

THE BOROUGH OF GREAT YARMOUTH

Town and Country Planning Act 1990

PLANNING PERMISSION

Part 1 - Particulars of Application

Reference No :- **06/05/0881/F**

Submitted :- 10th November 2005

Development at :-

41 California Avenue
Scratby
Great Yarmouth
Norfolk NR29 3NS

For :-

1st floor bedroom & bathroom
to new roof replacing existing
flat felt roof

Agent :-

Mr B Swainsbury
41 California Avenue
Scratby
Great Yarmouth
Norfolk NR29 3NS

Applicant :-

Mr B Swainsbury
41 California Avenue
Scratby
Great Yarmouth
Norfolk NR29 3NS

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 revised plan received by the Local Planning Authority on 17th January 2006.

The reason for the condition is :-

For the avoidance of doubt.

3. No work shall commence until details of the exact type and colour of the external materials to be used in the construction of the development hereby permitted have been submitted to and approved in writing by the Local Planning Authority.

The reason for the condition is :-

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

continued on next page :-

4. REASON FOR APPROVAL OF THE APPLICATION :-

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

Date: 18th January 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 :- **06/05/0885/F**

Submitted :- 14th November 2005

Development at :-

3 Poplar Drive
Filby
Great Yarmouth, Norfolk

For :-

Porch to front, conservatory
to rear and extension to form
lounge and garage

Agent :-

David Futter Associates Ltd
Arkitech House
35 Whiffler Road
Norwich
Norfolk NR3 2AW

Applicant :-

Mr & Mrs S Farman
3 Poplar Drive
Filby
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 five years beginning with the date of this permission.

The reason for the condition is :-

Required to be imposed pursuant to Section 91 of the Town and Country Planning Act 1990.

2. 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.

3. The windows in the south elevation of the proposed extension indicated to be obscure glazed shall be carried out in accordance with the details on the approved plan once the extension is first brought into use and thereafter maintained in accordance with these details thereafter

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 :-

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

Date: 17th January 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 :- **06/05/0908/F**

Submitted :- 21st November 2005

Development at :-

23 Yarmouth Road
Ormesby St Margaret
Great Yarmouth
Norfolk NR29 3QE

For :-

Restoration of outbuilding to
form residential accommodation
on first floor over garage on
ground floor

Agent :-

Olley & Haward
5 Queen Street
Great Yarmouth
Norfolk
NR30 2QP

Applicant :-

Mr & Mrs C J Shirt
23 Yarmouth Road
Ormesby St Margaret
Great Yarmouth
Norfolk NR29 3QE

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 development shall take place until: (a) details of the materials to be used in the construction of/alteration to the external surfaces of the building, (b) the constructional details, materials and finishes of all external joinery, including doors, windows, rooflights and fascias, and (c) details of all soil and vent pipes, waste pipes and rainwater goods 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 appearance of the building and the character of the Ormesby St Margaret Conservation Area within which the site is located.

continued on next page :-

3. No development shall take place until the position of the new first floor has, in accordance with the note on Drawing No. 2005.1102.02, been agreed in writing with the Local Planning Authority and, notwithstanding the new first floor shown on that drawing, details of its construction and retention of existing elements, where appropriate, have similarly been agreed.

The reason for the condition is :-

To ensure the integrity of the existing building is respected.

4. The additional accommodation hereby permitted shall only be used by the occupiers of 23 Yarmouth Road, Ormesby St Margaret, or by their dependants and shall not be used as a separate dwellinghouse or let separately for holiday purposes.

The reason for the condition is :-

To enable the Local Planning Authority to retain control over the use of the site as permission has been granted on the basis that the new accommodation is ancillary to the original dwellinghouse.

5. REASON FOR APPROVAL OF THE APPLICATION :-

The proposal complies with the requirements of Policies HOU18, BNV10 and BNV18 of the adopted Great Yarmouth Borough-Wide Local Plan.

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

Date: 16th January 2006

THE BOROUGH OF GREAT YARMOUTH

Town and Country Planning Act 1990

PLANNING PERMISSION

Part 1 - Particulars of Application

Reference No :- **06/05/0921/CU**

Submitted :- 30th November 2005

Development at :-

2 Broad Row
Great Yarmouth
Norfolk

For :-

Change of use of part of
ground floor to restaurant
(A3)

Agent :-

John Warwick Surveyors
Cornerways, Hamblin Road
Woodbridge
Suffolk IP12 1BG

Applicant :-

Paddock Properties
30 South Quay
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. No vents, flues or extraction units shall be installed on the exterior of the premises without the prior consent, in writing, of the Local Planning Authority.

The reason for the condition is :-

In the interests of the visual amenities of the area and to ensure the development does not adversely impact on the amenities of the occupiers of nearby property.

3. REASON FOR APPROVAL OF THE APPLICATION :-

The proposal meets the criteria for change of use of premises to restaurant contained in Policy SHP4 of the adopted Great Yarmouth Borough-wide Local Plan

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

The applicant is reminded that this permission is for a change of use to an A3 use only and does not purport to convey any consent to carry out any alterations to the exterior of the premises.

Date: 17th January 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 :- **06/05/0928/CU**

Submitted :- 2nd December 2005

Development at :-

Gordon House, 58 Repps Road
Martham
Great Yarmouth, Norfolk

For :-

Change of use from
residential care home to
domestic dwelling

Agent :-

Mrs L R Brace
Gordon House, 58 Repps Road
Martham
Great Yarmouth, Norfolk

Applicant :-

Mrs L R Brace
Gordon House, 58 Repps Road
Martham
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 existing car parking area within the site shall be maintained free of any obstruction and available at all times for that specific use.

The reason for the condition is :-

To ensure off-street parking provision.

3. REASON FOR APPROVAL OF THE APPLICATION :-

The proposal complies with Policies HOU7/8 of the adopted Great Yarmouth Borough-Wide Local Plan.

continued on next page :-

Date: 18th January 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 :- **06/05/0956/O**

Submitted :- 12th December 2005

Development at :-

43 Beccles Road
Bradwell
Great Yarmouth
Norfolk NR31 8DH

For :-

The demolition of the existing bungalow and erection of 3 new detached bungalow dwellings with private drive access

Agent :-

Aldreds
17 Hall Quay
Great Yarmouth
Norfolk
NR30 1HJ

Applicant :-

Executors of Late Mrs Knight
c/o Aldreds
17 Hall Quay
Great Yarmouth
Norfolk NR30 1HJ

Part 2 - Particulars of Decision

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

1. No development whatsoever shall take place until full details of the design and external appearance of the buildings, and the landscaping of the site (hereinafter called "the reserved matters") have been submitted to and approved by the Local Planning Authority and the development shall be carried out strictly in accordance with such approved details.

The reason for the condition is :-

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

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

The reason for the condition is :-

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

3. Prior to the first occupation of the dwellings hereby approved, the proposed access drive (which shall be a minimum width of 3.7 metres), the passing spaces and turning area shall be constructed in accordance with details which shall have previously been submitted to and approved in writing by the Local Planning Authority. These areas shall be thereafter maintained in accordance with the approved details.

The reason for the condition is :-

To ensure the provision of a satisfactory access to the development.

4. Notwithstanding the provision 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 gates shall be erected across the approved access unless details have first been submitted to and approved in writing by the Local Planning Authority.

The reason for the condition is :-

In the interests of highway safety.

5. Prior to the first occupation of the dwellings hereby approved the vehicular access shall be constructed in accordance with the Norfolk County Council residential access construction specification for the first 4.5 metres into the site as measured back from the near edge of the adjacent carriageway.

The reason for the condition is :-

To ensure satisfactory access into the site.

6. Prior to the occupation of each of the dwellings hereby approved, car parking facilities for that dwelling shall be provided in accordance with the Local Planning Authority's adopted standards.

The reason for the condition is :-

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

7. Prior to the first occupation of the dwellings hereby approved the existing access to the public highway shall be stopped up and the existing dropped kerb shall be fully reinstated to accord with Norfolk County Council approved footway Specification.

The reason for the condition is :-

In the interests of highway safety.

8. The details to be submitted in respect of condition No. 2 of this permission shall include a plan indicating the positions, design, materials and type of boundary treatment to be erected. The boundary treatment shall be completed before the dwellings are 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 amenities of both the occupiers of adjacent property and the future occupants of the dwellings hereby permitted, and in the interests of the visual amenities of the locality.

9. The existing bungalow shall be demolished and the waste materials removed from the site before any of the dwellings hereby permitted are first occupied.

The reason for the condition is :-

To ensure the development progresses in an orderly manner and in the interests of the appearance of the site.

10. The dwellings shall be of single storey construction and, notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995 (or any Order revoking and re-enacting the Order), no dormer windows or other openings to the roofspace shall be provided unless otherwise specified in writing by the Local Planning Authority.

The reason for the condition is:-

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

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

12. Attention is drawn to the attached letter from Essex and Suffolk Water

13. The County Director of Planning and Transportation has indicated that if it is necessary to reposition any street furniture, this will be done at the applicant's expense.

14. REASON FOR APPROVAL OF THE APPLICATION :-

Subject to compliance with the above conditions the proposals meet the criteria for new housing development set out in Policies HOU7/8, HOU15 and HOU17 of the adopted Great Yarmouth Borough-wide Local Plan.

Date: 19th January 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 :- **06/05/0962/F**

Submitted :- 14th December 2005

Development at :-

The Grange, High Road
Burgh Castle
Great Yarmouth
Norfolk NR31 9QL

For :-

Renewal of PP 06/04/1105/F for
continued use of portacabin as
temporary workshop

Agent :-

Mr C H M Dowsett
The Grange, High Road
Burgh Castle
Great Yarmouth
Norfolk NR31 9QL

Applicant :-

Mr C H M Dowsett
The Grange, High Road
Burgh Castle
Great Yarmouth
Norfolk NR31 9QL

Part 2 - Particulars of Decision

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

1. This permission expires on 31st January 2011 or when the property ceases to be occupied by Mr C H M Dowsett and unless on or before the expiry of the permission application has been made for an extension to the period of permission and such application is approved by the Local Planning Authority, the portacabin 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 and residential amenities of the locality.

2. No machinery or power tools shall be operated within the portacabin with the doors or windows open.

The reason for the condition is:-

To protect the amenities of neighbouring residential properties

3. No machinery or power tools shall be operated within the portacabin between 6.00pm and 8.am the following morning Monday to Friday and 12 noon Saturday through to 8.am Monday, or on any Bank Holiday.

The reason for the condition is:-

To protect the amenities of neighbouring residential properties.

4. REASON FOR APPROVAL OF THE APPLICATION :-

The proposal meets the requirements of Policy EMP19 of the adopted Great Yarmouth Borough-wide Local Plan.

Date: 16th January 2006

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 :- **06/05/0963/D**

Submitted :- 14th December 2005

Development at :-

The House, Hopton Service Station
Lowestoft Road
Hopton on Sea
Great Yarmouth Norfolk

For :-

Demolition of house & garages
and erection of two detached
houses

Agent :-

Barry D Cutts
Briarfield
Blundeston Road
Corton
Lowestoft NR32 5DD

Applicant :-

Mr M Bloomfield
Fossil Hall
Boars Tye Road
Silver End, Witham
Essex CM8 3QA

Particulars of planning permission reserving details for approval:- Application No.:- 06/05/0744/O
Demolition of house and garages and erection of two detached houses.

Particulars of details submitted for approval:- Design and external appearance of the dwellings

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:-

2. No work shall commence until the exact type and colour of the facing bricks and 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 as precise details of these materials have not been submitted.

3. NOTES - Please read the following notes carefully:-
4. The Developer is reminded of the need to comply fully with the conditions of the outline planning permission and with regard to Condition 3 of the outline permission is advised to contact Environmental Health at an early stage.

5. The County Director of Planning and Transportation has indicated that if it is necessary to reposition any street furniture, this will be done at the applicant's expense.
6. The applicant's attention is drawn to the attached letters from the Environment Agency (Anglian Region) and the need to comply fully with their requirements.

Date: 17th January 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 :- **06/05/0966/F**

Submitted :- 15th December 2005

Development at :-

166 168 and 169 High Street
Gorleston
Great Yarmouth

For :-

Change of use ground floor
rear from residential to
office/shop; alterations to
first floor

Agent :-

Mr B A Long
The Bungalow
Farman Close
Belton
Great Yarmouth

Applicant :-

Mr and Mrs C Beales
Ashby Old Rectory
Blocka Road
Ashby Lowestoft
Suffolk NR32 5ND

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 part of the proposed structure shall overhang the public highway and no door or window shall open outwards over the highway boundary.

The reason for the condition is :-

To prevent obstruction of the public highway in the interests of highway safety.

3. REASON FOR APPROVAL OF THE APPLICATION :-

The proposal meets the criteria of Policy SHP8 of the Great Yarmouth Borough-Wide Local Plan.

Date: 17th January 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 :- **06/05/0980/F**

Submitted :- 19th December 2005

Development at :-

Bubbles Amusements
1 Warren Road
Hopton on Sea
Great Yarmouth, Norfolk

For :-

Development to form new
hairdressing salon & extension
to incorporate betting shop &
entrance foyer

Agent :-

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

Applicant :-

Mr W Austrin
Bubbles Amusements
1 Warren Road
Hopton 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 materials used in the construction of the external surfaces of the extensions hereby approved shall match those used on the existing buildings.

The reason for the condition is :-

To ensure materials are compatible with the existing buildings

3. Prior to the first occupation of the extensions hereby approved, the proposed on-site parking areas shall be laid out in accordance with the approved plan and 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 facilities for the development.

4. Before the re-sited "kids race track" is brought into use, an appropriate means of enclosure, details of which shall have first been submitted to and approved in writing by the Local Planning Authority, shall be erected to separate the race track from the adjacent car parking areas and highway.

The reason for the condition is :-

In the interests of the safety of children using the race track.

5. No amusement machines shall be positioned in the main entrance foyer indicated on the approved plan.

The reason for the condition is :-

To ensure that the development is carried out in the manner contemplated by the Local Planning Authority on the grant of this permission and to prevent conflict with Policy TR9 of the adopted Great Yarmouth Borough-wide Local Plan.

6. REASON FOR APPROVAL OF THE APPLICATION :-

Subject to compliance with the above conditions, the development is in accordance with the aims of Policies TR2, TR5 and TR7 of the adopted Great Yarmouth Borough-wide Local Plan

Date: 20th January 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 :- **06/05/0985/F**

Submitted :- 21st December 2005

Development at :-

36 Yallop Avenue
Gorleston
Great Yarmouth
Norfolk NR31 6HD

For :-

Removal of existing lean to
extn & construction of white
UPVC Victorian Conservatory
with brick dwarfwall

Agent :-

E G Wardrop Limited
Longs Industrial Estate
Englands Lane
Gorleston
Great Yarmouth NR31 6BE

Applicant :-

Mr Small
36 Yallop Avenue
Gorleston
Great Yarmouth
Norfolk NR31 6HD

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 January 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 :- **06/05/0989/F**

Submitted :- 21st December 2005

Development at :-

262 Beccles Road
Gorleston
Great Yarmouth, Norfolk

For :-

Vehicular access

Agent :-

Mrs B Gardner
262 Beccles Road
Gorleston
Great Yarmouth, Norfolk

Applicant :-

Mrs B Gardner
262 Beccles 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 :-

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

2. Prior to the commencement of the first use hereby permitted the vehicular access shall be constructed in accordance with the Norfolk County Council residential access construction specification.

The reason for the condition is :-

To ensure satisfactory access into the site.

3. 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 gates shall be erected across the approved access unless details have first been submitted to and approved in writing by the Local Planning Authority.

The reason for the condition is :-

In the interests of highway safety.

4. Prior to the commencement of the use hereby permitted the proposed turning area shall be laid out, levelled and surfaced in accordance with the approved plan and retained thereafter available for that specific use.

The reason for the condition is :-

To ensure the permanent availability of the parking/manoeuvring area in the interests of highway safety.

5. REASON FOR APPROVAL OF THE APPLICATION :-

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

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

This development involves works within the public highway that can only be carried out by Norfolk County Council as Highway Authority.

Advice on this matter can be obtained from the County Council's Highways Development Control Group based at County Hall, Norwich. Please contact Rhoda Hayashi on 01603 638009.

Date: 16th January 2006

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