

THE BOROUGH OF GREAT YARMOUTH

Planning (Listed Buildings and Conservation Areas) Act 1990

CONSERVATION AREA CONSENT

Part 1 - Particulars of Application

Reference No :- **06/06/0104/CC**

Submitted :- 30th January 2006

Development at :-

Winterton Fish Bar, Beach Road
Winterton on Sea
Great Yarmouth, Norfolk

For :-

Demolition of asbestos garage
to provide for the erection of
brick and tile garage in same
position

Agent :-

M & D Cox
Winterton Fish Bar, Beach Road
Winterton on Sea
Great Yarmouth, Norfolk

Applicant :-

M & D Cox
Winterton Fish Bar, Beach Road
Winterton on Sea
Great Yarmouth, Norfolk

Part 2 - Particulars of Decision

The Great Yarmouth Borough Council give notice that Conservation Area Consent has been granted for the execution of the works referred to in Part 1 hereof in accordance with the application and plans submitted.

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 satisfies the requirements of Policy BNV9 of the adopted Great Yarmouth Borough-Wide Local Plan.

Date: 27th March 2006

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

Reference No :- **06/05/0948/F**

Submitted :- 8th December 2005

Development at :-

Manor Farm
Back Lane
Martham
Norfolk NR29 4PE

For :-

Two four bedroomed dwellings
with garages

Agent :-

Steggles Hughes Limited
1 Riverside Road
Norwich
Norfolk
NR1 1SQ

Applicant :-

Mr B Marsland
Hall Farm Barns
Hall Road
Clippesby
Great Yarmouth Norfolk

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 hereby permitted shall be carried out in accordance with Drawing Nos. 504-01/SK2B, 504-01/SK4, 504-01/04 and 504-01/05B.

The reason for the condition is :-

To ensure the permission relates to the correct documents.

3. No development shall take place until details of the exact type and colour of the external materials, including joinery and rainwater goods, to be used in the construction of the dwellings and garages hereby permitted have been submitted to and approved in writing by the Local Planning Authority.

The reason for the condition is :-

To enable the Local Planning Authority to retain control over the development in the interests of the visual amenities of the locality.

4. No development shall take place within the site until the applicant, or his agents or successors in title has: (a) caused to be implemented a programme of archaeological evaluation in accordance with a first written scheme of investigation which has been submitted to and approved in writing by the Local Planning Authority; and next (b) submitted the results of the archaeological evaluation to the Local Planning Authority; and next (c) secured the implementation of a programme of mitigatory work in accordance with a second written scheme of investigation which has been submitted to and approved in writing by the Local Planning Authority; and next, if the mitigatory work consists of further excavation (d) submitted a formal legal contract with an archaeological contractor, which has also been approved in writing by the Local Planning Authority. Such a contract will deal with all the details contained in the approved detailed second written scheme of investigation including post-excavation assessment, analysis, archiving and publication of results.

The reason for the condition is :-

To enable an archaeological evaluation to be carried out as the site is on the edge of the village green where early medieval occupation may be expected.

5. No development shall take place until a site investigation has been carried out to the satisfaction of the Borough Council's Head of Environmental Health to assess whether the land is contaminated. The investigation shall include details of known previous uses and possible contamination arising from those uses. If contamination is found or suspected to exist, a scheme to remediate the site to a standard suitable for its proposed use shall be submitted for the agreement of the Local Planning Authority. Such remediation shall be completed prior to the first occupation of any dwelling.

The reason for the condition is :-

The land that is the subject of this application is a 'brownfield site' and may contain contaminants from this or previous uses.

6. No development shall take place until there has been submitted to and approved in writing by the Local Planning Authority a plan indicating the design, materials and type of boundary treatment to be erected (other than that referred to in condition No. 7 of this permission). The boundary treatment shall be completed before either of the dwellings hereby permitted are first occupied or in accordance with a timetable agreed in writing with the Local Planning Authority. Development shall be carried out in accordance with the approved details.

The reason for the condition is :-

In the interests of the residential and visual amenities of the locality.

7. Prior to the first occupation of either of the dwellings hereby permitted the proposed works relating to the boundary wall shall be carried out in accordance with the details indicated on Drawing No. 504-01/SK2B. Details of the exact type and colour of the bricks to be used in the construction of the new section of wall shall be agreed in writing with the Local Planning Authority before such works are commenced.

The reason for the condition is :-

In the interests of the residential and visual amenities of the locality and in the interests of highway safety.

8. Prior to the first occupation of either of the dwellings hereby permitted the areas shown on Drawing No. 504-01/SK2B for the proposed garages and the approaches thereto shall be drained and surfaced in accordance with details to be submitted to and approved in writing by the Local Planning Authority, and retained thereafter for the sole purpose of the parking of vehicles.

The reason for the condition is :-

To ensure off-street parking provision.

9. The garages shall only be used for private domestic use in connection with the dwelling to which they relate.

The reason for the condition is :-

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

10. REASON FOR APPROVAL OF THE APPLICATION :-

The proposal meets the criteria for new residential development set out in Policy HOU7 of the adopted Great Yarmouth Borough-Wide Local Plan and satisfies the requirements for new development in conservation areas set out in Policy BNV10 of that Plan.

Date: 31st March 2006

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

Reference No :- **06/06/0037/F**

Submitted :- 10th January 2006

Development at :-

Old Coast Road (Plot 3)
Ormesby St Margaret
Great Yarmouth, Norfolk

For :-

Bungalow and garage

Agent :-

Mr P Jacobs
9 Newarp Way
Caister on Sea
Great Yarmouth, Norfolk

Applicant :-

Mr P Jacobs
9 Newarp Way
Caister on Sea
Great Yarmouth, Norfolk

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 hereby permitted shall be carried out in accordance with the amended plans received by the Local Planning Authority on 22nd March 2006.

The reason for the condition is :-

To ensure the permission relates to the correct documents.

3. The facing bricks and roof tiles to be used in the construction of the bungalow and garage hereby permitted shall be as follows:- Traditional Brick and Stone Co. Ltd. Westley Red Stock bricks and DZW Nelskamp GMBH D - 46514 Schermbeck H15 tiles - Rustic.

The reason for the condition is :-

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

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4. Prior to the first occupation of the dwelling hereby permitted a 2 metre wide footway, designed and constructed in accordance with Norfolk County Council's approved footway specification, shall be provided along the complete frontage of the site.

The reason for the condition is :-

In the interests of highway and pedestrian safety.

5. Prior to the first occupation of the dwelling hereby permitted the proposed vehicular access shall be constructed in accordance with Norfolk County Council's residential access construction specification for a distance of 4.5 metres measured into the site from the near edge of the existing highway carriageway.

The reason for the condition is :-

To ensure satisfactory access into the site.

6. 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 gates shall be installed at the access to Old Coast Road.

The reason for the condition is :-

In the interests of highway safety.

7. Prior to the first occupation of the dwelling hereby permitted the parking/turning area shown on the amended "Site Plan" received by the Local Planning Authority on 22nd March 2006 shall be levelled, drained and surfaced and retained thereafter for that specific use.

The reason for the condition is :-

To provide for the parking of vehicles off the highway and to enable vehicles to enter and leave the site in a forward gear in the interests of highway safety.

8. Notwithstanding the details indicated on the amended "Site Plan" received by the Local Planning Authority on 22nd March 2006, no part of the proposed development shall impinge or encroach upon the highway boundary.

The reason for the condition is :-

In the interests of highway safety.

9. 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.

continued on next page :-

10. 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 (other than those expressly authorised by this permission) shall be constructed above ground floor level of the dwelling 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 the adjoining property.

11. INFORMATIVE NOTE :- Any necessary relocation of existing street furniture would have to be carried out at the expense of the applicant/developer(s).

12. REASON FOR APPROVAL OF THE APPLICATION :-

The proposal is consistent with Policy HOU8 of the adopted Great Yarmouth Borough-Wide Local Plan and meets the related criteria of Policy HOU7 of that Plan.

Date: 30th March 2006

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

Reference No :- **06/06/0053/F**

Submitted :- 16th January 2006

Development at :-

Pink Palace Amusements & Takeaway
Rottenstone Lane
California
Great Yarmouth Norfolk

For :-

Removal of condition No. 5 of
planning permission No.
06/03/0565/F to extend opening
hours to 12.00 midnight

Agent :-

Reedling Consultants Limited
The Northwest Tower
North Quay
Great Yarmouth
Norfolk NR30 1PU

Applicant :-

Mrs L Steward
Pink Palace Amusements
Rottenstone Lane
California
Great Yarmouth Norfolk

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 food outlet shall not be open for business between 12 midnight and 09.00 hours on the succeeding day for the period expiring on 27th March 2007 and unless on or before that date application has been made to extend the period of permission and such application has been approved by the Local Planning Authority the food outlet shall not thereafter be open for business between 23.00 hours and 09.00 hours on the succeeding day.

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 interests of the residential amenities of the occupiers of nearby property.

2. The serving hatch and door to the food outlet shall be kept closed between 12 midnight and 09.00 hours on the succeeding day.

The reason for the condition is :-

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

3. Ventilation and extract systems, if installed, shall be maintained and operated at a level that does not cause a nuisance to neighbouring properties.

The reason for the condition is :-

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

4. REASON FOR APPROVAL OF THE APPLICATION :-

To allow an extended period of operation whilst safeguarding the long term interests of the occupiers of nearby property.

Date: 27th March 2006

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

Reference No :- **06/06/0074/F**

Submitted :- 23rd January 2006

Development at :-

41A & 42A St Peters Road
Great Yarmouth
Norfolk
NR30 3AA

For :-

Replace windows to Flats 41A
& 42A with UPVC in same style

Agent :-

Mr M Buck
40 St Peters Road
Great Yarmouth
Norfolk
NR30 3AA

Applicant :-

Mr M Buck
40 St Peters Road
Great Yarmouth
Norfolk
NR30 3AA

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 Reason for the Approval.

The local planning authority considers that the proposal complies with Policy ENV10 of the Great Yarmouth Borough Wide Local 2001.

Date: 27th March 2006

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

Reference No :- **06/06/0105/F**

Submitted :- 30th January 2006

Development at :-

Winterton Fish Bar, Beach Road
Winterton on Sea
Great Yarmouth, Norfolk

For :-

Demolition of asbestos garage
and erection of brick and tile
garage

Agent :-

M & D Cox
Winterton Fish Bar, Beach Road
Winterton on Sea
Great Yarmouth, Norfolk

Applicant :-

M & D Cox
Winterton Fish Bar, Beach Road
Winterton on Sea
Great Yarmouth, Norfolk

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 hereby permitted shall be carried out in accordance with the amended plan received by the Local Planning Authority on 27th March 2006.

The reason for the condition is :-

For the avoidance of doubt.

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

The reason for the condition is :-

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

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4. REASON FOR APPROVAL OF THE APPLICATION :-

The proposal satisfies the requirements of Policies HOU18 and BNV10 of the adopted Great Yarmouth Borough-wide Local Plan.

Date: 27th March 2006

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

Reference No :- **06/06/0107/F**

Submitted :- 30th January 2006

Development at :-

5-12 Queen Annes Road
Great Yarmouth
Norfolk

For :-

Eight residential dwellings
with integral garages

Agent :-

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

Applicant :-

Mr D Scales
Sycamore House, Marsh Road
Halvergate
Norwich
Norfolk

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 the revised plan received by the Local Planning Authority on 6th March 2006.

The reason for the condition is :-

For the avoidance of doubt.

3. No work shall commence until the exact type and colour of the facing bricks and roof tiles has been submitted to and approved by the Local Planning Authority.

The reason for the condition is :-

In the interests of the visual amenities of the area as precise details of these materials have not been submitted.

4. The garages shown on the approved plan shall only be used for the parking of vehicles and shall not be converted into living accommodation or altered in any way without the prior consent of the Local Planning Authority.

The reason for the condition is :-

To ensure the provision of adequate parking within the site.

5. Notwithstanding the provisions of Class A of Schedule 2, Part 2 of the Town and Country Planning (General Permitted Development) Order 1995, (or any Order revoking, amending or re-enacting that Order) no fences, walls, gates or other means of enclosure shall be erected between the front of the dwellings and Queen Annes Road unless details have first been submitted to and approved by the Local Planning Authority.

The reason for the condition is :-

In the interests of highway safety.

6. Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995 (or any order revoking and re-enacting the order) no extensions to the dwellings shall be built without the prior consent of the Local Planning Authority.

The reason for the condition is:-

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

7. Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995 (or any order revoking and re-enacting the order) no windows or other openings, other than those shown on the approved plans, shall be inserted into the walls or roof of the dwellings hereby permitted.

The reason for the condition is:-

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

8. Prior to the commencement of the development and to the satisfaction of the Head of Environmental Health, a site investigation shall be carried out to assess whether the land is contaminated. The investigation shall include details of known previous uses and possible contamination arising from those uses.

If contamination is found, or suspected to exist, a scheme to remediate the site to a standard suitable for its proposed use shall be forwarded to and approved by the Head of Environmental Health.

The reason for the condition is :-

To ensure that the development of the site will not expose future occupiers of the dwellings to risks associated with any contaminants.

9. The minimum finished floor level of the dwellings shall be set at, or above, 1.65m AOD.

The reason for the condition is :-

To ensure that the flood risk to people and property is adequately mitigated for, in accordance with the recommendations of the flood risk assessment.

10. All habitable accommodation shall be located at or above a minimum of 2.3m AOD.

The reason for the condition is :-

To ensure that the flood risk to the occupants is adequately mitigated for, in accordance with the recommendations of the flood risk assessment.

11. Prior to the commencement of any development, a scheme for the provision and implementation of floodproofing techniques to a level of 2.3m AOD shall be submitted to and agreed in writing with the Local Planning Authority. The works shall be constructed and completed in accordance with the approved plans and 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.

12. Prior to the commencement of development, details of construction methodology together with supporting calculations shall be submitted to and agreed in writing with the Local Planning Authority. The submitted calculations shall be sufficient to prove that the buildings will be constructed to withstand both hydrostatic and hydrodynamic pressures associated with a breach in the defence adjacent to the dwellings. All buildings are to be constructed in accordance with the agreed methodology.

The reason for the condition is :-

To maintain the structural integrity of the buildings in the event of a failure of the defences.

13. Prior to the commencement of any development, a flood response plan shall be submitted to and agreed in writing with the Local Planning Authority. This plan, including information regarding the availability of the local flood warning system (AVM), shall be made available to future occupiers of the site by means of a fixed notice within each dwelling prior to habitation.

The reason for the condition is :-

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

14. Prior to the commencement of any development, a scheme for the provision and implementation of water saving devices, incorporating the use of water butts with overflow pipes to the drainage system and pervious surfaces, shall be submitted to and agreed in writing with the Local Planning Authority. The works/scheme shall be constructed and completed in accordance with the approved plans/specification at such time(s) as may be specified in the approved scheme.

The reason for the condition is :-

To reduce the risk of flooding to the development and to promote sustainable development, in accordance with the recommendations of the flood risk assessment.

15. 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: 29th March 2006

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

Reference No :- **06/06/0110/F**

Submitted :- 31st January 2006

Development at :-

26 Hall Quay
Great Yarmouth
Norfolk

For :-

Brick cladding to existing
glazed stair enclosure

Agent :-

Ian Garrett Building Design
20 Beach Road
Lowestoft
Suffolk
NR32 1EA

Applicant :-

Axis Estates Limited
Elmhurst
Brooklands Avenue
Cambridge
CB2 2DQ

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. No work shall commence until the exact type and colour of the facing bricks have been submitted to and approved by the Local Planning Authority.

The reason for the condition is :-

In the interests of the visual amenities of the area as precise details of these materials have not been submitted.

3. The Reason for the Approval.

The local planning authority considers that the proposal, subject to the above conditions, complies with BNV10 of the Great Yarmouth Borough 2001.

Date: 30th March 2006

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

Reference No :- **06/06/0116/F**

Submitted :- 1st February 2006

Development at :-

37 Albion Road
Great Yarmouth
Norfolk
NR30 2JD

For :-

Thirteen Dwellings
10 two & three storey and 3
bungalows

Agent :-

Steve Robertson
2 Chestnut Avenue
Bradwell
Great Yarmouth
Norfolk NR31 8PN

Applicant :-

Wright Properties (Anglia) Ltd
5 Primrose Close
Ormesby
Great Yarmouth
Norfolk NR29 3RD

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 siting and means of access shall be in accordance with Drawing No.422-1/5,2/5,3/5,4/5 received by the local planning authority on 1st February 2006 and the detail thereon.

The reason for the condition is :-

For the avoidance of doubt and to secure a properly planned development.

3. Notwithstanding the submitted plans the monodraught sunpipes shall incorporate 'Conservation Terminals.'

The reason for the condition is :-

To enhance the appearance of the dwellings and to prevent roof clutter.

4. No work shall commence until a sample of the exact type and colour of the roof tiles have been submitted to and approved by the Local Planning Authority.

The reason for the condition is :-

In the interests of the visual amenities of the area and the appearance of the dwellings as the precise details of these materials have not been submitted.

5. Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995 (or any order revoking and re-enacting that order) no extensions to the properties shall be erected or windows inserted other than shown on the approved plans, without the prior written consent of the local Planning Authority.

The reason for the condition is:-

To enable the Local Planning Authority to retain control over any future development of the site in the interests of the amenities of adjoining residential properties and to retain private garden areas considered by the Local Planning Authority commensurate to the size of the property.

6. The existing tree on the site shall not be felled or damaged in any way without the prior consent in writing of the Local Planning Authority.

The reason for the condition is:-

The existing tree represent an important visual amenity which the local planning authority considers should be substantially maintained.

7. Unless shown on the approved plans or otherwise agreed in writing by the local planning authority, the existing walls around the site shall be retained and prior to the development commencing precise details of the walls and railings fronting onto Roman Place, in the form of 1:20 drawings shall be submitted to and agreed in writing by the local planning authority. Any alteration or 'making good' to the walls shall be done so using bricks reclaimed from the existing walls, where possible, to match the existing those used in the existing wall.

The reason for the condition is :-

In the interest of the residential amenity of the adjacent occupiers and to enhance the appearance of the development and Conservation Area.

8. The Reason for the Approval.

The Local Planning Authority considers that subject to the above conditions the proposal complies with Policy HOU7 of the Great Yarmouth Borough Wide Local Plan 2001.

Date: 30th March 2006

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

Reference No :- **06/06/0120/F**

Submitted :- 3rd February 2006

Development at :-

14 Shakespeare Road
Great Yarmouth
Norfolk NR30 4HE

For :-

Rear flat roof extension
to extend kitchen and
form new dining room

Agent :-

Mr H Jonas
14 Shakespeare Road
Great Yarmouth
Norfolk NR30 4HE

Applicant :-

Mr H Jonas
14 Shakespeare Road
Great Yarmouth
Norfolk NR30 4HE

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 strictly in accordance with Drawing HJ001 received by the local planning on 3 February 2006 and detail thereon.

The reason for the condition is :-

For the avoidance of doubt.

3. The bricks used in the external elevation of the extension shall match those used in the existing dwelling.

The reason for the condition is :-

In accordance with the submitted plans.

4. Prior to the outbuilding being demolished the means of making good to the party wall and roof shall be submitted to and agreed in writing by the Local Planning Authority.

The reason for the condition is :-

To secure a properly planned development.

5. The Reason for the Approval.

The local planning authority considers that the proposal, subject to the above conditions, complies with Policy Hou18 of the Borough Wide Local Plan 2001.

Date: 31st March 2006

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

Reference No :- **06/06/0121/CU**

Submitted :- 3rd February 2006

Development at :-

12 George Street
Great Yarmouth
Norfolk
NR30 1HR

For :-

Change of use to Dental
Surgery

Agent :-

Dr A Imam
7 Salk Road
Gorleston
Great Yarmouth
Norfolk NR31 7RL

Applicant :-

Dr A Imam
7 Salk Road
Gorleston
Great Yarmouth
Norfolk NR31 7RL

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. This permission relates solely to the change of use to a dental surgery and no building works or alterations to the premises shall take place without the prior consent of the Local Planning Authority.

The reason for the condition is :-

The property is included in the list of buildings of special architectural or historic interest.

3. REASON FOR APPROVAL OF THE APPLICATION :-

The proposal meets the criteria of Policy SHP4 of the Great Yarmouth Borough-Wide Local Plan.

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

The applicant is advised that the the property is a Grade II Listed Building and that no building works or other alterations shall take place without the prior consent of the Local Planning Authority.

Date: 29th March 2006

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

THE BROADS AUTHORITY

Planning (Listed Buildings and Conservation Areas) Act 1990

LISTED BUILDING CONSENT

Part 1 - Particulars of Application

Reference No :- **06/06/0106/BL**

Submitted :- 30th January 2006

Development at :-

Manor Farm House
School Road
Runham
Great Yarmouth, Norfolk

For :-

Loft conversion to provide
bedroom & shower room with
staircase & assoc works.
Window to ground floor toilet

Agent :-

Henry Kelf Architect
Registry House
95 High Road
Gorleston
Great Yarmouth, Norfolk

Applicant :-

Mr & Mrs S Coleman
Manor Farm House
School Road
Runham
Great Yarmouth, Norfolk

Part 2 - Particulars of Decision

The Broads Authority hereby give notice that Listed Building Consent has been granted for the execution of the works referred to in Part 1 hereof in accordance with the application and plans submitted.

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 18 of the Planning (Listed Building and Conservation Areas) Act 1990.

2. The development shall be carried out in accordance with Drawings No.155/SK1,SK2,SK3 and content thereon.

The reason for the condition is:-

For avoidance of doubt.

3. The position, type and method of all new and relocated services and related fixtures (for the avoidance of doubt including communications and information technology servicing), or other appurtenances, shall be specified in advance of any work being carried out , and the prior approval of the Council as Local Planning Authority shall be obtained wherever these works are to be visible, or where ducts or other methods of concealment are proposed. Any works shall be carried out in accordance with such approval.

The reason for the condition is:-

To protect the historic fabric of the building.

4. In the event that any hidden historical features are revealed during the course of the works, work shall be suspended in the relevant area of the building and the Council shall be notified immediately. Provision shall then be made for their retention and/or proper recording as required by the Council. Particular regard shall be paid to the extensions.

The reason for the condition is:-

To ensure an appropriate record is made of any fabric of architectural/historical/archaeological significance in accordance with Policy BNV5 of the Great Yarmouth Local Plan 2001.

5. All new external rain water goods and soil pipes on the visible elevations shall be of cast iron,painted black.

The reason for the condition is :-

To ensure materials appropriate to the status of the building.

6. All new and/or internal works and finishes and works of making good to the retained fabric,shall match the existing original historic work with regard to the methods use and to the material,colour,texture and porofile,unless otherwise shown on the dawings or other documentation hereby approved or required by any condition(S) attached to this consent.

The reason for the condition is :-

To ensure materials appropriate to the Listed building.

7. The Reason for the Approval.

The local planning authority considers that subject to the above conditions the proposals complies with Policy BNV5 and BNV6 of the Great Yarmouth Borough Wide Local Plan 2001.

Date: 31st March 2006

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

Reference No :- **06/06/0154/BF**

Submitted :- 10th February 2006

Development at :-

Willowcroft
Staithe Road
Repps
Great Yarmouth Norfolk

For :-

Single storey extension to
rear

Agent :-

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

Applicant :-

Mr & Mrs J Trigg-Dudley
Willowcroft
Staithe Road
Repps
Great Yarmouth Norfolk

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 shall be carried out strictly in accordance with Drawing No.741/01 and the external materials to be used in the construction of the walls and roof covering shall match those used in the existing dwelling.

The reason for the condition is :-

To enhance the visual appearance of the property and extension.

3. The finished floor levels in the proposed extension shall be no lower than the those in the existing dwelling.

The reason for the condition is :-

As recommended by the Environment Agency.

4. The Reason for the Approval.

The Local Planning Authority considers that the proposal subject to the conditions comply with Policy H11 and B11 of the Broads Local Plan 1997.

Date: 30th March 2006

Head of Planning & Development
on behalf of the Broads Authority