

# 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  
Fax: (01553) 691663  
DX 57825 KING'S LYNN*

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## Planning Permission

### Part I - Particulars of application

<b>Area</b>	North	<b>Ref. No.</b>	2/97/0180/F
<b>Applicant</b>	Mr R A Parker 4 Eastwood Fakenham Road Docking Norfolk PE31 8NR	<b>Received</b>	05-FEB-1997
<b>Agent</b>		<b>Location</b>	4 Eastwood Fakenham Road
		<b>Parish</b>	Docking
<b>Details</b>	Extension to dwelling		

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### 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 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.

*Adrian Parker*

.....  
Borough Planning Officer  
on behalf of the Council  
11-MAR-1997

*AP*

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## Planning Permission

### Part I - Particulars of application

Area	North	Ref. No.	2/97/0179/F
Applicant	Mr J Bolderstone 2 Leaside Court Station Road Heacham Kings Lynn	Received	05-FEB-1997
Agent		Location	2 Leaside Court Station Road
		Parish	Heacham

Details Installation of velux roof window

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### 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  
20-MAR-1997

# NOTICE OF DECISION

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## Listed Building Consent

### Part I - Particulars of application

Area	Central	Ref. No.	2/97/0178/LB
Applicant	Mr G Heath PO 24250 Dubai	Received	05-FEB-1997
Agent	Mr C Covell C/o R G Carter Maple Road Kings Lynn	Location	23-24 London Road
		Parish	Kings Lynn

Details Demolition of existing boundary wall and construction of new boundary wall

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### Part II - Particulars of decision

The Council hereby give 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 as modified by letter from agent received 3 March 1997 and additional elevational plan received 6 March 1997 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 The new areas of walling shall be constructed using materials, bonding techniques, coursing and other detailing including the use of lime mortar to precisely match those of the previous wall on the boundary. Any other materials or detailing shall previously have been agreed by the Borough Planning Authority in writing.

The Reasons being:-

- 1 Required to be imposed pursuant to Section 18 of the Planning (Listed Buildings and Conservation Areas) Act 1990.
- 2 In the interests of the appearance and character of the Listed Building in particular and the Conservation Area in general.

*Adrian Parker*

.....  
Borough Planning Officer  
on behalf of the Council  
13-MAR-1997

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## Planning Permission

### Part I - Particulars of application

Area	Central	Ref. No.	2/97/0177/F
Applicant	Mr G Heath PO 24250 Dubai	Received	05-FEB-1997
Agent	Mr C Covell C/o R G Carter Maple Road Kings Lynn	Location	23-24 London Road
		Parish	Kings Lynn
Details	Demolition of existing boundary wall and construction of new boundary wall		

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### 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 received 3 March 1997 and additional elevational plan received 6 March 1997 subject to compliance with the following conditions :

- 1 The development hereby permitted shall be begun within five years from the date of this permission.
- 2 The new areas of walling shall be constructed using materials, bonding techniques, coursing and other detailing including the use of lime mortar, to precisely match those of the previous wall on the boundary. Any other materials or detailing shall previously have been agreed by the Borough Planning Authority in writing.

The Reasons being:-

- 1 Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2 In the interests of the appearance and character of the Listed Building in particular and the Conservation Area in general.

*Adrian Parker*

.....  
Borough Planning Officer  
on behalf of the Council  
13-MAR-1997

# NOTICE OF DECISION

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## Refusal of Planning Permission

### Part I - Particulars of application

<b>Area</b>	South	<b>Ref. No.</b>	2/97/0176 /F
<b>Applicant</b>	Granta Housing Society Ltd Lamma Field Pavilion Newnham Road Cambridge CB3 9HX	<b>Received</b>	13-MAR-1997
<b>Agent</b>	Fielden & Mawson Horningsea Road Fen Ditton Cambridge CB5 8SZ	<b>Location</b>	Land south-west of 34 Ryston Road
		<b>Parish</b>	Denver
<b>Details</b>	Construction of 4 dwellings		

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### 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 **and as amended by drawings received 13.3.97** for the following reasons:

- 1 The Norfolk Structure 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 and within villages to dwellings which will enhance the form and character of the settlement. It is not considered that the proposal meets either of these criteria and it would consequently be contrary to the provisions of the Structure Plan and prejudicial to County strategy.
- 2 Notwithstanding the above both the Structure and Local Plans incorporate policies which state that in exceptional circumstances permission may be granted for social housing on the edge of villages on land which would not be released for general housing provided it can be demonstrated that the scheme would meet a genuine need and would comply with the conservation of environmental resources. The current proposal would result in the unacceptable loss of significant trees in an area of woodland designated a Historic Park to the serious detriment of the amenities of the area, and detracting from the character of this part of the village. The proposal therefore fails to comply with the provisions of the development plan and the Local Plan - Proposed Changes.
- 3 The proposal constitutes an undesirable consolidation of the existing sporadic (ribbon) development in the locality to the detriment of the character and visual amenities of the locality and would create a precedent for further such development contrary to the proper planning of the area.
- 4 No special need has been advanced which, in the opinion of the Borough Planning Authority, is sufficient to outweigh the policy objections.

Continued...

- 5 The proposed development would result in an unsatisfactory and obtrusive form of development which would be detrimental to the form and character of this part of the village.

*Adrian Parker*

.....  
Borough Planning Officer  
on behalf of the Council  
15-MAY-1997

*R*

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## Planning Permission

### Part I - Particulars of application

<b>Area</b>	South	<b>Ref. No.</b>	2/97/0175/F
<b>Applicant</b>	Doug Clarke Produce	<b>Received</b>	05-FEB-1997

<b>Agent</b>	Ashby and Perkins 2 Nene Quay Wisbech Cambs	<b>Location</b>	Site adj Fenways The Cottons
		<b>Parish</b>	Outwell

**Details** Extension to create canteen and toilet block

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### 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 Upon occupation of the building hereby approved, the portacabin currently used for office purposes, shall be permanently removed from the site and the land restored to its former condition.
- 3 Within a period of twelve months from the commencement of the development hereby permitted, trees and shrubs shall be planted in accordance with a landscaping scheme to be submitted to and approved by the Borough Planning Authority and thereafter to be maintained. Any trees or shrubs which within 5 years die, are damaged, diseased or removed, shall be replaced in the following planting season.

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 amenities of the area and to be consistent with the planning permission granted under reference 2/95/1006/F.

Continued...

- 3 To provide a landscape screen to the new development in the interests of visual amenities of the area and to be consistent with the planning permission granted under reference 2/95/1006/F.

*Wain Parker*

.....  
Borough Planning Officer  
on behalf of the Council  
07-MAR-1997

2/97  
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# NOTICE OF DECISION

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## Conservation Area Consent

### Part I - Particulars of application

<b>Area</b>	North	<b>Ref. No.</b>	2/97/0174/CA
<b>Applicant</b>	Mr and Mrs M Stott 50 Ladywood Road Spalding	<b>Received</b>	05-FEB-1997
<b>Agent</b>	Swaffham Architectural Thurne House Shouldham Lane Swaffham PE37 7BH	<b>Location</b>	13 High Street
		<b>Parish</b>	Hunstanton

**Details** Incidental demolition in connection with installation of external flue

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### Part II - Particulars of decision

The Council hereby give notice that conservation area 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 as modified by plans from agent received 15 April 1997 and changed on 23 April 1997 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 18 of the Planning (Listed Buildings and Conservation Areas) 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.

*Adrian Parker*

.....  
Borough Planning Officer  
on behalf of the Council

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## Planning Permission

### Part I - Particulars of application

<b>Area</b>	North	<b>Ref. No.</b>	2/97/0173/CU
<b>Applicant</b>	Mr and Mrs M Stott 50 Ladywood Road Spalding	<b>Received</b>	05-FEB-1997
<b>Agent</b>	Swaffham Architectural Thurne House Shouldham Lane Swaffham PE37 7BH	<b>Location</b>	13 High Street
		<b>Parish</b>	Hunstanton
<b>Details</b>	Change of use of ground floor from A1 (retail) to A3 (restaurant) including installation of external flue		

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### 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 dated 11 April 1997 and plans received on 15 April 1997 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 change of use hereby permitted, full details of the bricks to be used in the construction of the external chimney shall be submitted to and approved by the Borough Planning Authority.
- 3 Before any plant which is likely to be audible beyond the boundary of the premises is installed, predicted noise levels at the site boundary common with No. 15 High Street together with a scheme of attenuation shall be submitted to and approved in writing by the Borough Planning Authority.
- 4 The use hereby permitted shall be carried on only between the hours of 8.00 am to 9.00 pm daily.

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 the interests of the amenities of the occupiers of nearby properties.

Continued...

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- 4 To define the terms of the consent and in the interests of the amenities of the occupiers of residential properties nearby.

*Adrian Parker*

.....  
Borough Planning Officer   
on behalf of the Council  
30-APR-1997

**NORFOLK COUNTY COUNCIL**

Environment Act 1995

Determination by the Mineral Planning Authority of an Application  
under Paragraph 9 of Schedule 13

**NOTICE OF CONDITIONS TO WHICH PERMISSION IS TO BE SUBJECT**

To: Mr S Westaway  
Simon Westaway Associates  
46 Connaught Road  
Attleborough  
Norwich  
Norfolk  
NR17 2BW

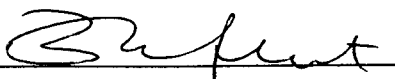
Location: Foster's End Quarry, East Winch, King's Lynn

Applicant: Sid George

Agent: Mr S Westaway

The Norfolk County Council hereby gives notice of its determination of the conditions to which the Planning Permission MW.14 is to be subject. The said conditions are set out on the attached schedule.

The reasons for these conditions are also set out on the attached sheet(s).

Signed:  Date: 28.4.98

for **DIRECTOR OF PLANNING AND TRANSPORTATION**

Norfolk County Council  
County Hall  
Martineau Lane  
Norwich  
NR1 2SG

**SEE NOTES ON ATTACHED SHEET**

## NOTES

- (1) Where the Mineral Planning Authority (a) determine conditions different from those submitted by the applicant; or (b) so determine conditions and give notice that, in their opinion, a restriction on working rights would not prejudice adversely to an unreasonable degree either the economic viability of operating the site or the asset value of the site, the applicant has the right of appeal to the Secretary of State\*.
- (2) An appeal must be made to the Secretary of State before the end of the period of six months beginning with the date of the Authority's notice of determination.
- (3) In certain circumstances, a claim may be made against the Mineral Planning Authority for compensation under Section 107 of the Town and Country Planning Act 1990. The circumstances are set out at paragraph 15 of Schedule 13 to the Environment Act 1995.

\* Appeals must be made on a form which is obtainable from the Norfolk County Council, County Hall, Martineau Lane, Norwich, NR1 2SG.

Location: Foster's End Quarry, East Winch, King's Lynn

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Conditions:

PLANNING PERMISSION MW.14 WHICH IS THE SUBJECT OF THIS DETERMINATION IS DIVIDED INTO 4 AREAS UNDER THE CONTROL OF DIFFERENT OPERATORS. THE AREAS ARE INDICATED AS A,B,C & D ON PLAN 001 DATED 19/11/97 AS FOLLOWS:-

AREA A: APPLICANT: SID GEORGE  
AREA B: APPLICANT: ANTI WASTE LTD  
AREA C: APPLICANT: A R WILSON & MIDDLETON AGGREGATES  
AREA D: APPLICANT: FRIMSTONE LTD

**THE FOLLOWING CONDITIONS 1 TO 8 ARE APPLICABLE TO AREAS A,B,C & D:-**

1. Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995 (or any Order revoking or re-enacting that order), no further buildings, plant or machinery, nor structures of the nature of plant or machinery other than that permitted under planning permission MW.14 as amended by these conditions, shall be erected on the site, except with permission granted on an application under Part III of the Town and Country Planning Act 1990.
2. No minerals other than sand, gravel and carstone shall be removed from site.
3. No materials, including waste, soil, sand or clay shall be brought onto site for the purposes of restoration or fill, other than that permitted by permissions C/88/4762, C/90/2442, C/92/2001 as amended by C/97/2009 and C/93/2002 as amended by C/96/2022.
4. Measures shall be taken, including the provision of wheel cleaning facilities where necessary, to ensure that vehicles leaving the site shall not be in a condition whereby they would deposit mud or other loose material on the public highway.
5. Any oil storage tanks on the site shall be sited on impervious bases and surrounded by oil tight bund walls; the bunded areas shall be capable of containing 110% of the tank volume and shall enclose all fill and draw pipes.
6. Unless otherwise agreed in writing with the County Planning Authority, no dewatering of excavations shall be carried out.
7. Noise emitted from the site shall not exceed 55 dB expressed as a 1 hour LAeq as measured at any noise sensitive property adjacent to the site.
8. Measures shall be taken to minimise dust nuisance and sand blow caused by the operations, including spraying of road surfaces, plant area and stockpiles as necessary.

**THE FOLLOWING CONDITIONS 9 TO 23 ARE APPLICABLE TO AREA A ONLY**

9. To the extent that the planning permission which is the subject of this determination relates to Area A, it shall expire on the 30 April 2013 and unless on or before that date permission is granted for its retention:-
  - (a) the use hereby permitted shall be discontinued;
  - (b) the buildings, plant, machinery and stockpiles shall be removed;

Location: Foster's End Quarry, East Winch, King's Lynn

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(c) the said land shall be restored in accordance with condition 21 below.

10. Prior to the commencement of the development the applicant shall submit to and obtain the written approval of the County Planning Authority to:-

- (a) a written scheme of investigation to establish the impact of the development on the ecology of the site;
- (b) a programme of ecological work arising from the said investigation;
- (c) a list of working restrictions arising from the said investigation.

Notwithstanding conditions 11,12,13,19,21:-

- (d) no development shall take place which does not comply with the programme of ecological work and list of working restrictions referred to above;
- (e) in so far as the programme of ecological work and list of working restrictions referred to above hinder or prevent the implementation of any schemes and measures referred to in the said conditions, the applicant shall submit to the County Planning Authority further proposals to be implemented as approved by the County Planning Authority.

11. No operations shall take place until a scheme of working is submitted and agreed in writing with the County Planning Authority. This scheme shall be submitted within six months of the date of this determination or such other period agreed with the County Planning Authority. No operation shall take place except in accordance with the agreed scheme. The scheme shall include details of:-

- (a) phased extraction and timescale;
- (b) the order and direction of working;
- (c) the method of working and the types of machinery to be used;
- (d) the location of the processing area including plan, parking areas, mineral stockpile areas and lagoons;
- (e) the angle of slope of excavation faces and banks;
- (f) the system to be adopted for disposal of silt.

12. No excavation shall take place in land within 20 metres from the top of the bank of the Trout Stream

13. No excavations shall be carried out at a depth greater than 2.5 metres B.O.D.

14. Stockpiled material shall not be stacked or deposited to a height exceeding 6 metres.

15. Screens, chutes and hoppers shall not be used until they have been lined with rubber or similar material.

16. No operations hereby permitted shall take place unless signs have been placed at the site accesses on to Fosters End Bridleway to warn users of the public bridleway of the presence of site vehicles and additional signs to warn operators of site vehicles that the users of the public bridleway have right of way over the bridleway. Such signs shall be maintained for the duration of site operations.

17. The accesses onto the bridleway referred to in Condition 16 above shall be maintained in a level and drained condition so as not to interfere with the public use of the bridleway.

Location: Foster's End Quarry, East Winch, King's Lynn

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18. No operation authorised or required under permission MW.14 as amended by these conditions shall take place on Sundays or public holidays, or other than during the following periods:-
- 07.00 - 18.00 Mondays to Fridays
  - 07.00 - 13.00 Saturdays
19. No development shall take place until a scheme of landscaping is submitted and agreed in writing by the County Planning Authority. This scheme shall be submitted within six months of the date of the planning permission or such other period agreed in writing with the County Planning Authority. The scheme shall include details of size, species and spacing of trees, hedges and shrubs, arrangements for their protection and maintenance, and details of the construction and maintenance of the soil bunds. It shall be completed within 1 year of the date of this permission and shall make provision for:-
- (a) the screening of the operations by trees, hedges and soil bunds;
  - (b) the protection and maintenance of existing trees and hedges which are to be retained on the site;
  - (c) re-seeding and re-planting where failures or damage occur within a period of five years from the date of planting;
  - (d) the replacement of any damaged or dead trees with trees of similar size and species at the next appropriate season.
20. All planting, seeding or turfing comprised in the approved details of landscaping shall be carried out in the first planting and seeding season following the completion of each phase of the development, and any trees or or plants which within a period of 5 years from the completion of the development die, are removed or become seriously damaged or diseased shall be replaced in the next planting season with others of similar size and species, unless the County Planning Authority gives written consent to any variation.
21. No operations shall take place until a scheme of restoration suitable for an amenity/wildlife habitat after-use is submitted and agreed in writing with the County Planning Authority. This scheme shall be submitted within six months of the date of this planning permission or such other period agreed in writing by the County Planning Authority. The said scheme shall include:-
- (a) dates for the starting and completion of each phase of restoration;
  - (b) a maximum area of disturbed land which at any time is unrestored;
  - (c) the contours of the restored land shown by plans and sections;
  - (d) the provision to be made for drainage of the site;
  - (e) areas to be seeded or planted with trees, including provision for re-seeding and re-planting during the following planting season where such action is necessary as a result of any failure which occurs within a period of five years from the date of initial planting;
  - (f) bank profiles, batters and shoreline contours.
22. Handling, movement and re-spreading of topsoil and subsoil shall not take place except when the soils are in a suitably dry and friable condition and in such a way and with such equipment as to ensure minimum compaction.
23. An aftercare scheme specifying such steps as may be necessary to bring the land to the required standard for use for amenity/wildlife habitat shall be submitted for the approval



Location: Foster's End Quarry, East Winch, King's Lynn

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of the County Planning Authority not later than 1 year from the date of this determination. The approved aftercare scheme shall be implemented over a period of five years following the completion of restoration or in the case of phased restoration in stages each of five years duration dating from each completed restoration phase.

Note:

- A1. Conditions 1-23 are in substitution for all the existing conditions to which planning permission MW.14 is subject.
- A2. This area is subject to a legal agreement under Section 106 of the Town and Country Planning Act 1990 relating to traffic routeing.
- A3. Attention is drawn to the requirements of the Environment Agency as contained in their letter dated 21 March 1997, a copy of which is attached to this notice.

**THE FOLLOWING CONDITIONS 24 TO 30 ARE APPLICABLE TO AREA B ONLY**

- 24. To the extent that the planning permission which is the subject of this determination relates to Area B, it shall expire on the 7 July 2010 and unless on or before that date permission is granted for its retention:-
  - (a) the use hereby permitted shall be discontinued;
  - (b) the buildings, plant, machinery and stockpiles shall be removed;
  - (c) the said land shall be restored in accordance with condition 30 below.
- 25. A scheme of working shall be submitted to the County Planning Authority within 6 months of the date of this determination, to be agreed in writing with the County Planning Authority. No operation shall take place except in accordance with the agreed scheme. The scheme shall include details of:-
  - (a) phased extraction and timescale;
  - (b) the order and direction of working;
  - (c) the method of working and the types of machinery to be used;
  - (d) the location of the processing area including plan, parking areas, mineral stockpile areas and lagoons;
  - (e) the angle of slope of excavation faces and banks;
  - (f) phased filling and time scale;
  - (g) the order and direction of filling.
- 26. No excavations shall be carried out at a depths greater than those shown in the area referred to as the "red land" on attached Drawing Figure 2 dated October 1997.
- 27. Unless otherwise agreed in writing with the County Planning Authority, there shall be no vehicular access to Area B except via the existing access from Mill Drove only.
- 28. No operation authorised or required under this permission shall take place on Sundays or public holidays, or other than during the following periods:-

Location: Foster's End Quarry, East Winch, King's Lynn

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07.00 - 17.00 Mondays to Fridays  
07.00 - 13.00 Saturdays

29. A scheme of restoration interim to that set out in Condition 30 below shall be submitted to the County Planning Authority within 1 year of the date of this determination, to be agreed in writing by the County Planning Authority. The said scheme shall include:-
- (a) dates for the starting and completion of each phase of restoration;
  - (b) a maximum area of disturbed land which at any time is unrestored;
  - (c) the contours of the restored land shown by plans and sections;
  - (d) the provision to be made for drainage of the site;
  - (e) areas to be seeded or planted with trees, including provision for re-seeding and re-planting during the following planting season where such action is necessary as a result of any failure which occurs within a period of five years from the date of initial planting;
  - (f) measures to deal with leachate and landfill gas emissions.
30. Restoration and aftercare of Area B shall be in accordance with Conditions 7-11 given in Planning Permission Ref. C/2/90/2442 dated 7 July 1995

Note:

- B1. Conditions 1-8 and 24-30 are in substitution for all existing conditions to which planning permission MW.32 is subject.
- B2. This area is subject to a legal agreement under Section 106 of the Town and Country Planning Act 1990 relating to traffic routing

**THE FOLLOWING CONDITIONS 31 TO 43 ARE APPLICABLE TO AREA C ONLY**

31. To the extent that the planning permission which is the subject of this determination relates to Area C, it shall expire on the 30 April 2013 and unless on or before that date permission is granted for its retention:-
- (a) the use hereby permitted shall be discontinued;
  - (b) the buildings, plant, machinery and stockpiles shall be removed;
  - (c) the said land shall be restored in accordance with condition 42 below.
32. No operation authorised or required under permission MW.14 as amended by these conditions shall take place on Sundays or public holidays, or other than during the following periods:-
- 07.00 - 18.00 Mondays to Fridays  
07.00 - 13.00 Saturdays
33. There shall be no vehicular access to Area C except from East Winch Road only.

Location: Foster's End Quarry, East Winch, King's Lynn

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34. A scheme of working shall be submitted to the County Planning Authority within 6 months of the date of this determination, to be agreed in writing with the County Planning Authority. Thereafter no operation shall take place except in accordance with the agreed scheme. The scheme shall include details of:-
- (a) phased extraction and timescale;
  - (b) the order and direction of working;
  - (c) the method of working and the types of machinery to be used;
  - (d) the angle of slope of excavation faces and banks;
  - (e) the angle of slope of final batters;
  - (f) the depth of working;
35. A scheme indicating the measures to be taken to seal the breach in the clay layer below phase 1 as shown on Plan No.001 dated 19/11/97 shall be submitted to the County Planning Authority within 1 year of the date of this determination, to be agreed in writing with the County Planning Authority. The said scheme shall include:-
- (a) details of the proposed engineering method;
  - (b) materials to be used to form the seal;
  - (c) details of plant to be used;
  - (d) date of implementation.
36. Unless otherwise agreed in writing with the County Planning Authority, no working shall take place in Phase 2 until extraction has been completed in Phase 1 as shown on Plan No 001 dated 19/11/97.
37. No excavation other than soil stripping shall take place in phase 2 as shown on Plan No 001 dated 19/11/97 until a screening bund is constructed adjacent to the southern boundary of the bridleway crossing Area C. The bund shall be constructed using soils stripped from phase 2; have a northern slope not steeper than 1 in 3; be 2.5 metres high and be grass seeded with low maintenance mix and cut twice yearly during the growing season.
38. No operations hereby permitted shall take place in phase 2 as shown on Plan No.001 dated 19/11/97 unless signs have been placed at the point where the haul route crosses the bridleway to warn users of the public bridleway of the presence of construction traffic and additional signs to warn operators of site vehicles that users of the public bridleway have right of way over the bridleway crossing. Such signs shall be maintained for the duration of site operations.
39. The crossing point between phase 1 and 2 referred to in Condition 38 above shall be maintained in such a level and drained condition so as not to interfere with the public use of the bridleway.
40. No excavation shall take place within 5 metres of the public bridleway between phases 1 and 2 as shown on Plan No 001 dated 19/11/98.
41. All landscaping within Phase 1 as shown on Plan No. 001 dated 19/11/97 shall be in accordance with the tree planting details including species mix, spacing, protection and tree planting areas specified on Drawing No 12/92/945.1 and referred to in Condition 9 of planning permission ref C/93/2002 (subject to amended timescales). Landscaping within phase 2 shall be to a specification to be agreed in writing by the County Planning

Location: Foster's End Quarry, East Winch, King's Lynn

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Authority.

42. A scheme of restoration shall be submitted to the County Planning Authority within six months of the date of this determination, to be agreed in writing with the County Planning Authority. The said scheme shall include:-
- (a) dates for the starting and completion of each phase of restoration;
  - (b) a maximum area of disturbed land which at any time is unrestored;
  - (c) the contours of the restored land shown by plans and sections;
  - (d) the provision to be made for drainage of the site;
  - (e) areas to be seeded or planted with trees, including provision for re-seeding and re-planting during the following planting season where such action is necessary as a result of any failure which occurs within a period of five years from the date of initial planting;
  - (f) bank profiles, batters and shoreline contours.
43. An aftercare scheme specifying such steps as may be necessary to bring the land to the required standard for use for agriculture/wildlife habitat shall be submitted for the approval of the County Planning Authority not later than 1 year from the date of this determination. The approved aftercare scheme shall be implemented over a period of five years following the completion of restoration or in the case of phased restoration in stages each of five years duration dating from each completed restoration phase.

Note:

- C1. Conditions 1-8 and 31-43 are in substitution for all existing conditions to which MW.14 is subject.
- C2. This area is subject to a legal agreement under Section 106 of the Town and Country Planning Act 1990 relating to traffic routing.

**THE FOLLOWING CONDITIONS 44 TO 57 ARE APPLICABLE TO AREA D ONLY**

44. To the extent that the planning permission which is the subject of this determination relates to Area D, it shall expire on the 31 December 2005 and unless on or before that date permission is granted for its retention:-
- (a) the use hereby permitted shall be discontinued;
  - (b) the buildings, plant, machinery and stockpiles shall be removed;
  - (c) the said land shall be restored in accordance with condition 57 below.
45. No operations shall take place until a scheme of working is submitted and agreed in writing with the County Planning Authority. This scheme shall be submitted within 1 year of the date of this determination or such other period agreed with the County Planning Authority. No operation shall take place except in accordance with the agreed scheme. The scheme shall include details of:-
- (a) phased extraction and timescale;

Location: Foster's End Quarry, East Winch, King's Lynn

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- (b) the order and direction of working;
  - (c) the method of working and the types of machinery to be used;
  - (d) the location of the processing area including plan, parking areas, mineral stockpile areas and lagoons;
  - (e) the method and route of transport of minerals from the site;
  - (f) the angle of slope of excavation faces and banks;
  - (g) the depth of working.
46. Prior to the commencement of the development the applicant shall submit to and obtain the written approval of County Planning Authority to:-
- (a) a written scheme of investigation to establish the impact of the development on the archaeology of the the site;
  - (b) a programme of archaeological work arising from the said investigation;
  - (c) a list of working restrictions arising from the said investigation.
- Notwithstanding conditions 45 and 52:-
- (d) no development shall take place which does not comply with the programme of archaeological work and list of working restrictions referred to above;
  - (e) in so far as the programme of archaeological work and list of working restrictions referred to above hinder or prevent the implementation of any schemes and measures referred to in the said conditions, the applicant shall submit to the County Planning Authority further proposals to be implemented as approved by the County Planning Authority.
47. No operation authorised or required under permission MW.14 as amended by these conditions shall take place on Sundays or public holidays, or other than during the following periods:-
- 07.00 - 18.00 Mondays to Fridays
  - 07.00 - 13.00 Saturdays
48. No discharge shall be made into any watercourse without the prior consent in writing of the County Planning Authority.
49. No external lighting shall be installed on the site unless it is maintained such that it will not cause glare beyond the site boundaries.
50. No operation hereby permitted shall take place unless signs have been placed at the site access on to Fosters End Bridleway to warn users of the public bridleway of the presence of site vehicles and additional signs to warn operators of site vehicles that the users of the public bridleway have right of way over the bridleway. Such signs shall be maintained for the duration of site operations.
51. The access on to the bridleway referred to in Condition 50 above shall be maintained in such a level and drained condition so as not to interfere with the public use of the bridleway.
52. No operations shall take place until a scheme of restoration is submitted and agreed in writing with the County Planning Authority. This scheme shall be submitted within 1 year of the date of this determination or such other period agreed in writing by the County Planning Authority. The said scheme shall include:-

Location: Foster's End Quarry, East Winch, King's Lynn

---

- (a) dates for the starting and completion of each phase of restoration;
  - (b) a maximum area of disturbed land which at any time is unrestored;
  - (c) the contours of the restored land shown by plans and sections;
  - (d) the provision to be made for drainage of the site;
  - (e) areas to be seeded or planted with trees, including provision for re-seeding and re-planting during the following planting season where such action is necessary as a result of any failure which occurs within a period of five years from the date of initial planting;
  - (f) bank profiles, batters and shoreline contours.
53. Handling, movement and re-spreading of topsoil and subsoil shall not take place except when the soils are in a suitably dry and friable condition and in such a way and with such equipment as to ensure minimum compaction.
54. No topsoil or subsoil shall be taken off the site.
55. Measures including ripping and/or subsoiling shall be carried out after soil replacement so that the compacted layers and pans are broken up to assist free drainage.
56. All stones and deleterious materials in excess of 15cm which arise from the ripping of the subsoil and topsoil shall be removed from the site.
57. An aftercare scheme specifying such steps as may be necessary to bring the land to the required standard for use for agriculture shall be submitted for the approval of the County Planning Authority not later than 1 year from the date of this determination. The approved aftercare scheme shall be implemented over a period of five years following the completion of restoration or in the case of phased restoration in stages each of five years duration dating from each completed restoration phase.

Note:

- D1. Conditions 1-8 and 44-57 are in substitution for all the existing conditions to which planning permission MW.14 is subject.
- D2. This area is subject to a legal agreement under Section 106 of the Town and Country Planning Act 1990 relating to traffic routeing.

Location: Foster's End Quarry, East Winch, King's Lynn

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The reasons for the Council's determination are:

1,3,7-9, To ensure orderly working in the interest of the amenities of the  
11,14-15, surrounding area.

18-20,  
24-25,28,31-32,  
36-37,40-41,44-45,47,49.

4,16-17, To facilitate the safe access of vehicles on and off the site.  
27,33,38-39,50,51.

5-6,12, To safeguard hydrological interests.  
35,48.

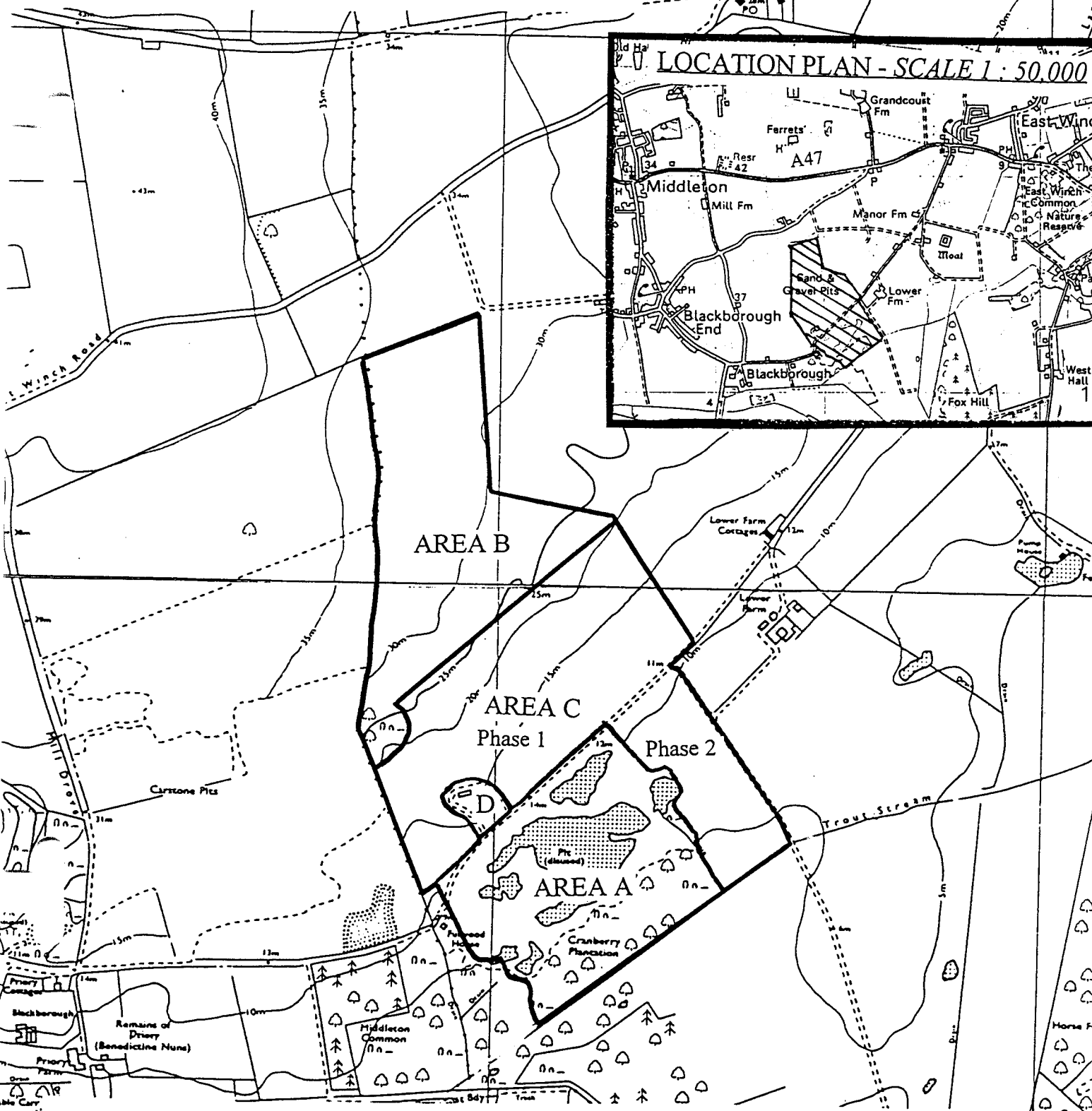
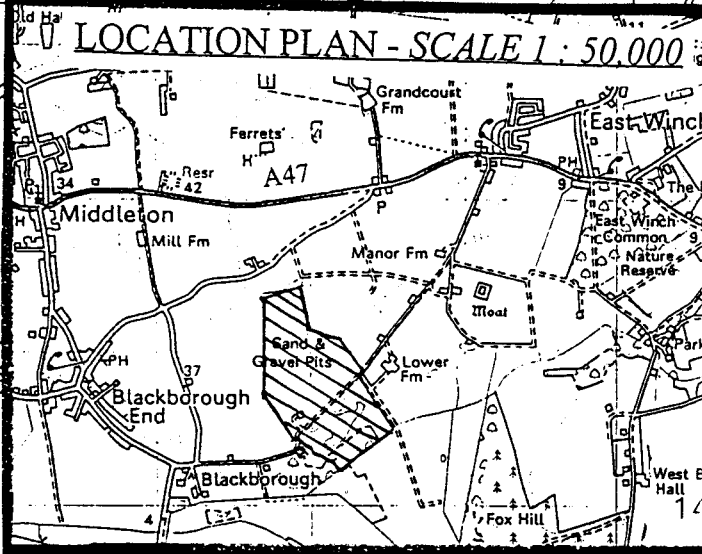
10. To safeguard nature conservation interests.

2,13, To ensure the proper and expeditious restoration of the site.  
21-23,26,29-30,  
43,52-57.

46. To ensure adequate time is available to investigate any features of archaeological  
interest.

**KEY**

- AREA A : C/97/2006 : S George.
- AREA B : C/97/2007 : Anti Waste Ltd.
- AREA C : C/96/2026 : A R Wilson & Middleton Aggregates.
- AREA D : C/97/2026 : Frimstone Ltd.



TITLE C/97/2006, C/96/2007,  
C/96/2026 & C/97/2026 East Winch  
Application for Determination  
of Conditions

SCALE 1 : 10,000  
0m 100m 200m 300m 400m 500m 600m



LOCAL AUTHORITY No. 076759  
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PLAN No. 001  
Norfolk County Council  
County Hall  
Norwich  
DATE  
19/11/97





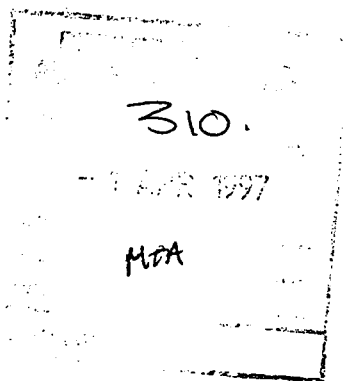
**ENVIRONMENT  
AGENCY**

Our ref: GCB/SH/97/3/NCC/0011

Your ref:

Date: 21 March 1997

Mr J M Shaw  
Director of Planning & Property  
Norfolk County Council  
County Hall  
Martineau Lane  
NORWICH  
Norfolk  
NR1 2DH



Dear Mr Shaw

**PROPOSAL: DETERMINATION OF CONDITIONS FOR MINERAL  
SITE/MINING SITE**  
**LOCATION: FOSTERS END QUARRY, EAST WINCH**  
**APPLICANT: D GEORGE T/AS SID GEORGE**

Thank you for referring the above application which was received on 10 February 1997.

The Environment Agency has some concerns regarding the determination of condition for this mineral site.

The site is enclosed within a County Wildlife Site 434. The Fishing Pits are presently leased to King's Lynn Angling Club.

The extraction of sand and gravel is acceptable but the extraction of the underlying clay is not acceptable as removal of the clay would allow water under pressure to escape from the underlying Sandringham Sands.

We request that the following condition is added to the schedule of Conditions proposed by the applicant:

**CONDITION:** The minerals to be worked shall be restricted to sand and gravels only.

**REASON:** To prevent the wastage of water resources in the area.

Cont/d...

The Environment Agency  
Cobham Road, Ipswich, Suffolk IP3 9JE  
Tel 01473 727712, Fax 01473 724205, GTN 7-50 X 4000





**Informatives:**

Under the terms of the Water Resources Act 1991, the prior agreement of the Agency is required for discharging dewatering water from any excavation or development to a surface watercourse.

Any person intending to excavate minerals in the area of the Anglian Region of Environment Agency, shall give notice of his intentions (Section 28, Anglian Water Act 1977). The appropriate forms can be obtained by contacting the Water Resources department of the Environment Agency.

As this is part of the County Wildlife Site, the applicant should prepare a management plan to address the present ecological situation of the site and future restoration.

Whilst excavation takes place, there is a need to retain as much of the existing habitat as possible, which may include rare mosses and lichens.

The Norfolk Wildlife Trust should be closely involved in this site.

The fish population of this location may need to be removed before the mineral extraction begins.

If waste material is imported to the site, the operators will require a Waste Management Licence.

A copy of this letter has been sent to the applicant/agent.

Yours sincerely

A handwritten signature in black ink, appearing to read 'A.R.' or similar initials.

pp **JONATHAN S WORTLEY**  
**Planning and Customer Services Manager**

Please ask for: **Graeme Borley**



# 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*

*Fax: (01553) 691663*

*DX 57825 KING'S LYNN*

---

## Planning Permission

### Part I - Particulars of application

<b>Area</b>	Central	<b>Ref. No.</b>	2/97/0171/F
<b>Applicant</b>	Mr I Dew 141 Main Road West Winch Kings Lynn Norfolk	<b>Received</b>	04-FEB-1997
<b>Agent</b>	R H Plowright 32 Jermyn Road Kings Lynn Norfolk PE30 4AE	<b>Location</b>	141 Main Road
		<b>Parish</b>	West Winch
<b>Details</b>	Erection of single storey rear extension		

---

### 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 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.

*Adrian Parker* PR

.....  
Borough Planning Officer  
on behalf of the Council  
05-MAR-1997

# NOTICE OF DECISION

*Town & Country Planning Act 1990*

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*King's Court, Chapel Street*

*King's Lynn, Norfolk PE30 1EX*

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## Planning Permission

### Part I - Particulars of application

<b>Area</b>	Central	<b>Ref. No.</b>	2/97/0170/F
<b>Applicant</b>	Mrs Naomi Garrett 6 Orange Row Terrington St Clement Kings Lynn Norfolk	<b>Received</b>	04-FEB-1997
<b>Agent</b>	C J Fox Foxy Lair Castle Road Wormegay Kings Lynn Norfolk	<b>Location</b>	6 Orange Row
		<b>Parish</b>	Terrington St Clement
<b>Details</b>	Erection of single storey rear extension		

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### 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 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.

*Adrian Parker* R

.....  
Borough Planning Officer  
on behalf of the Council  
05-MAR-1997

# Borough Council of Kings Lynn and West Norfolk

## Register of Application

<b>Area</b>	Central	<b>Ref. No.</b>	2/97/0169/A
<b>Applicant</b>	Signet Group Plc Hunters Road Birmingham BI9 1DS	<b>Received</b>	04-FEB-1997
		<b>Expiring</b>	01-APR-1997
<b>Agent</b>	Blaze Neon Ltd Patricia Way Pysons Road Broadstairs Kent CT10 2XZ	<b>Location</b>	70 High Street
		<b>Parish</b>	Kings Lynn
<b>Details</b>	Illumination of fascia sign		
		<b>Fee Paid</b>	£ 48.00

w/drawn 26/8/97

# NOTICE OF DECISION

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*King's Court, Chapel Street  
King's Lynn, Norfolk PE30 1EX  
Tel: (01553) 692722  
Fax: (01553) 691663  
DX 57825 KING'S LYNN*

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## Planning Permission

### Part I - Particulars of application

<b>Area</b>	South	<b>Ref. No.</b>	2/97/0168/F
<b>Applicant</b>	Mr M Starr Welle Manor New Road Upwell Wisbech Cambs	<b>Received</b>	04-FEB-1997
<b>Agent</b>	Graham Seaton 67 St Peter's Road Upwell Wisbech Cambs	<b>Location</b>	Welle Manor New Road
		<b>Parish</b>	Upwell
<b>Details</b>	Construction of garden store		

---

### 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 Before the start of any development on the site details of the bricks, together with bond style and mortar colour, shall be submitted to and approved by the Borough Planning Authority.

The Reasons being:-

- 1 Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2 To enable the Borough Planning Authority to consider such details in the interests of visual amenity and the street scene.

*Adrian Parker*

.....  
Borough Planning Officer  
on behalf of the Council  
07-MAR-1997

8A

# NOTICE OF DECISION

*Town & Country Planning Act 1990*

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*King's Court, Chapel Street*

*King's Lynn, Norfolk PE30 1EX*

*Tel: (01553) 692722*

*Fax: (01553) 691663*

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---

## Conservation Area Consent

### Part I - Particulars of application

<b>Area</b>	North	<b>Ref. No.</b>	2/97/0167/CA
<b>Applicant</b>	Mr R W Hill 35 Richmond Road London E11 4BX	<b>Received</b>	04-FEB-1997
<b>Agent</b>		<b>Location</b>	1 Rogers Row Station Road
		<b>Parish</b>	Burnham Market

**Details** Incidental demolition in connection with insertion of new window

---

### Part II - Particulars of decision

The Council hereby give notice that conservation area 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.
- 3 The new areas of walling to be incorporated into the building shall be constructed using materials, bonding techniques, coursing and other detailing to precisely match those of the existing building. Any other materials or detailing shall previously have been agreed by the Borough Planning Authority in writing.

The Reasons being:-

- 1 Required to be imposed pursuant to Section 18 of the Planning (Listed Buildings and Conservation Areas) Act 1990.

Continued...

- 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.
- 3 To maintain the character of the building and its contribution to the Conservation Area.

.....*Adrian Parker*  
Borough Planning Officer  
on behalf of the Council  
12-MAR-1997



# Borough Council of Kings Lynn and West Norfolk

## Register of Application

<b>Area</b>	Central	<b>Ref. No.</b>	2/97/0166/F
<b>Applicant</b>	Dr K M Doran & Partners The Surgery Church Road Terrington St John Wisbech	<b>Received</b>	04-FEB-1997
		<b>Expiring</b>	01-APR-1997
<b>Agent</b>	Robert Freakley Associates St Ann's House St Ann's Street Kings Lynn PE30 1LT	<b>Location</b>	Land east of Village Hall Magdalen Road
		<b>Parish</b>	Tilney St Lawrence
<b>Details</b>	Construction of Doctor's Surgery and creation of car parking for village hall		
		<b>Fee Paid</b>	£ 960.00

*W. Williams*

# Borough Council of Kings Lynn and West Norfolk

## Register of Application

<b>Area</b>	Central	<b>Ref. No.</b>	2/97/0165/CU
<b>Applicant</b>	Dr K M Doran The Surgery Church Road Terrington St John Wisbech Cambs	<b>Received</b>	04-FEB-1997
<b>Agent</b>	Robert Freakley Associates St Ann's House St Ann's Street Kings Lynn PE30 1LT	<b>Expiring</b>	01-APR-1997
		<b>Location</b>	Land rear of 29-47 Magdalen Road
		<b>Parish</b>	Tilney St Lawrence
<b>Details</b>	Use of land as extension to playing field		
		<b>Fee Paid</b>	£ 160.00

*W. Johnson*

# 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*

*Fax: (01553) 691663*

*DX 57825 KING'S LYNN*

---

## Planning Permission

### Part I - Particulars of application

<b>Area</b>	Central	<b>Ref. No.</b>	2/97/0164 /F
<b>Applicant</b>	Willhire Group Ltd The Maltings Barton Mills Suffolk	<b>Received</b>	07-MAY-1997
<b>Agent</b>	M P Sugden 66 Mawson Road Cambridge CB1 2EA	<b>Location</b>	Former Railway Tavern Wisbech Road
		<b>Parish</b>	Kings Lynn
<b>Details</b>	Use of site for vehicle rental depot and construction of office building		

---

### 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 Before the start of any development on the site full details of lighting and samples of all the external building materials shall be submitted to and approved in writing by the Borough Planning Authority.
- 3 Before the start of any development on the site full details of the proposed arrangements for staff, customer and rental vehicle parking within the site shall be submitted to and approved by the Borough Planning Authority in writing. These facilities shall thereafter be retained in accordance with the approved plans unless otherwise agreed in writing by the Borough Planning Authority.
- 4 Before the development hereby permitted is brought into use details of the surface treatment of the area between Wisbech Road and the building/enclosing wall, shall be submitted to and approved by the Borough Planning Authority and the agreed scheme shall be implemented.
- 5 Before the development hereby permitted is brought into use the wall indicated on the submitted plans to link the building to the eastern boundary and that along the eastern boundary shall be erected as indicated on the plans (or such other details as may subsequently be agreed in writing).

Continued...

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 the interests of highway safety.
- 4&5 In the interests of visual amenity and the street scene.



.....  
Borough Planning Officer  
on behalf of the Council  
05-DEC-1997

# Certificate of Lawful Use or Development

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

**BOROUGH PLANNING**  
King's Court, Chapel Street  
King's Lynn, Norfolk PE30 1EX  
Tel: (01553) 692722  
Minicom: (01553) 692138  
Fax: (01553) 691663  
DX 57825 KING'S LYNN

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

The Borough Council of King's Lynn and West Norfolk hereby certify that on 04-EB-1997 the use described in the First Schedule hereto in respect of the land specified in the Second Schedule hereto and shaded on the plan attached to this certificate was **lawful** within the meaning of Section 191 of the Town and Country Planning Act 1990 (as amended), for the following reason(s):

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

Date: 20-JAN-1998  
Reference: 2/97/0163/LD

First Schedule: Occupation of the dwelling without complying with condition No.1 attached to planning permission reference M3790 re-agricultural occupancy

Second Schedule:  
Rokewood 3  
Walton Road  
Walsoken

## Notes

1 This certificate is issued solely for the purposes of Section 191 of the Town and Country Planning Act 1990 (as amended).

2 It certifies that the use specified in the First Schedule taking place on the land described in the Second Schedule was lawful, on the specified date, and thus, would not have been liable to enforcement action under Section 172 of the 1990 Act on that date.

3 This certificate applies only to the extent of the use described in the First Schedule and to the land specified in the Second Schedule and identified on the attached plan. Any use which is materially different from that described or which relates to other land may render the owner or occupier liable to enforcement action.

4 The effect of the certificate is also qualified by the proviso in Section 192(4) of the 1990 Act, as amended, which states that the lawfulness of a described use or operation is only conclusively presumed where there has been no material change before the use is instituted or the operations begun, in any of the matters relevant to determining lawfulness.

**CERTIFICATE OF LAWFUL USE OR DEVELOPMENT**

Town & Country Planning Act 1990: 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**

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

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

*D*X57825 KING'S LYNN

**KING'S LYNN &  
WEST NORFOLK**



A Plan showing site at: **ROKEWOOD 3 WALTON ROAD, WALSOKEN**

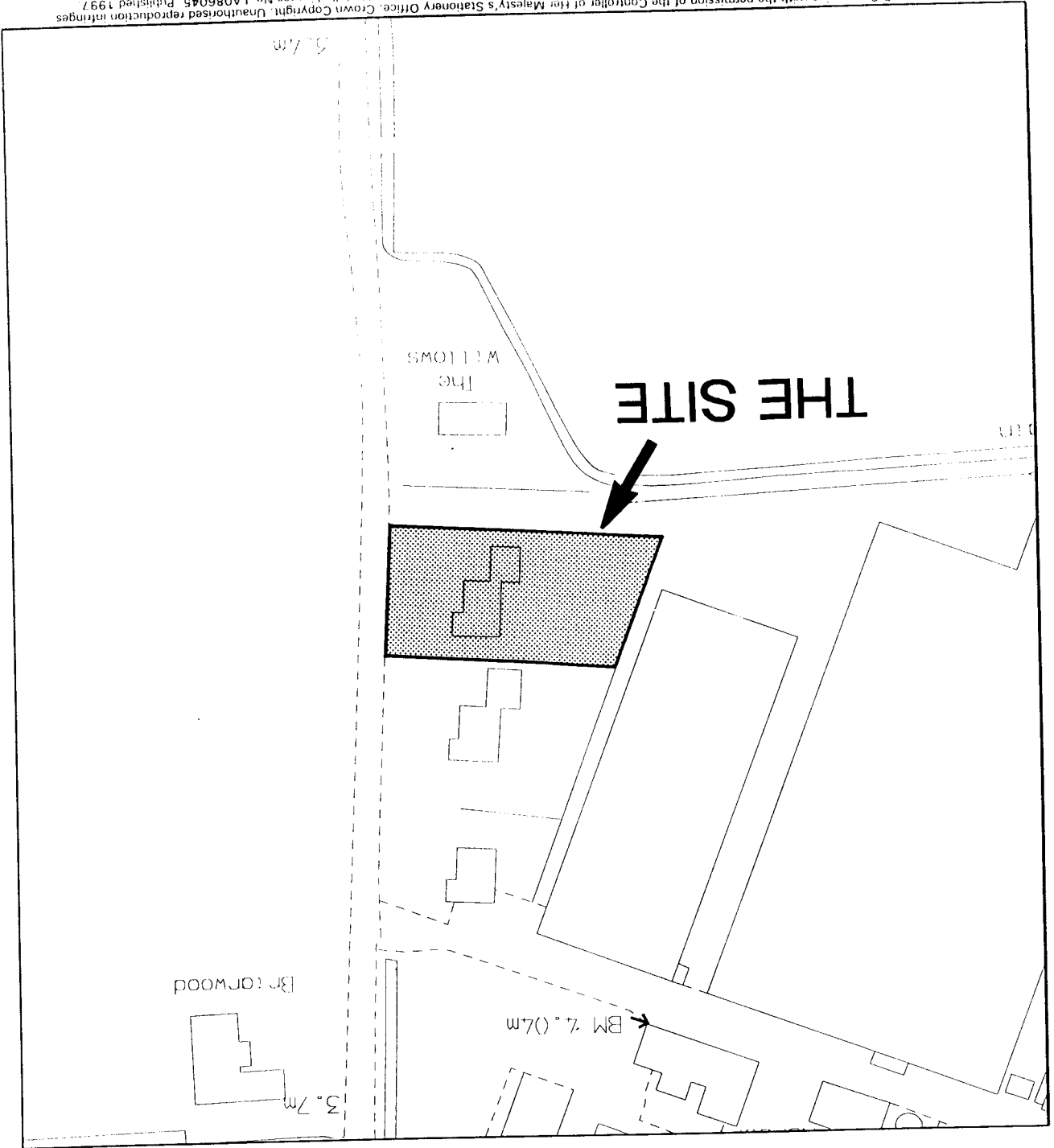
WALSOKEN

Ref: **2/97/0163/LD**

Traced From: **TF4712**

Date: **15-JAN-1998**

Scale: **1 : 1250**



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*Tel: (01553) 692722*

*Fax: (01553) 691663*

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---

## Outline Planning Permission

### Part I - Particulars of application

<b>Area</b>	South	<b>Ref. No.</b>	2/97/0162 /O
<b>Applicant</b>	Mr B Green Karpaurie The Causeway Stowbridge Kings Lynn PE34 3PP	<b>Received</b>	03-APR-1997
<b>Agent</b>	Abbotts Estate Agents 106 High Street Kings Lynn Norfolk PE30 1DA	<b>Location</b>	North of Archdale Farmhouse Stow Road
		<b>Parish</b>	Wiggenhall St Mary Magdalen
<b>Details</b>	Site for construction of dwelling and garage (revised proposal)		

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### Part II - Particulars of decision

The Council hereby give notice in pursuance of the Town and Country Planning Act 1990 that outline planning permission has been granted for the carrying out of the development referred to in Part I above in accordance with the application and plans submitted **and as revised by letter dated 2.4.97 and plan received on 3.4.97** subject to compliance with the following conditions :

- 1 Application for the approval of reserved matters specified below shall be made within three years from the date of this permission (otherwise the permission lapses); and the development shall be begun within five years from the date of this permission or two years from the final approval of the reserved matters, whichever is the later date.
- 2 Before the start of any development on the site full details of the siting, design and external appearance of any buildings/structure, the means of access thereto and the landscaping of the site, shall be submitted to and approved by the Borough Planning Authority and the development shall conform to such approved details.
- 3 This permission shall not be taken as an approval of any details which may be shown on the approved plans unless they have been stated in the application to form an integral part of the application.
- 4 Before the commencement of the occupation of the dwelling:
  - (a) the means of access, shall be laid out and constructed to the satisfaction of the Borough Planning Authority with the gates set back not less than 15 ft from the nearer edge of the existing carriageway of the highway and the side fences splayed at an angle of forty-five degrees
  - (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 the site to enable vehicles to be turned round so as to re-enter the highway in forward gear.

Continued...

- 5 The dwelling hereby permitted shall be erected on a building line to conform with that of the existing properties adjacent to the site.
- 6 The dwelling hereby approved shall be designed in sympathy with existing buildings in the vicinity using materials similar in colour and texture.
- 7 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 Required to be imposed pursuant to Section 92 of the Town and Country Planning Act 1990.
- 2&3 This permission is granted under Article 7 of the above mentioned Order on an outline application and the conditions are imposed to enable the Borough Planning Authority to retain control over the siting and external appearance of the buildings, the means of access and landscaping of the site, in the interests of amenity and road safety.
- 4 In the interests of highway safety.
- 5 In the interests of the street scene.
- 6 In the interests of the visual amenities of the locality.
- 7 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  
13-MAY-1997

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**Note - See attached letter dated 17 March 1997 from the Environment Agency.**



# NOTICE OF DECISION

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*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  
Fax: (01553) 691663  
DX 57825 KING'S LYNN*

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## Planning Permission

### Part I - Particulars of application

<b>Area</b>	Central	<b>Ref. No.</b>	2/97/0161/F
<b>Applicant</b>	Mr G D Galvin 4 London Road Kings Lynn Norfolk PE30 5PY	<b>Received</b>	20-MAR-1997
<b>Agent</b>		<b>Location</b>	4 London Road
		<b>Parish</b>	Kings Lynn
<b>Details</b>	Extension of trading hours to midnight (Monday to Thursday inc) 1.30 am (Fridays and Saturdays) and 11.00pm Sunday		

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### 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 revised by letter from Borough Planning Officer to applicant dated 20 March 1997 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 shall expire on 30 April 1998, and unless on or before that date application is made for an extension of the period of permission and such application is approved, the operation of the take away during the extended hours hereby permitted shall cease and the use shall be operated in accordance with the restrictions imposed under planning reference 2/89/2946/CU/F approved 7 June 1990 only.

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 monitor the impact of the development on the amenities of the locality.

  
.....  
Borough Planning Officer  
on behalf of the Council  
15-APR-1997

# NOTICE OF DECISION

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## Planning Permission

### Part I - Particulars of application

Area	Central	Ref. No.	2/97/0160/F
Applicant	Mr and Mrs P Edmonds 3 Briar Close Grimston Kings Lynn	Received	03-FEB-1997
Agent	Peter Godfrey Chelwood House Sherborne Road Dersingham Kings Lynn	Location	Land east of 25 Low Road
		Parish	Grimston

Details      Temporary standing of caravan during construction of dwelling

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### 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      This permission shall expire on 26.12.97 or on completion of the dwelling whichever is the earlier and unless on or before that date application is made for an extension of the period of permission and such application is approved, the caravan shall be removed from this site.

The Reasons being:-

- 1      To ensure that the caravan, which would not normally be permitted to stand on this site, is related for the period of construction of the dwelling.



.....  
Borough Planning Officer  
on behalf of the Council  
26-MAR-1997

# NOTICE OF DECISION

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## Planning Permission

### Part I - Particulars of application

Area	Central	Ref. No.	2/97/0159/F
Applicant	Mr and Mrs P Edmonds 3 Briar Close Grimston Kings Lynn	Received	03-FEB-1997
Agent	Peter Godfrey Chelwood House Sherborne Road Dersingham Kings Lynn	Location	Land east of 25 Low Road
		Parish	Grimston
Details	Construction of dwellinghouse and garage		

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### 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 received 11 March 1997 subject to compliance with the following conditions :

- 1 The development hereby permitted shall be begun within five years from the date of this permission.
- 2 Before the occupation of the development hereby permitted the access and any parking area shall be laid out, surfaced and drained and thereafter be maintained.

The Reasons being:-

- 1 Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2 To ensure the satisfactory provision of access and parking arrangements in the interests of highway safety.

*Wain Parker*

.....  
Borough Planning Officer  
on behalf of the Council  
26-MAR-1997

Note - Please find attached letter dated 13.2.97 from the Environment Agency.

# NOTICE OF DECISION

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## Planning Permission

### Part I - Particulars of application

<b>Area</b>	Central	<b>Ref. No.</b>	2/97/0158/F
<b>Applicant</b>	Mr and Mrs A Stubbing Trebarwith Nursery Lane North Wootton Kings Lynn	<b>Received</b>	03-FEB-1997
<b>Agent</b>	Peter Godfrey Chelwood House Sherborne Road Dersingham Kings Lynn	<b>Location</b>	Trebarwith 137 Nursery Lane
		<b>Parish</b>	North Wootton
<b>Details</b>	Installation of dormer window		

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### 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.

*Adrian Parker*

.....  
Borough Planning Officer  
on behalf of the Council  
14-MAR-1997

# NOTICE OF DECISION

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## Refusal of Planning Permission

### Part I - Particulars of application

<b>Area</b>	Central	<b>Ref. No.</b>	2/97/0157/F
<b>Applicant</b>	CCP (formerly Packwell Ltd) Woods Garage Lynn Road Walton Highway Norfolk	<b>Received</b>	03-FEB-1997
<b>Agent</b>	David Broker Design Services Danbrook House Station Road Wisbech St Mary Cambs	<b>Location</b>	Woods Garage Lynn Road Walton Highway
		<b>Parish</b>	West Walton
<b>Details</b>	Construction of shop, offices and student hostel accommodation after demolition of existing buildings		

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### 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 and as modified by the letter dated 2 June 1997 and accompanying drawing from the applicants agent hereof for the following reasons :

- 1 The proposed development would comprise an undesirable over development of the site and result in a building which would be out of keeping with and detrimental to the building characteristics of the locality.
- 2 The proposed development would result in an undesirable scale of the commercial use of the premises which would be detrimental to the amenities at present enjoyed by the occupiers of nearby properties.

*Ann Parker*

.....  
Borough Planning Officer  
on behalf of the Council  
21-JUL-1997

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# NOTICE OF DECISION

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## Conservation Area Consent

### Part I - Particulars of application

<b>Area</b>	North	<b>Ref. No.</b>	2/97/0156/CA
<b>Applicant</b>	Mr J Cooke Turtle Farm Much Hadham Herts SG10 6DP	<b>Received</b>	03-FEB-1997
<b>Agent</b>	Ian H Bix The Old Chapel John Kennedy Road Kings Lynn Norfolk PE30 2AA	<b>Location</b>	Nelsons Lodge Overy Road
		<b>Parish</b>	Burnham Market
<b>Details</b>	Demolition in connection with construction of three dormer windows in connection with creation of rooms in roofspace and additional window at first floor level on southern elevation		

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### Part II - Particulars of decision

The Council hereby give notice that conservation area 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.
- 3 Before the start of any of the works of demolition hereby approved a contract for the completion of the new development proposed (approved under reference 2/97/0131/F) shall have been entered into and the Borough Planning Authority notified in writing.

The Reasons being:-

- 1 Required to be imposed pursuant to Section 18 of the Planning (Listed Buildings and Conservation Areas) Act 1990.

Continued...

- 3 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.
- 4 To prevent premature demolition in the interests of the appearance of the Conservation Area.

*Adrian Parker*  
.....  
Borough Planning Officer   
on behalf of the Council  
19-MAR-1997

# NOTICE OF DECISION

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## Listed Building Consent

### Part I - Particulars of application

<b>Area</b>	North	<b>Ref. No.</b>	2/97/0155/LB
<b>Applicant</b>	Mr F P J Reynolds The Round House Lynn Road Snettisham Kings Lynn	<b>Received</b>	03-FEB-1997
<b>Agent</b>	R C F Waite 34 Bridge Street Kings Lynn PE30 5AB	<b>Location</b>	The Round House Lynn Road
		<b>Parish</b>	Snettisham

**Details**      Extension and alterations to existing buildings to form link

### Part II - Particulars of decision

The Council hereby give 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      Before the start of any development on the site a sample panel of the building materials to be used in the proposed extension shall be erected on site and the development shall not commence until the Borough Planning Authority has indicated in writing its agreement to particular materials and treatment. The new areas of walling to be incorporated into the building shall be constructed using materials, bonding techniques, coursing and other detailing to precisely match those of the existing building. Any other materials or detailing shall previously have been agreed by the Borough Planning Authority in writing.
- 3      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 18 of the Planning (Listed Buildings and Conservation Areas) Act 1990.
- 2      To maintain the character of the building and its contribution to the locality

Continued...



- 3 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.

*Adrian Parkes*

.....  
Borough Planning Officer  
on behalf of the Council  
15-APR-1997

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# NOTICE OF DECISION

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## Planning Permission

### Part I - Particulars of application

<b>Area</b>	North	<b>Ref. No.</b>	2/97/0154/F
<b>Applicant</b>	Mr F P J Reynolds The Round House Lynn Road Snettisham Kings Lynn	<b>Received</b>	03-FEB-1997
<b>Agent</b>	R C F Waite 34 Bridge Street Kings Lynn PE30 5AB	<b>Location</b>	The Round House Lynn Road
		<b>Parish</b>	Snettisham

**Details** Extension and alterations to existing buildings to form link

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### 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 Before the start of any development on the site a sample panel of the building materials to be used in the proposed extension shall be erected on site and the development shall not commence until the Borough Planning Authority has indicated in writing its agreement to particular materials and treatment.
- 3 The new areas of walling to be incorporated into the building shall be constructed using materials, bonding techniques, coursing and other detailing to precisely match those of the existing building. Any other materials or detailing shall previously have been agreed by the Borough Planning Authority in writing.

The Reasons being:-

- 1 Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2 To enable the Borough Planning Authority to consider such details in the interests of visual amenity.

Continued...

- 3 To maintain the character of the building and its contribution to the locality.

*Adrian Parker*

.....  
Borough Planning Officer  
on behalf of the Council  
15-APR-1997

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## Planning Permission

### Part I - Particulars of application

<b>Area</b>	Central	<b>Ref. No.</b>	2/97/0153/F
<b>Applicant</b>	Mr R Chamberlain Linnymead Manor Road North Wootton Kings Lynn	<b>Received</b>	03-FEB-1997
<b>Agent</b>	M Gibbons 22 Collins Lane Heacham Kings Lynn	<b>Location</b>	Linnymead Manor Road
		<b>Parish</b>	North Wootton

**Details**          Creation of new vehicular access

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### 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 start of the development hereby permitted, full details of the construction of the vehicular access, including method of surfacing and drainage, shall be submitted to and agreed in writing by the Borough Planning Authority.

The Reasons being:-

- 1      Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.
- 2      To ensure that protected trees which make a significant contribution to the local environment are not damaged in any way.

*Adrian Parke*

.....  
Borough Planning Officer  
on behalf of the Council  
12-MAR-1997

*AS*