION

Notice of decision

PLANNING CONTROL

King's Court,
Chapel Street
King's Lynn,
Norfolk PE30 1EX

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E-mail borough.planning@west-norfolk.gov.uk

Agent	Brendon Gilford Head Office Westgate London W5 1DR	Ref. No.	2/02/0704/F
		Received	23 April 2002
		Location	River Island 85/86 High Street
Applicant	Lewis Shop Holdings Head Office Westgate London W5 1DR	Parish	Kings Lynn
Details	Retention of installation of new shop front		

Town and Country Planning Act 1990

Town and Country Planning (General Development Procedure) Order 1995 (as amended)

Permission is granted for the carrying out of the development referred to above in accordance with the application and plans submitted as revised by letter and plans from Agent received on 31st May 2002.

.....
Head of Planning Control
on behalf of the Council
23 July 2002

Checked by:

ADVERTISEMENT CONSENT

Notice of decision

PLANNING CONTROL

King's Court,
Chapel Street
King's Lynn,
Norfolk PE30 1EX

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E-mail borough.planning@west-norfolk.gov.uk

Agent Brendon Gilford
Head Office
Chelsea House
Westgate
London
W5 1DR

Ref. No. 2/02/0703/A

Received 23 April 2002

Location River Island
85/86 High Street

Parish Kings Lynn

Applicant Lewis Shop Holdings
Head Office
Chelsea House
Westgate
London
W5 1DR

Details Retention of illuminated fascia signage

Town and Country Planning Act 1990

Town and Country Planning (Control of Advertisements) Regulations 1992 (as amended)

Consent is granted for the display of advertisements referred to above in accordance with the application and plans submitted **as revised by letter and plans from Agent received 31st May 2002** subject to compliance with the **Standard Conditions set out overleaf**

.....
Head of Planning Control
on behalf of the Council
23 July 2002

Checked by:

PLANNING PERMISSION

Notice of decision

PLANNING CONTROL

King's Court,
Chapel Street
King's Lynn,
Norfolk PE30 1EX

Tel: (01553) 616200 Minicom: (01553) 616705
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E-mail borough.planning@west-norfolk.gov.uk

Agent D P Wadlow
35 High House
Station Road
Heacham
King's Lynn
Norfolk

Ref. No. 2/02/0702/F

Received 23 April 2002

Location 3 Hall Close
Parish Heacham

Applicant Mr Randall and Ms Bartram
3 Hall Close
Heacham
King's Lynn
Norfolk

Details Two storey extension to dwelling and construction of detached summer house

*Town and Country Planning Act 1990
Town and Country Planning (General Development Procedure) Order 1995 (as amended)*

Permission is granted for the carrying out of the development referred to above in accordance with the application and plans submitted **as revised by letter and plans from Agent received 28 June 2002, subject to compliance with the following conditions:**

- 1) The development hereby permitted shall be begun within five years from the date of this permission.
- 2) The external materials to be used for the construction of the proposed extension shall match, as closely as possible, the materials used for the construction of the existing building.

The Reasons being:

- 1) Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2) To ensure that the extended building has a satisfactory appearance.



Head of Planning Control
on behalf of the Council
15 July 2002

Checked by:

PLANNING PERMISSION

Notice of decision

PLANNING CONTROL

King's Court,
Chapel Street
King's Lynn,
Norfolk PE30 1EX

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Agent D P Wadlow
35 High House
Station Road
Heacham
King's Lynn
Norfolk

Ref. No. 2/02/0701/CU

Received 22 April 2002

Location Orchards Caravan Park
Parish Heacham

Applicant Orchards Caravan Park
Station Road
Heacham
King's Lynn
Norfolk

Details Alterations to toilet block to create residential unit.

*Town and Country Planning Act 1990
Town and Country Planning (General Development Procedure) Order 1995 (as amended)*

Permission is granted for the carrying out of the development referred to above in accordance with the application and plans submitted **as modified by plan received from Agent on 8th July 2002 subject to compliance with the following condition:**

- 1) The development hereby permitted shall be begun within five years from the date of this permission.
- 2) The residential unit hereby approved shall only be used in conjunction with the accommodation provided by the existing caravan park and shall not at any time be used to provide accommodation separate to that of the caravan park.
- 3) Notwithstanding the provisions of Schedule 2, Part 1, Class A, B, C, D, E, F of the Town and Country Planning (General Permitted Development) Order 1995 (or any order revoking and re-enacting that Order), no development under the above classes shall be carried out without the prior permission of the Borough Planning Authority having been granted on a specific application.

The Reason being:

- 1) Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2) To meet the applicant's need for additional accommodation and to ensure that the building, which lacks a separate curtilage and which has insufficient facilities to permit its use as a separate dwelling unit, is not occupied as such.
- 3) To enable the Borough Planning Authority to consider such details in view of the limited size of the curtilage and the likely affect such development could have on the occupiers of adjacent properties.


Head of Planning Control
on behalf of the Council
15 July 2002

Checked by: