

THE BOROUGH OF GREAT YARMOUTH

Town and Country Planning Act 1990

REFUSAL OF PLANNING PERMISSION

Part 1 - Particulars of Application

Reference No :- **06/07/0257/F**

Submitted :- 12th March 2007

Development at :-

Adj. Sea view
Bush Road
Winterton-on-Sea
Great Yarmouth, Norfolk

For :-

Detached chalet bungalow and
garage

Agent :-

Graham Brown Arch Services
Baltimore
Main Road
Filby
Great Yarmouth NR29 3HN

Applicant :-

Herringfleet Developments Ltd
89 Rosedale Gardens
Belton
Great Yarmouth
NR31 9PL

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 dwelling of one and a half storeys, would, if permitted, result in an unduly prominent and obtrusive feature in the street scene. It would, as a consequence of its height and bulk, appear unsympathetic in the surroundings which, on the east side of Bush Road north of the junction with Edward Road, is mainly characterised by single storey dwellings of relatively modest height. Furthermore, the proposal would cause serious harm to residential amenity in terms of the relationship that would result between the new dwelling 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.

For the above reasons the proposal is considered to be contrary to Policy HOU15 of the adopted Great Yarmouth Borough-Wide Local Plan.

Date: 7th June 2007

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 :- **06/07/0352/F**

Submitted :- 12th April 2007

Development at :-

27A Station Road
Hopton
Great Yarmouth, Norfolk

For :-

Extensions to front and rear,
ground and first floor

Agent :-

Mr H Shepherdson
27A Station Road
Hopton
Great Yarmouth, Norfolk

Applicant :-

Mr H Shepherdson
27A Station Road
Hopton
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 :-

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: 7th June 2007

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 :- **06/07/0354/F**

Submitted :- 13th April 2007

Development at :-

9 Bately Avenue
Gorleston
Great Yarmouth, Norfolk

For :-

Proposed two storey
extension to rear

Agent :-

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

Applicant :-

Mr P Wooldridge
9 Bately Avenue
Gorleston
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 :-

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: 8th June 2007

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

Reference No :- **06/07/0358/F**

Submitted :- 16th April 2007

Development at :-

Willow Lodge
High Road
Burgh Castle
Great Yarmouth, Norfolk

For :-

Removal of existing hedges/
trees to front boundary
new entrance gates and wall/
railings

Agent :-

Mr D Payne
Willow Lodge
High Road
Burgh Castle
Great Yarmouth, Norfolk

Applicant :-

Mr D Payne
Willow Lodge
High Road
Burgh Castle
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 refused for the carrying out of the development referred to in Part 1 hereof for the following reasons:-

1. The proposed construction of a substantial wall and railings up to 1.8 metres in height to the frontage of the property to one dwelling in this locality would have a significant adverse impact upon the landscape character of this area contrary to Policy NNV4 of the approved Great Yarmouth Borough-Wide Local Plan. The application site is within an area of landscape important to the Broadland Scene where the above policy applies, and is predominantly characterised by houses screened by high hedges. If the development were allowed it would establish a precedent for similar entrance gates and means of enclosure with and the cumulative effect would be to create an urbanising effect within this rural landscape.

Date: 6th June 2007

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 :- **06/07/0360/F**

Submitted :- 16th April 2007

Development at :-

The Cobholm & Lichfield
Health & Resource Centre
Pasteur Road
Great Yarmouth, Norfolk

For :-

New medical centre, nursery
extension and pharmacy (A1)
and external works

Agent :-

BRP Architects
1 Millers Yard
Roman Way
Market Harborough
Leicestershire

Applicant :-

Haven Health Properties Ltd
48 George Street
(2nd Floor)
London
W1U 7DT

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 H152 P01 Rev A, H152 P02 Rev B and H152 P03 Rev A received by the Local Planning Authority on 6th June 2007.

The reason for the condition is:-

For the avoidance of doubt.

3. The development hereby approved shall not be brought into use until the additional parking area shown on drawing no. H152 P03 Rev A has been provided for the exclusive use of the Health and Resource Centre and retained thereafter available for that specific use.

The reason for the condition is :-

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

4. The development hereby permitted shall not be occupied until a Travel Plan has been submitted to and approved in writing by the Local Planning Authority in consultation with the Highway Authority, such Travel Plan shall accord with the Department for Transport's National Policy Guidance 'Using the planning process to secure Travel Plans'. The Travel Plan shall set clear objectives addressing the needs of visitors, staff and patients for access to and from the facilities by more sustainable means to help reduce the traffic generated by the development.

The reason for the condition is :-

To ensure that the development is as sustainable as possible.

5. The development shall be constructed with a minimum finished floor level of 1.694m AOD.

The reason for the condition is :-

To ensure that the development remains dry in the event of flooding for the adequate protection of the occupants as set out in PPS25 Table D.1.

6. Prior to the commencement of development, a scheme for the provision and implementation of flood proofing techniques shall be submitted to, and agreed in writing with the Local Planning Authority. The scheme shall be carried out in its entirety before the development is first occupied and constructed and completed in accordance with the approved plans and ODPM publication "Preparing for Floods".

The reason for the condition is :-

To minimise the damage to the development in the event of flooding and enable a faster recovery once floodwaters have subsided as set out in PPS25 paragraph D.17.

7. Flood warning notices shall be erected in numbers, positions and with wording to be agreed with the Local Planning Authority. The notices shall be kept legible and clear of obstruction.

The reason for the condition is :-

To ensure that occupiers of the development are aware that the site is at risk of flooding.

8. Prior to the commencement of the development, a flood response plan shall be submitted to and agreed in writing with the Local Planning Authority. This flood response plan shall include the tidal curve by Scott Wilson (Titled Wall 83C - Great Yarmouth) as in the FRA referenced 07048300WFR that shows appropriate evacuation times. Once agreed this shall form part of the Health and Safety File for the building under the Construction, Design and Management (CDM) Regulations.

The reason for the condition is :-

To ensure all users of the development are safe in the event of a flood as set out in PPS25 paragraph E.3.

9. Construction/machinery noise shall be limited to the following hours:-

08:00 to 18:00 Monday to Friday

08:00 to 13:00 Saturday

No noisy works shall take place on Sundays or Bank Holidays.

The reason for the condition is :-

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

10. REASON FOR APPROVAL OF THE APPLICATION :-

The proposal meets the criteria of Policies SHP1, BNV16 and BNV18 of the Great Yarmouth Borough-Wide Local Plan.

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

The applicant's attention is drawn to the attached letter from Norfolk Constabulary regarding security of the development.

Date: 7th June 2007

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 :- **06/07/0363/F**

Submitted :- 16th April 2007

Development at :-

11 Kennel Loke
Hopton
Great Yarmouth
Norfolk

For :-

Extension to bathroom and
dining room at rear

Agent :-

R J Green
11 Kennel Loke
Hopton
Great Yarmouth
Norfolk

Applicant :-

Mr R Green
11 Kennel Loke
Hopton
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 :-

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: 5th June 2007

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 :- **06/07/0364/F**

Submitted :- 16th April 2007

Development at :-

105 Church Road
Gorleston
Great Yarmouth
Norfolk

For :-

Single storey rear extension

Agent :-

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

Applicant :-

Mr & Mrs J Potter
105 Church Road
Gorleston
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 :-

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: 4th June 2007

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 :- **06/07/0365/F**

Submitted :- 16th April 2007

Development at :-

5 Belle of the East Way
Belton
Great Yarmouth, Norfolk

For :-

Erect timber shed

Agent :-

Mr J R Gillis
5 Belle of the East Way
Belton
Great Yarmouth, Norfolk

Applicant :-

Mr J R Gillis
5 Belle of the East Way
Belton
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 :-

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 floor level of the shed hereby approved shall be set not lower than existing levels and, flood proofing of the proposed development has been incorporated where appropriate.

The reason for the condition is :-

To minimise flood risk to the development.

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: 6th June 2007

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 :- **06/07/0369/F**

Submitted :- 18th April 2007

Development at :-

Unit 3 Bloodhills Farm
Collis Lane
East Somerton
Norfolk

For :-

Extension to form summer room/
study and construction of link
between garage and existing
barn conversion

Agent :-

Tim Warnes
Hill Cottage
West Caister
Great Yarmouth
NR30 5SY

Applicant :-

Mr & Mrs D/J Austin
Deepwell Cottage
Horsey Road
West Somerton
NR29 4AB

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: 6th June 2007

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 :- **06/07/0372/F**

Submitted :- 16th April 2007

Development at :-

25 Cradock Avenue
Great Yarmouth
Norfolk

For :-

Single storey rear extension,
two-storey side extension and
porch to front

Agent :-

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

Applicant :-

Miss K Browne
& Mr P Fitzgeorge
25 Cradock Avenue
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 :-

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. Prior to the first commencement of the use hereby permitted any access gates shall be hung to open inwards and shall be set back on the front boundary of the property.

The reason for the condition is :-

In the interests of highway safety.

3. Prior to the first commencement of the use hereby permitted the proposed vehicular access vehicular access shall be constructed in accordance with N.C.C. residential access specification for the first 5 metres into the site as measured back from the near edge of the adjacent carriageway.

The reason for the condition is :-

In the interests of highway safety.

4. Prior to the first commencement of the use hereby permitted 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.

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.

6. The floor level of the extension hereby permitted shall be set no lower than existing levels and, flood proofing of the proposed development has been incorporated where appropriate.

The reason for the condition is :-

To minimise flood risk to the development.

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

The applicant is advised that in the event that a street furniture that requires to be re-positioned it shall be carried out at the applicant's own expense.

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 which 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.

Date: 6th June 2007

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 :- **06/07/0373/F**

Submitted :- 19th April 2007

Development at :-

15 Stuart Close
Gorleston
Great Yarmouth
Norfolk NR31 7BU

For :-

Construction of new kitchen/
dining room extension

Agent :-

Safe At Home
Town Hall
Hall Plain
Great Yarmouth
NR30 2QF

Applicant :-

Miss E Shave
15 Stuart Close
Gorleston
Great Yarmouth
NR31 7BU

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: 8th June 2007

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 :- **06/07/0376/F**

Submitted :- 20th April 2007

Development at :-

11 Marine Close
Gorleston
Great Yarmouth
Norfolk

For :-

Rear extension

Agent :-

Mr M Everard
11 Marine Close
Gorleston
Great Yarmouth
Norfolk

Applicant :-

Mr M Everard
11 Marine Close
Gorleston
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 :-

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: 8th June 2007

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 :- **06/07/0379/F**

Submitted :- 20th April 2007

Development at :-

215 Lowestoft Road
Gorleston
Great Yarmouth
Norfolk

For :-

Ground and first floor
extensions to front and rear
of dwelling

Agent :-

Mr William Wright
215 Lowestoft Road
Gorleston
Great Yarmouth
Norfolk

Applicant :-

Mr William Wright
215 Lowestoft Road
Gorleston
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 :-

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: 5th June 2007

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 :- **06/07/0386/F**

Submitted :- 24th April 2007

Development at :-

36 Western Road
Gorleston
Great Yarmouth
Norfolk

For :-

Two storey extension to
form lounge and bedroom

Agent :-

Glenn Parrott
11A Swallow Close
Bradwell
Great Yarmouth, Norfolk

Applicant :-

S. Crickmore & L. Hitchcock
36 Western Road
Gorleston
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 :-

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: 8th June 2007

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 :- **06/07/0410/F**

Submitted :- 30th April 2007

Development at :-

1 Ryelands
Hemsby
Great Yarmouth
Norfolk NR29 4PN

For :-

Alterations and extensions to
enlarge kitchen and form
dining area and bedroom with
en-suite

Agent :-

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

Applicant :-

Mr & Mrs K Rowand
1 Ryelands
Hemsby
Great Yarmouth
Norfolk NR29 4PN

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 new window to the existing bathroom shall be obscure glazed prior to the use of the first floor part of the development hereby permitted, and retained as such thereafter.

The reason for the condition is :-

In the interests of the residential amenities of the occupiers of the adjoining 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: 5th June 2007

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 :- **06/07/0420/F**

Submitted :- 4th May 2007

Development at :-

93 Covent Garden Road
Caister
Great Yarmouth
Norfolk NR30 5WA

For :-

Proposed two storey side
extension

Agent :-

Mr A Cooper
93 Covent Garden Road
Caister
Great Yarmouth
NR30 5WA

Applicant :-

Mr A Cooper
93 Covent Garden Road
Caister
Great Yarmouth
NR30 5WA

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. Prior to any work commencing on the extension hereby permitted details of a replacement parking space shall be submitted for the approval of the Local Planning Authority and prior to the extension first being brought into use the parking space shall be constructed in accordance with such details as may be agreed and thereafter maintained for the parking of vehicles.

The reason for the condition is :-

To ensure the retention and availability of parking to serve the dwelling.

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: 7th June 2007

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

THE BOROUGH OF GREAT YARMOUTH

Town and Country Planning Act 1990

APPROVAL OF RESERVED MATTERS

Part 1 - Particulars of Application

Reference No :- **06/07/0427/D**

Submitted :- 4th May 2007

Development at :-

Alberta House
57 Cess Road
Martham
Great Yarmouth NR29 4RQ

For :-

Amended design of garages and revised position of garages to Plots 2 and 3 from reserved matters App. 06/06/0886/D

Agent :-

James Bamford
Chaplin Farrant Ltd
51 Yarmouth Road
Norwich
NR7 0ET

Applicant :-

Cripps Developments Ltd
Dencora House
Blyburgate
Beccles
NR34 9TY

Particulars of planning permission reserving details for approval:- Application No. 06/06/0126/O:- Demolition of former farm house and replacement with three detached dwellings each with private garage at Alberta House, 57 Cess Road, Martham.

Particulars of details submitted for approval:- Amended design and positioning of garages from previous approval of reserved matters - Application No. 06/06/0886/D, together with revised means of access and details of the landscaping of the site.

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 approval has been granted in respect of the details referred to in Part 1 hereof for the purpose of the conditions imposed on the grant of planning permission referred to above, subject to the following conditions:-

1. The facing bricks and roof tiles to be used in the construction of the garages hereby approved shall be as stated in the agent's letter dated 29th March 2007 submitted in connection with Application No. 06/06/0886/D.

The reason for the condition is :-

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

continued on next page :-

2. The scheme of landscaping shown on Drawing No. 3533/01 revision B shall be completed within one year of the first occupation of the dwellings approved under Application No. 06/06/0886/D or the completion of the development, whichever is the sooner; and any trees or plants which within a period of 5 years from the completion of the development die, are removed or become seriously damaged or diseased shall be replaced in the next planting season with others of similar size and species, unless the Local Planning Authority gives written consent to any variation.

The reason for the condition is :-

In the interests of the visual amenities of the locality.

3. The dwellings approved under Application No. 06/06/0886/D shall not be occupied until the parking/turning area to which a dwelling relates, as shown on Drawing No. 3533/01 revision B, has been constructed in accordance with details to be submitted to and approved in writing by the Local Planning Authority, and that area shall not thereafter be used for any purpose other than the parking and manoeuvring of vehicles.

The reason for the condition is :-

To ensure the permanent availability of the parking/turning areas in the interests of highway safety.

4. INFORMATIVE NOTE :- Attention is drawn to the need for compliance with condition No. 11 of the outline planning permission.

5. REASON FOR APPROVAL OF THE APPLICATION :-

The proposal is considered to be an acceptable alternative to the details approved under Application No. 06/06/0886/D.

Date: 8th June 2007

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