

# THE BOROUGH OF GREAT YARMOUTH

Town and Country Planning Act 1990

## PLANNING PERMISSION

### Part 1 - Particulars of Application

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Reference No :- **06/06/0568/F**

Submitted :- 23rd June 2006

**Development at :-**

21 Euston Road  
Great Yarmouth  
Norfolk

**For :-**

Convert 1st & 2nd floors to  
flats. Three x two bedroom  
flat to each floor

**Agent :-**

Morton Consulting Engineers Lt  
1 Gordon Avenue  
March  
Cambridge PE15 8AJ

**Applicant :-**

Mr R Philips  
39 Village Road  
Enfield  
Middlesex

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### Part 2 - Particulars of Decision

The Great Yarmouth Borough Council hereby give notice in pursuance of the provisions of the Town and Country Planning Act, 1990 that permission has been granted for the development referred to in Part 1 hereof in accordance with the application and plans submitted subject to the following conditions:-

1. The development must be begun not later than three years beginning with the date of this permission.

The reason for the condition is :-

The time limit condition is imposed in order to comply with the requirements of Section 91 of the Town and Country Planning Act 1990 as amended by Section 51 of the Planning and Compulsory Purchase Act 2004.

2. The development shall be carried out in accordance with the revised plans (M4950/ 09A, 10A, 11A and 13A) received by the Local Planning Authority on 22nd August 2006 and drawing 4950/08 received by the Local Planning Authority on 23 June 2006.

The reason for the condition is :-

For the avoidance of doubt.

3. The premises shall not be occupied until the conversion work has been carried out entirely in accordance with the approved plans

The reason for the condition is:-

In order to ensure a satisfactory standard of accommodation.

4. Details of any changes to the windows in the building other than those specifically referred to on the approved drawing shall be submitted for the approval of the Local Planning Authority and all works shall be carried out in accordance with such details as may be agreed.

The reason for the condition is :-

In the interests of the appearance of the building and the Conservation Area.

5. Precise details of the external finish of the steel railings and external stairway shall be submitted for the approval of the Local Planning Authority and all works shall be completed in accordance with such details as may be agreed and thereafter maintained in accordance with the details as agreed.

The reason for the condition is :-

In the interests of the appearance of the building within the Conservation Area.

6. Prior to any work commencing on the development hereby permitted details of the gates and fencing, including details of the finishes, to be installed in the car park, together with details of any new surfacing of the car park shall be submitted for the approval of the Local Planning Authority and all works shall be completed in accordance with such details as may be agreed and thereafter maintained in accordance with the approved details.

The reason for the condition is :-

Precise details have not been submitted as part of the application.

7. REASON FOR APPROVAL OF THE APPLICATION :-

The proposals meet the criteria for new residential conversions set out in Policies HOU23 of the adopted Great Yarmouth Borough-wide Local Plan

8. NOTES - Please read the following notes carefully:-

The applicant is advised to contact the Environment and Health Section with regard to the requirements in respect of Fire Alarm provision.

Date: 14th September 2006

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Head of Planning & Development  
Maltings House, Malthouse Lane, Gorleston, Great Yarmouth

# THE BOROUGH OF GREAT YARMOUTH

Town and Country Planning Act 1990

## PLANNING PERMISSION

### Part 1 - Particulars of Application

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Reference No :- **06/06/0573/F**

Submitted :- 26th June 2006

**Development at :-**

The Malthouse  
Row 77  
Howard Street South  
Great Yarmouth, Norfolk

**For :-**

Conversion of 2nd floor office  
to two self-contained flats

**Agent :-**

Mr P W Moore  
27 Bancroft Close  
Stoke Holy Cross  
Norwich, Norfolk

**Applicant :-**

Harford Properties Limited  
7 Upper Grosvenor Street  
Mayfair  
London W1K 2LL

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### Part 2 - Particulars of Decision

The Great Yarmouth Borough Council hereby give notice in pursuance of the provisions of the Town and Country Planning Act, 1990 that permission has been granted for the development referred to in Part 1 hereof in accordance with the application and plans submitted subject to the following conditions:-

1. The development must be begun not later than three years beginning with the date of this permission.

The reason for the condition is :-

The time limit condition is imposed in order to comply with the requirements of Section 91 of the Town and Country Planning Act 1990 as amended by Section 51 of the Planning and Compulsory Purchase Act 2004.

2. The premises shall not be occupied until the conversion work has been carried out entirely in accordance with the approved plans

The reason for the condition is:-

In order to ensure a satisfactory standard of accommodation.

3. The development shall be carried out in accordance with the revised plan received by the Local Planning Authority on 11th September 2006.

The reason for the condition is :-

For the avoidance of doubt.

4. NOTE - Please read the following note carefully.

The Environmental Health Officer has viewed the application and has made the following recommendations:

- 1) Provide a fire door to FD30S standard to all flat entrance doors and the kitchen of flat 3.
- 2) Provide a fire detection system to L2 standard and an emergency lighting system; the fire detection system to cover ground floor area.
- 3) Ensure floors/ceilings and partition walls provide a minimum of 30 minutes fire resistance and also provide adequate sound insulation.
- 4) Provide a refuse storage area readily accessible to the occupiers of all the flats.
- 5) Provision of amenities within the flats to comply with the Council's adopted standards for self contained flats.
- 6) Provide mechanical extract ventilation, discharging to the external air, to the shower room/wc of flat 3.

5. REASON FOR APPROVAL OF THE APPLICATION :-

The proposal meets the criteria of Policy HOU23 of the Great Yarmouth Borough-Wide Local Plan.

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Head of Planning & Development  
Maltings House, Malthouse Lane, Gorleston, Great Yarmouth

Date: 11th September 2006

# THE BOROUGH OF GREAT YARMOUTH

Town and Country Planning Act 1990

## PLANNING PERMISSION

### Part 1 - Particulars of Application

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Reference No :- **06/06/0604/F**

Submitted :- 4th July 2006

**Development at :-**

Eversley House  
95-96 North Denes Road  
Great Yarmouth  
Norfolk NR30 4LW

**For :-**

Conversion of bedroom to form  
dining room and extension to  
form sitting room

**Agent :-**

AAK Design Associates Ltd  
Wolseley House  
1 Quay View Business Park  
Lowestoft  
Suffolk NR32 2HD

**Applicant :-**

Kingsley Care Homes Ltd  
3 Kirkley Park Road  
Lowestoft  
Suffolk  
NR33 0LQ

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### Part 2 - Particulars of Decision

The Great Yarmouth Borough Council hereby give notice in pursuance of the provisions of the Town and Country Planning Act, 1990 that permission has been granted for the development referred to in Part 1 hereof in accordance with the application and plans submitted subject to the following conditions:-

1. The development must be begun not later than three years beginning with the date of this permission.

The reason for the condition is :-

Required to be imposed pursuant to Section 51 of the Planning and Compulsory Purchase Act 2004.

2. REASON FOR APPROVAL OF THE APPLICATION :-

The proposal meets the criteria for additional facilities at residential care homes set out in Policy HOU21 of the adopted Great Yarmouth Borough-wide Local Plan

Date: 11th September 2006

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Head of Planning & Development  
Maltings House, Malthouse Lane, Gorleston, Great Yarmouth

# THE BOROUGH OF GREAT YARMOUTH

Town and Country Planning Act 1990

## PLANNING PERMISSION

### Part 1 - Particulars of Application

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Reference No :- **06/06/0642/F**

Submitted :- 14th July 2006

**Development at :-**

Storage Land Adjacent to  
Kwik Fit  
North Quay  
Great Yarmouth, Norfolk

**For :-**

Car sales and portacabin to  
be used as sales office and  
four 3 1/2" posts to be used  
as lighting (12' tall)

**Agent :-**

Mr M Coleman  
15 Lapwing Close  
Bradwell  
Great Yarmouth, Norfolk

**Applicant :-**

Mr M Coleman  
15 Lapwing Close  
Bradwell  
Great Yarmouth, Norfolk

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### Part 2 - Particulars of Decision

The Great Yarmouth Borough Council hereby give notice in pursuance of the provisions of the Town and Country Planning Act, 1990 that permission has been granted for the development referred to in Part 1 hereof in accordance with the application and plans submitted subject to the following conditions:-

1. This permission expires on 31st September 2007 and unless on or before this date application has been made for an extension to the period of permission and such application is approved by the Local Planning Authority the use shall be discontinued.

The reason for the condition is:-

In order to retain control over the use of the site until the effects of the proposal have been experienced and in the interest of the amenities of the locality.

2. The proposed floodlighting should be installed and directed in such a manner as to cause no inconvenience or hazard to users of the adjacent highway. The County Council reserves the right to inspect the installation to confirm that this condition is met and to request the fitting of louvres or baffles, if required.

The reason for the condition is:-

In the interests of highway safety.

3. The minimum finished floor levels of the portacabin shall be set at, or above, 2.83mAOD.

The reason for the condition is :-

To ensure appropriate protection to the development and its users.

4. Details of a Flood Plan shall be submitted to the local authority for approval to the commencement of the development.

The reason for the condition is :-

To minimise the risk to occupants in the event of flooding as recommended in the FRA.

5. Prior to the commencement of development, a scheme detailing the anchorage of the temporary building in the area delineated in the Environment Agency's flood zone map shall be submitted to, and agreed in writing with, the Local Authority in consultation with the Environment Agency. The works/scheme shall be constructed and completed in accordance with the approved plans/specification prior to the occupation of the buildings.

The reason for the condition is :-

To minimise the risk to occupants and buildings both on and off site in the event of flooding.

6. The sign referred to in the applicants statement accompanying the application shall be erected adjacent to the exit from the site prior to the use hereby permitted commencing and thereafter maintained in accordance with the submitted details.

The reason for the condition is :-

For the avoidance of doubt and in the interests of highway safety.

7. NOTES - Please read the following notes carefully:-

The Environment Agency make the following advisory comments with respect to the application:-

To fully assess whether the anchorage scheme will in fact provide sufficient anchorage and therefore prevent the modular building from becoming buoyant and floating off site, calculations will need to be submitted.

the calculations should show that:

(i) The anchorage points are capable of withstanding the hydrodynamic pressures associated with a failure of the adjacent defences. This will enable us to ensure that the structures will not get washed away in the event of a flood.

(ii) In the event of flooding, the anchorage of the structure will prevent it from becoming buoyant and floating off site.

The Highway Authority reserves the right under section 1532 of the Highways Act 1980 and under the general provisions of common Law to request the removal of any apparatus causing dazzle, obstruction or nuisance.

The applicant is also advised of the need to obtain the necessary consents for the display of advertisements on the site.

8. REASON FOR APPROVAL OF THE APPLICATION :-

The proposal meets the criteria of Policy EMP16 of the adopted Great Yarmouth Borough-wide Local Plan.

Date: 11th September 2006

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Head of Planning & Development  
Maltings House, Malthouse Lane, Gorleston, Great Yarmouth

# THE BOROUGH OF GREAT YARMOUTH

Town and Country Planning Act 1990

## PLANNING PERMISSION

### Part 1 - Particulars of Application

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Reference No :- **06/06/0648/F**

Submitted :- 17th July 2006

**Development at :-**

5 Chapman Avenue  
Caister  
Great Yarmouth  
Norfolk

**For :-**

Front and rear dormers

**Agent :-**

Andrew Middleton  
1 Clarence Road  
Gorleston on Sea  
Great Yarmouth  
Norfolk NR31 6DT

**Applicant :-**

Mr M R & Mrs E A Cotton  
5 Chapman Avenue  
Caister  
Great Yarmouth  
Norfolk

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### Part 2 - Particulars of Decision

The Great Yarmouth Borough Council hereby give notice in pursuance of the provisions of the Town and Country Planning Act, 1990 that permission has been granted for the development referred to in Part 1 hereof in accordance with the application and plans submitted subject to the following conditions:-

1. The development must be begun not later than three years beginning with the date of this permission.

The reason for the condition is :-

The time limit condition is imposed in order to comply with the requirements of Section 91 of the Town and Country Planning Act 1990 as amended by Section 51 of the Planning and Compulsory Purchase Act 2004.

2. REASON FOR APPROVAL OF THE APPLICATION :-

The proposal meets the criteria for domestic additions set out in Policy HOU18 of the adopted Great Yarmouth Borough-wide Local Plan.

Date: 11th September 2006

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Head of Planning & Development  
Maltings House, Malthouse Lane, Gorleston, Great Yarmouth

# THE BOROUGH OF GREAT YARMOUTH

Town and Country Planning Act 1990

## PLANNING PERMISSION

### Part 1 - Particulars of Application

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Reference No :- **06/06/0649/O**

Submitted :- 17th July 2006

**Development at :-**

Byfield  
West Road  
Caister  
Great Yarmouth NR30 5AQ

**For :-**

Two new bungalow dwellings in  
grounds of existing dwelling

**Agent :-**

Bycroft Residential  
14 Regent Street  
Great Yarmouth  
Norfolk  
NR30 1RN

**Applicant :-**

Mr and Mrs B Cornish  
Byfield  
West Road  
Caister  
Great Yarmouth NR30 5AQ

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### Part 2 - Particulars of Decision

The Great Yarmouth Borough Council hereby give notice in pursuance of the provisions of the Town and Country Planning Act, 1990 that permission has been granted for the development referred to in Part 1 hereof in accordance with the application and plans submitted subject to the following conditions:-

1. No development whatsoever shall take place until full details of the design, external appearance, means of access and landscaping of the development (herein after referred to as the reserved matters) have been submitted to and approved by the Local Planning Authority and the development shall be carried out strictly in accordance with such approved details.

The reason for the condition is:-

Such details have not been submitted as part of this application.

2. Application for approval of reserved matters must be made not later than the expiration of three years beginning with the date of this permission and the development must be begun not later than the expiration of two years from the final approval of the reserved matters or, in the case of approval on different dates, the final approval of the last such matter to be approved.

The reason for this condition:-

The time limit condition is imposed in order to comply with the requirements of Section 92 of the Town and Country Planning Act 1990 as amended by Section 51 of the Planning and Compulsory Purchase Act 2004.

3. Prior to the commencement of the development hereby permitted full details (in the form of scaled plans and / or written specifications) shall be submitted to and approved in writing by the Local Planning Authority in consultation with the Highway Authority to illustrate the following:

- (i) Visibility splays
- (ii) Access arrangements
- (iii) Parking provision in accordance with adopted standard
- (iv) Turning areas.

The reason for the condition is :-

Precise details have not been submitted as part of the application and in the interests of highway safety.

4. The siting of the dwellings shall accord with the details on the submitted drawing.

The reason for the condition is :-

For the avoidance of doubt.

5. The maximum floor area of the single storey dwellings hereby permitted shall not exceed 90 square metres in respect of each plot.

The reason for the condition is :-

To ensure a satisfactory form of development in view of the restricted size of the site.

6. Prior to the commencement of any development, a scheme for the provision and implementation of flood proofing techniques shall be submitted to, and agreed in writing with the Local Authority. The works shall be constructed and completed in accordance with ODPM guidance 'Preparing for Floods'.

The reason for the condition is :-

To minimise the damage to property in the event of flooding in accordance with the recommendations of the flood risk assessment.

7. The dwellings shall be constructed with a minimum finished floor levels set at, or above 1.25m AOD.

The reason for the condition is :-

To ensure appropriate protection of the development and its users as recommended by the submitted FRA

8. Prior to the occupation of the proposed development, a flood evacuation plan shall be submitted to, and agreed in writing with, the Local Planning Authority.

The reason for the condition is :-

To minimise the risk to the users in the event of flooding in accordance with the recommendations of the flood risk assessment.

9. Prior to the commencement of development, a scheme for the provision and implementation of surface water saving devices and pervious driveway construction, shall be submitted to, and agreed in writing with, the Local Planning Authority. The scheme shall be constructed and completed in accordance with the approved plans and prior to the occupancy of any part of the proposed development and thereafter maintained in accordance with the approved details.

The reason for the condition is :-

To ensure the provision of drainage facilities to serve the proposed development in accordance with the measures proposed by the submitted Flood Risk Assessment prepared by David Bullen and dated 3rd July 2006.

10. The dwellings shall be of single storey construction and notwithstanding the provisions of the Town and Country (General Permitted Development) Order 1995 (or any order revoking and re-enacting that Order with or without modification), no dormer windows or other openings to the roofspace be provided unless otherwise specified in writing by the Local Planning Authority

The reason for the condition is :-

In the interests of the residential amenities of the occupiers of adjacent residential properties.

11. NOTES - Please read the following notes carefully:-

The Environment Agency make the following comments:-

Surface Water Drainage

Subject to the approval of the Local Planning Authority (Building Control) a percolation test should be undertaken to ensure that soakaways do not work satisfactorily, alternative proposals should be submitted.

In the event of any work taking place that will affect a watercourse - any culverting or works affecting the flow of a watercourse (including ditches) will require the prior written consent of the Environment Agency under the terms of the Land Drainage Act 1991/Water Resources Act 1991. The Environment Agency seeks to avoid culverting and its consent for such work will not normally be granted except as a means of access.

12. REASON FOR APPROVAL OF THE APPLICATION :-

The proposals meet the criteria for new housing development set out in Policies HOU7 and HOU15 of the adopted Great Yarmouth Borough-wide Local Plan

Date: 11th September 2006

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Head of Planning & Development  
Maltings House, Malthouse Lane, Gorleston, Great Yarmouth

# THE BOROUGH OF GREAT YARMOUTH

Town and Country Planning Act 1990

## REFUSAL OF PLANNING PERMISSION

### Part 1 - Particulars of Application

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Reference No :- **06/06/0653/F**

Submitted :- 18th July 2006

**Development at :-**

Marshlands  
Main Road  
Billockby  
Great Yarmouth NR29 3BG

**For :-**

Erection of new granny annexe  
and garages

**Agent :-**

John R Morgan Partnership  
1 Kipling Close  
Caister On Sea  
Great Yarmouth  
Norfolk NR30 5RJ

**Applicant :-**

Mr & Mrs R Mumford  
Marshlands  
Main Road  
Billockby  
Great Yarmouth NR29 3BG

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### Part 2 - Particulars of Decision

The Great Yarmouth Borough Council hereby give notice in pursuance of the provisions of the Town and Country Planning Act, 1990 that permission has been refused for the carrying out of the development referred to in Part 1 hereof for the following reasons:-

1. Policy HOU10 of the adopted Great Yarmouth Borough-Wide Local Plan states that permission for new dwellings in the countryside will only be given if required in connection with agriculture, forestry, organised recreation or the expansion of existing institutions. The proposal, although described as granny annexe, represents a fully self-contained two-bedroomed bungalow capable of independent occupation despite the communal entrance with the existing dwelling on the site. Consequently, it is considered that the development would be contrary to the above Policy. No justification has been put forward in respect of the need for the level of accommodation indicated and, as such, there is no evidence to warrant a departure from national and local policies designed to protect the countryside.

Date: 12th September 2006

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Head of Planning & Development  
Maltings House, Malthouse Lane, Gorleston, Great Yarmouth

# THE BOROUGH OF GREAT YARMOUTH

Town and Country Planning Act 1990

## REFUSAL OF PLANNING PERMISSION

### Part 1 - Particulars of Application

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Reference No :- **06/06/0654/F**

Submitted :- 18th July 2006

**Development at :-**

414 The Glebe  
Hemsby  
Great Yarmouth  
Norfolk NR29 4JA

**For :-**

Demolition of existing chalet bungalow and the erection of a new house and garage

**Agent :-**

John R Morgan Partnership  
1 Kipling Close  
Caister On Sea  
Great Yarmouth  
Norfolk NR30 5RJ

**Applicant :-**

I Littlewood Esq  
42 Beach Road  
Caister on Sea  
Great Yarmouth  
Norfolk NR30 5EX

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### Part 2 - Particulars of Decision

The Great Yarmouth Borough Council hereby give notice in pursuance of the provisions of the Town and Country Planning Act, 1990 that permission has been refused for the carrying out of the development referred to in Part 1 hereof for the following reasons:-

1. The proposal, which involves the erection of a substantial dwelling of two full storeys, would, if permitted, result in an unduly prominent and obtrusive feature in the street scene. It would, as a consequence, appear unsympathetic in the surroundings which is characterised by single-storey dwellings of fairly modest proportions. Furthermore, the proposal would cause serious harm to residential amenity in terms of the relationship that would result between the new building and adjacent property. Occupiers of the neighbouring properties would suffer significant loss of privacy and, particularly in respect of the property to the north of the site, the occupiers thereof would be affected by overshadowing and loss of outlook. Acceptance of the proposal would also be likely to set a precedent for similar unsatisfactory proposals which it would difficult for the Local Planning Authority to resist.

For the above reasons the proposal is considered to be contrary to Policies HOU15, HOU20 and BNV20 of the adopted Great Yarmouth Borough-Wide Local Plan.

Date: 12th September 2006

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Head of Planning & Development  
Maltings House, Malthouse Lane, Gorleston, Great Yarmouth

# THE BOROUGH OF GREAT YARMOUTH

Town and Country Planning Act 1990

## PLANNING PERMISSION

### Part 1 - Particulars of Application

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Reference No :- **06/06/0658/F**

Submitted :- 21st July 2006

**Development at :-**

Rollesby First School  
Main Road  
Rollesby  
Great Yarmouth, Norfolk

**For :-**

To provide a 18.5 metre above  
ground level steel pole with  
a 0.6 metre dish mounted  
at 18 metres AGL

**Agent :-**

Mr J Moorfield  
British Telecom  
Post Point TKS/G74/02  
Telephone Exchange, Long Road  
Cambridge CB2 2HG

**Applicant :-**

Mr J Moorfield  
British Telecom  
Post Point TKS/G74/02  
Telephone Exchange, Long Road  
Cambridge CB2 2HG

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### Part 2 - Particulars of Decision

The Great Yarmouth Borough Council hereby give notice in pursuance of the provisions of the Town and Country Planning Act, 1990 that permission has been granted for the development referred to in Part 1 hereof in accordance with the application and plans submitted subject to the following conditions:-

1. The development must be begun not later than three years beginning with the date of this permission.

The reason for the condition is :-

The time limit condition is imposed in order to comply with the requirements of Section 91 of the Town and Country Planning Act 1990 as amended by Section 51 of the Planning and Compulsory Purchase Act 2004.

2. The apparatus provided in accordance with this permission shall be removed from the land as soon as reasonably practicable after it is no longer required for telecommunications purposes.

The reason for the condition is :-

In the interests of the visual amenities of the locality.

3. REASON FOR APPROVAL OF THE APPLICATION :-

The Borough Council considers that the proposal complies with the requirements of Policies INF6 and NNV2 of the adopted Great Yarmouth Borough-Wide Local Plan.

continued on next page :-

Date: 14th September 2006

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Head of Planning & Development  
Maltings House, Malthouse Lane, Gorleston, Great Yarmouth

# THE BOROUGH OF GREAT YARMOUTH

Town and Country Planning Act 1990

## PLANNING PERMISSION

### Part 1 - Particulars of Application

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Reference No :- **06/06/0664/CU**

Submitted :- 21st July 2006

**Development at :-**

Outside 167 King Street  
Great Yarmouth  
Norfolk  
NR30 2PA

**For :-**

Retention of existing public  
telephone kiosk & change of  
use to form combined public  
payphone & ATM

**Agent :-**

BT Payphones  
Post Point 06A21 Delta Point  
35 Wellesley Road  
Croydon  
Surrey CR9 2YZ

**Applicant :-**

BT Payphones  
Post Point 06A21 Delta Point  
35 Wellesley Road  
Croydon  
Surrey CR9 2YZ

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### Part 2 - Particulars of Decision

The Great Yarmouth Borough Council hereby give notice in pursuance of the provisions of the Town and Country Planning Act, 1990 that permission has been granted for the development referred to in Part 1 hereof in accordance with the application and plans submitted subject to the following conditions.

1. The development must be begun not later than three years beginning with the date of this permission.

The reason for the condition is :-

The time limit condition is imposed in order to comply with the requirements of Section 91 of the Town and Country Planning Act 1990 as amended by Section 51 of the Planning and Compulsory Purchase Act 2004.

2. REASON FOR APPROVAL OF THE APPLICATION :-

The proposal meets the aims of the adopted Great Yarmouth Borough-wide Local Plan in providing enhanced facilities within the established shopping area.

Date: 15th September 2006

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Head of Planning & Development  
Maltings House, Malthouse Lane, Gorleston, Great Yarmouth

# THE BOROUGH OF GREAT YARMOUTH

Town and Country Planning Act 1990

## PLANNING PERMISSION

### Part 1 - Particulars of Application

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Reference No :- **06/06/0677/F**

Submitted :- 27th July 2006

**Development at :-**

7 Cradock Avenue  
Great Yarmouth

**For :-**

Side and rear extension at  
first and second floors and  
new conservatory to rear

**Agent :-**

Mr D Codling  
7 Cradock Avenue  
Great Yarmouth  
NR30 4AL

**Applicant :-**

Mr D Codling  
7 Cradock Avenue  
Great Yarmouth  
NR30 4AL

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### Part 2 - Particulars of Decision

The Great Yarmouth Borough Council hereby give notice in pursuance of the provisions of the Town and Country Planning Act, 1990 that permission has been granted for the development referred to in Part 1 hereof in accordance with the application and plans submitted subject to the following conditions:-

1. The development must be begun not later than three years beginning with the date of this permission.

The reason for the condition is :-

The time limit condition is imposed in order to comply with the requirements of Section 91 of the Town and Country Planning Act 1990 as amended by Section 51 of the Planning and Compulsory Purchase Act 2004.

2. The development shall be carried out in accordance with the revised drawing amended by and endorsed by the applicant on 14th September 2006 which shows the scheme reduced to a conservatory.

The reason for the condition is :-

For the avoidance of doubt.

3. The floor level of the consevatory shall be set no lower than the existing floor level of the property.

The reason for the condition is :-

To avoid potential risks from flooding.

4. REASON FOR APPROVAL OF THE APPLICATION :-

The proposal meets the criteria for domestic additions set out in Policy HOU18 of the adopted Great Yarmouth Borough-wide Local Plan.

Date: 15th September 2006

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Head of Planning & Development  
Maltings House, Malthouse Lane, Gorleston, Great Yarmouth

# THE BOROUGH OF GREAT YARMOUTH

Town and Country Planning Act 1990

## PLANNING PERMISSION

### Part 1 - Particulars of Application

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Reference No :- **06/06/0689/F**

Submitted :- 1st August 2006

**Development at :-**

9 Hanly Court  
Webster Way  
Caister on Sea  
Great Yarmouth, Norfolk

**For :-**

Single storey rear extension

**Agent :-**

Mr D Standerwick  
9 Hanly Court  
Webster Way  
Caister on Sea  
Great Yarmouth, Norfolk

**Applicant :-**

Mr D Standerwick  
9 Hanly Court  
Webster Way  
Caister on Sea  
Great Yarmouth, Norfolk

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### Part 2 - Particulars of Decision

The Great Yarmouth Borough Council hereby give notice in pursuance of the provisions of the Town and Country Planning Act, 1990 that permission has been granted for the development referred to in Part 1 hereof in accordance with the application and plans submitted subject to the following conditions:-

1. The development must be begun not later than three years beginning with the date of this permission.

The reason for the condition is :-

Required to be imposed pursuant to Section 51 of the Planning and Compulsory Purchase Act 2004.

2. REASON FOR APPROVAL OF THE APPLICATION :-

The proposal meets the criteria for domestic additions set out in Policy HOU18 of the adopted Great Yarmouth Borough-wide Local Plan.

Date: 15th September 2006

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Head of Planning & Development  
Maltings House, Malthouse Lane, Gorleston, Great Yarmouth

# THE BOROUGH OF GREAT YARMOUTH

Town and Country Planning Act 1990

## REFUSAL OF PLANNING PERMISSION

### Part 1 - Particulars of Application

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Reference No :- **06/06/0707/F**

Submitted :- 7th August 2006

**Development at :-**

12 Paddock Close  
Belton  
Great Yarmouth  
Norfolk NR31 9NT

**For :-**

Proposed ground and first  
floor extensions

**Agent :-**

Chris Beckett Arch Consultancy  
23 Blackbird Close  
Bradwell  
Great Yarmouth  
Norfolk NR31 8RT

**Applicant :-**

Mr A Collier  
12 Paddock Close  
Belton  
Great Yarmouth  
Norfolk NR31 9NT

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### Part 2 - Particulars of Decision

The Great Yarmouth Borough Council hereby give notice in pursuance of the provisions of the Town and Country Planning Act, 1990 that permission has been refused for the carrying out of the development referred to in Part 1 hereof for the following reasons:-

1. The proposed first floor hipped roof addition would be architecturally out of character with the existing property and those immediately adjoining and because it would project forward of the front main wall of the existing house would appear as a cramped and discordant feature in the street scene. The proposals therefore are contrary to Policy BNV18 of the adopted Great Yarmouth Borough-wide Local Plan which states that the Council will require alterations and extensions to buildings to be sympathetic to the character of the building to be extended and to its setting. The proposals are also contrary to criterion (i) of Policy HOU18 of the adopted Local Plan which requires alterations and extensions to dwellings to be in keeping with the design of the existing dwelling and the character of the area.

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Head of Planning & Development  
Maltings House, Malthouse Lane, Gorleston, Great Yarmouth

Date: 13th September 2006

# THE BOROUGH OF GREAT YARMOUTH

Town and Country Planning Act 1990

## PLANNING PERMISSION

### Part 1 - Particulars of Application

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Reference No :- **06/06/0708/F**

Submitted :- 7th August 2006

**Development at :-**

26 Rochford Road  
Martham  
Great Yarmouth  
Norfolk NR29 4RL

**For :-**

Single storey front and side  
extensions and enlargement of  
rear conservatory

**Agent :-**

Architectural Draughting  
c/o Mr B Willimott  
17 Hall Quay  
Great Yarmouth  
Norfolk NR30 1HJ

**Applicant :-**

Mr M Randall  
26 Rochford Road  
Martham  
Great Yarmouth  
Norfolk NR29 4RL

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### Part 2 - Particulars of Decision

The Great Yarmouth Borough Council hereby give notice in pursuance of the provisions of the Town and Country Planning Act, 1990 that permission has been granted for the development referred to in Part 1 hereof in accordance with the application and plans submitted subject to the following conditions:-

1. The development must be begun not later than three years beginning with the date of this permission.

The reason for the condition is :-

The time limit condition is imposed in order to comply with the requirements of Section 91 of the Town and Country Planning Act 1990 as amended by Section 51 of the Planning and Compulsory Purchase Act 2004.

2. The existing car standing spaces shown on the plan received by the Local Planning Authority on 11th September 2006 - Ref. No. 2125.02 - shall be kept clear of obstruction and available for the parking of vehicles at all times.

The reason for the condition is :-

To ensure off-street parking provision.

3. **INFORMATIVE NOTE :-** If it transpires that any part of the proposed development would encroach upon or overhang adjacent property, the consent of the owner(s) of the property affected must first be obtained.

continued on next page :-

4. REASON FOR APPROVAL OF THE APPLICATION :-

The proposal meets the criteria for domestic additions set out in Policy HOU18 of the adopted Great Yarmouth Borough-Wide Local Plan.

Date: 12th September 2006

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Head of Planning & Development  
Maltings House, Malthouse Lane, Gorleston, Great Yarmouth

# THE BOROUGH OF GREAT YARMOUTH

Town and Country Planning Act 1990

## PLANNING PERMISSION

### Part 1 - Particulars of Application

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Reference No :- **06/06/0711/F**

Submitted :- 8th August 2006

**Development at :-**

Bracklynne  
Browston Lane  
Browston  
Great Yarmouth, Norfolk

**For :-**

Remove existing conservatory,  
construct new white UPVC  
conservatory with dwarf brick  
wall

**Agent :-**

E G Wardrop Limited  
Longs Industrial Estate  
Englands Lane  
Gorleston  
Great Yarmouth, Norfolk

**Applicant :-**

Mr Mace  
Bracklynne  
Browston Lane  
Browston  
Great Yarmouth, Norfolk

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### Part 2 - Particulars of Decision

The Great Yarmouth Borough Council hereby give notice in pursuance of the provisions of the Town and Country Planning Act, 1990 that permission has been granted for the development referred to in Part 1 hereof in accordance with the application and plans submitted subject to the following conditions:-

1. The development must be begun not later than three years beginning with the date of this permission.

The reason for the condition is :-

The time limit condition is imposed in order to comply with the requirements of Section 91 of the Town and Country Planning Act 1990 as amended by Section 51 of the Planning and Compulsory Purchase Act 2004.

2. REASON FOR APPROVAL OF THE APPLICATION :-

The proposal meets the criteria for domestic additions set out in Policy HOU18 of the adopted Great Yarmouth Borough-wide Local Plan.

Date: 11th September 2006

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Head of Planning & Development  
Maltings House, Malthouse Lane, Gorleston, Great Yarmouth

# THE BROADS AUTHORITY

Town and Country Planning Act 1990

## PLANNING PERMISSION

### Part 1 - Particulars of Application

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Reference No :- **06/06/0651/BF**

Submitted :- 17th July 2006

**Development at :-**

Millhouse, Mill Road  
Stokesby  
Great Yarmouth, Norfolk

**For :-**

Single storey extension to  
side of existing dwelling

**Agent :-**

Mr R Youngs  
Millhouse, Mill Road  
Stokesby  
Great Yarmouth, Norfolk

**Applicant :-**

Mr R Youngs  
Millhouse, Mill Road  
Stokesby  
Great Yarmouth, Norfolk

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### Part 2 - Particulars of Decision

The Broads Authority hereby give notice in pursuance of the provisions of the Town and Country Planning Act, 1990 that permission has been granted for the development referred to in Part 1 hereof in accordance with the application and plans submitted subject to the following conditions:-

1. The development must be begun not later than three years beginning with the date of this permission.

The reason for the condition is :-

Required to be imposed pursuant to Section 51 of the Planning and Compulsory Purchase Act 2004.

2. The development hereby permitted shall be carried out in accordance with the application form and plan (drawing number 755-01) received by the Local Planning Authority on 7th July 2006, unless first agreed in writing by the Local Planning Authority.

The reason for the condition is :-

For the avoidance of doubt and to ensure the satisfactory development of the site in accordance with the specified approved plans.

3. Materials to be used on the extension hereby approved shall match those of the existing building, to the written satisfaction of the Local Planning Authority.

The reason for the condition is :

In order for the appearance of the approved development to merge satisfactorily with its surroundings, in accordance with Policy B11 of the adopted Broads Local Plan.

4. The Reason for Decision.

The proposal is considered to be an appropriate form of development that is in accordance with Policies H11 and B11 of the Adopted Broads Local Plan.

Date: 11th September 2006

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Head of Planning & Development  
on behalf of the Broads Authority

# THE BROADS AUTHORITY

Town and Country Planning Act 1990

## PLANNING PERMISSION

### Part 1 - Particulars of Application

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Reference No :- **06/06/0665/BF**

Submitted :- 21st July 2006

**Development at :-**

White Cottage  
The Common  
Fleggburgh  
Great Yarmouth NR29 3DF

**For :-**

Single storey extension to  
form garden room/guest room

**Agent :-**

Bardsley Reeve  
St Francis House  
Queens Road  
Norwich  
NR1 3PN

**Applicant :-**

Mr & Mrs C Ash  
Cliff House  
107 St Leonards Road  
Norwich  
NR1 4JF

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### Part 2 - Particulars of Decision

The Broads Authority hereby give notice in pursuance of the provisions of the Town and Country Planning Act, 1990 that permission has been granted for the development referred to in Part 1 hereof in accordance with the application and plans submitted subject to the following conditions:-

1. The development to which this permission relates must be begun not later than the expiration of three years beginning with the date on which this permission is granted.

The Reason for the Condition.

The time limit condition is imposed in order to comply with the requirements of Section 91 of the Town and Country Planning Act 1990 as amended by Section 51 of the Planning and Compulsory Purchase Act 2005

2. The development hereby permitted shall be carried out in accordance with the amended plans (drawing numbers 4059/PRE/1A & 4059/PRE/2A) received by the Local Planning Authority on 4 September 2006, unless otherwise first agreed in writing by the Local Planning Authority.

The reason for the condition is :-

For the avoidance of doubt and to ensure the satisfactory development of the site in accordance with the specified approved plans

3. Prior to the commencement of the development hereby permitted samples of the facing materials to be used for the external roof shall be submitted to and approved by the Local Planning Authority in writing. The development shall then be constructed in full accordance with the approved details.

The reason for the condition is :-

In order for the Local Planning Authority to be satisfied that the materials to be used will be visually appropriate for the approved development and its surroundings in accordance with policy B11 of the adopted Broads Local Plan.

4. Reasons for Decision

The proposal is considered to be an appropriate form of development that is in accordance with policies H11 and B11 of the Adopted Broads Local Plan.

5. Human Rights Act

It is considered that the proposed development may raise issues relevant to Article 8: The right to respect for private and family life, and Article 1 of The First Protocol: The right to peaceful enjoyment of possessions.

Having considered the likely impact on an individual's Human Rights, and the general interest of the public, approval of this application as recommended is considered to be justified, proportionate and in accordance with planning law.

Date: 14th September 2006

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Head of Planning & Development  
on behalf of the Broads Authority

# THE BROADS AUTHORITY

Town and Country Planning Act 1990

## REFUSAL OF PLANNING PERMISSION

### Part 1 - Particulars of Application

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Reference No :- **06/06/0667/BF**

Submitted :- 21st July 2006

**Development at :-**

129 Caister Road  
Great Yarmouth  
Norfolk  
NR30 4DL

**For :-**

Two storey side extension and  
attached double garage

**Agent :-**

Andrew Middleton  
1 Clarence Road  
Gorleston on Sea  
Great Yarmouth  
Norfolk NR31 6DT

**Applicant :-**

Mr & Mrs Barlow  
129 Caister Road  
Great Yarmouth  
Norfolk  
NR30 4DL

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### Part 2 - Particulars of Decision

The Broads Authority hereby give notice in pursuance of the provisions of the Town and Country Planning Act, 1990 that permission has been refused for the carrying out of the development referred to in Part 1 hereof for the following reasons:-

1. (1) As a result of the size, scale and location of the proposed extensions, the proposal is considered by the Local Planning Authority to be out of keeping with the existing property and represents an over development of the site. The proposal would result in an unacceptable and adverse impact on the character and appearance of the existing property, and would have a negative impact on the townscape of the area. For these reasons the proposal is contrary to policies H11 and B11 of the Adopted Broads Local Plan (1997).

2. Reasons for Decision

The proposal, by virtue of its size, scale and location, is considered to be contrary to the objectives of policies H11 and B11 of the Adopted Broads Local Plan.

3. Human Rights Act

It is considered that the proposed development may raise issues relevant to Article 8: The right to respect for private and family life, and Article 1 of The First Protocol: The right to peaceful enjoyment of possessions.

It is considered that refusal of this application as recommended may have an impact on the individual Human Rights of the applicant. However, having considered the likely impact and the general interest of the public, refusal of the application is considered to be justified, proportionate and in accordance with planning law.

Date: 14th September 2006

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Head of Planning & Development  
on behalf of the Broads Authority