

OUTLINE PLANNING PERMISSION

Notice of decision

BOROUGH PLANNING

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

Tel: (01553) 692722 Minicom: (01553) 692138
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E-mail planning@west.norfolk.gov.uk

| | | |
|------------------|---|---|
| Agent | Grahame Seaton 67 St Peters Road Upwell Wisbech Cambs | Ref. No. 2/01/0179/O |
| | | Received 06-FEB-2001 |
| | | Location Land north of 141 School Road |
| | | Parish Upwell |
| Applicant | Mrs H Medlock 141 School Road Upwell Wisbech Cambs | |
| 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, 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 details required under Condition 2 shall include the proposed boundary treatments. Once agreed, the construction/planting shall be carried out before the proposed dwelling is occupied, or during the first planting season following occupation, whichever is applicable.
- 5) 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.
- 6) 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.
- 7) 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.

Continued

- 8) Before any works commence on site a scheme for the drainage of foul and surface water shall be submitted for the written approval of the Borough Planning Authority. Once agreed the scheme shall be completed before the proposed dwelling is occupied.
- 9) The proposed dwelling shall respect the building line established by the existing dwelling to the south of the site.
- 10) Any access gate shall be set back 5.0m from the boundary of the highway abutting the site, with any side fences, hedge or wall not to exceed 1.0m in height and splayed at an angle of 45 degrees.
- 11) Before the dwelling is occupied a visibility splay shall be provided along the entire frontage of the site with the public highway whereby there shall be no obstruction to visibility in excess of 1 m above ground level within 2 m of the front boundary of the site.

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) In the interests of visual and residential amenity, to preserve the privacy of adjacent properties and respect the character of the locality.
- 5) To ensure the satisfactory provision of car parking on the site.
- 6) To ensure the satisfactory provision of access and parking arrangements in the interests of highway safety.
- 7) In the interests of highway safety.
- 8) To avoid the increased risk of pollution to the water environment.
- 9) In the interests of visual and residential amenity, to ensure that the proposed dwelling does not adversely affect the privacy of adjacent property and respects the character of the locality.
- 10&11) In the interests of highway safety.

Adrian Parker

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Borough Planning Officer
on behalf of the Council
14-MAR-2001

Checked by:

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|------------------|--|---|----------------------------------|
| Agent | Smith-Woolley Conqueror House Vision Park Histon Cambridge CB4 9ZR | Ref. No. 2/01/0178/F | Received 06 February 2001 |
| Applicant | One2one Personal Communication Ltd c/o agent | Location Burnham Sewage Treatment Works Off Joan Short Lane | Parish Burnham Thorpe |
| Details | Telecommunications base station including 20m monopole, equipment cabin, antennae, microwave dishes and ancillary development | | |

*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 mast, including any associated equipment shall be removed from the site within two months of becoming redundant.
- 3) Prior to the development commencing, details of the external colour and finish for the mast shall be submitted to and approved by the Borough Planning Authority in writing.
- 4) Notwithstanding the provisions of the GPDO 1995 or its future re-enactment the tower and antennae shall not be increased in height without the prior consent of the Borough Planning Authority having first been given upon application.

The Reasons being:

- 1) Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2&3) In the interest of visual amenity.
- 4) In the interests of visual amenity having regard to the site being located within the AONB.



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Borough Planning Officer
on behalf of the Council
26 March 2001

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Agent Pryer Associates
16 Orchard Street
Bury St Edmunds
Suffolk
IP33 1EH

Ref. No. 2/01/0177/F

Received 06 February 2001

Location 17 Fairfields Way

Parish Feltwell

Applicant Mr J Ward
17 Fairfields Way
Feltwell
Norfolk
IP26 4AT

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 conditions:**

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

The Reasons being:

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


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Borough Planning Officer
on behalf of the Council
14 March 2001

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Agent**Ref. No. 2/01/0176/F****Applicant** Mrs J C Mortimer
The Bungalow
Rungays Bridge
Marshland St James
PE14 8JU**Received** 06-FEB-2001**Location** The Bungalow
Rungays Bridge**Parish** Marshland St James**Details** Retention of mobile home

*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 This permission shall expire on 31st March 2002, or on completion of the bungalow approved under reference 2/99/0606/F whichever shall be the sooner, and unless on or before that date application is made for an extension of the period of permission and such application is approved:-
 - a) the mobile home shall be removed from the application site, and
 - b) the use hereby permitted shall be discontinued, and
 - c) there shall be carried out any work necessary to reinstate the application site to its condition prior to the implementation of this temporary permission.

The Reasons being:

- 1 This application has been approved to meet the special needs of the applicant whilst the bungalow approved under reference 2/99/0606/F is built and any development of a more permanent nature would require further consideration by the Borough Planning Authority.



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Borough Planning Officer
on behalf of the Council
14-MAR-2001

Checked by:

Note

Please see attached copy of letter dated 13th February 2001 from the Downham and Stow Bardolph Internal Drainage Board.

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Agent Brian Gibbons
55 Bury Road
Thetford
Norfolk
IP24 3DD

Ref. No. 2/01/0175/F

Received 05 February 2001

Location 33 Addison Close

Parish Feltwell

Applicant Mr and Mrs McGinn
33 Addison Close
Feltwell
Norfolk
IP26 4DJ

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 conditions:**

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

The Reasons being:

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



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Borough Planning Officer
on behalf of the Council
14 March 2001

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Agent Swaffham Architectural Ltd
Thurne House
Shouldham Lane
Swaffham
Norfolk
PE37 7BH

Ref. No. 2/01/0174/F

Received 05-FEB-2001

Location The Old School
Narborough Road

Parish Pentney

Applicant Mr and Mrs M J Bell
The Old School
Narborough Road
Pentney
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 conditions:**

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

The Reasons being:

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



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Borough Planning Officer
on behalf of the Council
14-MAR-2001

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Agent**Ref. No. 2/01/0173/F**

Applicant Mr and Mrs M Suckling
22 The Walnuts
Grimston
King's Lynn
Norfolk

Received 05 February 2001**Location** 22 The Walnuts**Parish** Grimston

Details Extensions to bungalow and construction of a new pitched roof over flat roof area

*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 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.



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Borough Planning Officer
on behalf of the Council
14 March 2001

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| | | | |
|------------------|---|-----------------|---|
| Agent | Maxey and Son 1-3 South Brink Wisbech Cams | Ref. No. | 2/01/0172/O |
| Applicant | Mr N Crawford The Old Rectory Church Road Emneth Nr Wisbech | Received | 05-FEB-2001 |
| | | Location | Land adj Audley House Workhouse Lane |
| | | Parish | Upwell |
| Details | Site for construction of dwelling | | |

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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) 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.
- 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) Before the proposed dwelling is occupied, the hedge along the frontage of the site shall be reduced to 1 metre in height. Thereafter there shall be no obstruction to visibility, in excess of 1 metre in height along the frontage of the site with Workhouse Lane.
- 8) Before any work commences on site a scheme for the provision of foul and surface water drainage shall be submitted for the written approval of the Borough Planning Authority. Once agreed the scheme shall be constructed and completed before the dwelling is occupied.

Cont.

- 9) The proposed dwelling shall respect the character and appearance of the traditional buildings in the locality in terms of form, materials and detailing.

The Reasons being:

- 1) Required to be imposed pursuant to Section 92 of the Town and Country Planning Act 1990.
- 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) To ensure the satisfactory provision of access and parking arrangements in the interests of highway safety.
- 5) In the interests of highway safety.
- 6) To ensure the satisfactory provision of car parking on the site.
- 7) In the interests of road safety.
- 8) To avoid the increased risk of pollution to the water environment.
- 9) In the interests of visual amenity, to ensure that the proposed dwelling respects the traditional character and appearance of the locality, which it is situated.



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Borough Planning Officer
on behalf of the Council
14-MAR-2001

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