

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 Littman & Robeson
(Martin Robeson/Zoe Harbard)
21 Buckingham Street
London
WC2N 6DF

Ref. No. 2/01/0533/F

Received 09 April 2001

Location Caravan Park & former Gasworks
Southend Road

Applicant Tesco Store Ltd

Parish Hunstanton

Details **Variation of condition 1 of planning permission 2/97/1191/O to extend period for submission of reserved matters by 2 years**

*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 relates solely to the change of condition 1 of planning permission reference number 2/97/1191/O to:-

"Application for approval of reserved matters must be made no later than the expiration of five years beginning with the date of this permission and the development must be begun no later than whichever is the later of the following dates:-


(a) the expiration of seven years from the date of permission 2/97/1191/O.

(b) the expiration of two years from final approval of reserved matters, or in the case of approval on different dates the final approval of the last such matter to be approved.

In all other respects the development shall be subject to the conditions imposed under that permission".

The Reason being :-

1 To define the terms of the permission


.....
Borough Planning Officer
on behalf of the Council
26 June 2001

Checked by:

NOTICE OF DECISION

*Town and Country Planning Act 1990: Sections 191 and 192
(as amended by Section 10 of the Planning and Compensation Act 1991)
Town and Country Planning (General Development Procedure) Order 1995*

BOROUGH PLANNING

King's Court, Chapel Street
King's Lynn, Norfolk PE30 1EX
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Certificate of Lawful Use or Development

The Borough Council of King's Lynn and West Norfolk hereby certify that on 06 April 2001 the Use described in the First Schedule hereto in respect of the land specified in the Second Schedule hereto and shaded on the plan attached to this certificate **was lawful** within the meaning of Section 191 of the Town and Country Planning Act 1990 (as amended), for the following reason(s)

The use described in the First Schedule has been in operation for a period in excess of ten years.

Signed.....*John Parker*.....Borough Planning Officer
On behalf of the Borough Council of King's Lynn and West Norfolk

Date - 25 April 2001 Reference - 2/01/0532/LD

First Schedule: The sale of food or drink for consumption on the premises or of hot food for consumption off the premises falling within Class A3 of the Town and Country (Use Classes) Order 1987

Second Schedule: The Pier Entertainment Centre
The Green
Hunstanton

Notes

1. This certificate is issued solely for the purpose of section 191 of the Town and Country Planning Act 1990 (as amended).
2. It certifies that the use specified in the First Schedule taking place on the land described in the Second Schedule was lawful, on the specified date, and thus, would not have been liable to enforcement action under section 172 of the 1990 Act on that date.
3. This certificate applies only to the extent of the use described in the First Schedule and to the land specified in the Second Schedule and identified on the attached plan. Any use which is materially different from that described or which relates to other land may render the owner or occupier liable to enforcement action.
4. The effect of the certificate is also qualified by the proviso in section 192(4) of the 1990 Act, as amended, which states that the lawfulness of a described use or operation is only conclusively presumed where there has been no material change, before the use is instituted or the operations begun, in any of the matters relevant to determining lawfulness.

CERTIFICATE OF LAWFUL USE OR DEVELOPMENT

Town & Country Planning Act 1990

(as amended by the Planning & Compensation Act 1991)

BOROUGH PLANNING

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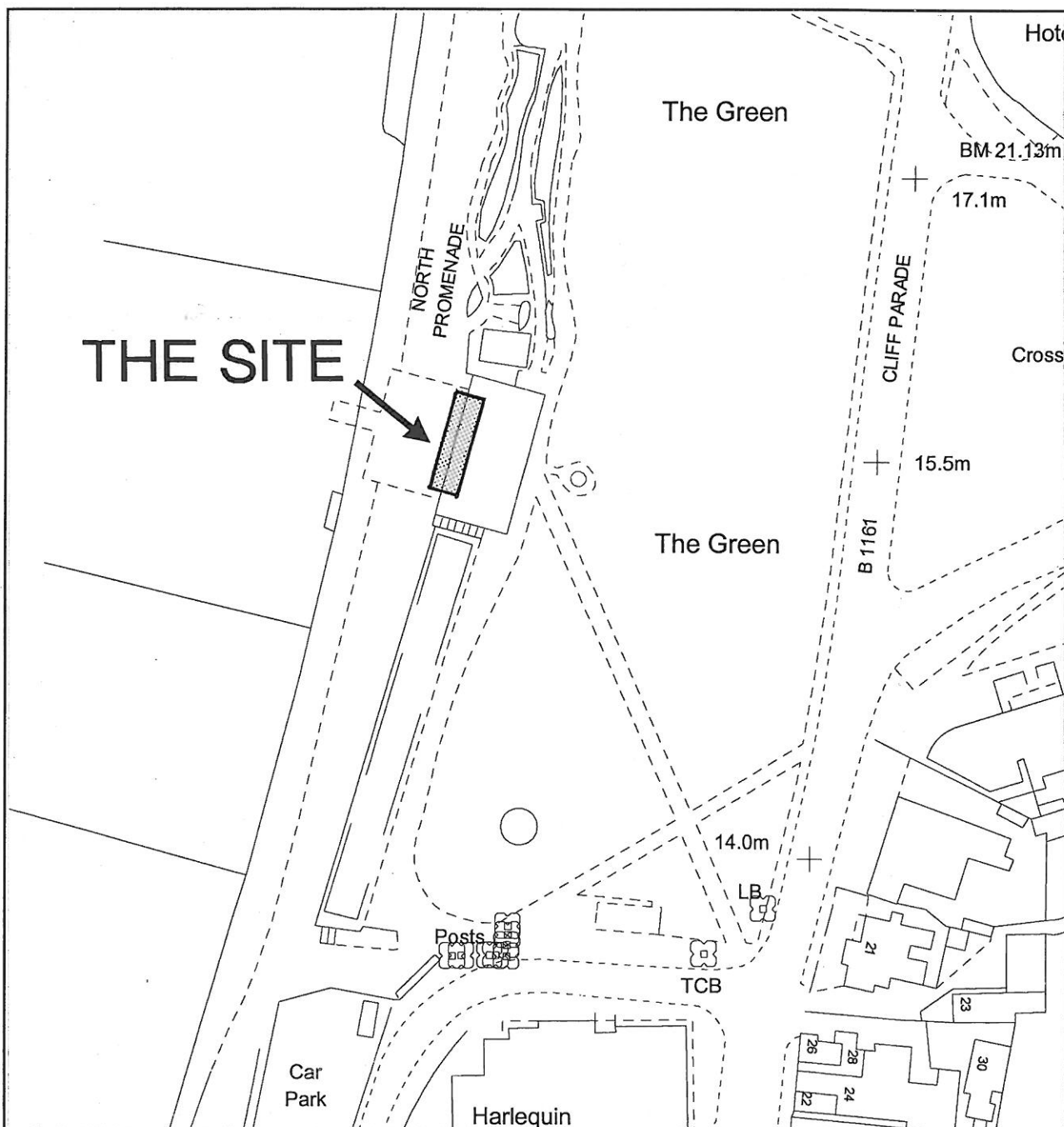
A Plan showing site at: The Pier Entertainment Centre, The Green, Hunstanton

Ref: 2/01/0532/LD

Traced From: TF 6740

Date: 26th April 2001

Scale: 1:1250



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Agent Matt Sturgeon
170 Grimston Road
South Wootton
King's Lynn
Norfolk

Ref. No. 2/01/0531/F

Received 06 April 2001

Location 19 George Street

Parish Kings Lynn

Applicant Mr & Mrs Benefer
C/o Care & Repair
BCKLWN
King's Court
Chapel Street
King's Lynn

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.



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

Checked by:

PLANNING PERMISSION

Notice of decision

BOROUGH PLANNING

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Norfolk PE30 1EX

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Agent	John Stephenson Ashby House 194 Broomhill Downham Market Norfolk	Ref. No.	2/01/0530/CU
		Received	06 April 2001
		Location	Mill Farm Mill Road
Applicant	Mr J Knowles Mill Farm Mill Road Shouldham Thorpe Norfolk	Parish	Shouldham Thorpe

Details Conversion of barn 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 plans received on 25 May 2001 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 any work commences on the barn hereby granted planning permission to change to a dwelling, all the other existing buildings on the site shall be demolished and all materials removed from the site.
- 3) Before any work commences on site details of the proposed boundary treatments shall be submitted for the written approval of the Borough Planning Authority. Once agreed the fences/hedges shall be constructed/planted before the proposed dwelling is occupied or during the first planting season following occupation, whichever is appropriate.
- 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) Notwithstanding the provisions of the Town and Country (General Permitted Development) Order 1995 no development within Classes A to F of Schedule 2 Part 1 shall be carried out without the prior permission of the Borough Planning Authority having been granted on a specific application.

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 visual and residential amenity, to ensure that the agricultural use of the buildings ceases before the occupation of the dwelling.

Continued

- 3) In the interests of visual amenity.
- 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) In the interests of the amenities and appearance of the area in general.



.....
Borough Planning Officer
on behalf of the Council
24 May 2001

Note – Please find attached letter dated 20.4.01 from the Environment Agency.

Checked by:

REFUSAL OF PLANNING PERMISSION

Notice of decision

BOROUGH PLANNING

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

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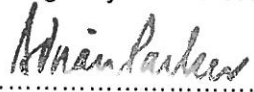
DX: 57825 KING'S LYNN
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Agent	Ref. No. 2/01/0529/O
Applicant R Franklin Wild Wood Cottage 25 Holt House Lane Leziate King's Lynn Norfolk	Received 06 April 2001 Location Land adj 25 Holt House Lane Parish Leziate
Details Sites for residential development	

*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 The proposed development, if carried out, would result in the removal of a heavily treed woodland setting with undulating terrain that makes a positive contribution to the semi-rural character and appearance of the settlement and the locality in general. It would therefore be contrary to Policy ENV3 of the Norfolk Structure Plan 1999 that seeks to conserve broadleafed woodland and only permit development that is sensitive to the area. Furthermore Policy 4/7 of the King's Lynn and West Norfolk Local Plan 1998 seeks to protect features of value to the landscape, including woodlands.
- 2 The proposed site, due to its woodland links with the adjacent countryside and its undisturbed nature, provides a valuable habitat for flora and fauna. Its development and the substitution with a domestic land management regime and built site coverage, would remove a valuable asset that is important to the visual character of the village; contrary to Policy H7 of the Structure Plan, and Policy 4/21 of the Local Plan that requires all new development to make a positive contribution, enhance the form and character of its setting, and avoid any damage to the appearance of the built surroundings.
- 3 In that the proposed development is contrary to other policies of the Development Plan, it cannot comply with Policy 8/1 of the Local Plan that only permits dwellings in built environment type D where the proposal is in compliance with other policies of the Plan.
- 4 The proposal, due to the detrimental effect that the development would have on the amenities of the locality, would not achieve the high standard, respect for the visual and residential amenity, and preservation of nature conservation interests, required by Policy 9/29 of the King's Lynn and West Norfolk Local Plan 1998.


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

Checked by:

PLANNING PERMISSION

Notice of decision

BOROUGH PLANNING

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Norfolk PE30 1EX

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Agent	Tony Walton Design The Coach House Martins Lane Little Downham Ely CB6 2TH	Ref. No.	2/01/0528/F
		Received	06 April 2001
		Location	30 St Nicholas Drive
		Parish	Feltwell
Applicant	Mr B Tuvey 30 St Nicholas Drive Feltwell 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 **and as modified by plan received on 17 May 2001** 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 any work commences on the proposed extension the parking provision as indicated on the modified plan submitted on the 17 May 2001 shall be laid out and constructed and thereafter be available for its 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 interest of highway safety and the provision of the required policy standards.


.....
Borough Planning Officer
on behalf of the Council
24 May 2001

Checked by:

PLANNING PERMISSION

Notice of decision

BOROUGH PLANNING

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Agent Mike Hastings Building Design
58 Sluice Road
Denver
Downham Market
Norfolk
PE38 0DY

Ref. No. 2/01/0527/F

Received 06 April 2001

Location 59 Trafalgar Road

Parish Downham Market

Applicant Mr & Mrs R Taylor
59 Trafalgar Road
Downham Market
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.



.....
Borough Planning Officer
on behalf of the Council
15 May 2001

Checked by:

LISTED BUILDING CONSENT

Notice of decision

BOROUGH PLANNING

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

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Agent		Ref. No.	2/01/0526/LB
Applicant	Lloyds TSB Property Management PO Box 112 Cannons House Cannons Way Bristol BS99 7LB	Received	05 April 2001
		Location	23 High Street
		Parish	Kings Lynn

Details **Alterations to shopfront and internal alterations**

*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 conditions:**

- 1) The development hereby permitted shall be begun within five years from the date of this permission.
- 2) Prior to the commencement of development a sample of the colour proposed in the repainting of the shopfront and the finishing of the aluminium framework shall be submitted to and agreed in writing by the Borough Planning Authority.

The Reasons being:

- 1) Required to be imposed pursuant to Section 18 of the Planning (Listed Buildings and Conservation Areas) Act 1990.
- 2) In the interests of the visual amenities of the listed building and its setting within conservation area.



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

Checked by:

PLANNING PERMISSION

Notice of decision

BOROUGH PLANNING

King's Court,
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Agent		Ref. No. 2/01/0525/F
Applicant	Lloyds TSB Property Management PO Box 112 Cannons House Cannons Way Bristol BS99 7LB	Received 05 April 2001 Location 23 High Street Parish Kings Lynn
Details	Alterations to shop front and installation of automatic teller machines	

*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) Prior to the commencement of development, a sample of the colour proposed in the repainting of the shopfront and the finishing of the aluminium framework shall be submitted to and agreed in writing 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) In the interests of the visual amenities of the listed building and its setting within the conservation area.



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

Checked by:

PLANNING PERMISSION

Notice of decision

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Agent Mike Hastings Building Design
58 Sluice Road
Denver
Downham Market
PE38 0DY

Ref. No. 2/01/0524/F

Received 05 April 2001

Location Trevally House
Hythe Road

Applicant Mr and Mrs T V Jackson
Trevalley House
Hythe Road
Methwold
Norfolk

Parish Methwold

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.



.....
Borough Planning Officer
on behalf of the Council
24 May 2001

Checked by:

PLANNING PERMISSION

Notice of decision

BOROUGH PLANNING

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Norfolk PE30 1EX

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Agent Mike Hastings Building Design
58 Sluice Road
Denver
Downham Market
PE38 0DY

Ref. No. 2/01/0523/F

Received 05 April 2001

Location 1-3 Nursery Lane

Parish Hockwold cum Wilton

Applicant Mr and Mrs K Wheeldon
Lamorna
Tye Green Village
Harlow
Essex
CM18 6QZ

Details 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 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
24 May 2001

Checked by:

PLANNING PERMISSION

Notice of decision

BOROUGH PLANNING

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Chapel Street
King's Lynn,
Norfolk PE30 1EX

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Agent	Mr T Russell 46 West End Northwold Norfolk IP26 5LE	Ref. No.	2/01/0522/F
		Received	05-APR-2001
		Location	Pembury Cottage 38 Railway Road
Applicant	Mr and Mrs S Clifford Pembury Cottage 38 Railway Road Downham Market	Parish	Downham Market
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
21-MAY-2001

Checked by:

PLANNING PERMISSION

Notice of decision

BOROUGH PLANNING

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

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Agent		Ref. No.	2/01/0521/F
Applicant	Mr N Osborne Ling House 9 East Winch Road Ashwicken Kings Lynn PE32 1LX	Received	05 April 2001
		Location	Ling House 9 East Winch Road Ashwicken
		Parish	Leziate

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.


.....
Borough Planning Officer
on behalf of the Council
24 May 2001

Checked by:

PLANNING PERMISSION

Notice of decision

BOROUGH PLANNING

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

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Agent	Swaffham Architectural Ltd Thurne House Shouldham Lane Swaffham Norfolk	Ref. No.	2/01/0520/F
		Received	05 April 2001
		Location	Kipper Farm Mill Hill Road
Applicant	Mr J Wales Kipper Farm Mill Hill Road Boughton Norfolk	Parish	Boughton

Details **Construction of agricultural building**


*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
24 May 2001

Note – Please see attached letter dated 17 April 2001 received from the Stringsides Internal Drainage Board.

Checked by:

PLANNING PERMISSION

Notice of decision

BOROUGH PLANNING

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

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Agent	M J Crome 254 Wootton Road Kings Lynn PE30 3BH	Ref. No.	2/01/0519/F
		Received	05 April 2001
Applicant	Mr and Mrs R Harris 36 Langley Road Kings Lynn	Location	36 Langley Road
		Parish	Kings Lynn
Details	Single and 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
21 May 2001

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	Swaffham Architectural Ltd Thurne House Shouldham Lane Swaffham Norfolk	Ref. No.	2/01/0518/CU
		Received	05 April 2001
		Location	Goldcrest Sandy Lane
Applicant	Mr and Mrs A E Spinner Goldcrest Sandy Lane Ingoldisthorpe Norfolk	Parish	Ingoldisthorpe

Details **Extension and alterations to detached garage to create self contained annexe**

*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) This permission relates to the creation of accommodation ancillary to the existing development for occupation in connection with that dwelling. The ancillary accommodation shall at all times be held and occupied with the existing dwelling within the same curtilage and shall at no time be occupied as a separate unit of residential accommodation.

The Reasons being:

- 1) Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2) To meet the applicants need for additional accommodation and to ensure the building which is inappropriately sited as a separate unit of accommodation is not occupied as such.



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

Note – This permission is subject to a Section 106 agreement.

Checked by:

PLANNING PERMISSION

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Agent	Peter Humphrey Associates 30 Old Market Wisbech Cambs PE13 1NB	Ref. No.	2/01/0517/F
		Received	12 April 2001
		Location	Woodcroft Common Road
Applicant	Messrs Balding and Satt 75 Money Bank Wisbech Cambs	Parish	Snettisham
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 **and as modified by letter and plans from agent dated 14 May 2001 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) 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.

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) In the interests of highway safety.


.....
Borough Planning Officer
on behalf of the Council
29 May 2001

Note – Please find attached letter dated 12.04.01 from the Environment Agency.

Checked by:

PLANNING PERMISSION

Notice of decision

BOROUGH PLANNING

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King's Lynn,
Norfolk PE30 1EX

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Agent	B Shemeld 264 Eastfield Road Peterborough Cambs PE1 4BE	Ref. No.	2/01/0516/F
		Received	03 April 2001
		Location	The Prioory Steels Drove
Applicant	Mr S Bennington The Prioory Steels Drove Hilgay Downham Market Norfolk	Parish	Hilgay
Details	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 May 2001

Checked by:

APPROVAL OF RESERVED MATTERS

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	As Applicant	Ref. No.	2/01/1515/D
Applicant	Wilcon Homes Anglia Wilcon House Famlouth Avenue Newmarket Suffolk CB8 0TB	Received	21 January 2003
		Location	Land South of Winston Churchill Drive/Parkway and west of A149 Queen Elizabeth Way
		Parish	Kings Lynn
Details	Construction of 118 houses with associated unfastructure, storm water reservoir and areas for affordable housing (revised scheme to show areas for affordable housing)		

*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 **as modified by plans received from Applicant on 25 February 2003, 27 March 2003, 22 April 2003 and 2 May 2003 and subject to compliance with the following additional conditions:**

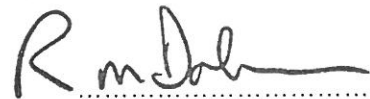
- 1) Before the start of any development on the site full details, including samples of all the external building materials to be used shall be submitted to and agreed in writing by the Borough Planning Authority and the development shall be implemented in accordance with the approved details
- 2) The landscaping/planting scheme (in respect of the trees, hedges and shrubs only) shown on the approved plans shall be completed within 12 months of the start of building operations on phase one (or other such period or phasing arrangement as may be agreed in writing with the Borough Planning Authority). Any trees, hedges or shrubs which within a period of five years die or are removed or become seriously damaged or diseased shall be replaced in the following planting season with trees or shrubs of the same species and size.
- 3) No works shall commence on the site until such time as detailed plans of the roads, footways and cycleways, have been submitted to and approved in writing by the Borough Planning Authority. All construction works shall be carried out in accordance with the approved plans.
- 4) Before any dwelling is first occupied the roads, footways and cycleways shall be constructed to Base Course surfacing level from the dwelling to the adjoining County road in accordance with the details approved in writing by the Borough Planning Authority.
- 5) Prior to the first occupation of any particular dwelling hereby approved the visibility splays on the vehicular access associated with that particular dwelling and all roads leading from that dwelling to the new junctions with Winston Churchill Drive shall be provided in full accordance with the details indicated on the approved plan NA 153-01G. The splays shall thereafter be maintained free from any obstruction exceeding 1 metre above the level of the adjacent highway carriageway.
- 6) No works shall commence on site until a detailed scheme for the off-site highway improvement works as indicated on Drawing number 18800/D/2/F (Hurst Surveys Limited) has been submitted to and approved in writing by the Borough Planning Authority.

Cont/...

- 7) Prior to the first occupation of the development hereby permitted the off-site highway improvement works referred to in part A of this condition 6 shall be completed to the written satisfaction of the Borough Planning Authority.
- 8) No works shall commence on site until the details of Wheel Washing facilities associated with the proposal have been submitted to and approved in writing by the Local Planning Authority.
- 9) Prior to the commencement of the use hereby permitted the Approved Wheel Washing referred to in condition 8 shall be provided to the written satisfaction of the Borough Planning Authority.
- 10) Prior to the occupation of any dwelling on phase one within 200 m of the A149 King's Lynn Bypass hereby permitted the noise bund as shown on drawing number 10099/S10 shall be constructed and completed in accordance with the drawing to the written satisfaction of the Borough Planning Authority.

The Reasons being:-

- 1) To enable the Borough Planning Authority to consider such details in the interests of visual amenity.
- 2) To ensure the development is properly landscaped in the interests of visual amenity.
- 3) To ensure satisfactory development of the site and a satisfactory standard of highway design and construction.
- 4) To ensure satisfactory development of the site.
- 5) In the interests of highway safety.
- 6) To ensure that the highway improvement works are designed to an appropriate standard in the interest of highway safety and to protect the environment of the local highway corridor.
- 7) To ensure that the highway network is adequate to cater for the development proposed.
- 8) To prevent extraneous material being deposited on the highway.
- 9) To prevent extraneous material being deposited on the highway.
- 10) To safeguard the amenities of the occupiers of the new properties.



Head of Planning Control
on behalf of the Council
20 May 2003

Checked by:

Notes:

- 1) The applicant is reminded of the need to adhere to the relevant remaining conditions attached to outline planning permission reference 2/99/1367/O and the provisions of the S106 agreement.
- 2) Please see attached letter dated 14.11.01 from the Environment Agency.

3) It is an OFFENCE to carry out any works within the Public Highway, which includes a Public Right of Way, without the permission of the Highway Authority. Please note that it is the applicants' responsibility to ensure that, in addition to planning permission, any necessary Agreements under the Highways Act 1980 are also obtained. Advice on this matter can be obtained from the County Council's Highways Development Control Group based at County Hall in Norwich. Public Utility apparatus may be affected by this proposal. Contact the appropriate utility service to reach agreement on any necessary alterations, which have to be carried out at the expense of the developer.

4) For the avoidance of doubt the approved plans are:

NA153-01G

NA153-02E

18800/D/1 Rev D

18800/D/2 Rev F

07499/SP1 Rev K

07499/SP2 Rev I

10002/D/220 Rev A

10002/D/50 Rev B

JBA 02/170-01, 02 Rev B (text)

JBA 02/170-01 Rev B

JBA 02/170-02 Rev B

JBA 01/61-04 Rev B

JBA 01/61-02 Rev B

JBA 01/61-01 Rev B

JBA 01/61-05 Rev B

10099/S10

10099/S2 Rev B

10099/S1 Rev B

E1493/1

Approved House Types are:- 64.2 (1), 44.2, 64.3, 60.6, 64.1, 64.0, 74.4, 76.1, 84.1A, 71.9W, 75.8, 84.3A, 95.8, 93.7, 90.0, 104.4, 110.2, 114.7, 120.7, 120.6, 110.2A

PLANNING PERMISSION

Notice of decision

BOROUGH PLANNING

King's Court,
Chapel Street
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Agent		Ref. No. 2/01/0515/F
Applicant Mr & Mrs J Peterson		Received 04 April 2001
Gothic House		Location Gothic House
Walpole St Andrew		Walpole St Andrew
Wisbech		Parish Walpole
Cambs		
PE14 7LP		

Details Ground 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 **and as modified by the facsimile dated 11 May 2001 from Mr M Carter 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
14 May 2001

Checked by:

PLANNING PERMISSION

Notice of decision

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Agent	Mr T Pearce 5 Ingleby Close Gaywood King's Lynn Norfolk	Ref. No.	2/01/0514/F
		Received	04 April 2001
		Location	Bowling Green Cemetery Drive Gayton Road
Applicant	Gaywood Park Bowls Club c/o M L Wrenn (Secretary) 31 Salters Road King's Lynn Norfolk PE30 4HF	Parish	Kings Lynn

Details **Siting of clubhouse and equipment store**

*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 letters and information received from agent on 19 and 25 April 2001 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 clubhouse and equipment store hereby approved shall be finished in Heritage Green only, as shown on the Colourcoat HP200 chart submitted as part of the application.

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 the visual amenity of the area.



.....
Borough Planning Officer
on behalf of the Council
29 May 2001

Checked by:

PLANNING PERMISSION

Notice of decision

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Agent Ian J M Cable
The Sidings
3 Park Lane
Downham Market
Norfolk

Ref. No. 2/01/0513/F

Received 04 April 2001

Location 18 Sandringham Drive

Parish Downham Market

Applicant Mr & Mrs Harnwell
18 Sandringham Drive
Downham Market
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.



.....
Borough Planning Officer
on behalf of the Council
03 May 2001

Checked by:

PLANNING PERMISSION

Notice of decision

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Agent Mr J Andrews
48 Coriander Drive
Thetford
Norfolk
IP24 2XZ

Ref. No. 2/01/0512/F

Received 04 April 2001

Location 32 Mill Lane
Parish Hockwold cum Wilton

Applicant Mr & Mrs Helmes
32 Mill Lane
Hockwold
Thetford
Norfolk
IP26 4LR

Details Extension 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.


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

Checked by:

PLANNING PERMISSION

Notice of decision

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Norfolk PE30 1EX

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Agent		Ref. No.	2/01/0511/F
Applicant	Mrs D Alabaster-Strahan Woodacre Venny Farm Hundred Foot Bank Welney PE14 9WE	Received	03 April 2001
		Location	Woodacre, Venny Farm Hundred Foot Bank
		Parish	Denver Hilgay

Details **Extension to dwelling (amended 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 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.


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

Checked by:

PLANNING PERMISSION

Notice of decision

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Agent	G Edwards Marlow Campingland Swaffham PE37 7RB	Ref. No.	2/01/0510/F
		Received	03 April 2001
		Location	Rear of Brumble Barn Hythe Road
Applicant	Mr G Boyce 25 High Street Methwold	Parish	Methwold
Details	Construction of dwelling house (revised proposal)		

*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 development on the site full details of all the external building materials shall be submitted to and approved by the Borough Planning Authority.
- 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.
- 4) 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.
- 5) Prior to work commencing on site, details of the proposed boundary treatment shall be submitted for the written approval of the Borough Planning Authority. Once agreed, the boundary treatment along the southern boundary of the site shall be erected prior to construction work on the house commencing. The remaining boundary fences/hedges shall be completed prior to the occupation of the dwellinghouse.
- 6) No development shall take place so as to impede the free passage along or reduce the width of the public right of way which is adjacent to this land.

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.

Continued

- 3) To ensure the satisfactory provision of access and parking arrangements in the interests of highway safety.
- 4) In the interests of highway safety.
- 5) In the interests of visual and residential amenity.
- 6) To protect the public right of way which is adjacent to the site.

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

Checked by:

PLANNING PERMISSION

Notice of decision

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Agent	Ian J M Cable The Sidings 3 Park Lane Downham Market PE38 9RN	Ref. No.	2/01/0509/F
		Received	03 April 2001
		Location	Trowland Cottage
		Parish	Burnham Norton
Applicant	Mr & Mrs N Spray 63 Thurleigh Road London SW12 8TZ		
Details	Alterations and 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.
- 2) The New areas of walling to be incorporated into the building shall be constructed using materials, bonding techniques, coursing and other detailing to precisely match those of the existing building. Any other materials or detailing shall previously have been agreed by the Borough Planning Authority in writing.

The Reasons being:

- 1) Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2) To maintain the character of the building and its contribution to the Conservation Area.



.....
Borough Planning Officer
on behalf of the Council
22 May 2001

Checked by:

REFUSAL OF PLANNING PERMISSION

Notice of decision

BOROUGH PLANNING

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Appeal lodged 23/11/01
APP/V2635/A/01/1078033


Agent	Ref. No. 2/01/0508/F
Applicant G Mills Poppylots Feltwell Road Southery Thetford IP26 4EP	Received 03 April 2001
	Location Poppylots Feltwell Road
	Parish Southery Methwold

Details Construction of dwelling house

*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 The development proposal, due to the fact that there is no existing or authorised dwelling on the site, cannot comply with Policy 8/9 of the King's Lynn and West Norfolk Local Plan 1998 in that there is no building to replace.
- 2 Given the location of the development proposal located within countryside and an Area of Important Landscape Quality, the development would be contrary to Structure Plan Policies ENV1, ENV3 and ENV4 that seek to prevent development in Areas of Important Landscape Quality and to protect the countryside for its own sake.
- 3 The proposal for residential development in the countryside with no accompanying statement of need or necessity would be contrary to Structure Plan Policy H7 and Policy 8/8 of the King's Lynn and West Norfolk Local Plan 1998 that seek to restrict new residential development in the countryside except in exceptional circumstances.


.....
Borough Planning Officer
on behalf of the Council
21 May 2001

Checked by: