

# NOTICE OF DECISION

*Town & Country Planning Act 1990*

*Town & Country Planning (General Development Procedure) Order 1995*

**BOROUGH PLANNING**

*King's Court, Chapel Street*

*King's Lynn, Norfolk PE30 1EX*

*Tel: (01553) 692722*

*Minicom: (01553) 692138*

*Fax: (01553) 691663*

*DX 57825 KING'S LYNN*

## Refusal of Planning Permission

### Part I - Particulars of application

Area	Urban	Ref. No.	2/00/0924 /F
Applicant	Alasdair Scott Raffan 29 Barrett Close Churchill Park King's Lynn Norfolk	Received	22-JUN-2000
Agent		Location	29 Barrett Close Churchill Park
		Parish	Kings Lynn
Details	Construction of garage		

### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been refused** for the carrying out of the development referred to in Part I hereof for the following reasons:

- 1 The proposed development is not in harmony with, nor does it have regard for the building characteristics of the locality and would therefore be contrary to Policy 4/21 of the King's Lynn and West Norfolk Local Plan.
- 2 The proposed development would be contrary to the high standards required by Policy 9/29 of the King's Lynn and West Norfolk Local Plan 1998 and by Policy ENV.12 of the Norfolk Structure Plan 2000 by virtue of its proposed form, materials and external finishes, and the adverse effect it could have on the amenities of the locality and would be a conspicuous and incongruous element in the communal parking area.
- 3 If permitted it would set an undesirable precedent to other householders for similar proposals in respect of other land in the vicinity.



Borough Planning Officer  
on behalf of the Council  
29-AUG-2000

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## Planning Permission

### Part I - Particulars of application

<b>Area</b>	Rural	<b>Ref. No.</b>	2/00/0923 /F
<b>Applicant</b>	Mr and Mrs Haines 1 Walsingham Road Burnham Thorpe King's Lynn Norfolk	<b>Received</b>	15-JUN-2000
<b>Agent</b>	Greg Garland The Old School Burnham Thorpe King's Lynn Norfolk PE31 8HN	<b>Location</b>	Hobsons Cottage Walsingham Road
		<b>Parish</b>	Burnham Thorpe
<b>Details</b>	Construction of single storey timber building		

### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been granted** for the carrying out of the development referred to in Part I 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  
18-JUL-2000

# NOTICE OF DECISION

*Town & Country Planning Act 1990*

*Town & Country Planning (General Development Procedure) Order 1995*

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## Planning Permission

### Part I - Particulars of application

<b>Area</b>	Rural	<b>Ref. No.</b>	2/00/0922 /F
<b>Applicant</b>	Mr B Millington 16 Shelford Drive King's Lynn Norfolk	<b>Received</b>	14-JUN-2000
<b>Agent</b>	H Fuller 42 Hall Lane West Winch King's Lynn Norfolk	<b>Location</b>	No 6 Church Bank
		<b>Parish</b>	Terrington St Clement
<b>Details</b>	Demolition of existing arcon bungalow and construction of replacement bungalow		


### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been granted** for the carrying out of the development referred to in Part I 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 and parking area indicated on the deposited plan shall at all time be retained to serve the development hereby permitted.
- 3 The external materials to be used for the construction of the proposed bungalow shall match, as closely as possible, the materials used on the adjacent bungalows which have been replaced.

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.
- 3 In the interests of the visual amenities of the locality.

  
Borough Planning Officer  
on behalf of the Council  
26-JUL-2000

# NOTICE OF DECISION

*Town & Country Planning Act 1990*  
*Town & Country Planning (General Development Procedure) Order 1995*  
**BOROUGH PLANNING**  
*King's Court, Chapel Street*  
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## Planning Permission

### Part I - Particulars of application

Area	Rural	Ref. No.	2/00/0921 /F
Applicant	NTL Crawley Court Winchester Hants SO21 2QA	Received	14-JUN-2000
Agent	Mr N Tutton NTL Crawley Court Winchester Hants SO21 2QA	Location	Fire Station Benns Lane
		Parish	Terrington St Clement
Details	Installation of dual polar antenna on 4m pole support on training tower and equipment cabinet at ground level		

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### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been granted** for the carrying out of the development referred to in Part I 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  
26-JUL-2000

# NOTICE OF DECISION

*Town & Country Planning Act 1990*  
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## Planning Permission

### Part I - Particulars of application

Area	Rural	Ref. No.	2/00/0920 /F
Applicant	Mr and Mrs W Tyler Echoes Westgate Street Shouldham Norfolk	Received	14-JUN-2000
Agent	Roy Payne RIBA Russell House Litcham King's Lynn Norfolk PE32 2PA	Location	Echoes Westgate Street
		Parish	Shouldham
Details	Extension to dwelling		

### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been granted** for the carrying out of the development referred to in Part I 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  
01-AUG-2000

# NOTICE OF DECISION

*Town & Country Planning Act 1990*  
*Town & Country Planning (Control of Advertisements)*  
*(Amendment) Regulations 1992*  
**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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## Consent to Display Advertisements

### Part I - Particulars of application

Area	Urban	Ref. No.	2/00/0919 /A
Applicant	Brundle Motors Brundle House Tottenhill King's Lynn Norfolk	Received	14-JUN-2000
Agent	Mrs J Parish, Hawes Signs Sandfield Close Moulton Park Northampton NN3 6EU	Location	Brundle Motors A10
		Parish	Tottenhill
Details	Fascia sign, pole sign and projecting sign		

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### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the above-mentioned Regulations that **consent has been granted** for the display of advertisements referred to in Part I hereof in accordance with the application and plans submitted subject to compliance with the Standard Conditions set out overleaf, and to the following additional conditions :

- 1 The maximum luminance of sign A shall not exceed 1000 candelas per square metre.

The Reasons being:-

- 1 In the interests of highway safety and visual amenity.

  
.....  
Borough Planning Officer  
on behalf of the Council  
07-AUG-2000

# NOTICE OF DECISION

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## Planning Permission

### Part I - Particulars of application

Area	Rural	Ref. No.	2/00/0918 /F
Applicant	Mr and Mrs R Brooks 24 Blackmore Way Wheathamstead Herts AL4 8LJ	Received	14-JUN-2000
Agent	Amber Home Improvements Ltd Unit 6 Woodland Park Ind. Est. Shortthorn Road Stratton Strawless Norwich, NR10 5NU	Location	Mallard Cottage Burnham Road
		Parish	Stanhoe
Details	Conservatory extension		

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### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been granted** for the carrying out of the development referred to in Part I 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 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  
18-JUL-2000

# NOTICE OF DECISION

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## Planning Permission

### Part I - Particulars of application

Area	Rural	Ref. No.	2/00/0917 /F
Applicant	Mr and Mrs R Ward Clovelly Well Creek Road Outwell Wisbech Cambs	Received	14-JUN-2000
Agent	Neville Turner 17 Baptist Road Upwell Wisbech Cambs PE14 9EY	Location	Clovelly Well Creek Road
		Parish	Outwell
Details	Extension to dwelling		

### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been granted** for the carrying out of the development referred to in Part I 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  
14-JUL-2000



# NOTICE OF DECISION

*Town & Country Planning Act 1990*  
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## Planning Permission

### Part I - Particulars of application

Area	Rural	Ref. No.	2/00/0916 /F
Applicant	G Bottomley 69 Globe Farm Lane Darby Green Camberley GU17 0DZ	Received	14-JUN-2000
Agent	J Grimme B.A (Arch) 83 Chapel Road West Row Suffolk IP28 8PA	Location	Adj Clifton House and Hillcrest Furlong Road
		Parish	Stoke Ferry
Details	Construction of 4 dwellings and alterations to Hillcrest		

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### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been granted** for the carrying out of the development referred to in Part I above in accordance with the application and plans submitted **and as modified by plans received on 12 July 2000** 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 a sample panel of the brick and flint proposed to be used should be erected on site using the proposed bonding techniques and mortar colours. Development shall not commence until the Borough Planning Authority has indicated in writing its agreement to particular materials and treatments.
- 3 Prior to the occupation of any of the dwellinghouses, the boundary treatment indicated on the approved plans shall be constructed and completed in accordance with the submitted details.
- 4 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.

Cont.

- 5 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.
- 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 Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995, Schedule 2, Parts 1 and 2, no extensions, alterations, walls or other means of enclosure, shall be erected in connection with the development hereby approved without the prior permission of the Borough Planning Authority having been granted on specific application.

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 ensure that the overall appearance of the walling is appropriate in the street scene.
- 3 To ensure that the development is properly landscaped in the interests of the visual amenity of the locality.
- 4 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.
- 5 In the interests of the amenities and appearance of the area in general.
- 6 In the interests of highway safety.
- 7 In the interests of the amenities and appearance of the area in general.



.....  
Borough Planning Officer  
on behalf of the Council  
25-JUL-2000

# NOTICE OF DECISION

*Town & Country Planning Act 1990*  
*Town & Country Planning (Control of Advertisements)*  
*(Amendment) Regulations 1992*  
**BOROUGH PLANNING**  
*King's Court, Chapel Street*  
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*DX 57825 KING'S LYNN*

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## Consent to Display Advertisements

### Part I - Particulars of application

Area	Urban	Ref. No.	2/00/0915 /A
Applicant	Tollit & Harvey Ltd Oldmedow Road King's Lynn Norfolk PE30 4LW	Received	14-JUN-2000
Agent	Sworder Belcher Holt Ltd 4 Ducketts Wharf 107 South Street Bishops Stortford CM23 3AR	Location	Tollit & Harvey Ltd Rollesby Road
		Parish	Kings Lynn
Details	Fascia sign and site entrance sign		

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### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the above-mentioned Regulations that **consent has been granted** for the display of advertisements referred to in Part I hereof in accordance with the application and plans submitted subject to compliance with the Standard Conditions set out overleaf, and to the following additional conditions :

- 1 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 application to form an integral part of the application.

The Reasons being:-

- 1 To define the terms of the consent, for the avoidance of doubt and to ensure that the requirements for the site as a whole, as set out in the terms and conditions attached to planning permission dated 5 November 1999, reference 2/99/1114/F are met.

  
.....  
Borough Planning Officer  
on behalf of the Council  
07-AUG-2000

# Borough Council of Kings Lynn and West Norfolk

## Register of Application

<b>Area</b>	Urban	<b>Ref. No.</b>	2/00/0914/CU
<b>Applicant</b>	Chris Prior (Butchers) 164 St Peter's Road West Lynn King's Lynn Norfolk	<b>Received</b>	14-JUN-2000
		<b>Expiring</b>	08-AUG-2000
<b>Agent</b>	B Burnett 21 Shelduck Drive Snettisham Norfolk PE31 7RG	<b>Location</b>	Adj 164 St Peter's Road West Lynn
		<b>Parish</b>	Kings Lynn
<b>Details</b>	Change of use of 2 garages to storage (non food produce)		
		<b>Fee Paid</b>	£ 190.00

Withdrawn 19/6/00

# NOTICE OF DECISION

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## Planning Permission

### Part I - Particulars of application

<b>Area</b>	Urban	<b>Ref. No.</b>	2/00/0913 /F
<b>Applicant</b>	Mrs K Blyth Chapel Farm Salters Lode Downham Market Norfolk	<b>Received</b>	30-JUN-2000
<b>Agent</b>	B L Hawkins 15 Lynn Road Downham Market Norfolk	<b>Location</b>	Fernleigh Salters Lode
		<b>Parish</b>	Downham West

**Details** Construction of new vehicular access

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### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been granted** for the carrying out of the development referred to in Part I above in accordance with the application and plans submitted **and as modified by drawing received 28.7.00** 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 development hereby permitted is first brought into use, the access and parking area 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 and parking arrangements in the interests of highway safety.

  
.....  
Borough Planning Officer  
on behalf of the Council  
09-AUG-2000

# Borough Council of Kings Lynn and West Norfolk

## Register of Application

<b>Area</b>	Rural	<b>Ref. No.</b>	2/00/0912/F
<b>Applicant</b>	Stephanie Ellis Jennies Cottage 15 North Street Castle Acre King's Lynn Norfolk PE32 2BA	<b>Received</b>	13-JUN-2000
<b>Agent</b>		<b>Expiring</b>	07-AUG-2000
		<b>Location</b>	Jennies Cottage 15 North Street
		<b>Parish</b>	Castle Acre
<b>Details</b>	Extension to dwelling	<b>Fee Paid</b>	£ 95.00

Withdrawn  
7.8.00.

# NOTICE OF DECISION

*Town & Country Planning Act 1990*

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## Planning Permission

### Part I - Particulars of application

<b>Area</b>	Rural	<b>Ref. No.</b>	2/00/0911 /F
<b>Applicant</b>	Mr David Giles 25 Holders Lane Brookville Thetford Norfolk IP26 4RE	<b>Received</b>	13-JUN-2000
<b>Agent</b>	Mr T J H Russell 46/48 West End Northwold Thetford Norfolk IP26 5LE	<b>Location</b>	25 Holders Lane Brookville
		<b>Parish</b>	Methwold
<b>Details</b>	Extension to dwelling		

### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been granted** for the carrying out of the development referred to in Part I 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  
14-JUL-2000



# NOTICE OF DECISION

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## Planning Permission

### Part I - Particulars of application

Area	Urban	Ref. No.	2/00/0910 /F
Applicant	Mrs D E McCall 127 Gaywood Road King's Lynn Norfolk	Received	13-JUN-2000
Agent	Roger Edwards RIBA 16 Church Street King's Lynn Norfolk	Location	127 Gaywood Road
		Parish	Kings Lynn
Details	Extension to dwelling		

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### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been granted** for the carrying out of the development referred to in Part I 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 dwelling 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 applicant's need for additional accommodation and to ensure that the extension, which lacks a separate curtilage and which has insufficient facilities to permit its use as a separate dwelling unit, is not occupied as such.

  
.....  
Borough Planning Officer  
on behalf of the Council  
04-AUG-2000



# NOTICE OF DECISION

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## Planning Permission

### Part I - Particulars of application

Area	Rural	Ref. No.	2/00/0909 /F
Applicant	Mrs E M Jiggins 24 Chapel Lane Wimbotsham King's Lynn Norfolk PE34 3QH	Received	14-JUN-2000
Agent	John R Stewart FRICS Elm tree Farm School Road Brisley Dereham NR20 5LH	Location	3 & 4 Sparrow Holt Highbridge Road Stowbridge
		Parish	Stow Bardolph
Details	Demolition of dwellings and construction of a pair of semi detached houses and garages		

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### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been granted** for the carrying out of the development referred to in Part I above in accordance with the application and plans submitted **and as modified by plan received on 14 July 2000** 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.

The Reasons being:-

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

Continued

- 2 To enable the Borough Planning Authority to consider such details in the interests of visual amenity.
- 3 To ensure the satisfactory provision of access and parking arrangements in the interests of highway safety.
- 4 In the interests of highway safety.

  
.....  
Borough Planning Officer  
on behalf of the Council  
07-AUG-2000

**Note - See attached letter dated 12 July 2000 from the Downham and Stow Bardolph Internal Drainage Board.**

# NOTICE OF DECISION

*Town & Country Planning Act 1990*

*Town & Country Planning (General Development Procedure) Order 1995*

**BOROUGH PLANNING**

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*DX 57825 KING'S LYNN*

## Planning Permission

### Part I - Particulars of application

<b>Area</b>	Rural	<b>Ref. No.</b>	2/00/0908 /CU
<b>Applicant</b>	Mrs C E De Grey Osborn Haven Gate Lodge Castle Rising King's Lynn Norfolk PE31 6AA	<b>Received</b>	13-JUN-2000
<b>Agent</b>	Richard CF Waite RIBA Dip Arch 34 Bridge Street King's Lynn Norfolk PE30 5AB	<b>Location</b>	Piggery Castle Rising to Knights Hill Road
		<b>Parish</b>	Castle Rising
<b>Details</b>	Change of use from former piggeries to dwelling		

### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been granted** for the carrying out of the development referred to in Part I above in accordance with the application and plans submitted **and as modified by plans received on 26th July 2000 and letter dated 24th July 2000** 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 occupation of the dwelling hereby permitted, the access shall be improved as shown on the plan no. 1/678/6 (received on 26th July 2000) and the new section of hedgerow be planted in the planting season following its use. Any plants which die, become damaged or diseased within the following 3 years shall be replaced by plants of the same species.
- 3 No free standing structures or domestic paraphernalia shall be erected or placed outside the buildings or courtyard area.
- 4 Notwithstanding the provisions Schedule 2, Part 7, Classes A, B, C, D, E, G, H and Part 2, Classes A and C of the Town and Country Planning (General Permitted Development) Order 1995 (or any Order revoking and re-enacting that Order) no development within these classes shall take place without the prior permission of the Borough Planning Authority having been granted on a specific application

The Reasons being:-

Cont

- 1 Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2 In the interests of highway safety and visual amenity of the ANOB.
- 3 To define the terms of the consent and in the interests of visual amenity of the ANOB.
- 4 To allow the Borough Planning Authority to consider such development given its possible impact on the visual amenity of the ANOB.



.....  
Borough Planning Officer  
on behalf of the Council  
31-JUL-2000

# NOTICE OF DECISION

*Town & Country Planning Act 1990*

*Town & Country Planning (General Development Procedure) Order 1995*

**BOROUGH PLANNING**

*King's Court, Chapel Street*

*King's Lynn, Norfolk PE30 1EX*

*Tel: (01553) 692722*

*Minicom: (01553) 692138*

*Fax: (01553) 691663*

*DX 57825 KING'S LYNN*

## Refusal of Planning Permission

### Part I - Particulars of application

Area	Rural	Ref. No.	2/00/0907 /O
Applicant	Mr A G Spinks Heather Lodge 129 Lynn Road Ingoldisthorpe King's Lynn Norfolk	Received	13-JUN-2000
Agent		Location	Land adjacent Raylvu off Lynn Road
		Parish	Ingoldisthorpe
Details	Site for construction of bungalow		

### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been refused** for the carrying out of the development referred to in Part I hereof for the following reasons:

- 1 The Development Plan seeks to limit housing development outside towns and villages to those dwellings which are essential to people who genuinely need in the interests of a rural enterprise to live at or close to their place of employment rather than in a settlement. This proposal is therefore contrary to Policy H.8 of the Norfolk Structure Plan and Policy 8/8 of the King's Lynn and West Norfolk Local Plan.
- 2 An increase in the use of the sub-standard existing access would be likely to cause undue interference with the safety and convenience of the use of the adjoining B1140, and as such is contrary to Policy 9/29 of the King's Lynn and West Norfolk Local Plan.
- 3 The proposed plot is in an area characterised by frontage development and this development would lead to a sub-standard layout of land which would be contrary to the practices of good design, and therefore contrary to Policy 9/29 of the King's Lynn and West Norfolk Local Plan.



.....  
Borough Planning Officer  
on behalf of the Council  
05-SEP-2000

# NOTICE OF DECISION

*Town & Country Planning Act 1990*

*Town & Country Planning (General Development Procedure) Order 1995*

**BOROUGH PLANNING**

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*King's Lynn, Norfolk PE30 1EX*

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## Planning Permission

### Part I - Particulars of application

Area	Urban	Ref. No.	2/00/0906 /F
Applicant	A L Heley 20 Woodbridge Way Bishops Park King's Lynn Norfolk PE30 4YW	Received	13-JUN-2000
Agent		Location	20 Woodbridge Way
		Parish	Kings Lynn

**Details**      Siting of shed to garage mobility scooter

### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been granted** for the carrying out of the development referred to in Part I 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 shed is permitted only for use by the applicant Mr A L Heley for the storage of a mobility scooter. If at any time this use by Mr Heley ceases the building shall be removed and the car parking space reinstated 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 provide for the special need of the applicant.

  
.....  
Borough Planning Officer  
on behalf of the Council  
13-JUL-2000

# NOTICE OF DECISION

*Town & Country Planning Act 1990*

*Town & Country Planning (General Development Procedure) Order 1995*

**BOROUGH PLANNING**

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*King's Lynn, Norfolk PE30 1EX*

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## Planning Permission

### Part I - Particulars of application

<b>Area</b>	Urban	<b>Ref. No.</b>	2/00/0905 /F
<b>Applicant</b>	John Hodgkinson Bespak Plc Bergen Way King's Lynn Norfolk PE30 2JJ	<b>Received</b>	13-JUN-2000
<b>Agent</b>	David Benson Tentvogue Ltd East Bilney Dereham Norfolk NR20 4AL	<b>Location</b>	Bespak Plc Bergen Way
		<b>Parish</b>	Kings Lynn
<b>Details</b>	Alteration to fenestration and construction of porch		

### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been granted** for the carrying out of the development referred to in Part I above in accordance with the application and plans submitted **and as modified by letter and plans from agent dated 1.7.00** 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-JUL-2000

# 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  
E-mail [planning@west.norfolk.gov.uk](mailto:planning@west.norfolk.gov.uk)

**Agent** KLH Architects  
Pavilion Office  
Fox's Marina  
Wherstead  
Ipswich  
IP2 8NJ

**Ref. No.** 2/00/0904/F

**Received** 19 October 2000

**Location** Land off Leete Way

**Parish** West Winch

**Applicant** Beazer Homes (Col) Ltd  
10 Collingwood Road  
Witham  
Essex  
CM8 2EA

**Details** Construction of 22 dwellinghouses including means of access, car parking, open space provision and ancilliary works (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 and as revised by plans and letter received 17.10.00, 5.12.00 and 7.12.00 **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 occupation of the 17th home hereby approved the open space shall be provided as shown on the submitted drawing No 1163/10 and thereafter retained as such. The details of play equipment provision and maintenance arrangements for this area shall be submitted to and approved by the Borough Planning Authority prior to commencement of development.
- 3 Prior to the commencement of any development, a scheme for the provision and implementation of surface water drainage, which shall incorporate the arrangements to be made for the drainage ditch across the western part of the site, shall be submitted to and agreed in writing with the Local Authority. The works/scheme shall be constructed and completed in accordance with the approved plans.
- 4 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.
- 5 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.

Continued



- 6 No works shall be commence on the site until such time as detailed plans of the roads, footways, foul and surface water drainage, comprised in the development, other than in accordance with the specifications of the Highway Authority/Planning Authority as appropriate.
- 7 No works shall be carried out on roads, footways, foul and surface water drainage, comprised in the development, other than in accordance with the specifications of the Borough Planning Authority as appropriate.
- 8 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.
- 9 Before the occupation of any dwelling on the site hereby permitted the road(s) and footway(s) required to serve that dwelling from the adjoining county road shall be constructed to the top of base course level to the satisfaction of the Borough Planning Authority.
- 10 Before the start of the development, facilities shall be provided to enable vehicle wheels to be washed prior to the vehicle entering the public highway. Such facilities shall be used as necessary to prevent extraneous material being carried onto the highway.

The Reasons being:

- 1 Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2 To ensure adequate provision of open space and play equipment for new and existing residents.
- 3 To prevent the increased risk of flooding and/or pollution of the water environment.
- 4 To ensure that the development is properly landscaped in the interests of the visual amenity of the locality.
- 5 To enable the Borough Planning Authority to consider such details in the interests of visual amenity.
- 6&7 To ensure satisfactory development of the site and a satisfactory standard of highway design.
- 8 In the interests of highway safety.
- 9 To ensure satisfactory development of the site in the interests of residential amenity.
- 10 In the interests of highway safety.



.....  
Borough Planning Officer  
on behalf of the Council  
19 December 2000

Checked by: .....

# NOTICE OF DECISION

*Town & Country Planning Act 1990*

*Town & Country Planning (General Development Procedure) Order 1995*

**BOROUGH PLANNING**

*King's Court, Chapel Street*

*King's Lynn, Norfolk PE30 1EX*

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*DX 57825 KING'S LYNN*

## Planning Permission

### Part I - Particulars of application

<b>Area</b>	Rural	<b>Ref. No.</b>	2/00/0903 /F
<b>Applicant</b>	Mr and Mrs M Arnold 1 Thornham Road Methwold Norfolk	<b>Received</b>	12-JUN-2000
<b>Agent</b>	G Edwards Marlow Campingland Swaffham Norfolk PE37 7RB	<b>Location</b>	1 Thornham Road
		<b>Parish</b>	Methwold
<b>Details</b>	Extension to dwelling		

### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been granted** for the carrying out of the development referred to in Part I 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  
14-JUL-2000

# NOTICE OF DECISION

*Town & Country Planning Act 1990*

*Town & Country Planning (General Development Procedure) Order 1995*

**BOROUGH PLANNING**

*King's Court, Chapel Street*

*King's Lynn, Norfolk PE30 1EX*

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## Planning Permission

### Part I - Particulars of application

<b>Area</b>	Rural	<b>Ref. No.</b>	2/00/0902 /F
<b>Applicant</b>	Mr and Mrs G Cann Brecon Pines Lime Kiln Road West Dereham King's Lynn Norfolk	<b>Received</b>	12-JUN-2000
<b>Agent</b>	Mike Hastings Building Design 58 Sluice Road Denver Downham Market Norfolk PE38 0DY	<b>Location</b>	Brecon Pines Lime Kiln Road
		<b>Parish</b>	West Dereham
<b>Details</b>	Extension to dwelling		

### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been granted** for the carrying out of the development referred to in Part I 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  
14-JUL-2000

# NOTICE OF DECISION

*Town & Country Planning Act 1990*

*Town & Country Planning (General Development Procedure) Order 1995*

**BOROUGH PLANNING**

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## Planning Permission

### Part I - Particulars of application

Area	Rural	Ref. No.	2/00/0901 /F
Applicant	Mr M Powell 102 Marsh Road Terrington St Clement King's Lynn Norfolk	Received	12-JUN-2000
Agent	Peter Godfrey Chelwood House Sherborne Road Dersingham Norfolk	Location	102 Marsh Road
		Parish	Terrington St Clement
Details	Construction of garage		

### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been granted** for the carrying out of the development referred to in Part I above in accordance with the application and plans submitted **and as modified by the facsimile dated 27 June 2000 from the applicants agent** 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 existing row of conifers on the Marsh Road frontage of the site, to the southern side of the proposed garage shall be retained and not removed or felled without the prior 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 In the interests of the visual amenities of the area and the general street scene.



Borough Planning Officer  
on behalf of the Council  
26-JUL-2000

# OUTLINE PLANNING PERMISSION

## Notice of decision

### PLANNING CONTROL

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

Tel: (01553) 692722 Minicom: (01553) 692138  
Fax: (01553) 691663

DX: 57825 KING'S LYNN  
E-mail [planning@west.norfolk.gov.uk](mailto:planning@west.norfolk.gov.uk)

---

#### Agent

Ref. No. 2/00/0900/O

**Applicant** CJC Development Company Ltd  
The Beaumont Enterprise Centre  
Boston Road  
Leicester  
LE4 1HB

**Received** 12-JUN-2000

**Location** Adj to Watlington County  
Primary School

**Parish** Watlington

**Details** Site for residential development

*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 **and as revised by plan received on 2<sup>nd</sup> July 2002** 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 Before the start of any development the details submitted in accordance with Condition 2 shall include a master plan for the Meadows site and the proposed phasing of the development. The phasing shall take account of the County Highways requirement that no more than 100 dwellings must be served off a single point of access. It will show how the residential development creates and fits into a concept for the whole site and the surrounding area, including a strategic landscape framework.
- 4 The site layout shall make provision for John Davis Way to be extended into this site and, by a spur road or T junction, include provision for future road connection up to the southern boundary.
- 5 A footpath and cycleway link shall be provided through the development linking the housing to the west of the site with the school to the east, which shall be a strip of land from the top of the drain at the south-east corner of this site, the details of which shall be agreed in writing by the Borough Planning Authority.
- 6 With each application for a detailed housing development phase a plan shall be submitted to and approved by the Borough Planning Authority for the related construction traffic access/egress which shall sequentially test the feasible options directly from Station Road, or under time restrictions via any other road; and shall identify the site of a vehicle wheel cleaner to be maintained at the site exit. The development shall conform to the approved details.

- 7
  - (a) No work shall commence on the site until such time as detailed working drawings of roads, footways, foul and surface water drainage and fire hydrants have been submitted to and approved by the Borough Planning Authority.
  - (b) No development (other than required by this condition) shall commence until a surface water drainage system has been constructed to the specification and satisfaction of the Borough Planning Authority from the site to the outfall and any further works required in respect of same, including all necessary easements, in the position indicated on the approved plan and such surface water drainage system shall be maintained until the development is complete.
  - (c) No works shall be carried out on roads, footways and surface water sewers otherwise than in accordance with the specifications approved by the Borough Planning Authority.
  - (d) No dwelling shall be occupied until such time as the base course surfacing of a road and footway has been constructed from the dwellings to the adjoining County road.
  - (e) If ground water from springs exists on site, adequate drainage must be implemented to prevent the water flowing onto areas of ultimate Highway Department responsibility.
  - (f) No dwelling shall be occupied until foul water drainage works have been completed in accordance with the details to be approved.
- 8 Estate open spaces at a standard of 20 sq m per family dwelling together with suitable items of play equipment shall be provided and form an integral part of the estate layout and landscaping scheme, having good footpath links and shall be located, laid out and constructed to the satisfaction of the Borough Planning Authority within 12 months of the commencement of building operations or such longer period as may be agreed in writing by the Borough Planning Authority and thereafter the area and equipment shall be retained in a tidy and safe condition to the satisfaction of the Borough Planning Authority.
- 9 Within the period of 12 months from the date of commencement of building operations or such other period as may be agreed in writing by the Planning Authority, trees and shrubs shall be planted in accordance with a landscaping scheme to be submitted to and approved by the Local Planning Authority at the same time as the details of the site layout; and any trees or shrubs removed, dying, being severely damaged or becoming seriously diseased shall be replaced by trees and shrubs of similar size and species to those originally planted, in the following planting season.
- 10 Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995, no overhead electricity or telephone service lines shall be erected or placed above ground on the site without the prior written consent of the Local Planning Authority.

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 To secure a properly planned development which takes account of the surrounding area.
- 4&5 In the interests of good estate layout and to make provision for further development should this be considered acceptable in the future.
- 6 To minimise and control long term construction traffic through adjacent residential areas, to regulate the highway safety of such traffic and to mitigate disturbance to residents.
- 7 To ensure a satisfactory form of development and drainage of the site and to safeguard the interests of the Norfolk County Council as Highway Authority.
- 8 To provide a satisfactory level of facilities for children on the estate.
- 9 In the interests of visual amenities.

2/00/0900/O

10 In the interests of the visual amenities of the area.



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

Checked by: .....

**Note: This permission is issued in conjunction with an Obligation under Section 106 of the Town and Country Planning Act 1990.**



# NOTICE OF DECISION

*Town & Country Planning Act 1990*

*Town & Country Planning (General Development Procedure) Order 1995*

**BOROUGH PLANNING**

*King's Court, Chapel Street*

*King's Lynn, Norfolk PE30 1EX*

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*DX 57825 KING'S LYNN*

## Planning Permission

### Part I - Particulars of application

<b>Area</b>	Urban	<b>Ref. No.</b>	2/00/0899 /F
<b>Applicant</b>	Mr M Berman 75 Regency Avenue King's Lynn Norfolk	<b>Received</b>	12-JUN-2000
<b>Agent</b>	Matt Sturgeon 170 Grimston Road South Wootton King's Lynn Norfolk	<b>Location</b>	75 Regency Avenue
		<b>Parish</b>	Kings Lynn
<b>Details</b>	Construction of conservatory extension and detached double garage		

### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been granted** for the carrying out of the development referred to in Part I 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 Details of the external finishes to the development hereby approved shall be submitted to the Borough Planning Authority for approval in writing prior to the commencement of works on site.

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 visual amenity, and of the occupants of neighbouring properties.



Borough Planning Officer  
on behalf of the Council  
18-JUL-2000



# NOTICE OF DECISION

*Town & Country Planning Act 1990*

*Town & Country Planning (General Development Procedure) Order 1995*

**BOROUGH PLANNING**

*King's Court, Chapel Street*

*King's Lynn, Norfolk PE30 1EX*

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## Planning Permission

### Part I - Particulars of application

<b>Area</b>	Urban	<b>Ref. No.</b>	2/00/0898 /F
<b>Applicant</b>	Mr Robb 96 Howdale Downham Market Norfolk PE38 9HA	<b>Received</b>	12-JUN-2000
<b>Agent</b>	P Withey Norfolk Windows 31 Dereham Road Honingham Norwich NR9 5AP	<b>Location</b>	96 Howdale
		<b>Parish</b>	Downham Market
<b>Details</b>	Extension to dwelling		

### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been granted** for the carrying out of the development referred to in Part I above in accordance with the application and plans submitted **and as revised by plans received 26 June 2000** 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 bricks to be used for the construction of the proposed extension shall match, as closely as possible, the bricks 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  
05-AUG-2000

# NOTICE OF DECISION

*Town & Country Planning Act 1990*

*Town & Country Planning (General Development Procedure) Order 1995*

**BOROUGH PLANNING**

*King's Court, Chapel Street*

*King's Lynn, Norfolk PE30 1EX*

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## Outline Planning Permission

### Part I - Particulars of application

Area	Rural	Ref. No.	2/00/0897 /O
Applicant	Mr G A Apps 29 Lynn Road Grimston King's Lynn Norfolk	Received	09-JUN-2000
Agent		Location	29a Lynn Road
		Parish	Grimston

**Details** Site for construction of dwellinghouse and garage (renewal)

### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **outline planning permission has been granted** for the carrying out of the development referred to in Part I above in accordance with the application and plans submitted 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 application to form an integral part of the application.
- 4 Details of any dwelling submitted in respect of condition No. 2 above shall comply with the following requirements:
  - (a) it shall be of two storey construction and designed in sympathy with local vernacular architecture
  - (b) its ground area (excluding any garage) shall not exceed 6.5 m x 9.5 m and it shall be sited with its principal roof ridge and longest side parallel to the road, and
  - (c) any garage shall be attached to the western gable end of the dwelling under a lean-to tiled roof.

Cont.

- 5 A building line of not less than 7.5 m and not more than 10.5 m shall be observed.
- 6 The dwelling shall be constructed with red brick and all roofs shall be constructed with red clay pantiles.
- 7 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.
- 8 An adequate turning area, levelled, hardened and otherwise constructed to the satisfaction of the Borough Planning Authority shall be provided within the curtilage of the site to enable vehicles to be turned round so as to re-enter the highway in forward gear.
- 9 No demolition, site clearance or building operations shall commence until chestnut pale fencing (or other type fencing approved in writing by the Borough Planning Authority) of a height not less than 1.2 m shall have been erected around each tree indicated on Tree Preservation Order No.14 of 1985 which are to be retained on the site. The fencing shall be positioned at the furthest extent of the canopy plus 1 m or half the height of the tree whichever is the greater. Such fencing shall be maintained to the satisfaction of the Borough Planning Authority during the course of the development operations.

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 7 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 a satisfactory form of development.
- 5 To ensure a satisfactory siting in relation to the street scene.
- 6 To ensure that the dwellings will be in keeping with the locality.
- 7&8 In the interests of highway safety.
- 9 To protect the health and stability of the trees to be retained which are the subject of a Tree Preservation Order.



.....  
Borough Planning Officer  
on behalf of the Council  
17-JUL-2000

# NOTICE OF DECISION

*Town & Country Planning Act 1990*

*Town & Country Planning (General Development Procedure) Order 1995*

**BOROUGH PLANNING**

*King's Court, Chapel Street*

*King's Lynn, Norfolk PE30 1EX*

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*DX 57825 KING'S LYNN*

## Approval of Reserved Matters

### Part I - Particulars of application

Area	Urban	Ref. No.	2/00/0896 /D
Applicant	Wilcon Homes and Wimpey Homes c/o Wilcon House Falmouth Avenue Newmarket Suffolk CB8 0NB	Received	16-JUN-2000
Agent	Wilcon Homes Anglia Wilcon House Falmouth Avenue Newmarket Suffolk CB8 0NB	Location	Land off Civray Avenue
		Parish	Downham Market
Details	Construction of 123 dwellings		

### Part II - Particulars of decision

The Council hereby gives notice that **approval has been granted** in respect of the details referred to in Part I hereof **and as modified by plans and letters received 16.6.00, 22.8.00, 23.8.00, 30.8.00, 6.10.00, 16.10.00 & 18.10.00** (for the purpose of the conditions imposed on the grant of outline planning permission reference 2/89/0463/O):

- 1 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. Particular attention shall be paid to the landscaping adjacent to the public right of way (CRF15) to the north and west of the site.
- 2 Details of the location, height, design and materials of all screen walls and fences shall be submitted to the Borough Planning Authority for approval prior to the commencement of any development. High quality materials will be required for the boundary treatment adjacent to the public right of way (CRF15) to the north and west of the site.
- 3 No development shall take place which impedes free passage along, or makes less commodious to the public the use of, the public right of way (CRF15).

cont.

- 4 The two footpath/cycleways shown on the approved plan numbers A121/111/F (adjacent plot 71) and A121/112/G (adjacent plot 56) providing access to the First and Middle School and High School to the southern boundary shall each be provided before the occupation of any of the dwellings adjacent to the respective footpath and shall be retained for public use.
- 5 No works shall commence on the site until such time as detailed plans of the roads, footways, foul and surface water drainage have been submitted and approved by the Local Planning Authority.
- 6 No works shall be carried out on roads, footways, foul and surface water sewers otherwise than in accordance with the specifications of the Local Planning Authority.
- 7 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.
- 8 Before the start of the development hereby permitted, the area of land within the visibility splays 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.
- 9 Before the occupation of any dwelling on the site hereby permitted the road(s) and footway(s) required to serve that dwelling from the adjoining county road shall be constructed to the top of base course level to the satisfaction of the Borough Planning Authority.
- 10 Before the start of the development, facilities shall be provided to enable vehicle wheels to be washed prior to the vehicle entering the public highway. Such facilities shall be used as necessary to prevent extraneous material being carried onto the highway.
- 11 Traffic relating to the construction of the development hereby approved shall not use Hillcrest during the following times; 08.45 - 09.15 and 15.15 - 15.45.

The Reasons being:-

- 1 To ensure that the development is properly landscaped in the interests of the visual amenities of the locality.
- 2 To protect the public right of way and local amenity.
- 3 CRF15 is a public right of way which has been included in the Definitive Map prepared under the National Parks and Access to the Countryside Act 1949.
- 4 To provide and retain pedestrian links to the Schools.
- 5&6 To ensure satisfactory development of the site and a satisfactory standard of highway design.
- 7-9 In the interests of highway safety.
- 10 In the interests of highway safety.
- 11 In the interests of highway safety in relation to people using Hillcrest School.

  
.....  
Borough Planning Officer  
on behalf of the Council  
19-OCT-2000

### Notes

1. Please find attached letter dated 4.7.00 from the Internal Drainage Board and letter dated 18.7.00 from the Environment Agency.
2. The applicant is reminded of the need to adhere to the relevant remaining conditions attached to outline planning permission 2/89/0463/O.

### Approved Plans

#### Composite Plans for whole site (Wilcon & Wimpey)

Location Plan received 16.6.00

A121/111/F Site Layout received 6.10.00  
A121/112/G Site Layout received 6.10.00

#### Wilcon (59 dwellings)

Details of House Types received 9.6.00

A121-101 rev D Planning Layout received 18.10.00  
A121-102 rev E Planning Layout received 18.10.00

Letter received 23.8.00 regarding play equipment.

#### Wimpey (64 dwellings)

Details of House Types received 9.6.00

632-02-01 rev D Development Layout 1 of 2 received 16.10.00  
632-02-02 rev F Development Layout 2 of 2 received 16.10.00

632-02-12 rev B Site Sections received 22.8.00  
632-50-15 rev 00 Chisnall House Type received 22.8.00

632-03-01 Individual Plot Elevations, Plots 1 to 19 received 30.8.00  
632-03-02 Individual Plot Elevations, Plots 20 to 42 received 30.8.00  
632-03-03 Individual Plot Elevations, Plots 43 to 53 received 30.8.00  
632-03-04 Individual Plot Elevations, Plots 54 to 64 received 30.8.00  
632-50-16 Sandford House Type (Rendered) received 30.8.00



# NOTICE OF DECISION

*Town & Country Planning Act 1990*

*Town & Country Planning (General Development Procedure) Order 1995*

**BOROUGH PLANNING**

*King's Court, Chapel Street*

*King's Lynn, Norfolk PE30 1EX*

*Tel: (01553) 692722*

*Minicom: (01553) 692138*

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*DX 57825 KING'S LYNN*

## Planning Permission

### Part I - Particulars of application

<b>Area</b>	Urban	<b>Ref. No.</b>	2/00/0895 /CU
<b>Applicant</b>	Mr J Wharf	<b>Received</b>	09-JUN-2000
<b>Agent</b>	R J Nixon Unit 1a Friars Business Centre Southgate Street King's Lynn Norfolk	<b>Location</b>	14 Purfleet Street
		<b>Parish</b>	Kings Lynn
<b>Details</b>	Use of ground and first floor for hairdressing		


### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been granted** for the carrying out of the development referred to in Part I 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 solely to the proposed change of use of the ground and first floor of the building for hairdressing purposes, and no material alterations to the external appearance of the building shall be carried out until detailed plans have been 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 any material alterations to the external appearance of the building and because no detailed plans have been submitted with this application.

  
.....  
Borough Planning Officer  
on behalf of the Council  
02-AUG-2000



# NOTICE OF DECISION

*Town & Country Planning Act 1990*

*Town & Country Planning (General Development Procedure) Order 1995*

**BOROUGH PLANNING**

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## Planning Permission

### Part I - Particulars of application

Area	Rural	Ref. No.	2/00/0894 /F
Applicant	Mrs J Douglas Home Harbour House Burnham Overy Staithe	Received	09-JUN-2000
Agent	John Robins Architects 64 Belsize Park Gardens London NW3 4NE	Location	Harbour House Wells Road
		Parish	Burnham Overy
Details	Construction of replacement summer house		

### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been granted** for the carrying out of the development referred to in Part I above in accordance with the application and plans submitted **and as modified by letter and drawing received 19 June 2000** 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  
18-JUL-2000

# NOTICE OF DECISION

*Town & Country Planning Act 1990*

*Town & Country Planning (General Development Procedure) Order 1995*

**BOROUGH PLANNING**

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## Planning Permission

### Part I - Particulars of application

<b>Area</b>	Urban	<b>Ref. No.</b>	2/00/0893 /F
<b>Applicant</b>	Mr A Crown and Miss J Pearson 24 Park Avenue King's Lynn Norfolk	<b>Received</b>	09-JUN-2000
<b>Agent</b>		<b>Location</b>	29 Valingers Road
		<b>Parish</b>	Kings Lynn
<b>Details</b>	Installation of white UPVC windows and french doors to rear elevation		

### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been granted** for the carrying out of the development referred to in Part I 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  
18-JUL-2000

# Borough Council of Kings Lynn and West Norfolk

## Register of Application

<b>Area</b>	Rural	<b>Ref. No.</b>	2/00/0892/F
<b>Applicant</b>	Townfolk Ltd Broad Lane House Brancaster King's Lynn Norfolk PE31 8AU	<b>Received</b>	09-JUN-2000
<b>Agent</b>	CAM Partnership 80 St Georges Street Norwich Norfolk NR3 1DA	<b>Expiring</b>	03-AUG-2000
		<b>Location</b>	Plot 2 Hill and Osbourne Ulph Place
		<b>Parish</b>	Burnham Market
<b>Details</b>	Construction of shop and office		
		<b>Fee Paid</b>	£ 380.00

Withdrawn 25/7/00

# REFUSAL OF PLANNING PERMISSION

## Notice of decision

### BOROUGH PLANNING

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

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

APPEAL LOGGED 22/6/01  
REF NO: APP/V2635/A/01/  
1067584  
Appeal Diminshed 5/10/01.

**Agent** A W D Irvine  
Kirstead House  
Church Road  
Kirstead  
Norwich  
Norfolk, NR15 1ES

**Ref. No.** 2/00/0891/O

**Received** 09 June 2000

**Location** Land to west of Fairfield Lane  
**Parish** Watlington

**Applicant** Caley Farms Ltd

**Details** Site for construction of 17 dwellings

*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 access along Fairfield Lane will have an adverse affect on the amenities of the existing residents, it will adversely alter the rural character of the lane and will result in an unacceptable increase in traffic at a sub-standard junction. The proposal is therefore contrary to Policy 9/29 of the King's Lynn and West Norfolk Local Plan (Adopted November 1998). It is considered that the extant planning permission on this site offers a more appropriate means of access in planning terms.



Borough Planning Officer  
on behalf of the Council  
19 December 2000

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** Architech (Steve Lloyd)  
33a Churchgate Way  
Terrington St Clement  
King's Lynn  
Norfolk  
PE34 4LZ

**Ref. No.** 2/00/0890/F

**Received** 30 November 2000

**Location** Kenwick Hall  
Station Road  
**Parish** Clenchwarton

**Applicant** Mr S J Lim  
Kenwick Hall  
Station Road  
Clenchwarton  
King's Lynn  
Norfolk, PE34 4DH

**Details** Two storey extension to dwelling and garage extension to existing store/shed (revised proposal)

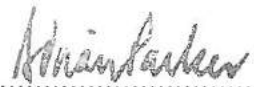
*Town and Country Planning Act 1990  
Town and Country Planning (General Development Procedure) Order 1995 (as amended)*

**Permission is granted** for the carrying out of the development referred to above in accordance with the application and plans submitted **and as revised by the letter dated 30 November 2000 and accompanying drawing from the applicants agent 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 extensions hereby permitted shall match, as closely as possible, the materials used for the construction of the existing dwelling.

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 dwelling and garage extension have a satisfactory appearance.

  
.....  
Borough Planning Officer  
on behalf of the Council  
16 January 2001

Checked by: .....

# NOTICE OF DECISION

*Town & Country Planning Act 1990*

*Town & Country Planning (General Development Procedure) Order 1995*

**BOROUGH PLANNING**

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*King's Lynn, Norfolk PE30 1EX*

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*DX 57825 KING'S LYNN*

## Planning Permission

### Part I - Particulars of application

<b>Area</b>	Rural	<b>Ref. No.</b>	2/00/0889 /F
<b>Applicant</b>	Mr M Staley Meander Wisbech Road Walpole St Andrews Wisbech Cambs	<b>Received</b>	09-JUN-2000
<b>Agent</b>	Neville Turner 17 Baptist Road Upwell Wisbech Cambs PE14 9EY	<b>Location</b>	Meander Wisbech Road Walpole St Andrew
		<b>Parish</b>	Walpole
<b>Details</b>	Construction of garage		

### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been granted** for the carrying out of the development referred to in Part I 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 facing materials to be used in the construction of the garage hereby permitted shall match as closely as possible the facing materials used in the construction of the existing dwelling.

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 area.



Borough Planning Officer  
on behalf of the Council  
26-JUL-2000

# NOTICE OF DECISION

*Town & Country Planning Act 1990*

*Town & Country Planning (General Development Procedure) Order 1995*

**BOROUGH PLANNING**

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*DX 57825 KING'S LYNN*

## Planning Permission

### Part I - Particulars of application

<b>Area</b>	Urban	<b>Ref. No.</b>	2/00/0888 /CU
<b>Applicant</b>	S and H Property Holdings Saxon House Cross Street Peterborough PE1 1XA	<b>Received</b>	09-JUN-2000
<b>Agent</b>	Dickens, Watts and Dade Saxon House Cross Street Peterborough PE1 1XA (Ref: JHM)	<b>Location</b>	Freebridge Hotel Clenchwarton Road West Lynn
		<b>Parish</b>	Kings Lynn
<b>Details</b>	Change of use of public house to a dwelling and site for construction of 5 dwellinghouses		

### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been granted** for the carrying out of the development referred to in Part I above in accordance with the application and plans submitted **and as modified by plan received 2.8.00** subject to compliance with the following conditions :

#### Proposed New Dwellings

- 1 Application for the approval of reserved matters specified in condition 2 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 design and external appearance of the new dwellings hereby approved and the landscaping and boundary treatment of the site, shall be submitted to and approved by the Borough Planning Authority and the development shall conform to such approved details.

#### Change of Use of Public House

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

Continued



- 4 With regard to the Public House, this permission relates solely to the proposed change of use to residential purposes, and no material alterations to the external appearance of the building shall be carried out until detailed plans have been submitted to and approved by the Borough Planning Authority.

Whole Site

- 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 or archaeological work in accordance with a written scheme of investigation which has been submitted by the applicant and approved in writing by the local 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 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.
- 8 Before the start of the development hereby permitted, a visibility splay as shown on the plan received 2.8.00 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 0.6 m above the level of the adjoining carriageway.
- 9 Any access gate 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.
- 10 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 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 same species and size.

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 7 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 Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 4 To enable the Borough Planning Authority to consider any material alterations to the external appearance of the building and because no detailed plans have been submitted with this application.

Continued

- 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.
- 7-9 In the interests of highway safety.
- 10 To ensure that the development is properly landscaped in the interests of the visual amenity of the locality.



.....  
Borough Planning Officer  
on behalf of the Council  
02-AUG-2000

**Note - Please find attached letter dated 27.6.00 from Norfolk Landscape Archaeology and letter dated 10.7.00 from the Internal Drainage Board and letter dated 4.8.00 from the Environment Agency.**

# PLANNING PERMISSION

## Notice of decision

### BOROUGH PLANNING

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

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E-mail [planning@west.norfolk.gov.uk](mailto:planning@west.norfolk.gov.uk)

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<b>Agent</b>	L W Bliss (Design and Build) 13 Low Lane Holbeach Spalding Lincs PE12 7PN	<b>Ref. No.</b>	2/00/0887/F
		<b>Received</b>	20 September 2000
		<b>Location</b>	10 Market Lane Walpole St Andrew
		<b>Parish</b>	Walpole
<b>Applicant</b>	Mr C Malkin 10 Market Lane Walpole St Andrew Norfolk		

**Details** Two storey extension to dwelling (revised proposal)

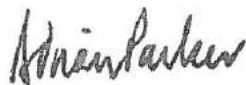
*Town and Country Planning Act 1990  
Town and Country Planning (General Development Procedure) Order 1995 (as amended)*

**Permission is granted** for the carrying out of the development referred to above in accordance with the application and plans submitted **and as revised by the drawing received on 20 September 2000 and the Land Ownership Certificate received on 19 October 2000, all from the applicants agent 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 submitted information accompanying the application 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 dwelling.
- 3 Notwithstanding the provision of the Town and Country Planning (General Permitted Development) Order 1995 no windows shall be inserted in the western side elevation of the extension at first floor level without the prior permission of the Borough Planning Authority having been granted on application.

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 dwelling has a satisfactory appearance
- 3 In the interests of residential amenity.

  
.....  
Borough Planning Officer  
on behalf of the Council  
19 December 2000

#### Notes

1. The applicant is advised to seek legal advice regarding the proposal to demolish half of the semi-detached outhouse.
2. Please see attached copy of letter dated 23 June 2000 from the Environment Agency.

Checked by: .....

# NOTICE OF DECISION

*Town & Country Planning Act 1990*

*Town & Country Planning (General Development Procedure) Order 1995*

**BOROUGH PLANNING**

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---

## Refusal of Planning Permission

### Part I - Particulars of application


<b>Area</b>	Rural	<b>Ref. No.</b>	2/00/0886 /F
<b>Applicant</b>	Mr S Crowson Adj Islington Hall The Green Tilney All Saints King's Lynn Norfolk	<b>Received</b>	09-JUN-2000
<b>Agent</b>	Ian Trundley White House Farm Tilney All Saints King's Lynn Norfolk PE34 4RU	<b>Location</b>	Adj Islington Hall The Green
		<b>Parish</b>	Tilney all Saints
<b>Details</b>	Construction of access road to new dwelling		

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### Part II - Particulars of decision

The Council hereby gives notice in pursuance of the Town and Country Planning Act 1990 that **permission has been refused** for the carrying out of the development referred to in Part I hereof for the following reasons:

- 1 The proposal, by virtue of its location within the countryside, would be contrary to National Planning Policies and Policy ENV 4 of the Norfolk Structure Plan 1999 that seeks to protect the distinctive character of the Norfolk countryside.
- 2 The proposal is not related to any agricultural or other special need or to any existing business, it does not fortify the rural economy, nor provide a community facility for local people, and would, therefore, be contrary to Policy 8/7 of the King's Lynn and West Norfolk Local Plan 1998.
- 3 To permit the development proposed would adversely affect the setting of Islington Hall, and the proposal is, therefore, contrary to Policy 4/19 of the King's Lynn and West Norfolk Local Plan 1998.
- 4 In the opinion of the Borough Planning Authority no special need has been advanced which is sufficient to outweigh the strong policy objections to the proposal.

  
.....  
Borough Planning Officer  
on behalf of the Council  
27-SEP-2000