

PLANNING PERMISSION

Notice of decision

BOROUGH PLANNING

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

Tel: (01553) 692722 Minicom: (01553) 692138
Fax: (01553) 616652

DX: 57825 KING'S LYNN

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

Agent	Ian H Bix and Associates The Old Chapel John Kennedy Road Kings Lynn PE30 2AA	Ref. No.	2/01/0339/F
		Received	09 May 2001
		Location	Land rear of Jasimine/ The Bungalow Station Road
Applicant	Mr M A Able Station Road Docking Kings Lynn Norfolk	Parish	Docking
Details	Construction of 3 bungalows and garage block (revised scheme)		

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 use of the garage building should be limited to purposes incidental to the needs and personal enjoyment of the occupants of the dwellings and shall at no time be used for business or commercial purposes.
- 3 Notwithstanding the provisions of the General Permitted Development Order 1995 (or any Order revoking or re-enacting that Order), no extensions or alterations to the dwellings hereby approved, as permitted under Schedule 2 Part 1 Classes A, B, C or E, shall be carried out without the prior permission of the Borough Planning Authority having been granted on a specific application.
- 4 The existing hedgerow along the southern boundary of the site shall be retained at a minimum height of 2.5 m.
- 5 No development shall take place within the site until the applicant or their agents or successors in Title has secured the implementation of a programme of archaeological work in accordance with the written scheme of investigation which has been submitted by the applicant and approved in writing by the Borough Planning Authority.
- 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 Borough Planning Authority.
- 7 Before the start of the development hereby permitted, the area of land within the visibility splay indicated on the submitted drawing shall be cleared of all obstructions to the satisfaction of the Borough Planning Authority and shall thereafter be so maintained.

The Reasons being:

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

Continued

- 2 To safeguard the amenities and interests of the occupiers of nearby property.
- 3 To enable the Borough Planning Authority to consider such details in view of the limited size of the curtilages and the likely affect such development could have on the occupiers of adjacent properties.
- 4 To safeguard the amenities and interests of the occupiers of nearby property.
- 5 To ensure that any items or features of archaeological interest are properly recorded.
- 6 To ensure the satisfactory provision of access and parking arrangements in the interests of highway safety.
- 7 In the interests of highway safety.

Adrian Parker
.....
Borough Planning Officer
on behalf of the Council
30 May 2001

Checked by:

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Agent Russen and Turner
17 High Street
Kings Lynn
E30 1BP

Ref. No. 2/01/0338/CU

Received 07 March 2001

Applicant R.S.P.C.A
C/o 31 Low Road
Grimston
Kings Lynn

Location The Old Stables
White Lion Court
Parish Kings Lynn

Details Change of use from office to R.S.P.C.A. centre and drop-in clinic

*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 covered area marked in red on the submitted plan shall be used for car parking and for no other purpose without the written consent 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 ensure the development has some associated off-street parking.



.....
Borough Planning Officer
on behalf of the Council
04 April 2001

Checked by:

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Agent The National Trust
East Anglia Regional Office
Blickling
Norfolk
NR11 6NF

Ref. No. 2/01/0337/F

Received 07 March 2001

Location Brancaster Golf Club
Parish Brancaster

Applicant National Coastal Services
K V Hurst
8 Mill Court
Holt
Norfolk
NR26 8JT

Details Construction of lookout building on raised legs on seaward side of club

*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.


.....
Borough Planning Officer
on behalf of the Council
12 April 2001

Checked by:

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BOROUGH PLANNING

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

Agent**Ref. No. 2/01/0336/F**

Applicant Mr C Cooper
18 Crowhall Estate
Downham Market
Norfolk

Received 02 March 2001

Location 18 Crowhall Estate
Parish Downham Market

Details Extension and alteration 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 **and as modified by plan dated 4.4.01 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 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 enable the Borough Planning Authority to consider such details in the interests of visual amenity.



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Borough Planning Officer
on behalf of the Council
22 May 2001

Checked by:

PLANNING PERMISSION

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Agent	David Broker Design Service Danbrooke House Wisbech St Mary Wisbech Cambs	Ref. No.	2/01/0335/F
		Received	02 March 2001
		Location	Land west of 31 School Road
Applicant	Mr S Harris 29a School Road West Walton Wisbech Cambs	Parish	West Walton
Details	Construction of bungalow and integral 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 occupation of the dwelling hereby permitted the access, parking and turning area indicated on the deposited plan 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 ensure the satisfactory provision of access, parking and turning arrangements in the interests of highway safety.



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Borough Planning Officer
on behalf of the Council
19 April 2001

Checked by:

Borough Council of Kings Lynn and West Norfolk

Register of Application

Area	Rural	Ref. No.	2/01/0334/F
Applicant	Norfolk Police Authority Police HQ Martineau Lane Norwich	Received	02-MAR-2001
		Expiring	26-APR-2001
Agent	Mr D Seelhoff Communications Manager Norfolk Police HQ Martineau Lane Norwich	Location	Police Beat Office Church Road
		Parish	Terrington St John
Details	Erection of telecommunications mast		
		Fee Paid	£ 95.00

Withdrawn 25.10.01,

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Agent	Fakenham Designs 21 North Park Fakenham NR21 9RG	Ref. No.	2/01/0333/F
		Received	02 March 2001
Applicant	Philip Hendry & Sons Market House Foulsham Norfolk	Location	Gong Lane Burnham Overy Staithe
		Parish	Burnham Overy

Details **Retention and completion of dwelling and garage/boat store (modified design)**

*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 use of the garage building shall be limited to purposes incidental to the needs and personal enjoyment of the occupants of the dwelling and shall at no time be used for business or commercial purposes.
- 2) Notwithstanding the provisions of the General Permitted Development Order 1995 (or any Order revoking or re-enacting that Order) no roof alterations shall be carried out to the dwelling hereby approved without the specific authority of the Borough Planning Authority having been granted on application.
- 3) 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.

The Reasons being:

- 1) To safeguard the amenities and interests of the occupiers of nearby property.
- 2) In the interests of the character and appearance of the area.
- 3) To ensure the satisfactory provision of access and parking arrangements in the interests of highway safety.



.....
Borough Planning Officer
on behalf of the Council
17 April 2001

Checked by:

PLANNING PERMISSION

Notice of decision

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Agent	Wroxham Builders Ltd Horning Road West Hoveton Norwich NR12 8QJ	Ref. No.	2/01/0332/F
		Received	02 March 2001
		Location	Owl Cottage Woodside Docking Road
Applicant	Mr P McGarvey 3 Manor Court Willoughby on the Wolds Loughborough Leicestershire LE12 6SS	Parish	Burnham Market
Details	Two storey extension to dwelling		

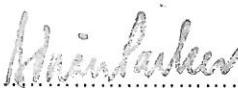
*Town and Country Planning Act 1990
Town and Country Planning (General Development Procedure) Order 1995 (as amended)*

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.


.....
Borough Planning Officer
on behalf of the Council
12 April 2001

Checked by:

PLANNING PERMISSION

Notice of decision

BOROUGH PLANNING

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Agent	D H Williams 72A Westgate Hunstanton Norfolk	Ref. No.	2/01/0331/CU
		Received	02 March 2001
Applicant	Robbie Wright Builders 5 Hamilton Road Hunstanton Norfolk	Location	Cliff Farm Old Hunstanton Road
		Parish	Hunstanton
Details	Conversion and extension to north-west barn to form 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 and plan from agent received 23.4.01 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.
- 3 The rooflights to be used on the proposed extension shall be a conservation type rooflight eg. Velux GVT
- 4 Prior to the commencement of development on the site full details of the window style, reveal and cill, header treatment and materials shall be submitted to and approved in writing by the Borough Planning Authority and thereafter implemented.
- 5 The doors on the eastern elevation of the proposed extension and the garage doors shall be constructed only in timber.
- 6 Prior to the commencement of development details of the treatment of all external timber shall be submitted to and approved in writing by the Borough Planning Authority
- 7 Prior to the occupation of the development hereby permitted the parking area shown on the approved plans shall be provided and thereafter retained at all times
- 8 If any contamination is encountered during development this must immediately be brought to the attention of the Borough Planning Authority. Details of a remediation strategy should then be submitted and approved in writing by the Borough Planning Authority and the strategy implemented on site prior to any further development taking place.

The Reasons being:

- 1 Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2&3 In the interests of the appearance of the resulting building and the visual amenities of the area.

Continued

- 4 To enable the Borough Planning Authority to consider such details in the interests of visual amenity and the street scene.
- 5 In the interests of the appearance of the resulting building and the visual amenities of the area.
- 6 To enable the Borough Planning Authority to consider such details in the interests of visual amenity and the street scene.
- 7 To ensure the satisfactory provision of parking arrangements in the interests of highway safety.
- 8 To safeguard and protect the development and occupancy of the buildings from any potential hazardous situation.



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Borough Planning Officer
on behalf of the Council
21 May 2001

Checked by:

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Agent	D H Williams 72a Westgate Hunstanton Norfolk	Ref. No.	2/01/0330/F
Applicant	Mr and Mrs P Searle 15 Robin Hill Heacham Kings Lynn Norfolk	Received	02 March 2001
Details	Extension to dwellings	Location	15 Robin Hill
		Parish	Heacham

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.



.....
Borough Planning Officer
on behalf of the Council
23 April 2001

Checked by:

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Agent Mr R M Smith
Sheldrake
Friars Lane
Burnham Market
Kings Lynn
Norfolk PE31 8JA

Ref. No. 2/01/0329/F

Received 02 March 2001

Location **Ulph Cottage**
Ulph Place

Parish **Burnham Market**

Applicant Prof Alan Rogers
Noel Close
5 Adderley Street
Uppingham
Rutland
LE15 9PP

Details **First floor 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.



.....
Borough Planning Officer
on behalf of the Council
11 April 2001

Checked by:

PLANNING PERMISSION

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Agent	Peter Godfrey Chelwood House Sherborne Road Dersingham Kings Lynn Norfolk	Ref. No. 2/01/0328/F	Received 02 March 2001
		Location 14 Queens Drive	Parish Hunstanton
Applicant	Mr and Mrs S Moore 14 Queens Drive Hunstanton Norfolk		
Details	Two storey 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.



.....
Borough Planning Officer
on behalf of the Council
23 April 2001

Checked by:

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Agent**Ref. No. 2/01/0327/F**

Applicant Mr and Mrs R Tuck
16 Churchill Estate
South Creake
Fakenham
NR21 9PN

Received 02 March 2001**Location** 16 Churchill Estate**Parish** South Creake**Details** Two storey extensions 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.



.....
Borough Planning Officer
on behalf of the Council
11 April 2001

Checked by:

PLANNING PERMISSION

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Agent Matt Sturgeon
170 Grimston Road
South Wootton
Kings Lynn
Norfolk

Applicant Mr and Mrs Copeman
37 Rainsthorpe
South Wootton
King's Lynn
Norfolk

Details **Extension to dwelling**

Ref. No. 2/01/0326/F

Received 02 March 2001

Location 37 Rainsthorpe

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.

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
23 April 2001

Checked by:

Borough Council of Kings Lynn and West Norfolk

Register of Application

Area	Rural	Ref. No.	2/01/0325/CM
Applicant	N Olesen Wolverton Park Wolverton Tadley Hants RG26 5RU	Received	02-MAR-2001
		Expiring	29-MAR-2001
Agent	Norfolk County Council Planning & Transportation County Hall Norwich NR1 2DH	Location	Former Green Lane Quarry
		Parish	Castle Acre
Details	Recontouring of deep void gravel workings by partial fill with inert waste		
		Fee Paid	£ .00

Withdrawn
3/5/01

Borough Council of Kings Lynn and West Norfolk

Register of Application

Area	Urban	Ref. No.	2/01/0324/F
Applicant	Mr I Filby Ivanhoe Common Lane North Runcton King's Lynn Norfolk	Received	02-MAR-2001
Agent	H Fuller 42 Hall Lane West Winch King's Lynn Norfolk	Expiring	26-APR-2001
Details	Loft extension	Location	Ivanhoe Common Lane
		Parish	North Runcton
		Fee Paid	£ 95.00

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Agent	Mr Graham Godwin Big K Charcoal Ltd Whittington Hill Stoke Ferry Kings Lttn Norfolk PE33 9TE	Ref. No. 2/01/0323/F
		Received 02 March 2001
		Location Big K Charcoal Whittington Hill
		Parish Northwold
Applicant	Big K Charcoal Merchants Whittington Hill Stoke Ferry Kings Lynn Norfolk PE33 9TE	
Details	Extension to loading bay	

*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.



.....
Borough Planning Officer
on behalf of the Council
25 April 2001

Checked by:

PLANNING PERMISSION

Notice of decision

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Norfolk PE30 1EX

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Agent Peter Humphrey Associates
18 Chapel Road
Wisbech
Cambs
PE13 1RF

Ref. No. 2/01/0322/CU

Received 28 February 2001

Location Marsh Farm
Gooses Lane
Walpole St Andrew
Parish Walpole

Applicant Ms Scrivener
Marsh Farm
Gooses Lane
Walpole St Andrew
Wisbech
Cambs

Details Construction of building to be used for cattery

*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 access parking and servicing facilities shall be laid out, surfaced and drained to the satisfaction of the Borough Planning Authority before the development hereby permitted is brought into use.
- 3) Any access gates shall be set back 5.0 m from the boundary of the highway abutting the site, with any side fences, hedge or wall not to exceed 1.0 m in height and splayed at an angle of 45 degrees.
- 4) The building hereby permitted shall, at the time of its erection, be treated externally in a manner to be agreed in writing by the Borough Planning Authority.
- 5) All planting, shown on the deposited plan shall be completed within 12 months of the commencement of building operations (or such other period or phasing arrangement 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 the same species and size.

The Reasons being:

- 1) Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2) To ensure that any parking/turning area is satisfactorily laid out.

Continued

- 3) In the interests of highway safety.
- 4) To ensure that the building has a satisfactory appearance.
- 5) To ensure that the development is satisfactorily integrated into the surrounding countryside.

Adrian Parker

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Borough Planning Officer
on behalf of the Council
26 April 2001

Checked by:

Borough Council of Kings Lynn and West Norfolk

Register of Application

Area	Rural	Ref. No.	2/01/0321/LB	
Applicant	Miss J M Papworth C/o W Topham Kingston Wood Manor Nr Arrington Cambs SG8 0AP	Received	28-FEB-2001	
Agent	Complete Fabrications Church Farmhouse Haslingfield Road Barrington Cambridge CB2 5RG	Expiring	24-APR-2001	
Details	Alterations and demolition in connection with conversion to 8 residential units		Location	Bluestone Farm Bluestone Lane
		Parish	South Creake	
		Fee Paid	£ .00	

Withdrawn
22/8/01

Borough Council of Kings Lynn and West Norfolk

Register of Application

Area	Rural	Ref. No.	2/01/0320/CU
Applicant	Miss J M Papworth C/o W Topham Kingston Wood Manor Nr Arrington Cambs SG8 0AP	Received	28-FEB-2001
Agent	Complete Fabrications Church Farmhouse Haslingfield Road Barrington Cambridge CB2 5RG	Expiring	24-APR-2001
Details	Conversion of barns to 8 dwellings including alterations	Location	Bluestone Farm Bluestone Lane
		Parish	South Creake
		Fee Paid	£ 1520.00

Witham

22/8/01

REFUSAL OF PLANNING PERMISSION

Notice of decision

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Agent	Jolliffe Chartered Surveyors 25 Broadway Peterborough Cambs PE1 1SQ	Ref. No.	2/01/0319/O
		Received	28 February 2001
		Location	Part of former school premises Church Road/West Dereham Road
Applicant	Ely Diocesan Board of Finance Bishop Woodford House Barton Road Ely Cambs CB7 4DX	Parish	West Dereham
Details	Site for construction of one detached dwelling and joint access drive		

*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 the development referred to above for the following reasons:

- 1 A dwelling on the proposed site would represent over intensive development on an area of the settlement characterised by only the existing school buildings and the adjacent open vistas. It would therefore be contrary to Policy H7 of the Norfolk Structure Plan 1999, which requires all new development to enhance the form and character of the village, and Policy 9/29 of the King's Lynn and West Norfolk Local Plan 1998 which requires new development to respect the existing visual amenity.
- 2 The proposed site for a dwelling would have created a situation which would be prejudicial to any future use of the existing school buildings for educational or other purposes within the same Use Class (D1), in that there would be inadequate curtilage available for either building to function properly, contrary to policies 9/29 and 9/32 of the King's Lynn and West Norfolk Local Plan 1998. The adverse effect on the educational/public use of the existing buildings would also be prejudicial to the objectives of Policy CS6 of the Norfolk Structure Plan 1999 which seeks to encourage the self contained role of villages by allowing development only where it will improve community facilities.
- 3 The location of the proposed dwelling adjacent to existing school buildings (Class D1 of the Use Classes Order 1987), could lead to unacceptably adverse levels of residential amenity due to noise, and vehicular movements associated with the use of the school buildings, or any changes resulting from permitted changes within the current use class. It would therefore be contrary to policies 9/29 and 9/31 of the King's Lynn and West Norfolk Local Plan 1998 that seek to preserve high levels of residential amenity and avoid noise levels sufficient to impair reasonable occupation.



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Borough Planning Officer
on behalf of the Council
24 April 2001

Checked by: