

NOTICE OF DECISION

Town & Country Planning Act 1990 *Town & Country Planning (General Development Procedure) Order 1995*

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

Planning Permission

Part I - Particulars of application

Area	South	Ref. No.	2/98/0749 /F
Applicant	Tesco Stores Ltd & NCC PO Box 400 Cirrus Building Shire Park Welwyn Garden Centre Hertfordshire AL7 1AB	Received	01-JUN-1998
Agent	Alsop Verrill Planning Conslts 28 Battersea Square London SW11 3RA	Location	Council Offices and 78 Priory Road and 18 London Road
		Parish	Downham Market
Details	Site for construction of Class A1 retail foodstore, and construction of library, council offices and learning centre, with associated car-parking, servicing, access and landscaping		

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 received 23 July 1998 (drawing number 20-0001F, 20-002E and 20-007) and letters received 29 July 1998, 30 July 1998 and 3 August 1998** subject to compliance with the following conditions :

- 1 Application for approval of reserved matters, relating to the development of the food store must be made not later than the expiration of 3 years beginning with the date of this permission and the development relating to those areas must be begun not later than whichever is the later of the following dates:
 - (a) the expiration of five years from the date of this permission; or
 - (b) the expiration of two years from the 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.
- 2 No development whatsoever on the foodstore site shall take place until full details of the design, external appearance and landscaping of the foodstore has been submitted to and approved by the local Planning Authority and the development shall conform to such approved details.
- 3 This permission shall not be taken as any approval of any details of the foodstore which may be shown on the deposited plan (other than those relating to the location and boundaries of the land) unless they have been stated in the application to form an integral part of the application.
- 4 The development of the Library, Council Offices and service area on the site of 78 Priory Road shall be commenced within five years of the date of this permission.

Continued

- 5 Prior to the commencement of any development, a scheme for the provision and implementation of pollution control, which shall include foul and surface water drainage, shall be submitted to and agreed in writing by the Borough Planning Authority. The work/scheme shall be constructed and completed in accordance with the approved plans.
- 6 Prior to commencement of building operations on each part of the development scheme (Council Offices/Library and Foodstore/Car Parking area) a scheme of landscaping shall be submitted to and approved by the Borough Planning Authority. The landscaping scheme submitted in compliance with the above conditions shall show:
 - i) Any new trees, shrubs or hedges and grassed areas which are to be planted, together with the species.
 - ii) Any new earthworks which are required to be carried out in connection with the landscaping of the site.
 - iii) The measures which are to be taken to protect new landscape work and this shall include in the case of trees adequate staking and guarding to the satisfaction of the local Planning Authority.
- 7 Within a period of 12 months from the date of commencement of building operations of each part of the development (Library/Council Offices and Foodstore), the approved landscaping scheme for that phase shall be implemented to the satisfaction of the Borough Planning Authority, and thereafter maintained, and any trees or shrubs which die within three years of the completion of landscape works shall be replaced in the following planting season.
- 8 Before the development of the foodstore and car park commences full details of all road improvement works (to both London Road and Priory Road) required by the County Highway Authority including any pedestrian crossing, shall be submitted to and approved by the Borough Planning Authority in writing.
- 9 The development of the foodstore and car parking area shall not commence on the site before the road improvement works and associated services and utilities and access works have been constructed in accordance with the details approved by Condition No 8 of this permission.
- 10 The details to be submitted in accordance with Condition No 2 shall include the provision of a noise impact assessment to assess the likely effects of the development on adjacent residential properties. This assessment shall include proposed noise mitigation measures which may incorporate a restriction on the times of use of the loading bay for the foodstore shown on the submitted plans and shall be submitted to the Borough Planning Authority for its consideration. Any subsequent approved scheme shall be fully implemented in accordance with the approved details prior to the occupation of any of the buildings hereby permitted so far as it relates to those buildings.
- 11 The use of the loading bay indicated on the submitted plan including all deliveries and loading/unloading, shall be restricted to hours agreed in accordance with condition 10 above. No use of the loading bay shall take place on Sundays or bank holidays without the prior written permission of the Borough Planning Authority.
- 12 The trees and hedges 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 one metre or half the height of the tree whichever is the greater and for hedges by the erection of the fence 2 metres from the centre line of the hedge or spread, whichever is the greater or such other position as maybe agreed in writing with the Borough Planning Authority. This fence shall either be:
 - (a) 1.2 metre high chestnut paling to BS 1722 part 4 securely mounted on 1.2 metres high timber posts driven firmly into the ground;
 - (b) 2.4 metre high heavy duty hoarding securely mounted on scaffold poles;
 - (c) some other means which will have previously 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.

Continued

- 13 Prior to the commencement of any works relating to the Library/Council Offices and foodstore, details of the boundary treatment throughout the development site including cross sections showing levels to the south and west boundaries shall be submitted to and approved by the Borough Planning Authority in writing. The approved details shall be implemented fully in accordance with this scheme.
- 14 Prior to the commencement of use of the foodstore hereby approved, the area of car parking associated with the development shall be laid out and surfaced to the satisfaction of the Borough Planning Authority and shall at no time be used for any other purpose without the written permission of the Borough Planning Authority.
- 15 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 and such facilities shall be used as necessary to prevent extraneous material being carried onto the highway.
- 16 The service area to the northern side of the library building, and accessed off Priory Road shall be retained solely for the parking and manoeuvring of two mobile library vehicles only and shall be kept free from obstruction and any other vehicles at all times.
- 17 No building shall be erected within three metres of foul and surface water sewers crossing the site.
- 18 Prior to development commencing on any part of the site, full details of the proposed surfacing for the site, street furniture/hard landscaping and lighting to be contained within the site shall be submitted to the Borough Planning Authority. These details shall include surfacing, street furniture and lighting information proposed for the pedestrian area between the library/council office building and the foodstore. The development shall be carried out fully in accordance with the approved details.

The Reasons being:

- 1 Required to be imposed pursuant to Section 92 of the Town and Country Planning Act.
- 2 To enable the Local Planning Authority to retain control over the siting and appearance of the buildings in the interest of amenity.
- 3 To enable the Local Planning Authority to retain control over the siting and external appearance of the building in the interests of amenity.
- 5 Require to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 4 To ensure satisfactory drainage of the site.
- 6 & 7 In the interests of the visual amenities of the locality.
- 8 & 9 In the interests of highway safety and to ensure that satisfactory full details of the road junction and highway works are satisfactory in detail.
- 10 To safeguard the amenities and interests of the occupiers of nearby property.
- 11 In the interests of the amenities and interests of the occupiers in nearby properties.
- 12 To ensure the retention of existing mature trees within the site in the interests of the character and appearance of the area.
- 13 To ensure a satisfactory forward development.
- 14 To ensure satisfactory provision of car parking for the proposed in the interests of highway safety.
- 15 In the interests of highway safety.

Continued

- 16 To enable the two mobile library vehicles to park and manoeuvre within the site in the interests of highway safety.
- 17 To protect existing services.
- 18 To ensure a satisfactory form of development and in the interests of visual and residential amenity.

Adrian Parker
Borough Planning Officer
on behalf of the Council
04-AUG-1998

Note - The developer is required to enter into a legal agreement with the Highway Authority to carry out off-side highway works.

NOTICE OF DECISION

A

Town & Country Planning Act 1990

Town & Country Planning (General Development Procedure) Order 1995

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

Area	Central	Ref. No.	2/98/0748 /F
Applicant	McLean Homes East Anglia Ltd Tartan House Etna Road Bury St Edmunds Suffolk IP33 1JF	Received	01-JUN-1998
Agent		Location	Site off Oak Avenue
		Parish	West Winch

Details Construction of two dwellings, to be used as show homes

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 :

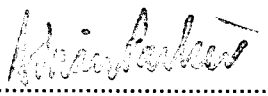
- 1 The development hereby permitted shall be begun within five years from the date of this permission.
- 2 No works shall be carried out on roads, footways, foul and surface water sewers, comprised in the development, other than in accordance with the specifications of the Highway Authority/Planning Authority as appropriate.
- 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 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.
- 5 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.

Continued

- 6 Prior to the commencement of any development, a scheme for the provision and implementation of surface water drainage, shall be submitted to and approved in writing by the Borough Planning Authority. The approved scheme shall be implemented in full.

The Reasons being:-

- 1 Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2 To ensure satisfactory development of the site and a satisfactory standard of highway design.
- 3 To ensure the satisfactory provision of access and parking arrangements in the interests of highway safety.
- 4 To ensure satisfactory development of the site in the interests of residential amenity.
- 5 In the interests of highway safety.
- 6 To ensure a satisfactory method of surface water drainage.


.....
Borough Planning Officer
on behalf of the Council
30-JUL-1998

Note

1. This site is subject to a Section 106 Agreement. See attached letter dated 29 July 1998.
2. Please find attached letter dated 8 July 1998 from the Environment Agency.

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Town & Country Planning Act 1990

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Planning Permission

Part I - Particulars of application

Area	Central	Ref. No.	2/98/0747 /F
Applicant	Mr M Wedge 41 Orchard Drive West Walton Wisbech Cambs	Received	01-JUN-1998
Agent		Location	41 Orchard Drive
		Parish	West Walton
Details	Construction of double garage and boundary wall		

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 letter dated 22 June 1998 and accompanying drawing from the applicant** 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 garage door on the front elevation of the garage hereby permitted shall be provided in the position indicated on the drawing accompanying the letter dated 22 June 1998 from the applicant. At no time shall any doors or other means of enclosure be installed beneath the canopy extension to the front of the garage and the car parking space between the garage doors and the adjacent highway shall be kept clear and available for use at all times.
- 3 The use of the garage building shall be limited to purposes incidental to the needs and personal enjoyment of the occupants of the dwelling and shall at no time be used for business or commercial purposes.
- 4 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.

Continued

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 To safeguard the amenities and interests of the occupiers of nearby property.
- 4 To ensure that the extended building has a satisfactory appearance.

Adrian Parker *AP*
Borough Planning Officer
on behalf of the Council *2*
02-JUL-1998

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

Area	North	Ref. No.	2/98/0746 /F
Applicant	Dr I Campbell Woodbrae The Crescent West Ramsey Isle of Mann 1M8 2JN	Received	02-JUN-1998
Agent	Richard C F Waite RIBA 34 Bridge Street King's Lynn Norfolk PE30 5AB	Location	63 Chapel Road
		Parish	Dersingham

Details Construction of replacement dwelling (amended design)

Part II - Particulars of decision

The Council hereby give 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 from agent received 21.7.98** 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 shall be amended as per the approved plans (drawing number 1/671/5A) and any parking area shall be laid out, surfaced and drained, to the satisfaction of the Planning Authority.
- 3 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.
- 4 No development shall take place within the site until the applicant has secured the implementation of a programme of archaeological work in accordance with a written scheme of investigation which has been submitted by the applicant and approved in writing by the Borough Planning Authority.
- 5 The northern gable wall fronting Chapel Road shall be retained and supported during demolition works of the existing dwelling and shall be incorporated in the new development.

Cont ...

- 6 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.
- 7 The workshops hereby approved shall be used for purposes incidental to the needs and personal enjoyment of the occupants of the dwelling and shall at no time be used for business or commercial purposes.

The Reasons being:-

- 1 Required to be imposed pursuant to Section 92 of the Town and Country Planning Act 1990.
- 2 To ensure the satisfactory provision of access and parking arrangements in the interests of highway safety.
- 3 To enable the Borough Planning Authority to consider such details in the interests of visual amenity.
- 4 To enable a proper archaeological survey of the site to be carried out and items or features of archaeological interest are properly recorded.
- 5 To retain this feature of the existing building which contributes to the street scene in this locality.
- 6 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.
- 7 To safeguard the amenities and interests of the occupiers of nearby property.


Borough Planning Officer
on behalf of the Council
21-JUL-1998

NOTICE OF DECISION

Town & Country Planning Act 1990

Town & Country Planning (General Development Procedure) Order 1995

Town & Country Planning General Regulations 1992 - Regulation 3

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Planning Permission

Part I - Particulars of application

Area	South	Ref. No.	2/98/0745 /CU
Applicant	B.C.K.L.W.N. King's Court Chapel Street King's Lynn Norfolk PE30 1EX	Received	01-JUN-1998
Agent		Location	Barton's Drove South
		Parish	Downham Market
Details	Change of use of land to industry (B1,B2,B8) including provision of roads and services (revised layout)		

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 1 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 details of any building, the developer shall prepare and submit to the Borough Planning Authority a design brief for the application site. The design brief will provide guidelines for the development of the industrial units and will include requirements for the heights and colouring of buildings, planting between sites, storage and refuse collection areas, layout within plots, and signage. The design brief shall be approved in writing by the Borough Planning Authority prior to any development commencing.
- 3 Applications for development of each industrial unit shall conform to the approved design brief, submitted under condition 2 above.
- 4 Notwithstanding the provision of the Town and Country Planning General Permitted Development Order 1995, no overhead electricity or telephone lines shall be erected or placed above ground on the site without the prior written consent of the Borough Planning Authority.

Continued

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

Area	South	Ref. No.	2/98/0744 /F
Applicant	Mr & Mrs Duncalf 12 Denver Hill Downham Market Norfolk PE38 9BE	Received	01-JUN-1998
Agent	M R Designs The Design Shop Rutland Terrace All Saints Road Newmarket Suffolk	Location	12 Denver Hill
		Parish	Downham Market
Details	Conservatory 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
03-JUL-1998

2

NOTICE OF DECISION

Telecommunications Prior Notification

Town & Country Planning Act 1990

Town & Country Planning (General Permitted Development) Order 1995

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DX 57825 KING'S LYNN


Prior Notification Consent not required

Part I - Particulars of application

Area	North	Ref. No.	2/98/0743 /PN
Applicant	British Telecom Mandy Byrd - PP05A23 Croydon Planning Office 35 Wellesley Road Croydon CR92YZ	Received	01-JUN-1998
Agent		Location	Jennings Holiday Centre 3 South Beach Road
		Parish	Heacham
Details	Siting of telephone kiosk		

Part II - Particulars of decision

The Borough Planning Authority having considered the details submitted with the above application, in accordance with Part 24 of Schedule 2 to the Town and Country Planning (General Permitted Development) Order 1995 hereby gives notice that it has been determined that the prior approval of the Borough Planning Authority **IS NOT REQUIRED**. Accordingly the development indicated in the submitted details may be carried out but must be commenced within 5 years of the date of this notice.


.....
Borough Planning Officer
on behalf of the Council
23-JUN-1998

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

Area	North	Ref. No.	2/98/0742 /F
Applicant	Mr P Parker 85 Rosebery Road Muswell Hill London N10 2LD	Received	11-JUN-1998
Agent	Martin Hall Associates 7A Oak Street Fakenham Norfolk NR21 9DX	Location	Cottage Broomsthorpe Road
		Parish	East Rudham
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 **and as modified by plan received 20.7.98** 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
21-JUL-1998

NOTICE OF DECISION

Town & Country Planning Act 1990

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Refusal of Planning Permission

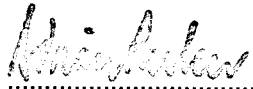

Part I - Particulars of application

Area	North	Ref. No.	2/98/0741 /F
Applicant	Mr H C Buscal Ken Hill Farms & Estate Estate Office Eaton Sedgeford Hunstanton PE36 5LZ	Received	21-SEP-1998
Agent	Robin Lansdell & Co The Old School House Castle Rising King's Lynn Norfolk PE31 6AG	Location	Land at Alma Road Adj 23 Lynn Road
		Parish	Snettisham
Details	Construction of a pair of semi-detached houses and detached garage block		

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 reason:

- 1 The proposed development by virtue of scale, proportions, materials, door sizes, detailing of porches and use of dormers in single stored elements, does not have regard for or is in harmony with the building characteristics of the locality, neither does it preserve or enhance the conservation area. The development is therefore considered to be contrary to the provisions of the development plan (Policy BE.1) and Local Plan (Policies 4/11 and 4/18).
- 2 The vehicular access to the site is of inadequate width to enable two cars to pass when entering and leaving the site at the same time. The current proposal would result in cars either backing out onto, or waiting on the highway close to a junction to the detriment of road safety.


Borough Planning Officer
on behalf of the Council
20-NOV-1998 

NOTICE OF DECISION

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Planning Permission

Part I - Particulars of application

Area	South	Ref. No.	2/98/0740 /F
Applicant	Mr & Mrs J Melton Cherries Molls Drove Friday Bridge Wisbech Cambs	Received	09-JUN-1998
Agent	Peter Humphrey Associates 18 Chapel Road Wisbech PE13 1RF	Location	Cherries Molls Drove
		Parish	Outwell
Details	Extension and alterations (amended design)		

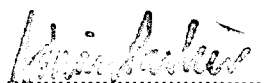
Part II - Particulars of decision

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
08-JUL-1998

NOTICE OF DECISION

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Planning Permission

Part I - Particulars of application

Area	South	Ref. No.	2/98/0739 /F
Applicant	Mr & Mrs G Sharpin 5 Paynes Lane Feltwell Thetford Norfolk	Received	01-JUN-1998
Agent		Location	Plot 2 109 Wilton Road
		Parish	Feltwell

Details Temporary standing of residential caravan pending construction of 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 This permission shall expire on 31 July 2000, or on occupation of the dwelling approved under reference 2/97/0662/F, whichever shall be the sooner, and unless on or before that date application is made for an extension of the period of permission and such application is approved by the Local Planning Authority:
 - (a) the use hereby permitted shall be discontinued and
 - (b) the caravan shall be removed from the land which is the subject of this permission;
 - (c) there shall be carried out any work necessary for the reinstatement of the said land to its condition before the start of the development hereby permitted.

The Reasons being:-

- 1 To accord with the terms of the application to accord with the permission for a dwelling on the site.


Borough Planning Officer
on behalf of the Council
08-JUL-1998

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Planning Permission

Part I - Particulars of application

Area	Central	Ref. No.	2/98/0738 /F
Applicant	Mr S Burman 20 Hall Farm Gardens East Winch King's Lynn Norfolk	Received	29-MAY-1998
Agent	Mr J K Race JKR Drawing Service 'Jayers' 42B Poplar Avenue Heacham King's Lynn Norfolk	Location	20 Hall Farm Gardens
		Parish	East Winch
Details	Extension and alterations 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
08-JUL-1998

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Planning Permission

Part I - Particulars of application

Area	North	Ref. No.	2/98/0737 /F
Applicant	A E Howards Butchers 69 High Street Heacham King's Lynn Norfolk	Received	29-MAY-1998
Agent	Mr M Gibbons 22 Collins Lane Heacham King's Lynn Norfolk	Location	69 High Street
		Parish	Heacham

Details Extension to butchers shop after demolition of existing buildings

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
30-JUN-1998

NOTICE OF DECISION

Town & Country Planning Act 1990

Town & Country Planning (General Development Procedure) Order 1995

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

Planning Permission

Part I - Particulars of application

Area	South	Ref. No.	2/98/0736 /F
Applicant	Mr & Mrs J M Douglass 28 High Street Methwold Thetford Norfolk IP26 4NT	Received	29-MAY-1998
Agent	Mike Hastings Building Design 58 Sluice Road Denver Downham Market Norfolk PE38 0DY	Location	28 High Street
		Parish	Methwold
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.

Adrian Parker

Borough Planning Officer
on behalf of the Council
25-JUN-1998

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NOTICE OF DECISION

Town & Country Planning Act 1990
Town & Country Planning (General Development Procedure) Order 1995

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DX 57825 KING'S LYNN

Planning Permission

Part I - Particulars of application

Area	North	Ref. No.	2/98/0735 /F
Applicant	Mr & Mrs T Hepburn 4 Onedin Close Dersingham King's Lynn Norfolk PE31 6QH	Received	29-MAY-1998
Agent	J J Scott FRIBA 6 Laurance Court Dean Street Marlow Bucks SL7 3BW	Location	4 Onedin Close
		Parish	Dersingham
Details	First floor 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 modified by letter and plans from agent dated 16.6.98** 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
08-JUL-1998

NOTICE OF DECISION

Town & Country Planning Act 1990

Town & Country Planning (General Development Procedure) Order 1995

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DX 57825 KING'S LYNN

Planning Permission

Part I - Particulars of application

Area	Central	Ref. No.	2/98/0734 /F
Applicant	Globe Bowls Club St Johns Walk King's Lynn Norfolk PE30 1NT	Received	29-MAY-1998
Agent	Ian H Bix & Associates The Old Chapel John Kennedy Road King's Lynn Norfolk PE30 2AA	Location	Globe Bowls Club St Johns Walk
		Parish	Kings Lynn
Details	Extension to clubhouse for enlarged toilet facilities		


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
02-JUL-1998

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

Area	Central	Ref. No.	2/98/0733 /F
Applicant	Mr J Anderson 28 Hall Orchard Gardens Middleton King's Lynn Norfolk	Received	29-MAY-1998
Agent	Mr H Fuller 42 Hall Lane West Winch King's Lynn Norfolk	Location	28 Hall Orchard Gardens
		Parish	Middleton
Details	Extension to 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.

The Reasons being:-

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

Adrian Parker
Borough Planning Officer
on behalf of the Council
06-JUL-1998

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

Area	South	Ref. No.	2/98/0732 /F
Applicant	Mr & Mrs Vulger Hootens Farm Barroway Drove Downham Market Norfolk PE38 0AL	Received	29-MAY-1998
Agent	Richard Jackson Partnership 6 The Old Church St Matthews Road Norwich NR1 1SP	Location	Hootens Farm Barroway Drove
		Parish	Stow Bardolph
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
25-JUN-1998

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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

Area	Central	Ref. No.	2/98/0731 /F
Applicant	Broadland Housing Association 100 St Benedicts Norwich NR2 4AB	Received	29-JUN-1998
Agent	T M Browne 16 Long Road Terrington St Clement Kings Lynn PE34 4AB	Location	St James Lodge Hospital Walk
		Parish	Kings Lynn
Details	Extension to increase welfare facilities		


Part II - Particulars of decision

The Council hereby give 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
05-AUG-1998

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

Area	Central	Ref. No.	2/98/0730 /A
Applicant	Rosebys Plc Rosedale House Bramley Way Hellaby Trading Estate Hellaby Rotherham South Yorks SG6 8BQ	Received	29-MAY-1998
Agent	Rosebys Shopfitting Services Unit 10 Wales Wood Road Wales Bar Kiveton Park Sheffield S31 8PY	Location	84 High Street
		Parish	Kings Lynn
Details	Illuminated shop fascia sign and projecting sign		

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 plan received 12 August 1998** subject to compliance with the following conditions :

- 1 Prior to the installation of the signage hereby approved samples of the proposed colours to be utilised in the advertisements shall be submitted to and approved by the Borough Planning Authority in writing.
- 2 The maximum luminance of the sign shall not exceed 1200 candelas per square metre.
- 3 The source of illumination of the sign shall not be directly visible by users of the adjacent highway.

The Reasons being:-

- 1 To ensure the satisfactory appearance of the new advertisement in this sensitive area.

Continued

- 2 In the interests of highway safety and visual amenity.
- 3 In the interests of highway safety.



.....
Borough Planning Officer
on behalf of the Council
08-SEP-1998



Note - The applicant is advised that listed building consent is required for the proposed works detailed in this advertisement application.

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

Area	South	Ref. No.	2/98/0729 /F
Applicant	M and J Taylor Alder Lodge Rands Drove Marshland St James Wisbech Cambs	Received	28-MAY-1998
Agent		Location	Alder Lodge Rands Drove
		Parish	Marshland St James
Details	Construction of messroom/gas oil store		

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 All fuel, oil or chemical storage tanks, buildings, ancillary handling facilities and equipment including pumps and valves shall be contained within an impervious bunded area of at least 110 % of the tank capacity designed and constructed 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 prevent the increased risk of pollution of the water environment.

Adrian Parker
Borough Planning Officer
on behalf of the Council
02-JUL-1998

NOTICE OF DECISION

Town & Country Planning Act 1990

Town & Country Planning (General Development Procedure) Order 1995

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DX 57825 KING'S LYNN

Planning Permission

Part I - Particulars of application

Area	North	Ref. No.	2/98/0728 /F
Applicant	Sedgeford Research Project Hill Farm Church Lane Sedgeford Norfolk	Received	28-MAY-1998
Agent	Pauline Thirkettle Orchard House Ringstead Road Sedgeford Norfolk	Location	Adj Anglian Water Pumping Station
		Parish	Sedgeford
Details	Construction of shower and toilet block for archaeological students		

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 This permission shall expire on 1 July 2003, and unless on or before that date application is made for an extension of the period of permission and such application is approved
 - (a) the approved building shall be removed from the application site
 - (b) the use hereby permitted shall be discontinued
 - (c) there shall be carried out any work necessary to reinstate the application site to its condition prior to the implementation of this temporary permission.
- 2 No development shall take place within the site until the applicant has secured the implementation of a programme of archaeological work in accordance with a written scheme of investigation which has been submitted by the applicant and approved by the Borough Planning Authority.

The Reasons being:-

- 1 To enable the Borough Planning Authority to retain control over the development which, if not strictly controlled, could deteriorate and become injurious to the amenities of the locality.

Continued

- 2 To enable a proper archaeological survey of the site to be carried out and items or features of interest recorded.

Adrian Parker

Borough Planning Officer
on behalf of the Council
01-JUL-1998

Note - This permission does not grant Ancient Monument Consent which may also be necessary for the development proposed.

RD

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

Area	Central	Ref. No.	2/98/0727 /CU
Applicant	Clients of Tawn Landles c/o agent	Received	28-MAY-1998
Agent	W J Tawn FRICS Tawn Landles Blackfriars Chambers Blackfriars Street Kings Lynn Norfolk PE30 1NY	Location	Hamlin Way Hardwick Narrows
		Parish	Kings Lynn
Details	Change of use to display and sale of motor vehicles		

Part II - Particulars of decision

The Council hereby give 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 clarified by drawing number SW.672-001 received 10 July 1998** 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 any development, a scheme for the provision and implementation of foul water drainage, shall be submitted to and approved in writing by the Borough Planning Authority. The approved scheme shall be implemented in full.
- 3 Prior to the commencement of any development, a scheme for the provision and implementation of surface water drainage, shall be submitted to and approved in writing by the Borough Planning Authority. The approved scheme shall be implemented in full.

The Reasons being:-

- 1 Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2 To prevent the increased risk of pollution to the water environment.

Cont ...

- 3 To ensure a satisfactory method of surface water drainage and to prevent the increased risk of pollution to the water environment.



.....
Borough Planning Officer
on behalf of the Council
07-AUG-1998

Note - Please find attached letter dated 1 July 1998 from the Environment Agency.

NOTICE OF DECISION

Town & Country Planning Act 1990

Town & Country Planning (General Development Procedure) Order 1995

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DX 57825 KING'S LYNN

Approval of Reserved Matters

Part I - Particulars of application

Area	South	Ref. No.	2/98/0726 /D
Applicant	Mr and Mrs R Martin Lodge Cottage Ely Road Hilgay Downham Market PE38 OHL	Received	27-MAY-1998
Agent	Mike Hastings Building Design 58 Sluice Road Denver Downham Market PE38 ODY	Location	Rivermeadow Farm Hubbard's Drove
		Parish	Hilgay

Details Erection of agricultural dwelling and garage


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 (for the purpose of the conditions imposed on the grant of outline planning permission reference 2/98/0021/D):

- 1 All landscape works shall be carried out prior to occupation of the dwelling or in accordance with an alternative programme agreed in writing with the Local Planning Authority, in accordance details of species, size and density to have been previously agreed by the Local Planning Authority. Any plants removed, dying or damaged within 5 years of planting shall be replaced with plants similar to those planted.

The Reasons being:-

- 1 In order to protect the character and appearance of the countryside.


Borough Planning Officer
on behalf of the Council
25-JUN-1998

Note - Please find attached letter dated 9 June 1998 from the Internal Drainage Board.

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

Area	North	Ref. No.	2/98/0725 /F
Applicant	G E Salter Ind Enterprises Ltd PO Box 50 Wisbech Cambs PE13 2NG	Received	28-MAY-1998
Agent	Ian H Bix & Associates The Old Chapel John Kennedy Road King's Lynn Norfolk PE30 2AA	Location	Unit 12 Jarvie Close
		Parish	Sedgeford
Details	Construction of detached house with double garage (amended design) and realignment to common boundary with plot 11		


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 change in dwelling type on plot 12 approved under planning consent Reference Nos.2/98/0123/F, 2/94/1722/D and 2/91/0469/O and in all other respects shall be subject to the conditions imposed under those permissions.

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 permission and to ensure the general requirements for the development of the estate remain applicable.


Borough Planning Officer
on behalf of the Council
08-JUL-1998

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

Area	South	Ref. No.	2/98/0724 /F
Applicant	Bonds MOT Centre 14 Westgate Street Southery Downham Market Norfolk PE38 0PA	Received	27-MAY-1998
Agent	The Parsons Partnership All Saints House Church Road Barton Bendish King's Lynn Norfolk, PE33 9DP	Location	Bonds MOT Centre 14 Westgate Street
		Parish	Southery
Details	Addition of petrol pumps to forecourt		

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 number 257.03 received on 5 August 1998** 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 petrol pumps hereby approved are first used, the on site parking spaces shall be provided in accordance with the approved plan and thereafter kept free of any impediment to their designated use.
- 3 Prior to the commencement of any development, details of surface water drainage shall be submitted to and approved by the Local Planning Authority and thereafter constructed and completed in accordance with those details.
- 4 Prior to the commencement of any development, a scheme for the provision and implementation of pollution control, shall be submitted and agreed in writing with the Local Planning Authority, and thereafter constructed and completed in accordance with the approved plans.

The Reasons being:-

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

Continued

- 2 In the interests of highway safety.
- 3 In order to ensure satisfactory drainage and to prevent increased risk of pollution to the water environment.
- 4 To ensure a satisfactory method of pollution control.


Borough Planning Officer
on behalf of the Council
25-AUG-1998

Informative

See attached letter from Environment Agency 1 July 1998. Information regarding the necessary means of pollution control should be sought from the Environment Agency.

NOTICE OF DECISION

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

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Listed Building Consent

Part I - Particulars of application

Area	Central	Ref. No.	2/98/0723 /LB
Applicant	Pubmaster Ltd Crane Hill Lodge 325 London Road Ipswich Suffolk	Received	27-MAY-1998
Agent	(T P Bunn) Caman Bunn 91 Ber Street Norwich NR1 3EY	Location	Albert Victor Public House Stocks Green
		Parish	Castle Acre
Details	Internal alterations		


Part II - Particulars of decision

The Council hereby gives notice that **listed building consent has been granted** for the execution of the works referred to in Part I hereof in accordance with the application and plans submitted and 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 only to the demolition of those areas clearly indicated to be demolished on the approved plan. All other parts of the building shall be adequately supported before and during the works to prevent collapse and be incorporated into the building as altered.

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 the amenities of the area and the contribution which the building makes to those amenities.


Borough Planning Officer
on behalf of the Council
02-JUL-1998

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

Area	South	Ref. No.	2/98/0722 /F
Applicant	Mr & Mrs Fountain 30 Hungate Road Emneth Wisbech Cambs	Received	27-MAY-1998
Agent	Grahame Seaton 67 St Peters Road Upwell Wisbech Cambs	Location	Plot adjacent to Lynwood House Town Street
		Parish	Upwell
Details	Construction of house and 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 letter dated 29 June 1998** 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 All windows on the front elevation shall be constructed using white painted wood with the use of stone cills and lintels as shown on the approved plan.
- 4 The development hereby approved shall not be occupied until details of soft landscape works have been carried out or in accordance with an alternative programme agreed in writing by the Local Planning Authority in accordance with details which have been previously approved in writing by the Local Planning Authority. Such details shall include plant species, size and densities.
- 5 The dwelling hereby approved shall not be occupied until the access and parking/turning areas have been provided and properly laid out in accordance with the approved plans.

Continued

- 6 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.

The Reasons being:-

- 1 Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2 To enable the Borough Planning Authority to consider such details in the interests of visual amenity.
- 3 In order to protect and enhance the character of the Conservation Area.
- 4 In the interests of the visual amenities of the Conservation Area.
- 5&6 In the interests of highway safety.

Adrian Parker
.....
Borough Planning Officer
on behalf of the Council
01-JUL-1998

Notes

1. Please find attached letter dated 4 June 1998 from the Environment Agency.
2. Please find attached letter dated 9 June 1998 from the Internal Drainage Board.

NOTICE OF DECISION

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

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Certificate of Lawfulness of Proposed Use or Development

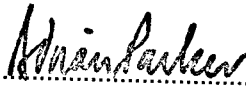
Part I - Particulars of application

Area	South	Ref. No.	2/98/0721 /LD
Applicant	Mr P Ebbens 4 Samphire Marsh Lane King's Lynn Norfolk PE30 3PH	Received	27-MAY-1998
Agent		Location	47 Downham Road
		Parish	Wattlington

Details Use of building as artist's studio

Part II - Particulars of decision

It is hereby certified that at the date of the application the proposed development of the above land more particularly described above and shown shaded on the plan attached hereto would **be lawful** within the meaning of Section 192 of the Town and Country Planning Act 1990.


.....
Borough Planning Officer
on behalf of the Council
29-JUN-1998

CERTIFICATE OF LAWFUL USE OR DEVELOPMENT

Town & Country Planning Act 1990: Section 191 and 192

(as amended by section 10 of the Planning & Compensation Act 1991)

Town & Country Planning (General Development Procedure) Order 1995

BOROUGH PLANNING

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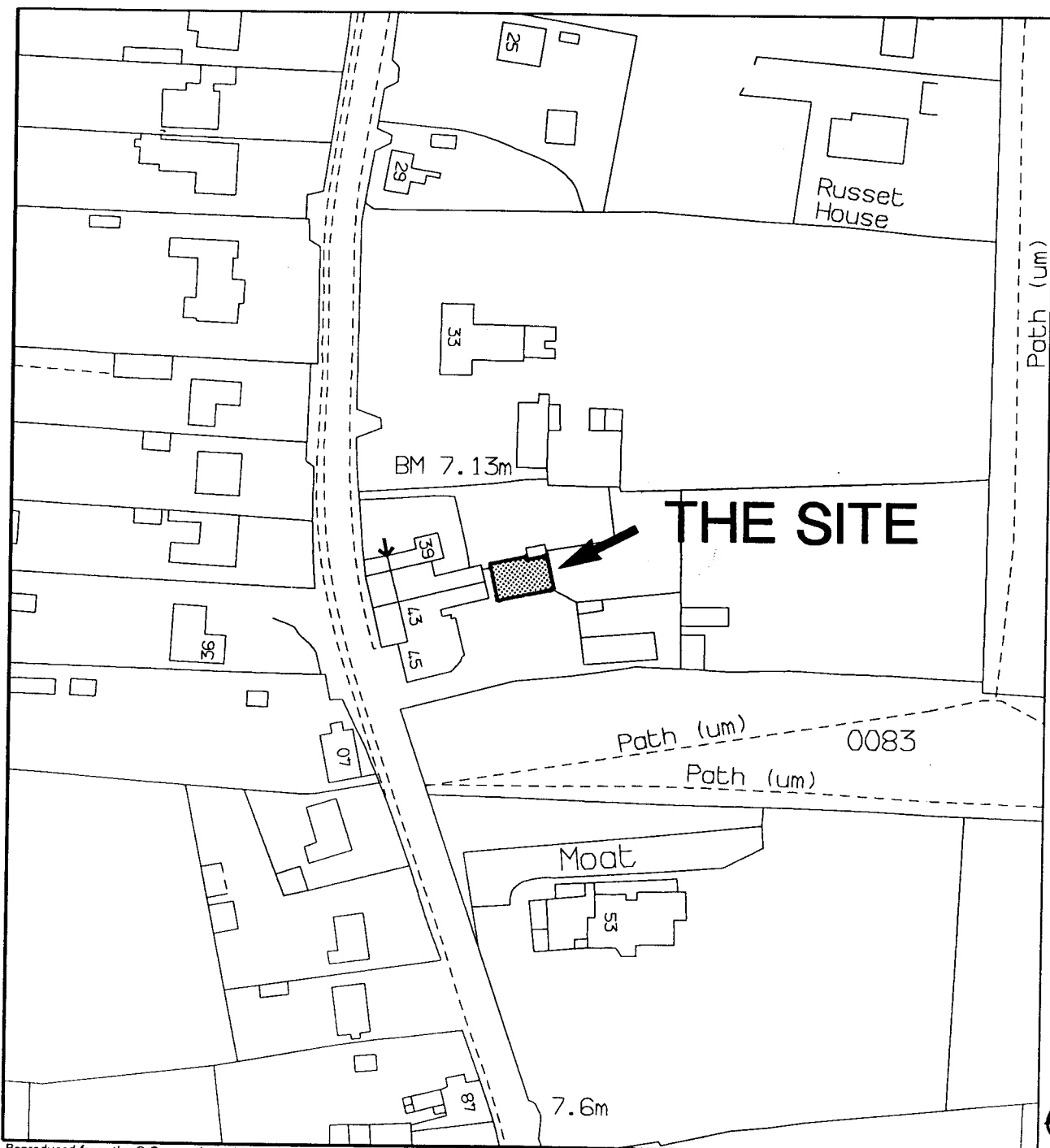
A Plan showing site at: 47 DOWNHAM ROAD,
WATLINGTON

Ref: 2/98/0721/LD

Traced From: TF 6110

Date: 26-JUN-1998

Scale: 1 : 1250



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

Area	Central	Ref. No.	2/98/0720 /F
Applicant	Mr & Mrs C Duncan Chestnut House Lynn Road Gayton King's Lynn Norfolk	Received	26-MAY-1998
Agent	Mr E J Zipfell 70 Green Lane Tottenhill King's Lynn Norfolk	Location	Chestnut House Lynn Road
		Parish	Gayton
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
08-JUL-1998

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

Area	South	Ref. No.	2/98/0719 /F
Applicant	Anglian Water Services Ltd Yare House 62/64 Thorpe Road Norwich NR1 1SA	Received	26-MAY-1998
Agent		Location	Marham Water Treatment Works Hoggs Drove Marham Fen
		Parish	Marham
Details	Creation of car park for public use		

Part II - Particulars of decision

The Council hereby give 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 Prior to the commencement of any development, a scheme for the provision and implementation of surface water drainage, shall be submitted to and agreed in writing by the Borough Planning Authority. The works/scheme shall be constructed and completed in accordance with the approved plans.

The Reasons being:-

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

Cont ...

- 2 To prevent the increased risk of pollution to the water environment.

Adminfaher

Borough Planning Officer
on behalf of the Council
20-JUL-1998

Note

Please see attached letter dated 8 July 1998 from the Environment Agency
Please see attached letter dated 8 June 1998 from the Internal Drainage Board

NOTICE OF DECISION

Committee

Town & Country Planning Act 1990

Town & Country Planning (General Development Procedure) Order 1995

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

Appeal rec'd 15/7/99
APP/V2635/A/99/1025646
DISMISSED - 13/10/99.

Refusal of Planning Permission

Part I - Particulars of application

Area	North	Ref. No.	2/98/0718 /O
Applicant	R & J H Beaumont 3 Harbour Road London SE5 9PD	Received	26-MAY-1998
Agent		Location	Land adj 4 Railway Cottages Main Road
		Parish	Hillington
Details	Site for construction of 2 detached 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 refused** for the carrying out of the development referred to in Part I hereof **and as modified by plans from applicant received 21.10.98** for the following reasons:

- 1 The proposal constitutes new development in the countryside as defined in the Local Plan; there has been no need demonstrated in relation to rural enterprise, hence the development is contrary to the provisions of the development plan (Structure Plan Policy H.6 and Local Plan Policy 8/6a).
- 2 The proposed new vehicular access onto the A148 would adversely affect highway safety and is contrary to the provisions of the Local Plan (Policy 9/9). The application is too premature to be viewed in light of highway improvements which may affect the suitability of the access.

Adrian Parker
Borough Planning Officer
on behalf of the Council
19-JAN-1999

Borough Council of Kings Lynn and West Norfolk

Register of Application

Area	South	Ref. No.	2/98/0717/A
Applicant	Hylton Gott Ltd Downham Road Crimplesham King's Lynn Norfolk	Received	26-MAY-1998
		Expiring	21-JUL-1998
Agent	Merson Signs Ltd 31 Fairfield Place College Milton East Kilbride G74 5LP	Location	Hylton Gott Ltd Downham Road
		Parish	Crimplesham
Details	Illuminated free standing pylon sign 4.5 m		
		Fee Paid	£ 50.00

WITHDRAWN. 11.9.98

NOTICE OF DECISION

Town & Country Planning Act 1990

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Planning Permission

Part I - Particulars of application

Area	Central	Ref. No.	2/98/0716 /F
Applicant	Dene Homes Ltd Ellendene House Isle Road Outwell Wisbech Cambs	Received	26-MAY-1998
Agent	Neville Turner 17 Baptist Road Upwell Wisbech Cambs PE14 9EY	Location	Plots 1 and 2 Pycroft Road Walpole St Peter
		Parish	Walpole
Details	Construction of 2 houses and garages		

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 Prior to the commencement of the occupation of the dwellings:-
 - (a) the means of access, which shall be grouped as a pair, shall be laid out and constructed to the satisfaction of the Borough Planning Authority with the gates set back not less than 4.5 m from the nearer edge of the existing carriageway of the highway and the side fences splayed at an angle of five degrees and
 - (b) an adequate turning area, levelled, hardened and otherwise constructed to the satisfaction of the Borough Planning Authority shall be provided within the curtilage of each site to enable vehicles to be turned around so as to re-enter the highway in forward gear.
- 3 Before the start of any development on the site full details of all the external building materials shall be submitted to and approved by the Borough Planning Authority.

The Reasons being:-

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

Continued

- 2 In the interests of highway safety.
- 3 To enable the Borough Planning Authority to consider such details in the interests of visual amenity.


.....
Borough Planning Officer
on behalf of the Council
02-JUL-1998

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Note - Please see attached copy of letter dated 4 June 1998 from Environment Agency.

NOTICE OF DECISION

Town & Country Planning Act 1990

Town & Country Planning (General Development Procedure) Order 1995

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Refusal of Planning Permission

Part I - Particulars of application

Area	Central	Ref. No.	2/98/0715 /O
Applicant	Lindum House Construction 2 Woodside Avenue Dersingham King's Lynn Norfolk	Received	26-MAY-1998
Agent		Location	Rear of 91 Gayton Road
		Parish	Kings Lynn
Details	Site for construction of two dwellings and garages		

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 reason:

- 1 On the information available as to the layout of two plots, it is considered that the short rear gardens proposed and the closer proximity of one of the proposed dwellings to the existing houses at 91 and 93 Gayton Road will create a massing which is relatively dominant and closely spaced compared with the character of this area, and likely to create overlooking of private areas behind 93 Gayton Road.
- 2 This part of the frontage of Queensway is not only a High School access road but also has been altered to create protected kerbside parking in relation to infant/preparatory school setting down and collection of children. In this circumstances, any addition to the turning movements taking place on highway in this length is regarded as undesirable and adding to the hazards at those particular times.

Adrian Barker

Borough Planning Officer
on behalf of the Council
15-JUL-1998

NOTICE OF DECISION

Town & Country Planning Act 1990

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Planning Permission

Part I - Particulars of application

Area	South	Ref. No.	2/98/0714 /F
Applicant	K G Corley 21 Sluice Road Denver Downham Market Norfolk	Received	26-MAY-1998
Agent	David Broker Design Services Danbrook House Wisbech St Mary Wisbech Cambs PE13 4RW	Location	122 Bexwell Road
		Parish	Downham Market
Details	Temporary siting of mobile home and ancillary structures during building work		

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 10 July 1998** subject to compliance with the following conditions :

- 1 This permission shall expire on 31 July 1999, and unless on or before that date application is made for an extension of the period of permission and such application is approved
 - (a) the approved mobile home and ancillary structures shall be removed from the application site
 - (b) the use hereby permitted shall be discontinued
 - (c) there shall be carried out any work necessary to reinstate the application site to its condition prior to the implementation of this temporary permission.

The Reasons being:-

- 1 To enable the Borough Planning Authority to retain control over the development which, if not strictly controlled, could deteriorate and become injurious to the amenities of the locality.

Adrian Parkin

Borough Planning Officer
on behalf of the Council
15-JUL-1998

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

Area	South	Ref. No.	2/98/0713 /F
Applicant	Mr & Mrs C T Sampson 57 Bexwell Road Downham Market Norfolk	Received	22-MAY-1998
Agent	Mike Hastings Building Design 58 Sluice Road Denver Downham Market Norfolk PE38 0DY	Location	57 Bexwell Road
		Parish	Downham Market
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
03-JUL-1998

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

Area	Central	Ref. No.	2/98/0712 /F
Applicant	Ms D Rumbles Rose Cottage Watery Lane Grimston King's Lynn Norfolk	Received	22-MAY-1998
Agent	Peter Godfrey Chelwood House Sherborne Road Dersingham King's Lynn Norfolk	Location	Rose Cottage Watery Lane
		Parish	Grimston
Details	Construction of replacement 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 plan from agent received 11.6.98** 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 developer shall give notice in writing to the Borough Planning Authority of the intention to commence work at least 3 weeks before such commencement and shall afford access at all reasonable times to any archaeologist nominated by the Borough Planning Authority and shall allow him/her to observe the excavations and record items of interest and finds.

The Reasons being:-

- 1 Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2 To ensure that any items or features of archaeological interest are properly recorded.

Adrian Parker

Borough Planning Officer
on behalf of the Council
08-JUL-1998

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

Area	South	Ref. No.	2/98/0711 /F
Applicant	Mr D Hurrell Oakwood House Lynn Road Setch Kings Lynn	Received	18-JUN-1998
Agent	D H Williams 72A Westgate Hunstanton Norfolk	Location	Oakwood House Lynn Road Setch
		Parish	Tottenhill
Details	External render to existing hotel		



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 Prior to development commencing, samples of the proposed colour paint finish to be used in the development proposed shall be submitted to and approved by the Borough Planning Authority in writing and shall be retained thereafter unless the Borough Planning Authority gives its prior written consent to any variation.

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 character and appearance of the building and its locality.


.....
Borough Planning Officer
on behalf of the Council
20-AUG-1998 

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

Area	North	Ref. No.	2/98/0710 /F
Applicant	Mr & Mrs D Claxton Haygreen Road Terrington St Clement King's Lynn Norfolk	Received	22-MAY-1998
Agent	Richard Powles 11 Church Crofts Castle Rising King's Lynn Norfolk PE31 6BY	Location	Plot 25 North Beach
		Parish	Heacham
Details	Construction of beach 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 drawing number 9821/01a received 14 July 1998** 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 property shall not be occupied between 31 October in anyone year and 31 March (or Good Friday, whichever is the earlier) in the succeeding year.
- 3 There shall be no caravans on this site.

The Reasons being:-

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

Continued

- 2 To ensure that the use of the property and occupation of the beach house is restricted to holiday use since permanent occupation is inappropriate in this location.
- 3 In the interests of visual amenity.

Min Parker

.....
Borough Planning Officer
on behalf of the Council
16-JUL-1998

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Note - Please find attached letter dated 8 July 1998 from the Environment Agency.

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

Area	South	Ref. No.	2/98/0709 /F
Applicant	Mick Peake Motors Whittington Garage Whittington King's Lynn Norfolk	Received	22-MAY-1998
Agent	The Parsons Partnership All Saints House Church Road Barton Bendish King's Lynn Norfolk PE33 9DP	Location	Whittington Garage Whittington
		Parish	Northwold
Details	Construction of porches to office and flat		


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
25-JUN-1998

NOTICE OF DECISION

Town & Country Planning Act 1990

Town & Country Planning (General Development Procedure) Order 1995

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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

Area	Central	Ref. No.	2/98/0708 /CU
Applicant	Mr D Morton 18 Chapel Road Pott Row King's Lynn Norfolk	Received	22-MAY-1998
Agent	D H Williams 72a Westgate Hunstanton Norfolk	Location	Middleton Service Station Lynn Road
		Parish	Middleton
Details	Change of use of petrol filling station, shop, MOT bay and workshops to workshop, MOT bay, car spare sales, car sales and retail showroom, including security fencing		

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 (1) No development shall be commenced on the land to which the application relates unless and until the works referred to in paragraph (2) of this condition have been completed by the Secretary of State for the Environment, Transport and the Regions.

(2) The works referred to in paragraph (1) of this condition consist of the improvement of the existing eastern-most vehicular and the permanent closure of the western-most vehicular access as indicated on the applicant's plan numbered D: 1375:3, subject to such modifications as the Secretary of State may decide to make.
- 3 The development shall not be commenced unless and until the existing western access between the site and the A47 trunk road has been permanently closed to the satisfaction of the Secretary of State for the Environment, Transport and the Regions.
- 4 There shall be no obstruction above a height of 1.0 m within 4.5 m by 120 m visibility, splay from the eastern vehicular access on to the A47 trunk road.

Cont.

- 5 No development shall be occupied until the parking and turning areas are constructed as indicated on the applicant's plan numbered D:1375:3, subject to such modification of layout as may be agreed with the Planning Authority in consultation with the Secretary of State. Thereafter these areas shall be used for no other purpose.
- 6 The development shall not be occupied unless and until a barrier has been erected on the trunk road frontage of the site. The barrier shall be sufficient to control the area used for car sales and discourage potential customers from stopping or parking on the A47.
- 7 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.
- 8 The approved planted landscaped areas shall not be used for the parking or display of motor vehicles.
- 9 Cars shall only be displayed for sale with the area edged blue on the attached plan.
- 10 Prior to the commencement of any development, a scheme for the provision and implementation of pollution control, which shall include foul and surface water drainage, shall be submitted and agreed in writing with the Local Authority. The works/scheme shall be constructed and completed in accordance with the approved plans.

The Reasons being:-

- 1 Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2-6 To ensure that the A47 trunk road continues to serve its purpose as part of a national system of routes for through traffic in accordance with Section 10 of the Highways Act 1980, and to satisfy the reasonable requirements of road safety on that road.
- 7 To ensure that the development is properly landscaped in the interests of the visual amenity of the locality.
- 8&9 In the interests of the visual amenity of the locality.
- 10 To prevent the increased risk of pollution to the water environment, to ensure a satisfactory method of surface water drainage and to ensure a satisfactory method of pollution control.

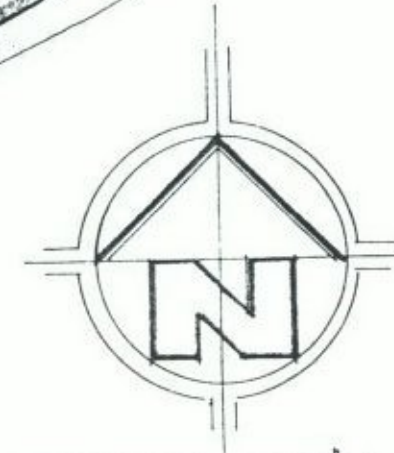
Adrian Parkes

Borough Planning Officer
on behalf of the Council
17-JUL-1998

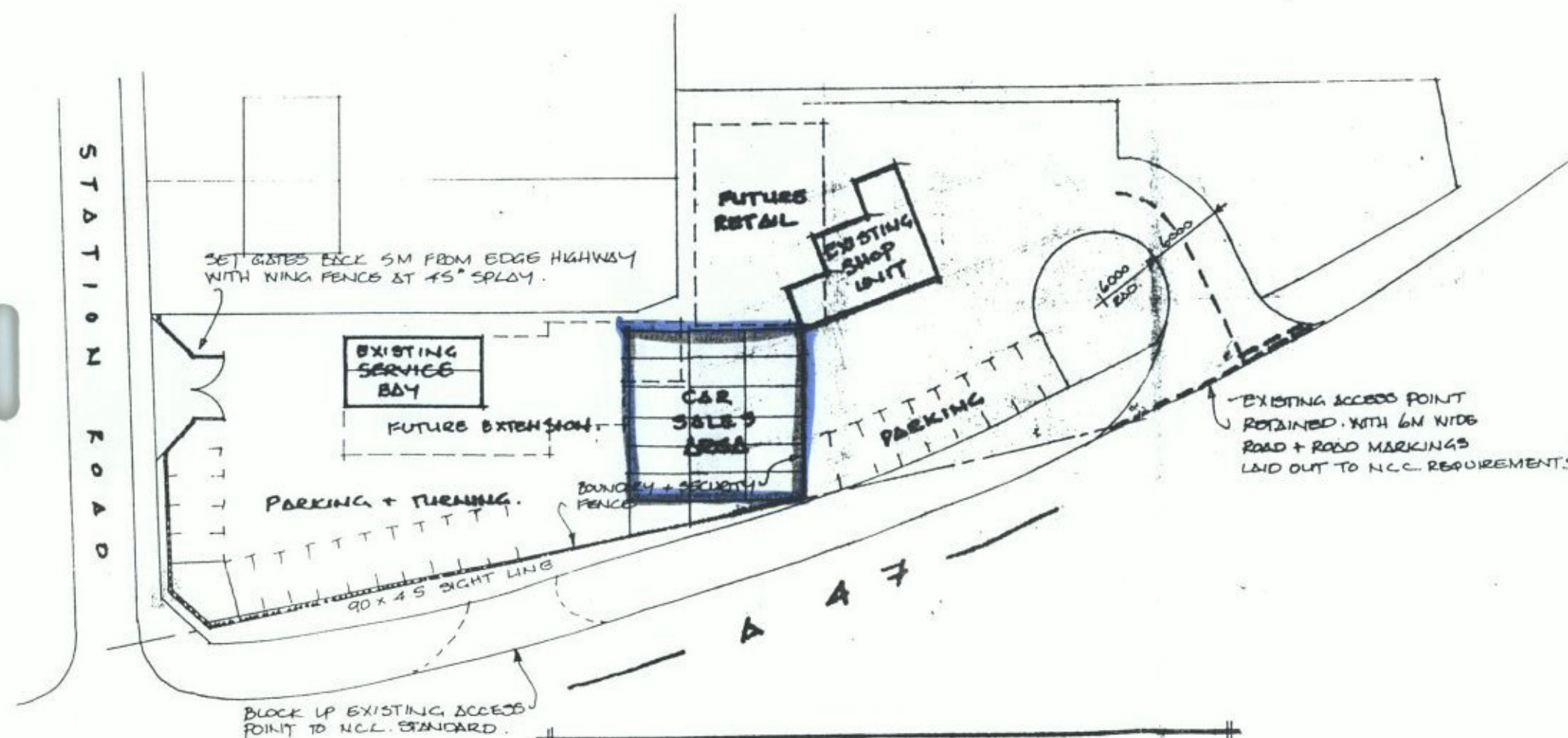
Notes

1. Please find attached letter dated 2.7.98 from the Environment Agency.
2. A Section 184 Notice, Highways Act 1980 is attached to this decision.

Hand-drawn map showing the location of the site. The site is a triangular area bounded by Station Road to the north, Lynn Road to the south, and a road leading to Morrish to the east. A church is located to the west of Station Road. The road to Morrish is labeled 'D 147'.



EXISTING BLOCK PLAN



PROPOSED BLOCK PLAN



Tel: 0485 534105

PROPOSED DEVELOPMENT @
MIDDLETON SERVICE STATION
for MR. D. MORTON.

SITE LAYOUT PLANS.

F	Scale
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1 : 500

21.4.1998

This drawing shall NOT be scaled
All dimensions verified on site
prior to commencing work
All copyright reserved

Dwg. No.

D: 1375: 3

NOTICE OF DECISION

Town & Country Planning Act 1990

Town & Country Planning (General Development Procedure) Order 1995

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DX 57825 KING'S LYNN

Refusal of Planning Permission

Part I - Particulars of application

Area	Central	Ref. No.	2/98/0707 /O
Applicant	Mr & Mrs C R Dawson Shopfield House 53 Old Church Road Terrington St John Wisbech Cambs	Received	22-MAY-1998
Agent	Vawser & Co 46 West End March Cambs PE15 8DL	Location	Land north of 53 Old Church Road
		Parish	Terrington St John

Details Site for the construction of one dwelling

Part II - Particulars of decision

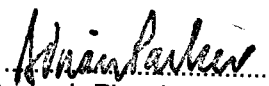
The Council hereby give notice in pursuance of the Town and Country Planning Act 1990 that **permission has been refused** for the carrying out of the development referred to in Part I hereof for the following reasons :

- 1 The Development Plan seeks to limit housing development outside towns and villages to those dwellings essential to agriculture, forestry, organised recreation or the expansion of existing institutions. The proposal does not meet these criteria and it would consequently be contrary to the provisions of the Development Plan and prejudicial to county strategy.
- 2 The King's Lynn and West Norfolk Local Plan As Modified states that in the countryside new dwellings will not be permitted. Permission may be given exceptionally for dwellings for 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. The proposal fails to meet these criteria and would consequently be contrary to the provisions of, and prejudicial to the emerging Local Plan.
- 3 The site is identified as coming within a Marshland Drove as shown on the Proposals Map, which is considered to be a feature of value to the landscape. To permit the development proposed would be harmful to the character and appearance of the countryside and contrary to Policy 4/7 of the King's Lynn and West Norfolk Draft Local Plan.

Cont ...

2/98

- 4 To permit the development proposed would create an undesirable precedent for the extension of ribbon development away from the village centre outside the defined settlement and without special justification.


Borough Planning Officer
on behalf of the Council
04-AUG-1998

Borough Council of Kings Lynn and West Norfolk

Register of Application



Area	South	Ref. No.	2/98/0706/O
Applicant	Mr A S Mack 65 Wimbotsham Road Downham Market Norfolk PE38 9QB	Received	22-MAY-1998
		Expiring	17-JUL-1998
Agent	Vawser & Co 46 West End March Cambs PE15 8DL	Location	Dunstalls Farm Sluice Road
		Parish	Denver
Details	Site for the construction of one agricultural dwelling		
		Fee Paid	£ 380.00

Withdrawn 3/8/98

NOTICE OF DECISION

Committee

Town & Country Planning Act 1990

Town & Country Planning (General Development Procedure) Order 1995

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Appeal rec'd 25-8-98

APP/12E35/A/PB/29040

Appeal Dismissed

23.12.98

Refusal of Planning Permission

Part I - Particulars of application

Area	South	Ref. No.	2/98/0705 /F
Applicant	Mr A R Hostler Lowfields Hollycroft Road Emneth Wisbech Cambs PE14 8AY	Received	22-MAY-1998
Agent		Location	'Lowfields' Hollycroft Road
		Parish	Emneth

Details Retention of dwelling without complying with condition 4 of planning permission 2/92/2631/O dated 12 November 1992, to vary access layout

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 reason:

- 1 To permit the development proposed would be detrimental to highway safety and create an undesirable precedent for further similar proposals.

Wain Parker

Borough Planning Officer
on behalf of the Council
14-JUL-1998

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

Area	North	Ref. No.	2/98/0703 /CU
Applicant	Jessica Aistrup Peaches & Cream 20 High Street Heacham King's Lynn Norfolk	Received	22-MAY-1998
Agent		Location	20 High Street
		Parish	Heacham

Details Change of use of upstairs flat to treatment rooms for salon

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.

Adrian Parker

.....
Borough Planning Officer
on behalf of the Council
03-JUL-1998

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

Area	Central	Ref. No.	2/98/0702 /CU
Applicant	Mr O Cunningham Church Farm Back Road Pentney	Received	10-JUN-1998
Agent	Brian E Whiting 19A Valingers Road Kings Lynn Norfolk	Location	Church Farm Back Road
		Parish	Pentney
Details	Conversion of cart shed to granny annexe		


Part II - Particulars of decision

The Council hereby give 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 from agent dated 16 September 1998** 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
22-DEC-1998

Note

This permission is issued inconnection 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

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Refusal of Planning Permission

Part I - Particulars of application

Area	South	Ref. No.	2/98/0701 /O
Applicant	Mr R Morter 30 Main Street Hockwold Norfolk IP26 4LH	Received	22-MAY-1998
Agent	John R Whisson 178 High Street Lakenheath Suffolk IP27 9EP	Location	Cross Drove Fishery Cowles Drove
		Parish	Hockwold cum Wilton
Details	Construction of dwelling in connection with adjoining fish rearing enterprise		

Part II - Particulars of decision

The Council hereby give 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 Local Planning Authority consider that there is insufficient justification for this new dwelling in the countryside, when assessed against the provisions of Policies C1, C3 and H6 of the Norfolk Structure Plan, and Policies 8/6 and 8/6A of the King's Lynn and West Norfolk Draft Local Plan as modified, which seek to protect the countryside against new development.
- 2 It is considered that to allow this development for this purpose would set a precedent for similar proposals for development elsewhere in the West Norfolk countryside.



Borough Planning Officer
on behalf of the Council
04-AUG-1998

NOTICE OF DECISION

Town & Country Planning Act 1990

Town & Country Planning (General Development Procedure) Order 1995

King's Court, Chapel Street

King's Lynn, Norfolk PE30 1EX

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Planning Permission

Part I - Particulars of application

Area	Central	Ref. No.	2/98/0700 /F
Applicant	Belmont Nurseries New Roman Bank Terrington St Clement King's Lynn Norfolk PE34 4HN	Received	21-MAY-1998
Agent	Peter Humphrey Associates 18 Chapel Road Wisbech Cambs PE13 1RF	Location	Belmont Nurseries New Roman Bank
		Parish	Terrington St Clement
Details	Construction of house and garage (amended design)		

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 six months from the date of this permission.
- 2 The occupation of the dwelling hereby permitted, shall be limited to a person solely or mainly working or last working, in the locality in agriculture or in forestry, or a widow or widower of such a person and to any resident dependants.
- 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 Borough Planning Authority.
- 4 The septic tank and associated soakaway system shall not be sited within 10 m of any ditch, pond or watercourse or within 50 m of any well or borehole.
- 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

The Reasons being:-

- 1 The application has been submitted by grounds showing necessity for the development in the essential interest of agriculture or horticulture in this particular location. The proposal has been approved on the basis of this specific need and the applicant's good faith should be confirmed by the implementation of the proposal within the period stated.
- 2 The dwelling is required in connection with the agricultural use of the adjoining land and it is the policy of the Borough Planning Authority only to approve the erection of dwellings outside villages in cases of special agricultural need.
- 3 To ensure the satisfactory provision of access and parking arrangements in the interests of highway safety.
- 4 To prevent the increased risk of pollution to the water environment.
- 5 To enable the Borough Planning Authority to consider such details in the interests of visual amenity.


Borough Planning Officer
on behalf of the Council
01-JUL-1998

Note - Please see attached copy of letter dated 28 May 1998 from the Environment Agency.