

# 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 :- **06/06/0205/F**

Submitted :- 24th February 2006

**Development at :-**

Beccles Road/Jews Lane  
(Land off)  
Bradwell  
Great Yarmouth, Norfolk

**For :-**

Seven residential dwellings  
with garages / car space

**Agent :-**

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

**Applicant :-**

Mr D Scales  
Sycamore House  
Marsh Road  
Halvergate  
Norwich NR13 3QB

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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 current proposal which involves the erection of five detached dwellings on the Beccles Road frontage would create a much higher density of development than presently exists in this part of Jews Lane resulting in a cramped form of development with contrived and ill-conceived car parking arrangements. The proposed car parking spaces would be difficult to manoeuvre into and out of to the detriment of the future occupiers of the proposed properties and the existing residents in Jews Lane and the users of the existing bridleway. The Local Planning Authority therefore considers that the development proposed for that part of the site fronting Beccles Road would constitute overdevelopment of the site which would be out of character and scale with the existing development in Jews Lane and produce conditions detrimental to the existing amenities of the occupiers of the nearby dwellings. The proposals are therefore contrary to Policies HOU7, HOU15 and HOU17 of the adopted Great Yarmouth Borough-wide Local Plan..

Date: 21st June 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 :- **06/06/0268/F**

Submitted :- 14th March 2006

**Development at :-**

Church Farm Barn  
Main Road  
Clippesby  
Great Yarmouth NR29 3BQ

**For :-**

Internal modifications to  
create annexe and additional  
door to provide new pedestrian  
access

**Agent :-**

T Shearing  
Church Farm Barn  
Main Road  
Clippesby  
Great Yarmouth NR29 3BQ

**Applicant :-**

T Shearing  
Church Farm Barn  
Main Road  
Clippesby  
Great Yarmouth NR29 3BQ

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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. The new joinery and rooflight shall match the existing in terms of materials, form of construction and finish.

The reason for the condition is :-

To ensure these elements are compatible with the existing building.

3. The annexe hereby permitted shall not be occupied at any time other than for purposes ancillary to the residential use of the dwelling known as Church Farm Barn, Main Road, Clippesby.

The reason for the condition is :-

To prevent the annexe being used as an entirely separate unit of living accommodation.

continued on next page :-

4. REASON FOR APPROVAL OF THE APPLICATION :-

The proposal complies with the requirements of Policies HOU18 and NNV2 of the adopted Great Yarmouth Borough-Wide Local Plan. Subject to condition No. 3 of this permission, the proposal also complies with Policy TCM13 of the Local Plan.

Date: 21st June 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 :- **06/06/0370/F**

Submitted :- 19th April 2006

**Development at :-**

Gapton Hall Road  
Prior Diesel Limited  
Great Yarmouth  
Norfolk NR31 0NL

**For :-**

Erection of light industrial  
unit

**Agent :-**

Ian Garrett MBEng MIAS  
118 St Peters Street  
Lowestoft  
Suffolk  
NR32 1UD

**Applicant :-**

Prior Diesel Limited  
Gapton Hall Road  
Great Yarmouth  
Norfolk  
NR31 0NL

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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. The development shall be carried out in accordance with Drawing Nos.1129/06/2 and 1129/06/3 an detail thereon.

The reason for the condition is :-

For the avoidance of doubt and in accordance with the submitted details.

3. Prior to the first occupation of the dwelling hereby approved the proposed on-site parking area shall be laid out, demarcated, levelled, surfaced and drained and retained thereafter available for that specific use.

The reason for the condition is :-

To ensure the provision of adequate on-site parking and turning facilities for the development.

4. Prior to the occupation of the industrial unit hereby approved any access gates shall be hung to open inwards and shall be set back a minimum distance of 5 metres from the near edge of the adjoining highway carriageway. Any sidewalls adjacent to the access shall be splayed at an angle of 45 degrees from each gatepost to the front boundary of the site.

The reason for the condition is :-

In the interests of highway safety.

5. Prior to the first occupation of the industrial unit 350m<sup>2</sup> turning and loading area shall be provided on the site and retained available for that specific use thereafter unless otherwise agreed in writing by the local planning authority

The reason for the condition is :-

To ensure the provision of adequate on-site parking and turning facilities for the development.

6. The Reason for the Approval.

The Local Planning Authority considers that subject to the above conditions the proposal complies with Policy EMP7 of the Great Yarmouth Borough Wide Local Plan 2001 which seeks to promote employment opportunities in such areas.

Date: 21st June 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 :- **06/06/0382/F**

Submitted :- 24th April 2006

#### Development at :-

Alphabet Nursery  
High Street  
Caister  
Great Yarmouth

#### For :-

Ren pp 06/01/0244/F to replace  
portacabin with 2 jackleg  
p/cabins with link to operate  
extg use as childrens nursery

#### Agent :-

Mrs T Hill and Mrs J Dobson  
Alphabet Nursery  
High Street  
Caister  
Great Yarmouth NR30 5EH

#### Applicant :-

Mrs T Hill and Mrs J Dobson  
Alphabet Nursery  
High Street  
Caister  
Great Yarmouth NR30 5EH

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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 30th June 2011 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 portacabins shall be removed from the site.

The reason for the condition is:-

In order to retain control over the building which is constructed of short lived materials and in the interests of the visual amenities of the locality.

2. The external walls of the portacabins shall be maintained in good decorative order to the satisfaction of the Local Planning Authority.

The reason for the condition is :-

In the inrerests of the visual amenities of the locality.

3. REASON FOR APPROVAL OF THE APPLICATION :-

The proposed development provides a local facility for the benefit of the local community.

Date: 20th June 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 :- **06/06/0383/F**

Submitted :- 24th April 2006

**Development at :-**

39 North Drive  
Great Yarmouth

**For :-**

Conservatory

**Agent :-**

Mr A Middleton  
1 Clarence Road  
Gorleston  
Great Yarmouth  
NR31 6DT

**Applicant :-**

Mr and Mrs Allen  
39 North Drive  
Great Yarmouth

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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: 20th June 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 :- **06/06/0384/F**

Submitted :- 24th April 2006

**Development at :-**

11 Vauxhall Terrace  
Great Yarmouth

**For :-**

First floor extension

**Agent :-**

Mr A Middleton  
1 Clarence Road  
Gorleston  
Great Yarmouth  
NR31 6DT

**Applicant :-**

Mr and Mrs Bryant  
11 Vauxhall Terrace  
Great Yarmouth

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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. Prior to the extension being brought into use the window in the eastern elevation shall be obscure glazed in accordance with the details set out in the agent's letter received by the Local Planning Authority on 14th June 2006 and the window shall thereafter be maintained in this condition.

The reason for the condition is :-

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

3. 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: 19th June 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 :- **06/06/0394/F**

Submitted :- 26th April 2006

**Development at :-**

22 North Road  
Ormesby St Margaret  
Great Yarmouth

**For :-**

New first floor bedrooms and  
ground floor granny annexe  
conversion and extension

**Agent :-**

Mr G R Spooner  
53 Yarmouth Road  
Caister  
Great Yarmouth  
NR30 5BU

**Applicant :-**

Mr G R Spooner  
53 Yarmouth Road  
Caister  
Great Yarmouth  
NR30 5BU

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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 HOU18 of the Borough-Wide Local Plan (adopted by the Borough Council on 23rd February 2001) states that extensions and alterations to dwellings will be permitted where the proposal:
  - (i) is in keeping with the design of the existing dwelling and the character of the area;
  - (ii) would not significantly affect the amenities of any neighbouring dwelling; and,
  - (iii) would not result in over-development of the site.

The proposal is contrary to criterion (ii) of this policy in that the first floor extension would, by virtue of its height, depth and bulk, and relationship to the adjoining dwelling (to the north), constitute an unneighbourly form of development which would have an overbearing and oppressive effect on the outlook from that property, as well as resulting in an appreciable loss of daylight and sunlight for the occupiers thereof. Furthermore, the ground floor extension, if permitted, would be likely to result in damage to existing elderberry and holly trees in the garden of No. 2 Dene Avenue.

Date: 21st June 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 :- **06/06/0411/F**

Submitted :- 4th May 2006

**Development at :-**

2a Barnard Avenue  
Great Yarmouth

**For :-**

Reposition access to the  
highway

**Agent :-**

Building Plans Ltd  
c/o Mr A Norfolk  
Unit 10 Beech Avenue  
Taverham  
Norwich NR8 6HW

**Applicant :-**

Mr and Mrs D Layfield  
2a Barnard Avenue  
Great Yarmouth  
NR30 4DS

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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. The access gates shall be configured entirely in accordance with the details shown on the approved drawing and shall not be altered in any way without the prior written consent of the Local Planning Authority.

The reason for the condition is :-

In the interests of highway safety.

3. The pavement crossing shall be constructed in accordance Norfolk County Council residential access specification

The reason for the condition is :-

To ensure the provision of a satisfactory vehicular access.

4. Within one month of the date of the new access being completed the existing vehicular access shall be stopped up and the pavement crossing removed and the pavement re-built in accordance with Norfolk County Council specification.

The reason for the condition is :-

To ensure the development is satisfactorily completed.

5. REASON FOR APPROVAL OF THE APPLICATION :-

The proposed revised access provides improved access to the parking facilities provided at the dwelling.

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

#### Access Information

The development involves works within the public highway that can only be carried out by Norfolk County Council as Highway Authority. A quotation for the works to be carried out within the Highway will be sent to you in due course. It is an offence to carry out works within the public highway, which includes a Public Right of Way, without the permission of the Highway Authority.

Advice on this matter can be obtained from the County Councils Highways Development Control Group.

Date: 19th June 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 :- **06/06/0412/F**

Submitted :- 4th May 2006

**Development at :-**

20 Sweetacres  
Hemsby  
Great Yarmouth

**For :-**

Dining and kitchen extension  
and alterations to existing  
porch

**Agent :-**

Plan Design  
5 Station Road  
Ormesby St Margaret  
Great Yarmouth  
NR29 3PU

**Applicant :-**

Mr R Cook  
20 Sweetacres  
Hemsby  
Great Yarmouth  
NR29 4NR

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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: 20th June 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 :- **06/06/0415/F**

Submitted :- 4th May 2006

**Development at :-**

Reed Cottage  
Beccles Road  
Fritton  
Great Yarmouth

**For :-**

Extension to form sitting/  
dining room, kitchen with  
bedrooms over and double  
garage

**Agent :-**

Mr B Baker  
63 Mill Road  
Cobholm  
Great Yarmouth  
NR31 0BA

**Applicant :-**

Mr J Lyon  
Reed Cottage  
Beccles Road  
Fritton  
Great Yarmouth

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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. The external facing materials used in the construction of the extension and the garage hereby approved shall match those of the existing dwelling.

The reason for the condition is :-

In the interests of the visual amenities of the locality

3. The additional accommodation hereby permitted shall only be used in association with the existing dwelling, and shall not be used as a separate dwelling or let separately for holiday purposes.

The reason for the condition is :-

This permission has been granted on the basis that the development is an extension to the existing dwelling. The unmade track which provides vehicular access to the application site has, at its junction with the A143, severely restricted visibility and a steep approach which is narrow and of only one vehicle width. This substandard access is not suitable to cater for the intensification of use that would result from the creation of an additional dwelling or letting unit at the site.

4. The garage shall only be used for private domestic use in connection with adjoining dwelling.

The reason for this condition is:-

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

5. 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: 19th June 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 :- **06/06/0417/F**

Submitted :- 4th May 2006

**Development at :-**

7 Dove Close  
Bradwell  
Great Yarmouth

**For :-**

Single storey extension to  
form new dining room

**Agent :-**

Mr P Smith  
10 Caledonian Way  
Belton  
Great Yarmouth  
NR31 9PQ

**Applicant :-**

Mr and Mrs N Wright  
7 Dove Close  
Bradwell  
Great Yarmouth  
NR31 8QY

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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: 20th June 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 :- **06/06/0419/F**

Submitted :- 4th May 2006

**Development at :-**

185 Burgh Road  
Bradwell  
Great Yarmouth

**For :-**

Two-storey extension and  
conservatory

**Agent :-**

Mr D Lloyd  
185 Burgh Road  
Bradwell  
Great Yarmouth  
NR31 9ER

**Applicant :-**

Mr D Lloyd  
185 Burgh Road  
Bradwell  
Great Yarmouth  
NR31 9ER

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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: 20th June 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 :- **06/06/0420/F**

Submitted :- 5th May 2006

**Development at :-**

Rowena  
Yarmouth Road  
Hemsby  
Great Yarmouth

**For :-**

Single storey rear extension

**Agent :-**

Mr A Middleton  
1 Clarence Road  
Gorleston  
Great Yarmouth  
NR31 6DT

**Applicant :-**

Mr and Mrs Tooley  
Rowena  
Yarmouth Road  
Hemsby  
Great Yarmouth NR29 4NJ

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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: 20th June 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 :- **06/06/0421/F**

Submitted :- 5th May 2006

**Development at :-**

2 Marine Parade  
Great Yarmouth

**For :-**

Erection of 4/5 storey  
building to form sixteen  
residential flats at rear and  
over restaurant

**Agent :-**

Mr C Beckett  
23 Blackbird Close  
Bradwell  
Great Yarmouth  
NR31 8RT

**Applicant :-**

Mr P Iaoannou  
c/o Las Palmas Restaurant  
2 Marine Parade  
Great Yarmouth  
NR30 3AH

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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 development is considered by the local planning authority to represent overdevelopment of this restricted site by virtue of its scale and design resulting in an unneighbourly form of development which would have an adverse impact upon the light and outlook of the neighbouring properties and the setting and character of the Conservation Area and nearby Listed Buildings.

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

Date: 22nd June 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 :- **06/06/0422/F**

Submitted :- 5th May 2006

**Development at :-**

Rollesby Post Office  
Fleggburgh Road  
Rollesby Great Yarmouth  
(bungalow adjacent)

**For :-**

Extension to form additional  
bedroom

**Agent :-**

Olley and Haward  
5 Queen Street  
Great Yarmouth  
NR30 2QP

**Applicant :-**

Mr B J Gallant  
Rollesby Post Office  
Fleggburgh Road  
Rollesby  
Great Yarmouth NR29 5AJ

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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: 20th June 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 :- **06/06/0424/F**

Submitted :- 9th May 2006

**Development at :-**

Westacres  
Old Coast Road  
Ormesby St Margaret  
Great Yarmouth

**For :-**

Two-storey extension and porch

**Agent :-**

John Ellis Arch Design  
Old Bank House  
The Street  
Acle  
Norwich NR13 3DY

**Applicant :-**

Ms L Perry  
Westacres  
Old Coast Road  
Ormesby St Margaret  
Great Yarmouth

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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: 23rd June 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 :- **06/06/0433/F**

Submitted :- 12th May 2006

**Development at :-**

10 Sharpe Way  
Ormesby St Margaret  
Great Yarmouth, Norfolk

**For :-**

First floor side extension and  
internal alterations

**Agent :-**

Paul Smith Architectural Cons  
10 Caledonian Way  
Belton  
Great Yarmouth  
Norfolk NR31 9PQ

**Applicant :-**

Mrs T Scott-Greenard  
10 Sharpe Way  
Ormesby St Margaret  
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. Notwithstanding the provisions of the Town and Country Planning (General Permitted development) Order 1995 (or any order revoking and re-enacting that Order with or without modification), no windows or other openings shall be constructed in the walls of the "side" and "rear" elevations of the first floor extension hereby permitted without the prior consent in writing of the Local Planning Authority.

The reason for the condition is :-

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

3. 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.

continued on next page :-

Date: 23rd June 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 :- **06/06/0436/F**

Submitted :- 12th May 2006

**Development at :-**

27 Larch Drive  
Bradwell  
Great Yarmouth, Norfolk

**For :-**

Dormer roof to rear of  
property

**Agent :-**

Glen Parrott  
4 Alder Close  
Bradwell  
Great Yarmouth, Norfolk

**Applicant :-**

Mr V C Woods  
27 Larch Drive  
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 refused for the carrying out of the development referred to in Part 1 hereof for the following reasons:-

1. Policy HOU18 of the Borough-Wide Local Plan (adopted by the Borough Council on 23rd February 2001) states that extensions and alterations to dwellings will be permitted where the proposal:
  - (a) is in keeping with the design of the existing dwelling and the character of the area;
  - (b) would not significantly affect the amenities of any neighbouring dwelling; and,
  - (c) would not result in over-development of the site.

The proposed roof extension which would project above the ridge of the existing dwelling would be out of scale and character with the existing semi-detached bungalow; moreover, the proposed roof extension and the creation of first floor windows would lead to increased overshadowing and overlooking of the rear garden area and conservatory at the attached bungalow. The Local Planning authority therefore considers that the proposal is contrary to criteria (a) and (b) of the aforementioned policy.

Date: 22nd June 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 :- **06/06/0437/F**

Submitted :- 12th May 2006

**Development at :-**

25 Barton Way  
Ormesby St Margaret  
Great Yarmouth, Norfolk

**For :-**

Single storey garage with  
tiled pitch roof

**Agent :-**

Mr P N Bond  
25 Barton Way  
Ormesby St Margaret  
Great Yarmouth, Norfolk

**Applicant :-**

Mr P N Bond  
25 Barton Way  
Ormesby St Margaret  
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. Notwithstanding the information given in the application and the note on the submitted plan, no development shall take place until details of the exact type and colour of the roof tiles to be used in the construction of the garage hereby permitted have been agreed in writing with the Local Planning Authority.

The reason for the condition is :-

For the avoidance of doubt and in the interests of the visual amenities of the locality.

3. The garage shall only be used for private domestic use in connection with the dwelling to which it relates.

The reason for the condition is:-

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

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: 23rd June 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 :- **06/06/0439/F**

Submitted :- 12th May 2006

**Development at :-**

13 Primrose Way  
Bradwell  
Great Yarmouth, Norfolk

**For :-**

Bay window to front

**Agent :-**

Mr S Duffield  
13 Primrose Way  
Bradwell  
Great Yarmouth, Norfolk

**Applicant :-**

Mr S Duffield  
13 Primrose Way  
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. 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: 22nd June 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  
Advertisements) Regulations 1992

Town and Country Planning (Control of

## REFUSAL OF CONSENT TO DISPLAY ADVERTISEMENTS

### Part 1 - Particulars of Application

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Reference No :- **06/06/0416/A**

Submitted :- 4th May 2006

**Development at :-**

Golden Fish Restaurant  
Butt Lane  
Burgh Castle  
Great Yarmouth

**For :-**

Sign on posts

**Agent :-**

Mr A Smith  
Unit 6 Edison Way  
Gapton Hall Industrial Estate  
Bradwell  
Great Yarmouth NR31 0NG

**Applicant :-**

Mrs Y Chen  
145 Lowestoft Road  
Gorleston  
Great Yarmouth  
NR31 6SP

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### Part 2 - Particulars of Decision

The Great Yarmouth Borough Council hereby give notice in pursuance of the above mentioned Regulations that consent has been refused for the display of the advertisements referred to in Part 1 hereof for the following reasons:-

1. The proposed sign is contrary to Policies BNV22 and BNV25 of the adopted Great Yarmouth Borough-wide Local Plan in that by virtue of its size, colour and detailing, the sign would be visually obtrusive in the surrounding area and have an adverse impact on visual amenity.

Date: 20th June 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 :- **06/06/0331/BF**

Submitted :- 5th April 2006

**Development at :-**

Broadland Nurseries  
Main Road/Burghwood Road  
Ormesby St Michael  
Great Yarmouth

**For :-**

Standing of caravan

**Agent :-**

Wearing Hastings and Norton  
14 Princes Street  
Norwich  
NR3 1AL

**Applicant :-**

Mr B Miller  
Broadland Nurseries  
Main Road  
Ormesby St Michael  
Great Yarmouth

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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. This permission expires on 31st October 2006 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 caravan shall be removed from the site and the land reinstated to its former condition.

The reason for the condition is:-

This permission is granted under exceptional conditions for a form of development not normally permitted by the Local Planning Authority.

2. The occupation of the caravan shall be limited to the employees employed on the site/nursery only.

The reason for the condition is :-

The site lies outside any area in which the Local Planning Authority would normally permit such development and permission has only been granted in this instance having regard to the particular need for a caravan on this site.

3. Prior to the commencement of any development, a flood response plan, shall be submitted to and agreed, in writing, by the Local Planning Authority. This flood plan shall incorporate a statement which ensures, as a minimum, the approved Flood Plan shall be implemented in the event of a severe flood warning being issued. The flood plan should include evacuation routes and procedures, the inclusion of flood warning information being available to all residents and signing up to the local flood warning system (AVM).1

The reason for the condition is :-

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

4. The mobile home shall be anchored to the ground and raised 300mm above the ground level.

The reason for the condition is :-

To minimise the risk to the occupiers in the event of flooding as the site is identified as being in an area at risk of flooding by The Environment Agency.

5. The Reason for the Approval.

The local planning authority considers that subject to the above conditions the proposal complies with Policy H5 of the Broads Local Plan 1995.

Date: 20th June 2006

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Head of Planning & Development  
on behalf of the Broads Authority