



**GREAT YARMOUTH**  
BOROUGH COUNCIL

# Development Control Committee

**Date:** Monday, 10 March 2014  
**Time:** 10:00  
**Venue:** Council Chamber  
**Address:** Town Hall, Hall Plain, Great Yarmouth, NR30 2QF

## AGENDA

### COMMITTEE SITE VISITS

**Please be aware that Site Visits will commence at the start of this meeting with Members returning to the Town Hall approximately one hour later to determine the planning applications**

### CONTENTS OF THE COMMITTEE AGENDA PLANNING APPLICATIONS & CONDUCT OF THE MEETING

#### Agenda Contents

This agenda contains the Officers' reports which are to be placed before the Committee. The reports contain copies of written representations received in connection with each application. Correspondence and submissions received in time for the preparations of the agenda are included. However, it should be noted that agendas are prepared at least 10 Working Days before the meeting. Representations received after this date will either:-

- (i) be copied and distributed prior to or at the meeting – if the representations raise new issues or matters of substance or,
- (ii) be reported orally and presented in summary form by the Principal Officer of the Committee – especially where representations are similar to, or repeat, previous submissions already contained in the agenda papers.

There are occasions when the number of representations are similar in nature and repeat the objections of others. In these cases it is not always possible for these to be included within the agenda papers. These are either summarised in the report (in terms of numbers

received) and the main points highlighted or reported orally at the meeting. All documents are available as 'background papers' for public inspection.

## **Conduct**

Members of the Public should note that the conduct of the meeting and the procedures followed are controlled by the Chairman of the Committee or, if he/she so decides, the Vice Chairman. Any representations concerning Committee procedure or its conduct should be made in writing to either –

- (i) The Planning Group Manager, Town Hall, Great Yarmouth. NR30 2QF
- (ii) The Monitoring Officer, Town Hall, Great Yarmouth. NR30 2QF.

## **DEVELOPMENT CONTROL COMMITTEE**

### **PUBLIC CONSULTATION PROCEDURE**

- (a) Thirty minutes only will be set aside at the beginning of each meeting to deal with applications where due notice has been given that the applicant, agent, supporters, objectors, and any interested party, Parish Council and other bodies (where appropriate) wish to speak.
- (b) Due notice of a request to speak shall be submitted in writing to the Planning Group Manager one week prior to the day of the Development Control Committee meeting.
- (c) In consultation with the Planning Group Manager, the Chairman will decide on which applications public speaking will be allowed.
- (d) Three minutes only (or five minutes on major applications at the discretion of the Chairman) will be allowed to (i) objectors together, (ii) an agent or applicant and (iii) supporters together, (iv) to a representative from the Parish Council and (v) Ward Councillors.
- (e) The order of presentation at Committee will be:-
  - (1) **Planning Officer presentation** with any technical questions from Members
  - (2) **Agents, applicant and supporters** with any technical questions from Members
  - (3) **Objectors and interested parties** with any technical questions from Members
  - (4) **Parish Council representatives, Ward Councillors and Others** with any technical questions from Members
  - (5) **Committee debate and decision**

The Committee is asked to meet at the front doors of the Town Hall at 9.45 am to be transported to the site.

## **1 APOLOGIES FOR ABSENCE**

To receive any apologies for absence.

## **2      DECLARATIONS OF INTEREST**

You have a PERSONAL INTEREST in a matter being discussed at a meeting IF

- It relates to something on your Register of Interests form; or
- A decision on it would affect you, your family or friends more than other people in your Ward.

You have a PREJUDICIAL INTEREST in a matter being discussed at a meeting IF

- It affects your financial position or that of your family or friends more than other people in your Ward; or
- It concerns a planning or licensing application you or they have submitted
- AND IN EITHER CASE a reasonable member of the public would consider it to be so significant that you could not reach an unbiased decision.

If your interest is only PERSONAL, you must declare it but can still speak and vote. If your interest is PREJUDICIAL, you must leave the room. However, you have the same rights as a member of the public to address the meeting before leaving.

## **3      APPLICATION NO. 06-13-0736-F 7 MAY COTTAGES, BACK ROAD, WINTERTON**

**5 - 64**

To consider the above application during the site visit and to determine the application on return to the Town Hall.



**Reference:** 06/13/0736/F

**Parish:** Winterton

**Officer:** Mr G Clarke

**Expiry Date:** 10-02-2014

**Applicant:** Ms J Larter

**Proposal:** Ground and first floor extensions to form care home at ground floor and additional domestic accommodation at first floor, associated car parking and improved vehicular access.

**Site:** 7 May Cottages  
Back Road  
Winterton

## REPORT

### 1.0 Background / History :-

1.1 The group of houses known as May Cottages consists of a terrace of traditional red brick and tiled properties on the east side of Back Road, as usual with dwellings of this age various alterations have been carried out over the years such as extensions, replacement windows and colour washing. The terrace is sited towards the eastern boundary so the houses have long front gardens and small back gardens, no.7 is on a larger plot than any of the other houses with a sizeable garden to the side as well as the front. To the east of May Cottages are Winterton dunes and to the south of the application site is a property in a large garden called Manor House.

1.2 The section of Back Road which serves May Cottages is an unadopted, unsurfaced road which has a right angle bend at the south end where it joins the adopted part of Back Road and a similar junction at the north end where it joins Old Chapel Road.

1.3 The site is within the Winterton conservation area.

1.4 In 2012 an application for a similar proposal (06/12/0655/F), albeit with larger extensions, was refused for three reasons :- 1) The access to the site is along an unadopted, unmade, narrow section of Back Road with no footpath or street lighting and with a difficult right-angle bend for large vehicles to negotiate. No evidence has

been submitted to demonstrate that the access arrangements are suitable for ambulances; 2) The proposal involves a major extension to the property which will significantly alter the character of the building and its setting at the end of an iconic terrace of former fishermen's cottages and lead to development which is unsympathetic to the character and appearance of the Conservation Area in terms of its scale, form, massing and design and 3) Insufficient information has been submitted with the application to show that the development and its operation as a care home would not significantly affect the amenities of the occupiers of adjoining or neighbouring properties.

1.5 This application is for two storey and single storey extensions and formation of a care home at ground floor level, the applicant has submitted a planning statement explaining how the property will operate and also how the applicant feels that the current proposal overcomes the reasons for refusal of the previous application, a copy of which is attached.

## **2.0 Consultations :-**

2.1 Neighbours/Conservation Area Advertisement – 8 letters of objection and a petition signed by 15 people have been received, 1 letter of support and a petition supporting the proposal signed by 82 people have been received. The MP has also written on behalf of constituents who are concerned about the application. The main reasons for objection are access, effect on the conservation area and lack of services. Copies of the letters are attached.

2.2 Parish Council – Access is very restricted due to a narrow entrance to the unadopted road at both ends. This would cause problems with large construction vehicles and emergency services getting to the site. Damage has already been caused by large vehicles trying to access the area. The road is very uneven with many potholes – not suitable for access to a care home. The Parish Council cannot support this application.

2.3 Highways – The Highways Officer has commented that the proposed development is served by a private, unmade road with no separate pedestrian facilities which falls outside the jurisdiction of the Highway Authority. It is likely that the proposals will generate some additional traffic movements but they do provide ample parking and turning provision for a development of this nature. He then goes on to request that, if approved, standard Highway conditions are applied regarding the parking area and any gates or other means of obstruction.

2.4 Environmental Health – Concerns about potential effects of construction noise – hours of work condition should be imposed.

2.5 Conservation Officer – Principle of extension can be supported, suggests some design amendments.

### **3.0 Policy :-**

#### **POLICY BNV10**

NEW DEVELOPMENT IN OR ADJACENT TO A CONSERVATION AREA WILL BE REQUIRED TO BE SYMPATHETIC TO THE CHARACTER OR APPEARANCE OF THE AREA IN TERMS OF SCALE, HEIGHT, FORM, MASSING, MATERIALS, SITING AND DESIGN.

(Objective: To retain and enhance the character and appearance of conservation areas.)

#### **POLICY HOU21**

PROPOSALS FOR THE CHANGE OF USE OR CONSTRUCTION OF NEW RESIDENTIAL HOMES OR NURSING HOMES FALLING WITHIN USE CLASS C2 OF THE TOWN AND COUNTRY PLANNING (USE CLASSES) ORDER 1987 WILL BE PERMITTED PROVIDED THE APPLICANT CAN DEMONSTRATE THAT THE PROPOSAL MEETS THE FOLLOWING CRITERIA:

- (A) THE SITE HAS GOOD ACCESS, APPROACH ROADS AND FOOTWAYS AND HAS REASONABLE ACCESS TO A RANGE OF PUBLIC TRANSPORT, COMMUNITY FACILITIES, A LIBRARY/MOBILE LIBRARY, PLACES OF WORSHIP, PLACES OF ENTERTAINMENT, A DOCTOR'S SURGERY AND SHOPPING FACILITIES, INCLUDING A POST OFFICE.
- (B) THE SITE SHOULD BE REASONABLY LEVEL AND BE LOCATED IN THE URBAN AREA OF GREAT YARMOUTH, GORLESTON OR CAISTER, OR WITHIN THE VILLAGE DEVELOPMENT LIMITS SHOWN ON THE PROPOSALS MAP;
- (C) GARDEN SPACE IS PROVIDED SUFFICIENT IN AREA TO MEET THE NEEDS OF THE RESIDENTS OF THE DEVELOPMENT;
- (D) IMPLEMENTATION OF THE PROPOSAL WOULD NOT RESULT IN MORE THAN 10% OF SIMILAR ESTABLISHMENTS IN ANY ONE BLOCK OF DEVELOPMENT ENCLOSED BY THE PUBLIC HIGHWAY SYSTEM;
- (E) SO FAR AS POSSIBLE, EXISTING LANDSCAPE FEATURES OF SIGNIFICANCE ON THE SITE ARE PRESERVED;

(F) ACCESS ARRANGEMENTS ARE SUITABLE FOR AMBULANCES, WITH PARKING AND SERVICING SPACE PROVIDED IN ACCORDANCE WITH APPENDIX (A) OF CHAPTER 3 OF THE PLAN;

(G) THE SITE IS OUTSIDE AN AREA SHOWN AS PRIME HOLIDAY ACCOMMODATION ON THE PROPOSALS MAP; AND,

(H) COMPLIANCE WITH OTHER RELEVANT POLICIES OF THE PLAN.

WHERE THE PROPOSAL INVOLVES CONVERSION OF AN EXISTING BUILDING, THE FOLLOWING ADDITIONAL CRITERIA WILL APPLY:

(I) CONVERSION COULD BE ACHIEVED WITHOUT NEED FOR MAJOR EXTENSION WHICH WOULD SIGNIFICANTLY IMPINGE ON THE CHARACTER OF THE BUILDING;

(J) THE DEVELOPMENT AND/OR ITS OPERATION WOULD NOT SIGNIFICANTLY AFFECT THE AMENITIES OF THE OCCUPIERS OF ADJOINING OR NEIGHBOURING BUILDINGS; AND, (where appropriate)

(K) IN THE CASE OF A LISTED BUILDING, THE DEVELOPMENT WOULD PRESERVE THE BUILDING OR ITS SETTING OR ANY FEATURES OF SPECIAL ARCHITECTURAL OR HISTORIC INTEREST IT POSSESSES.

(Objective: To ensure a good quality of life for the elderly and infirm and safeguard the character of existing areas.)

#### **4.0 Assessment :-**

4.1 The previous application showed a two-storey side extension which was 5.6m wide and the same height and depth as the original house, to the side of this was a single storey extension measuring 3.7m wide. The application also included a single storey extension at the front of the house which extended out by 7.3m. With this application the two-storey side extension has been reduced to 4.6m wide but the single storey side extension has been increased to 4.7m. The front extension will be across the full width of the original house and two-storey extension and will project out by 1.8m, there will also be a further, smaller extension to the front of this part which will extend out another 1.8m.

4.2 Internally the ground floor accommodation will consist of three bedrooms with en-suite facilities and a sitting room for care home residents, the kitchen will be extended to cater for both the owner's use and care home use. The first floor will have three bedrooms, study, bathroom and living room for the owner's use.



4.3 The application site has a plot width of approximately 15m which is twice the width of the rest of the houses in the terrace so the extensions will not be an overdevelopment of the plot. The two-storey extension will be seen as an extension to the line of houses and will not look out of place in the conservation area.

4.4 The main objections to the proposal are the condition of the unmade part of Back Road and the difficulties of turning into this part of the road from the adopted highway at either end. Damage has been caused to walls and fences by vehicles trying to enter and exit the unmade section and vehicles have driven over driveways, private verges and garage forecourts in manoeuvring around the area. Residents are concerned that the proposed use and the delivery vehicles involved in the construction works will make the situation worse and cause more damage.

4.5 The applicant has submitted information to show that a fire engine has been able to reach the property in the past and also that an oil company has been able to deliver. This evidence would also indicate that ambulances are also able to access the site and which was part of the reason for refusal of the previous application. The care home facility will be for a maximum of three persons specialising in care for those who are no longer able to support themselves in their own home. The home will be run by the applicant with some help from local people who live within walking distance so should not generate a great deal of additional traffic.

4.6 The road system serving May Cottages is poor and not suitable for heavy vehicles but having said that the problems of access reported by the objectors already exist and will continue to happen whatever decision is made on the application. What has to be considered is whether the house as extended and its proposed use will make this existing situation any worse. 7 May Cottages stands on a larger plot than the rest of the terrace and if the applicant just wished to build extensions on the house there would be no justification in refusing them. Access for builders and delivery vehicles is not a reason to refuse a planning application as they could use smaller vehicles and once the development is finished access will no longer be required.

4.7 The main aspect of the application to be considered is whether the proposed use as a care home will generate significant amounts of traffic that would lead to an increase in the existing problems in the area. The applicant has stated that she will be running the home and that any extra staff will be local and will not be driving to the site. The residents themselves will not have cars but there could be extra traffic from visiting healthcare people and ambulances. As the home is for a maximum of three people it is unlikely that it will generate a significant amount of additional traffic.

4.8 Criterion A of Policy HOU21 requires new homes to have good access, approach roads, etc which obviously does not apply in this case however that Policy is

intended to relate to new residential homes or nursing homes of a larger scale than is proposed here. Class C3 of the Town and Country Planning (Use Classes) Order allows for up to six residents living together as a single household including where care is provided. In this case it is felt that the use falls within Class C2 because the applicant will live separately to the elderly residents and the extensions are being built specifically for this purpose but with only some minor changes to the operation it could be argued that planning permission is not required for the use as a care home.

4.9 Taking the above into account it is considered that the proposal complies with all of the other Policy criteria and it would be difficult to justify refusal of the proposal on traffic grounds alone. The recommendation is therefore to approve the application with a condition restricting the number of residents of the care home to a maximum of three people.

## **5.0 RECOMMENDATION :-**

5.1 Approve – the proposal complies with Policies BNV10 and HOU21 of the Borough-Wide Local Plan. Approval should be subject to the number of care home residents being no more than three and the conditions required by Highways and Environmental Health.

## DESIGN AND ACCESS STATEMENT

7 MAY COTTAGES, BACK ROAD, WINTERTON- ON- SEA, GREAT YARMOUTH, NR29 4BG.

### DESIGN

No.7 May Cottages is the southern-most end of a row of modest cottages which have a degree of uniformity by their retention, in the most part, of their brick and tile finishes, however No.7 has been colour-washed. It is intended to construct a two storey extension in red brick and tile of proportions very similar to the existing properties to provide a dominant end to the terrace. The site has generous front and side gardens allowing for minor single storey extensions to the front and side. There would also be a single storey extension to the rear of the existing dwelling, as seen on many of the other properties in the terrace, to provide additional private accommodation, which compensates for the loss of the private living room for use as a residents' sitting room. This sitting room would also have a modest front extension to provide more space and give balance to the front elevation. These single storey extensions would be of the same finishes as the two storey one.

The ground floor extension will provide three residents' bedrooms with en-suite facilities and a shower room for shared use for residential/respice care. No nursing care will be provided.

The first floor extension will provide a private bedroom with en-suite and a living room to replace that which has been lost at ground floor for residents' use.

### ACCESS

The site is on the north-eastern edge of Winterton, adjoining the dunes and beach, off Back Road which is a quiet road joining Market Place to the south and Old Chapel Road to the north.

The site has ample parking and turning and provision will be made for disabled accessibility in and around the building.

The village of Winterton has a convenience store within three hundred metres of the site, a post office, public houses, fish and chip shop and church. As previously mentioned, the beach adjoins the premises and there is a beach café. Winterton also has a recreation ground with a cricket pitch and bowling green.

The nearby village of Hemsby provides a medical centre and dental practice; further facilities are available at Caister-on- Sea.

Winterton is served by the 1A First Bus Service, which allows access to Great Yarmouth, from where, further routes are available to all parts of the Borough, including the District Hospital. Great Yarmouth also has National Bus and Train stations for wider travel.





Jane Larter  
7 May Cottages  
Back Road  
Winterton NR29 4BG

Planning Services Dept  
Development Control  
Town Hall  
Hall Plain  
Great Yarmouth NR30 2QF

(06/12/0655/F)

06/13/0736/F1

Revised proposals for ground and first floor extensions to form a care home at ground floor and domestic accommodation at first floor.

The revised plan will provide accommodation in accordance with Care Quality Commission guidelines, comprising of 3 ground floor bedrooms with en-suite facilities plus a common shower room contained within the proposed new extension.

The existing ground floor sitting room will be extended and re-designated for the care home residents use.

The existing kitchen will be extended to cater for both residential and care home use, as well as providing additional seating area.

The first floor of the extension will provide a residential sitting room and one additional residential bedroom. This will provide a total of 3 bedrooms for residential use, plus a small office/study for the care home.

The revised plan also includes responses to the reasons for refusal dated 18<sup>th</sup> January 2013: -

1. The unadopted section of Back Road accessing the site is 28.1m long and a minimum of 3.9m wide. As part of the development we will fill any potholes and continue to maintain that section.

We have evidence of 2 fire appliances attending a fire at 7 May Cottages on 18/10/2002 confirming their access to the site, we also have personal knowledge of ambulance attendances to a property to the north of the site along Back Road using the South entrance past the site. A full sized oil delivery vehicle accessed the site on 7<sup>th</sup> June 2013.

A Fire appliance is 2.9m wide, an Ambulance is 2.5m wide.

The remainder of issues under criteria A of Policy HOU21 of the adopted Great Yarmouth Borough-Wide Local Plan are met; apart from a dedicated footway, which is not uncommon within the surrounding village.

We propose enlarging the off-road parking area, and have scope to enlarge the entrance to provide parking, turning and loading space in accordance with criteria F of Policy HOU21 of the adopted Great Yarmouth Borough-Wide Local Plan.

2. The revised plan reduces the size of the front extension considerably and is more in keeping with the existing end of terrace property and the conservation area. The small kitchen extension to the rear and the provision of a residents' sitting room in the ground floor of the existing property has allowed an efficient use of space whilst still providing the facilities required. We therefore understand that the plan is in accordance with Policies BNV10 and HOU21 (I) of the adopted Great Yarmouth Borough-Wide Local Plan.
3. The care home facility will be for a maximum of 3 persons, specialising in care for those who are no longer able to support themselves in their own home. Designated by the care Quality Commission as a 'care home without nursing', the residents will therefore not have any serious illnesses.

The home will be run by Jane Larter without additional staff other than local help within walking distance, therefore additional traffic to/from the site will be minimal.

Due to the residents not having serious illnesses, the requirement for ambulance visits will also be minimal (a local care home with 39 residents had 8 ambulance visits within the last 12 months).

We have conducted a survey of all houses within the immediate area who may be affected by the development of operation of the care home. Of those who chose to sign the survey, 17 signed for and 1 signed against the proposal.

We therefore understand that the plan is in accordance with Policy HOU21 (J) of the adopted Great Yarmouth Borough-Wide Local Plan.

Jane Larter  
7 May Cottages  
Back Road  
Winterton NR29 4BG

Planning Services Dept  
Development Control  
Town Hall  
Hall Plain  
Great Yarmouth NR30 2QF  
(06/12/0655/F)



I have worked in elderly care for the last 27 years, starting out at Thorpe St. Andrew's Psychiatric Hospital, and for the last 22 years with Norfolk County Council Adult Social Services.

I have extensive experience and knowledge of elderly care, seeing the changes being made in the provision of care available has led me to plan to extend my home to incorporate accommodation for a maximum of three elderly individuals.

I will provide a personal service enabling the individuals to retain their dignity and maintain their independence as long as possible.

The business is targeted at those who currently live in their own homes, who are unable to provide their own personal care and nutritional needs (excluding nursing care), and require more than short home visits. I know from discussions with the elderly I currently visit that they would prefer a small residence offering personalised care. I have already received local interest from persons strongly wishing to remain in their locality when they require residential care.

There will not be any increase in traffic: all services will be provided by me; support has been agreed with a resident of Winterton within walking distance; individuals in care will not have their own vehicles; my own current movements of 10-12 daily journeys will be much reduced.

I have personal knowledge of others running similar operations successfully without causing any disruption to the neighbourhood.

It is envisaged that individuals will vacate their own homes, thereby releasing housing stock.

The carbon footprint of the individuals will be greatly reduced as they will not require home visits and their personal requirements will be combined within one household.

Jane Larter  
July 2013

*JM Larter*

06/13/0736/F



County Council  
at your service



Jane Larter  
7 May Cottages  
Back Road  
Winterton On Sea  
NR29 4BG

**Norfolk Fire and Rescue Service**  
Fire Service Headquarters  
Whitegates, Hethersett  
Norwich, NR9 3DN

Tel: 01603 810351  
Fax: 01603 812261  
Minicom: 01603 223833

Website: [www.norfolkfireservice.gov.uk](http://www.norfolkfireservice.gov.uk)

Please ask for: Kelly Drew  
Extension: 37037  
Direct Dial 0300 1231318  
Email: [Kelly.drew@fire.norfolk.gov.uk](mailto:Kelly.drew@fire.norfolk.gov.uk)  
My Ref: 013654-18102002  
Your Ref:

28 May 2013

Dear Jane

As discussed I have enclosed the Incident Log for 013654-18102002.

If you have any further queries please contact me on above number.

Yours faithfully

Kelly Drew

Enc

06/13/0736/F



28/05/2013 15:14:16 by drewk-7998

## Incident Log - 013654

Incident **013654** Taken by **PES** at **18/10/2002 18:42:35** Risk **D** Stn **MAR** Status **C**

Call <b>18:41:32</b>	Address <b>18:42:32</b>	Created <b>18:42:35</b>
Assigned <b>18:42:37</b>	Alerted <b>18:42:50</b>	
Mobile <b>18:43:27</b>	On Scene <b>18:52:30</b>	Stop <b>19:03:34</b>

Original Type **HOUSE**  
 Revised Type **FDR1 Received**

Caller **\*\*\*\*\*** Call Source  
 Address **7 MAY COTTAGES, BACK ROAD, , WINTERTON ON SEA, , NR294BG**

Summary **OFF OLD CHAPEL ROAD**

Officer In Charge **Unknown**  
 Stop Message **18/10/2002 19:03:34** from **MAR17**

## Appliances

Csign	Stn	OIO	Ri Assign	Alerted	Mobile	On Sc	Avail	Return
<b>MAR17</b>	<b>MAR</b>	<b>A/Lff. Hart</b>	<b>6</b>	<b>18:42:37</b>	<b>18:43:51</b>	<b>18:47:29</b>	<b>18:52:30</b>	<b>19:39:54 19:53:39</b>
<b>GYA1</b>	<b>GYA</b>	<b>Lff. McLeod</b>	<b>4</b>	<b>18:42:37</b>	<b>18:42:50</b>	<b>18:43:27</b>	<b>18:57:52</b>	<b>19:04:08 19:28:53</b>

Callsign	Activation	Response	At Scene	Committed
<b>MAR17</b>	<b>00:04:54</b>	<b>00:09:55</b>	<b>00:47:24</b>	<b>00:56:03</b>
<b>GYA1</b>	<b>00:00:52</b>	<b>00:15:17</b>	<b>00:06:16</b>	<b>00:21:18</b>

## Recommended Resources

Callsign	Estimated Response Time	Status
<b>MAR17</b>	<b>9.6</b>	<b>04</b>
<b>GYA1</b>	<b>14.3</b>	<b>04</b>
<b>GYA47</b>	<b>14.3</b>	<b>04</b>
<b>GYA5</b>	<b>17.3</b>	<b>NR</b>
<b>ACL17</b>	<b>18.6</b>	<b>04</b>
<b>GOR47</b>	<b>18.8</b>	<b>04</b>

## Additional Data

Name	Data
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## Narrative

Time	Op	Csign	Message
<b>18/10/2002</b>			
<b>18:41:32</b>	<b>****</b>		<b>New Incident key pressed</b>
<b>18:42:20</b>	<b>****</b>		<b>Gazetteer search ended</b>
			<b>,7 MAY COTTAGES,WINTERTON,,</b>



18:42:20 \*\*\*\* Gazetteer searched  
7 MAY COTTAGES,WINTERTON,,  
18:42:31 \*\*\*\* Gazetteer search ended  
7 MAY COTTAGES,,WINTERTON,,  
18:42:31 \*\*\*\* Gazetteer searched  
7 MAY COTTAGES,,WINTERTON,,  
18:42:32 \*\*\*\* Address selected  
7 MAY COTTAGES , , BACK ROAD , ,  
WINTERTON ON SEA ,  
18:42:35 \*\*\*\* Incident created  
18:42:37 \*\*\*\* Mobilisation  
Turnout GYA1 (W); GYA1 (M); MAR17 (R); MAR17  
(M) to 013654-18102002  
18:42:37 \*\*\*\* MAR17 Assigned to incident 013654-18102002  
18:42:37 \*\*\*\* GYA1 Status changed from 04 - Home Stn to AS -  
Assign  
18:42:37 \*\*\*\* GYA1 Assigned to incident 013654-18102002  
18:42:37 \*\*\*\* MAR17 Status changed from 04 - Home Stn to AS -  
Assign  
18:42:50 \*\*\*\* Incident turnout to GYA for GYA1 completed  
[13782]  
18:42:50 \*\*\*\* GYA1 Status changed from AS - Assign to AL - Alerted  
18:43:27 \*\*\*\* GYA1 Status changed from AL - Alerted to 01 - Mobile  
Incident  
18:43:30 \*\*\*\* Incident turnout to GYA1 for GYA1 completed  
[13785]  
18:43:51 \*\*\*\* MAR17 Status changed from AS - Assign to AL - Alerted  
18:43:51 \*\*\*\* Incident turnout to MAR for MAR17 completed  
[13784]  
18:45:32 \*\*\*\* TERTIARYS OPERATED AT MAR DUE TO  
FAILURE  
18:45:57 \*\*\*\* Key  
N2 INF  
18:47:29 \*\*\*\* MAR17 Riders changed from 0 to 6  
18:47:29 \*\*\*\* MAR17 Officer in charge changed from to A/Lff. Hart  
18:47:29 \*\*\*\* MAR17 Status changed from AL - Alerted to 01 - Mobile  
Incident  
18:47:32 \*\*\*\* Incident turnout to MAR17 for MAR17 completed  
[13788]  
18:52:30 \*\*\*\* MAR17 Status changed from 01 - Mobile Incident to 02 -  
In Attendance  
18:57:52 \*\*\*\* GYA1 Current location changed from GYA to MAR  
18:57:52 \*\*\*\* GYA1 Status changed from 01 - Mobile Incident to 02 -  
In Attendance  
19:00:31 \*\*\*\* MAR17 Informative  
CHIP PAN INVOLVED IN FIRE 1HR  
19:02:13 \*\*\*\* 2 DISMISSED MAR  
19:03:34 \*\*\*\* MAR17 Status changed from 02 - In Attendance to 13 -  
STOP

19:03:34 \*\*\*\* MAR17 Stop from MAR17 [254]  
 From A/Lff. Hart; Stop, Details as Informative  
 19:03:40 \*\*\*\* Action Prompt Cancelled: 013654-18102002.new  
 Stop message by MAR17  
 19:04:08 \*\*\*\* GYA1 Status changed from 02 - In Attendance to 03 -  
 Available Incd  
 19:05:17 \*\*\*\* GYA1 Status changed from 03 - Available Incd to 36 -  
 Mobile Home  
 19:08:28 \*\*\*\* Revised type changed from to FDR1  
 19:18:33 \*\*\*\* GYA1 Status changed from 36 - Mobile Home to 40 -  
 Refuel  
 19:23:13 \*\*\*\* GYA1 Status changed from 40 - Refuel to 36 - Mobile  
 Home  
 19:28:53 \*\*\*\* GYA1 Status changed from 36 - Mobile Home to 04 -  
 Home Stn  
 19:28:53 \*\*\*\* GYA1 Clear of incident 013654-18102002  
 19:28:53 \*\*\*\* GYA1 Current location changed from MAR to GYA  
 19:29:07 \*\*\*\* Incident log print to GYA sent  
 19:29:25 \*\*\*\* Incident log print to GYA completed [13803]  
 19:39:54 \*\*\*\* MAR17 Status changed from 13 - STOP to 36 - Mobile  
 Home  
 19:53:39 \*\*\*\* MAR17 Riders changed from 0 to 0  
 19:53:39 \*\*\*\* MAR17 Officer in charge changed from to  
 19:53:39 \*\*\*\* MAR17 Clear of incident 013654-18102002  
 19:53:39 \*\*\*\* MAR17 Status changed from 36 - Mobile Home to 04 -  
 Home Stn  
 19:53:56 \*\*\*\* Incident log print to MAR sent  
 19:54:02 \*\*\*\* Incident Closed  
 20:07:17 \*\*\*\* Incident reopened  
 20:07:31 \*\*\*\* Key  
 2 BA  
 20:07:42 \*\*\*\* Incident Closed  
 11/11/2002  
 14:12:00 \*\*\*\* Incident reopened  
 14:12:11 \*\*\*\* Revised type changed from FDR1 to FDR1  
 Received  
 14:12:11 \*\*\*\* Incident Closed

End of Log - 013654

CPL Petroleum  
302 Bridgewater Place  
Birchwood Park, Warrington  
Cheshire, WA3 6XG

# INVOICE

# CPL PETROLEUM

Account Number 5591381  
Invoice Number 9719170  
Order Reference 61.28PPL DPC  
Invoice Date 07/06/2013

Tel: 0345 602 1106  
Fax: 01925 858501  
Email: info@cplpetroleum.co.uk

3477 536 6999 1/1

Mrs Jane Larter

\*\*\* VIA EMAIL \*\*\*

Sold To:  
Mrs Jane Larter  
7 May Cottages, Back Road  
Winterton-on-sea  
Great Yarmouth  
Norfolk  
NR29 4BG

Delivered To:  
Mrs Jane Larter  
7 May Cottages, Back Road  
Winterton-on-sea  
Great Yarmouth  
Norfolk  
NR29 4BG

Account No	Date Delivered	Delivery Note No	Vehicle Reg No	Order No	
5591381	07/06/2013	9719170	DA61NTM	61.28PPL DPC	
Description	Quantity (L)	Unit Price (ppl)	Value (£)	VAT Rate	VAT (£)
018 KEROSENE THIS FUEL IS NOT TO BE USED AS ROAD FUEL	500	61.28	306.40	5.00%	15.32

If you have already paid this invoice,  
please retain for your own records

Total VAT £ 15.32  
Total £ 321.72

VAT Reg. No. GB 844 2834 18

Payment Due By 21/06/13

PAID  
17/6/13

06/13/0736/F



GB Oils Limited. Registered Office: 302 Bridgewater Place, Birchwood Park, Warrington, Cheshire WA3 6XG Registered in England No. 04168225

## Remittance slip



Automated Payment Line	Simply call our new Automated Payment Line on 0845 626 4069 to pay for your oil by credit/debit card.
By Direct Debit	If you would like to take advantage of this convenient and efficient payment method please call the accounts number on 0845 602 1106 and request details.
By Cheque	Cheques should be crossed and made payable to CPL Petroleum. Please return this remittance slip with your payment.
By Debit/Credit Card	Please call the accounts number on 0845 602 1106.
Internet or Phone Banking	Our sort code: 60-60-05 Our account number: 86461257 You will also need your customer account number: 5591381

If payment has not yet been arranged then please return this remittance slip with your payment to:

CPL Petroleum  
Tryst House  
Glenbarvie Business Park  
Larbert  
FK6 4RE

Mrs Jane Larter

Account Number  
5591381

Invoice Number  
9719170

From 03/04/2013 please note change to terms -- the following wording replaces clause 6 overleaf.  
"If you choose to pay any Charges using a credit card then we reserve the right to charge you a reasonable card processing fee to cover our costs and the fees we may incur from the credit card companies. There are no card processing charges in respect of payments made via debit cards."

# CPL PETROLEUM

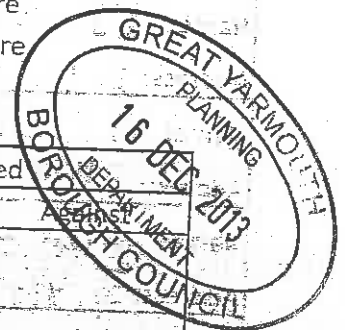
06/13/0736/F

Ja Larter of 7 May Cottages, Back Lane, Winterton is applying for permission to extend her property to provide space for a Care Home.

The Care Home will provide for a maximum of 3 persons, aimed at those who are no longer able to care for themselves in their own home. Under Care Quality Commission guidelines the Care Home will not admit persons requiring nursing care.

15613

The undesigned residents who may be directly affected by either the operation of the Care Home or increase (if any) in traffic to/from the Care Home have indicated whether they are for or against the proposed extension.



		Signed	
		For	
Name: C JAWBROOK			
Address: 4 MAY COTTAGES NR29 4PS		awb	
Name: D Collier			
Address: 10 Rillwinton		DCollier	
Name: L BARROD			
Address: Hill Cottage, Old Chapel B. Winterton		L Barrod	
Name: Anna ROSS			
Address: 11 May Cottage Back Rd Winterton		A Ross	
Name: Susanne Laker			
Address: 6 May Cottages, Back Rd, Winterton		Shah	
Name: N. Brady			
Address: Pleasant View, Back Rd		N Brady	
Name: MRS MRS HAMBRICK			
Address: 3 May Cottages Back Rd		M Hambrick	
Name: L. M. Tilly			
Address: 5 May Cottages Back Rd		L M Tilly	
Name: D. Coddington			
Address: BACK RD WINTERTON		D Coddington	
Name: Julie Docksey			
Address: 4 May Cottages Back Rd Winterton		J Docksey	
Name: JAMIE PARKIN			
Address: 7 May Cottages Back Rd Winterton		J Parkin	
Name: P. Sear			
Address: Corner Cottage Winterton on Sea		P Sear	
Name: C DORAN			
Address: 8 SNOWDROP COTTAGE, WINTERTON - ON SEA, GT YARMOUTH		C Doran	
Name: C. R. DORAN			
Address: 8 SNOWDROP COTTAGE, WINTERTON - ON SEA		C R Doran	



15.6.13

		Signed	
		For	Against
Name:	Clare Jones		<input checked="" type="checkbox"/>
Address:	Quadrant, Jack Road NE294BC		
Name:	Vanessa Spinnards	<input checked="" type="checkbox"/>	
Address:	2 Old Chapel Cottages		
Name:	J CSH		
Address:	The Do, House Winterton	<input checked="" type="checkbox"/>	
Name:	David John Hambrook	<input checked="" type="checkbox"/>	
Address:	3, MAYCOTTS Winterton-on-sea		
Name:			
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**Brandon Lewis MP**  
Member of Parliament for Great Yarmouth

Office of Brandon Lewis MP  
Sussex Road Business Centre  
Sussex Road  
Gorleston  
NR31 6PF

30<sup>th</sup> January 2014

**Reference: 06/13/0736/F**

Dear Sir\Madam

I am writing to you in relation to the above planning application. I have been contacted by a number of constituents who are concerned about this application.

In particular, a number of residents are concerned about the potential impact of the application on the road network. The most regular concern expressed has been the potential impact of larger vehicles using the Back Road. Residents have expressed concerns that already cars mount the verges, and that such a road is unable to cope with the vehicles related to the function of a care home or indeed for the construction of such an extension.

Residents have also expressed concerns that the application is not in keeping with the visual ambience of the area and that the application could impact negatively on the site position in an area of special interest.

I would appreciate it if the Council could kindly ensure that these concerns are resolved before any permission is granted.

Thank you for your help in this matter.

Yours sincerely,

BRANDON LEWIS  
MEMBER OF PARLIAMENT FOR GREAT YARMOUTH

Pebblelight,  
3 Manor Garden,  
Back Road,  
Winterton,  
Norfolk.  
NR29 4BG



*Planning Services Department,  
Town Hall,  
Gt Yarmouth.*

*I am writing in connection with planning application 06/13/0736/F. I was astonished to learn that a petition has been signed by many village residents in support of the application without any apparent knowledge or understanding of the awful problems that residents of Manor Garden and the south of Back Road have with cars and lorries trying to get to May Cottages. Some are bigger than the road. Nobody pays any attention to road signs these days It states quite clearly that the road is unsuitable for heavy vehicles and that there is no turning space .Even so it is quite common for vehicles to drive to the end of our private road trying to find a way out. Property damage has been caused as a result.*

*I am an elderly person, trying to live an independent life on less and less money as are most of my neighbours. We can't afford to keep paying to repair our properties and our private road surfaces. The application is a good idea but a nightmare for the residents affected by the traffic problem. It is the wrong place and this is not NIMBYISM!*

*Yours sincerely,*

*John Inver*

*11.2.2014*

Please reply to Michael W. Powles OBE JP

Telephone no. (01493) 393788

Mobile phone no. 0788 405 2664

Email: [michael.powles@rjt.co.uk](mailto:michael.powles@rjt.co.uk)

ACC'D  
30/1/14

Old Manor House, Back Road, Winterton-on-Sea, Gt. Yarmouth, Norfolk. NR29 4BG
--

27<sup>th</sup> January 2014

Head of Planning Services  
Development Control.  
Town Hall, Hall Plain,  
Gt Yarmouth  
NR30 2QF

Dear Head of Planning Services,

**Planning Application 06/13/0736/F Re:7 May Cottages, Back Road, Winterton NR29 4BG**

Thank you for your letter of 10<sup>th</sup> January informing us of the new planning application detailed above.  
**My wife and I wish to object to this application.**

### **SUMMARY OF MAIN OBJECTIONS**

#### **ACCESS**

The application seeks to downplay and deny problems of access by demonstrating that certain large vehicles can access May Cottages despite very narrow entrances to the unadopted, unmade road with sharp right-angle bends at both ends and pinch points. Small oil delivery vehicles, fire engines and ambulances have attended May Cottages in the past. But from the South they can only enter or leave the unmade road and negotiate bends and pinch points by driving over private property such as driveways, private verges and garage forecourts. Refuse collection vehicles cannot transit the unadopted section of Back Road.

#### **CONSERVATION AREA NO.9**

The Conservation area is a precious heritage site and is part of Gt Yarmouth's rich maritime and fishing history. The community is indebted to those whose foresight identified this area's historic worth and have sought to preserve it for future generations. The latest application skates over the value and importance of preserving these old fishermen's cottages. The proposed care home would have a major visual impact from the dunes and from Back Road itself. The latter is more and more popular with local walkers and groups of ramblers trying to avoid the increasing traffic congestion on North Market Road. It is becoming the preferred route for walkers and ramblers heading for the Dunes AONB, SSSI and National Nature Reserve. May Cottages are an important element in an increasingly popular public visual amenity. This should not be eroded.

1.



Please refer to the letter and enclosures I sent to your office on 12<sup>th</sup> December 2012 concerning Planning Application 06/12/0655/F. There have been earlier refusals for building development relating to our own property such as 6/92/4.31/0 which are relevant to environmental and conservation issues relating to public visual amenities.

Points made in my letter of 12 Dec. 2012 opposing Planning Application no. 06/12/0655/F, are still relevant. A copy of that letter is attached at annex 2 (without enclosures) for ease of reference. It should be read in conjunction with this letter.

### ACCESS

The main reason for concern, which is shared by all the residents of properties in the adopted part of Back Road and Manor Gardens, is access to May Cottages by large vehicles. Ideally it would be restricted to residents' cars and small vans. The arguments have been well rehearsed in the past. But we have always applied sympathetic lateral vision and consideration to the needs and concerns of the residents of May Cottages. Sadly it is not always reciprocated.

The application seeks to downplay and deny problems of access by demonstrating that certain large vehicles can reach May Cottages, despite very narrow entrances to the unadopted, unmade road with right-angle bends at both ends and pinch points. Small oil delivery vehicles, fire engines and ambulances have attended May Cottages in the past. From the South these vehicles can only enter or leave the unmade road by driving over private property such as driveways, private verges and garage forecourts. Refuse collection vehicles cannot transit the unadopted section of Back Road. (Please see annex 1 for details). Fire engines could only enter from the north. (Please see Annex 4). Drivers treat garage forecourts as part of the road.

### Background

When May Cottages were first built the only access was from the north. The footpath to the south, via a gated entrance, has developed into an unadopted thoroughfare used by increasing numbers of vehicles as households with up to 4 cars have become the norm. Drivers of heavy vehicles continue to ignore the road signs at the southern entrance to Back Road. Damage to residents' properties to the south of May Cottages is common place and verges are constantly driven over and degraded. The destruction of privately owned verges has risen alarmingly of late (Please see photo at annex 3).

### CONSERVATION AREA No, 9

This Conservation Area consists almost entirely of traditional fishermen's cottages. They are a snapshot of the historical fishing community of Winterton from which I, and many other residents, are descended. It is part of Gt Yarmouth's rich seafaring heritage and is one of few unspoilt historical areas left in the village. May Cottages are a key and valuable part of this Conservation Area and must be preserved. It would be a tragedy for all those who value the Borough's proud maritime history, if the historical integrity of May Cottages were to be compromised. The community is indebted to the foresight of those who identified this area's historical value and have sought to preserve it for future generations. The planning application skates over the importance of preserving these authentic old fishermen's cottages. The proposed care home would have a strong and negative visual impact from the dunes and from Back Road itself. The latter is more and more popular with local walkers and groups of ramblers trying to avoid the increasing traffic congestion on North Market Road. It is becoming the preferred route for walkers and ramblers heading for the Dunes AONB, SSSI and National Nature Reserve and is, therefore, an increasingly important and popular public visual amenity.

### Other Concerns

The proximity of the proposed care home to our old (160 yrs plus) soft red brick wall continues to give us cause for concern, as does the loss of privacy and the overall impact on our home and garden.

### Utilities and Services

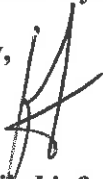
In the past month, residents of Back road have endured the consequences of a burst water main, lengthy power cuts and major faults on telephone lines and broadband lasting for over a week. Mobile phone signals are almost non-existent from our house and broadband is very slow. DAB radio signals are unobtainable, we cannot receive terrestrial TV signals and there is no mains gas in Winterton. In short, the utility and service infrastructure is in a sorry state.

The undated and unsigned document submitted with the application is unbalanced and misleading. Intentionally or not it minimises or ignores the problems experienced by other residents. The detailed comments attached, at Annex 1, are an attempt to redress the imbalance.

I apologise for the length of this letter and enclosures but there is a great deal of information available which you may need to be aware of. Details and photographs of damage caused to private property by large or heavy vehicles were covered in our letter of objections to the previous application in this series, please see annex 2. Further photographs are at annex 3

Please let me know if you require any further clarification.

Yours sincerely,



Annex 1 : Detailed information in support of objections and concerns.

Annex 2 : Copy of letter dated 12 December 2012.

Annex 3: Photographs.

Annex 4: Extract of Fire Brigade Log re: access to "May Cottages".

## ANNEX 1. Detailed comments on Planning Application number 06/13/0736/F

(i) Access: This remains an intractable and serious problem. The width of the section of mud track between 7 May Cottages and the junction with the adopted section of road quoted by the applicant is clearly measured from wall to wall, including privately owned and maintained verges. Vehicles drive regularly within a few inches of our walls and buildings which have suffered significant damage on several occasions. Photographic examples are at annex 3. Others were sent to you with our objections to application (06/12/0655/F). Similar problems apply to the whole of the adopted section of Back road including people's driveways and private entrances and to the private forecourts of the lock-up garages. A 4-wheel drive vehicle has recently been seen driving over verges instead of the tarmac carriageway for no apparent reason. Large vehicles routinely ignore the road signs and try to access May Cottages from the south.

ii) Potholes: The applicant states that they will repair the potholes and maintain the roadway. We now have a legal ruling that the road between 7 May Cottages and the junction with the adopted section is owned jointly by ourselves and Mrs Moll of "Cornercroft". There is a background to these potholes. Soon after the applicant's family moved in there was an incident involving one of the children playing near their gate when a car almost hit her. At around the same time there were two potentially serious near misses involving vehicles travelling south along the unmade section and other vehicles leaving our house and Manor Gardens respectively. These are blind entrances and serve 4 properties. A highways dept. officer advised that potholes could be left in order to slow down traffic. They have the same effect as "sleeping policemen." It is a very effective way of killing speed. I agreed this with Paul Larter (the applicant's ex husband) and it worked well. The potholes remain to this day. Recently, potholes have begun to develop in the private forecourt of the two south facing lock-up garages as a result of traffic constantly using this private land to negotiate a difficult and otherwise impossible narrow bend at the NW corner of our building

iii) I have raised the question of potholes with Mrs Moll and others and we would not want to see this essential traffic calming measure lifted from our section of road. We have to consider the increasing number of pedestrians and the dangerous blind entrances at the junction of the adopted and unadopted sections of road.

iv) Ambulances can reach May Cottages from the north if the road is not blocked by parked cars. On one occasion an ambulance crew, attending number 4 May Cottages, left their vehicle at the end of the tarmac, opposite our neighbours' driveway and continued on foot, unavoidably blocking the thoroughfare. The elderly patient was stretchered back to the ambulance.

v) Fire Engines. We did not see the first fire engine arrive. The second fire engine tried to enter from the south but couldn't get through. It reversed back to North Market Road and approached May Cottages from the north (via Old Chapel Road). This was their recommended route (see extract of Fire Brigade's incident log at annex 4)). The entrance to the unadopted part of Back Road at the northern end is no wider than the southern end. But Old Chapel Road is wide enough to enable larger vehicles to line up with the entrance to Back road, unlike the situation at the junction with the adopted section of Back road.

vi) The oil delivery vehicle mentioned by the applicant was not full size. I made a note of the delivery details contemporaneously because the vehicle entered and left from the south with difficulty. *(I now record all such events involving large vehicles that I see, following damage to our own property to the tune of thousands of pounds by an unidentified vehicle).* The delivery driver told me that his instructions from his company were to approach May Cottages from the north. However, he could not reach number 7 May Cottages because a parked car blocked his way. He was forced to use private driveways, garage forecourts and verges to get in via the south. The owner of Cornercroft (Mrs Moll) was approached by the applicant around last May/June time, who complained that a company had refused to deliver heating oil to her property because of the overhanging trees from Mrs Moll's property. Mrs Moll telephoned the company to apologise and was told that no deliveries had been made to 7 May Cottages since 2007. She was also told that

had there been a problem they would have contacted Mrs Moll direct - not via the council. Cutting back the trees has only served to encourage even bigger and heavier vehicles to try to enter, ignoring road signs (Photo "I" at annex 3).

vii) On 21<sup>st</sup> January 2014 a short wheel base oil delivery vehicle delivered to May Cottages. It entered via the south by reversing up the adopted part of the road and then manoeuvred back and forth in the narrow road, using two people's private driveways to negotiate the sharp bend onto the unmade section of road. It was only able to negotiate the next bend, at the northern end of my property, by using the private forecourts of the two south facing garages. The off-side tyre tracks were measured at 5 feet 1 inch inside the private garage forecourt. Near-side tyre tracks were within inches of the corner of our building! (Photographs at annex 3.)

viii). Road width. It is too simplistic to talk about the width of vehicles in the context of road widths and assume that you can just subtract one from the other to prove accessibility. There are 90 degree turns and pinch points whichever end you try to enter and leave from. The length of the vehicle also has to be taken into account along with the overhang and turning radius required to negotiate bends. If necessary I will seek professional help to clarify the position. We must also remember that the forecourts of the lock-up garages are private property and not part of the roadway. The previous owner protected his forecourt(s) with metal bollards and chains. They were removed after the applicant complained that a van, delivering to her house, had been damaged by one of the bollards. One metal bollard remains at the SE corner of the garages. There is no guarantee that the other bollards will not be replaced in future.

(ix) The application ducks the real issues of access, parking and loading spaces at the site of the proposed development. The problems arise at the narrow entrances to the unmade section of road, aggravated by sharp blind bends and, in the south, by concealed entrances emerging onto a congested junction. The unmade section of road is like a balloon with two necks. The necks represent the two narrow entrances to the unmade road and the body of the balloon represents the middle, where May Cottages are located. The mature native deciduous tree, visible on some photographs, is just inside the centre of the applicant's boundary fence. (Please see annex 3).

x) Viability of proposed Care Home. We are struggling to see what the long term prospects are for this type of care home. We understand that it is now the policy of all the main political parties to phase out homes for this type of residential social care (as opposed to nursing care) in favour of support for people to stay in their own homes.

xi) Construction Period. No mention has been made of the huge problems of getting large quantities of building materials and equipment to the site and the disruption it will cause other residents. This daunting prospect will make it impossible for neighbouring residents to protect or enjoy their homes and gardens. Property will be put at a greatly enhanced risk of structural damage. It is the wrong location for a development of this size and nature because of the problems of access alone.

xii) Survey. The applicant claims that a survey was conducted of all houses within the immediate area. I can state categorically that my wife and I were never approached and we live next door to the applicant! The survey was carried out in the summer of 2013, before the application was made. Nobody living at addresses in the adopted part of Back road, and Manor Gardens, is in favour. I am reliably informed that they have all eagerly signed a petition of objections following public notification of the application. (One person appears twice on the applicant's petition, one gives the applicant's own address and one entry gives the wrong street name!)

Michael Powles OBE JP  
27 January 2014.



ANNEX 2

Please reply to Michael W. Powles OBE JP

Telephone : (01493) 393788

Email: michael.powles@rjt.co.uk

Old Manor House,  
Back Road,  
Winterton-on-Sea,  
Gt. Yarmouth,  
Norfolk.  
NR29 4BG

12<sup>th</sup> December 2012

Head of Planning and Business Services  
Development Control  
GYBC  
Town Hall  
Hall Plain  
Great Yarmouth  
NR30 2QF

Dear Sir,

**Re: Planning Application 06/12/0655/F**

Thank you for your letter of 27 November 2012 regarding the above planning application for 7 May Cottages, Winterton, Norfolk NR29 4BG.

**My wife and I wish to object to this Application on the following grounds.**

**1).Traffic issues , road safety and vehicle access.** . May Cottages are on the unsurfaced and unadopted part of Back Road which has very narrow entrances at both ends. See attached photos at annex "C" viz.(P1 -south end) and (P2-north end). Large vehicles cannot enter and frequently cause damage to bordering properties trying to manoeuvre their way out - (see photos P3 to P6). Damage to our own property has included smashed guttering, a broken fence in several places and damage to the corner of a building. Furrows have been left in our driveway by vehicles trying to turn. Extra traffic trying to access May Cottages would be unsustainable. Service and delivery vehicles are a particular problem. The rubbish collection vehicles cannot access May Cottages. Their emptied bins have to be left opposite our gate at the end of the adopted part of the road, for collection by owners [see photo (P7)]. Builders use some of the lock-up garages immediately opposite 7 May Cottages to store materials and equipment etc. They come and go frequently in large vans and pick-ups; sometimes towing quite large trailers. The unmade sections of road are often a river of mud. Until the derelict property known as "Old Manor House" was renovated to create our cottage in the 1980s, the unmade part of Back Road was gated where the lock-up garages have since been built. Following the redevelopment, the cart track to the south of the old gate has become a thoroughfare. It's junction with the end of the adopted road is **a blind 90 degree bend**. The end of the adopted road is congested and dangerous. It contains the entrance to the three Manor Garden properties and entrances to two other dwellings. The entrance to a concealed pedestrian passage (used by cyclists, including motor cyclists occasionally) also joins the end of the adopted part of Back road at this point. I have personally witnessed two accidents, (one involving a child on a bicycle), and many near misses. We take our lives into our hands every time we enter and leave our property because of the number of blind junctions and entrances in such a congested area of adopted road.

**"2) Conservation Area no.9** consists almost entirely of two and three bedroomed traditional fishermen's cottages.They reflect the origins of the old fishing community of Winterton from which I, and many other residents, are descended. It is part of Gt. Yarmouth's rich seafaring heritage and is one of few unspoiled historical areas left in the village. May Cottages are a key and valuable part of

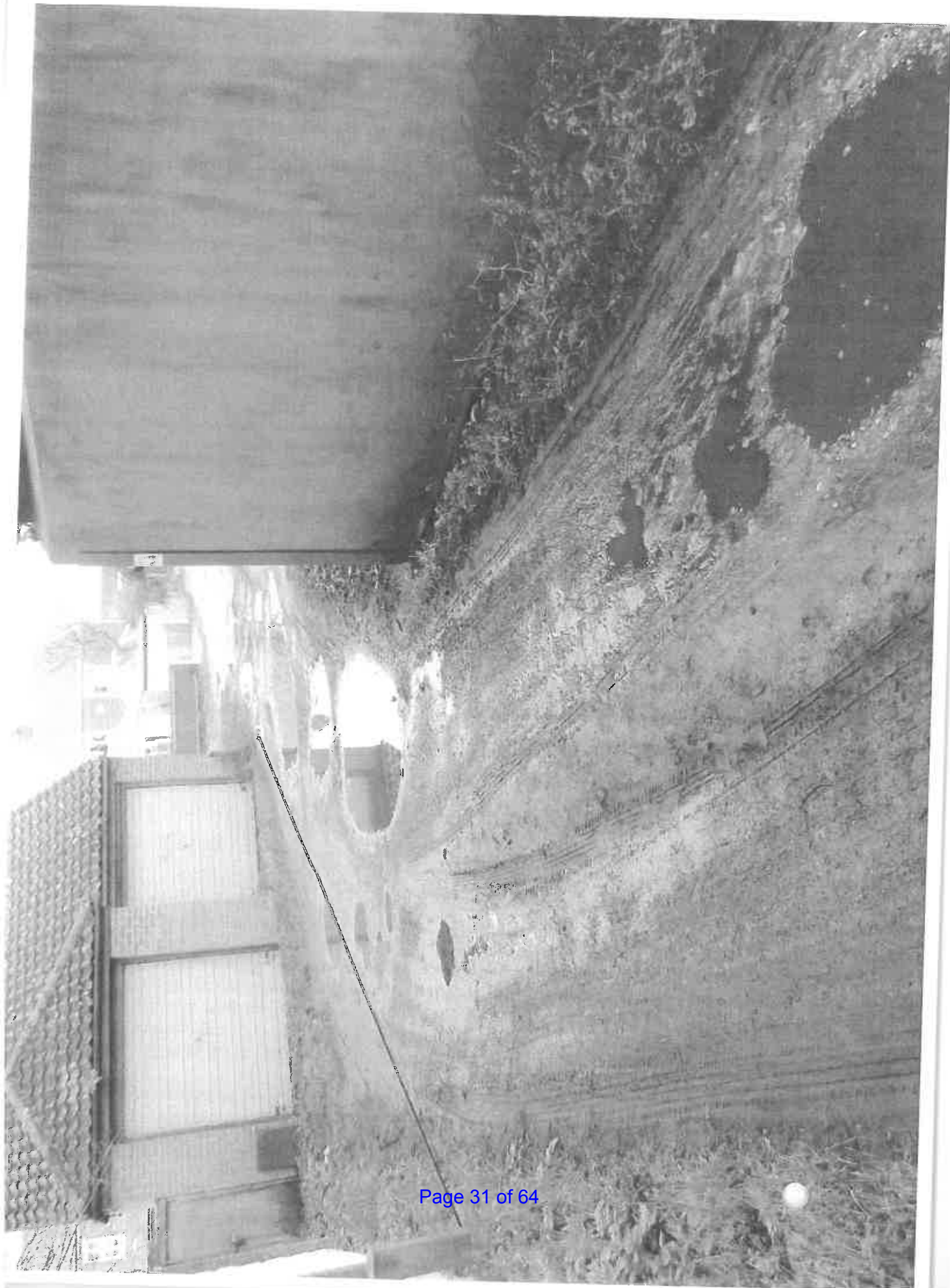
**ANNEX 3: Photo list.**

**Re: Planning Application 06/13/0736/F. For 7 May Cottages, Winterton, NR29 4BG**

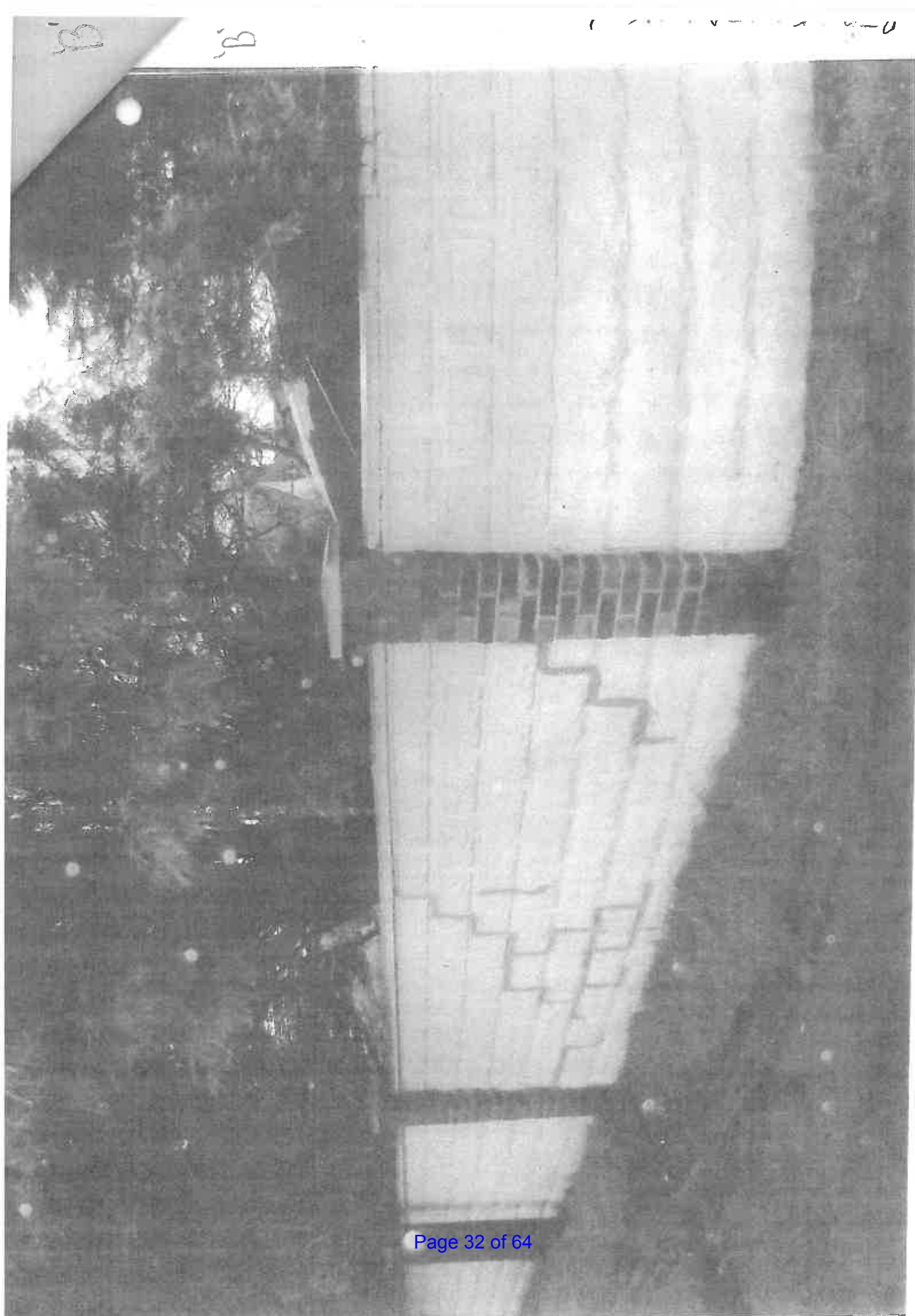
- A) Back Rd looking north from southern section of unadopted road. Shows steel girder fitted to protect corner of wall at pinch point following earlier damage. Also shows garage forecourts with line drawn in to mark boundary of road. Cars regularly drive within a few inches of the corner of the building as witnessed by tyre tracks.**
- B) Repairs to wall at junction of adopted and unadopted sections of Back road.**
- C) May Cottages' rubbish bins awaiting collection by owners at end of adopted section of road. Rubbish collection vehicles cannot transit the unadopted section of road.**
- D) Removals Van in Old Chapel Road attending May Cottages. Unable to access Back road (unadopted section) from either end but Old Chapel Road is wider.**
- E) Fence panels at corner of Manor Gardens replaced following damage in two separate incidents by oversized commercial vehicles .**
- F) May Cottages looking north along Back road. The boundary of the roadway is drawn in. Shows garage forecourts regularly used to supplement road widths for large vehicles and cars wishing to turn into gateway on right. Deciduous trees located just inside fence of 7 May Cottages**
- G) South-facing garage forecourts taken from the pinch point bend in the road. Some of the boundary kerb stones are visible through the mud. Use of forecourt allows larger vehicles to access than would otherwise be the case.**
- H) Adopted section of Back road looking west towards North Market Rd. Example of damage to privately owned and maintained verges . Also damage to tiled pedestrian entry step.**
- I) Adopted section of Back Road taken from junction with North Market Road. Road signs are clearly visible but routinely ignored.**

**27th Jan 2014**

A

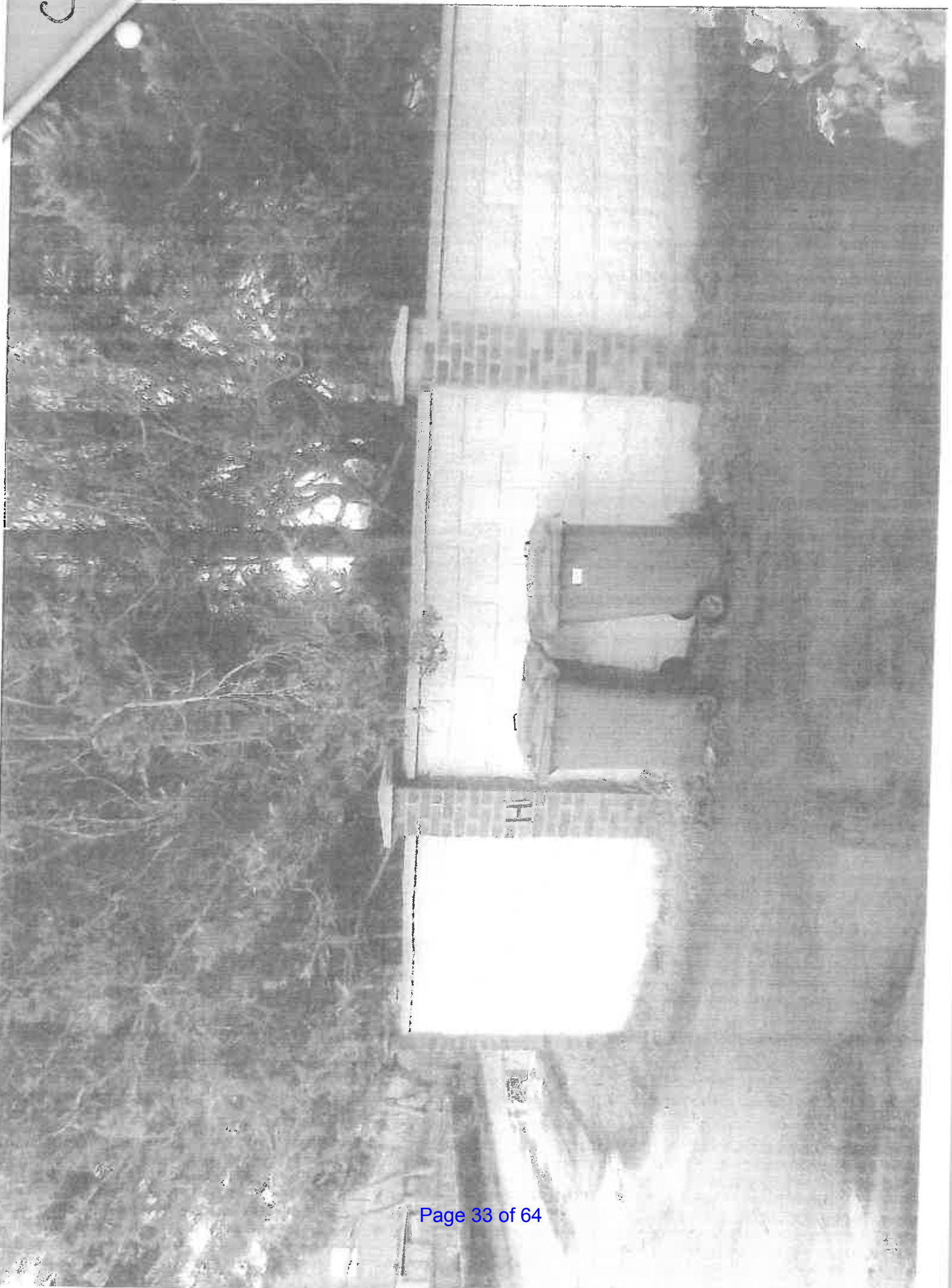








2



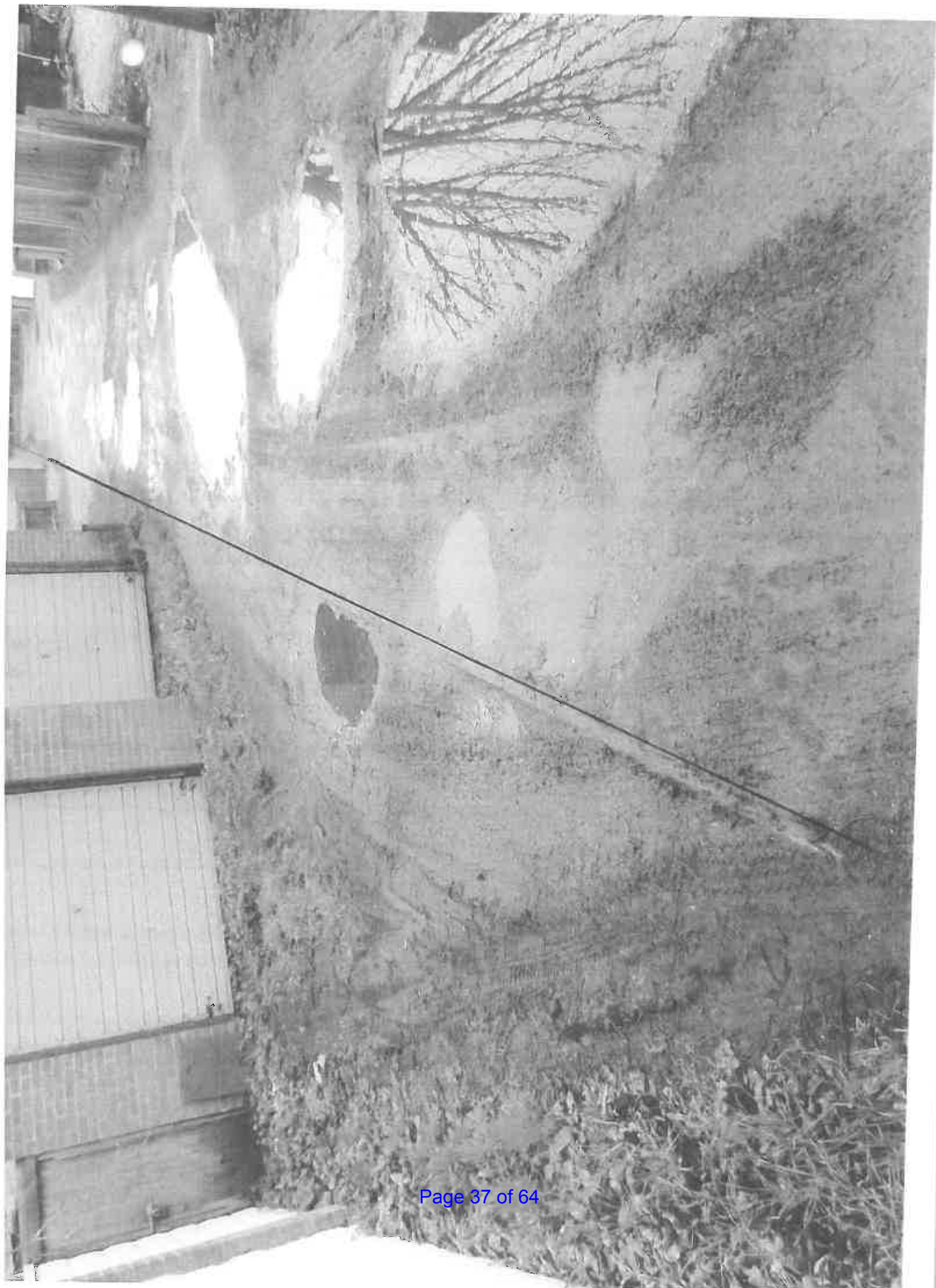






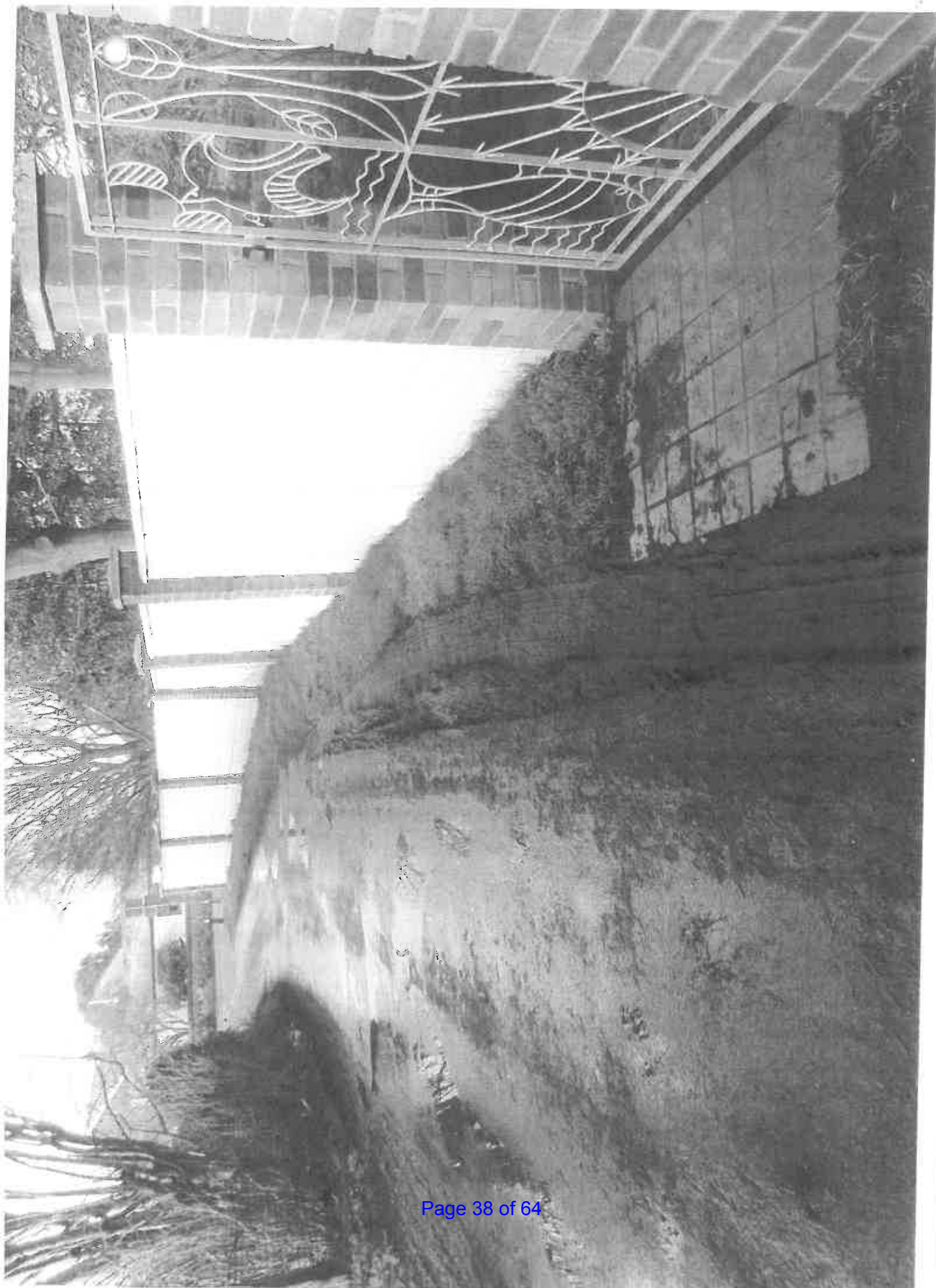
11







H







28/05/20 15:14:16 by drewk-7998

Incident Log - 013654

ANNEX 4

Incident 013654 Taken by PES at 18/10/2002 18:42:35 Risk D Str MAR Status C

Call 18:41:32	Address 18:42:32	Created 18:42:35
Assigned 18:42:37	Alerted 18:42:50	
Mobile 18:43:27	On Scene 18:52:30	Stop 19:03:34

Original Type HOUSE  
Revised Type FDR1 Received

Caller \*\*\*\*\* Call Source  
Address 7 MAY COTTAGES, BACK ROAD,, WINTERTON ON SEA,,  
NR294BG

Summary OFF OLD CHAPEL ROAD

Officer In Charge Unknown  
Stop Message 18/10/2002 19:03:34 from MAR17

## Appliances

Csign	Str	OIC	Rt Assign	Alerted	Mobile	On Sc	Avail	Return
MAR17	MAR	A/Lff. Hart	6	18:42:37	18:43:51	18:47:29	18:52:30	19:39:54 19:53:39
GYA1	GYA	Lff. McLeod	4	18:42:37	18:42:50	18:43:27	18:57:52	19:04:08 19:28:53

Callsign	Activation	Response	At Scene	Committed
MAR17	00:04:54	00:09:55	00:47:24	00:56:03
GYA1	00:00:52	00:15:17	00:06:16	00:21:18

## Recommended Resources

Callsign	Estimated Response Time	Status
MAR17	9.6	04
GYA1	14.3	04
GYA47	14.3	04
GYA5	17.3	NR
ACL17	18.6	04
GOR47	18.8	04

## Additional Data

Name	Data

## Narrative

Time	Op	Csign	Message
18/10/2002			
18:41:32	****		New Incident key pressed
18:42:20	****		Gazetteer search ended 7 MAY COTTAGES, WINTERTON,,



Windermere, Back Road, Winterton-on-Sea  
Norfolk, NR29 4BG  
Monday 27th January 2014

Ref: Planning Application 06/13/0736/F  
at 7 May Cottages, Back Road, Winterton-on-Sea, NR29 4BG

ACIC'D  
30/1/14

Dear Sir/Madam,

Thank you for the notification of the planning application for the extension at 7 May Cottages. We attach a copy of the letter outlining our concerns which we submitted at the time of the original planning application in December 2012. It seems to us that, in spite of Mrs Larter's assurances, the situation concerning access has not changed since then.

At the request of the Highways Department the overhanging trees belonging to Cornercroft have been trimmed. Rather than helping the situation, this has added to the problem. With a more open aspect, larger lorries seek to access May Cottages and find they are severely restricted by the right-angled bend. They are then forced to back out or turn in limited space coming close, on witnessed occasions, to damaging properties and using private driveways and damaging verges. These lorries are ignoring the recently erected sign indicating that there is indeed no space to turn in Back Road. An example of this is a lorry containing scaffolding which effectively became wedged in the 'turning circle' of our driveway and closing the road for more than an hour.

Whilst access to the proposed development property is possible when directly outside it, access from either end of Back Road is limited and nothing in the new proposed plan would change this as the narrowness of the road is caused by existing properties. Short of knocking down walls in adjoining properties, this cannot be changed. The unadopted section, until relatively recently, offered only pedestrian access.

We appreciate that Mrs Larter will hope to take three elderly residents whose health is good and who simply find life in their own homes difficult. But this will not always be the case. Even in the shorter term their health will deteriorate and in the longer term, both in Mrs Larter's time and beyond, this situation and the nature of residents may well change. The state of the unadopted road is in itself not ideal for even able-bodied pedestrians. It is far from ideal for elderly residents who may ultimately be suffering from dementia, as is the proposed care home's proximity to the dunes and the beach. Any further extension would considerably change the community in this part of the village and may put intolerable demands on access and services in this part of the village.

From our point of view the proposal remains admirable in its intention but the issue of access remains unchanged from the original planning application and, consequently, all of the concerns raised in our earlier letter opposing the original planning application (06/12/0655/F) remain.

Yours faithfully,



Gordon and Elaine Jewell

Windermere, Back Road, Winterton-on-Sea  
Norfolk, NR29 4BG  
Monday 10<sup>th</sup> December 2012

Ref : Planning application 06/12/0655/F  
At 7 May Cottages, Back Road, Winterton-on-Sea, NR29 4BG

Dear Sir/Madam

We are writing to set out our concerns concerning the proposed extension and conversion of the above property to care home.

Access to May Cottages along Back Road is already a problem as evidenced by the sign at the end of the road indicating that it is unsuitable for heavy goods vehicles. Due to the sharp left and right hand bends, vehicles such as the bin lorry cannot access May Cottages and are forced to reverse along the made-up section of Back Road, driving out when the bins are emptied. Smaller delivery vehicles which have ignored the sign attempt to turn round in the limited space at the end of the tarmac section, often encroaching into our drive which has not been built to take the weight of goods vehicles. The proposed development would inevitably lead to higher volumes of traffic of all sizes both during construction and when any care home is in operation. Accessibility from the other end of May Cottages is no easier because of the state of the road and the number of parked cars.

Heavy vehicles have already caused damage both to the road surface and to walls in adjoining properties. Vehicles with a long rear overhang will cause damage as they attempt to turn if not driven with extreme care. High delivery vehicles in the narrow unadopted section will strike the trees and risk damaging the guttering on the buildings which front the road. Higher volumes of traffic will clearly add to existing highway damage.

The unadopted section of Back Road is so narrow that it cannot accommodate two-way traffic and there is a further danger because of the blind bend into this unadopted section. Local, frequent users are aware of this danger and approach it with great caution. This would not be the case with increased numbers of visitors and service vehicles. Due to this narrowness, the condition of the road, the lack of pavement and street lighting, use by pedestrians, especially the elderly and the young, the road is already hazardous.

Access for existing services (waste collection) is already limited and collection vehicles cannot get down the unadopted section and so, at present, the bins from May Cottages have to be brought to the end of the tarmac section and left for collection and to be taken back. Increased numbers of bins, resulting from the proposed development, awaiting emptying or return would constitute a further hazard.

We also have concerns over whether a proper assessment has been made of the potential increase on load of the existing drainage/sewerage capacity in the road. These historically have had an increased load with developments in the last thirty years with no apparent growth of the existing pipework.

In addition we would query how this development fits in with the existing conservation area

- ☒ Style of building
- ☒ Roof-line
- ☒ Outlook (extension)/View from the dunes
- ☒ Proximity to Site of Scientific Interest

Whilst the development of another care home in the village is admirable, the logistical difficulties of access and servicing make this particular location unsuitable in our opinion and we would be interested to see the report from the County Highway Officer regarding our concerns over access and traffic.

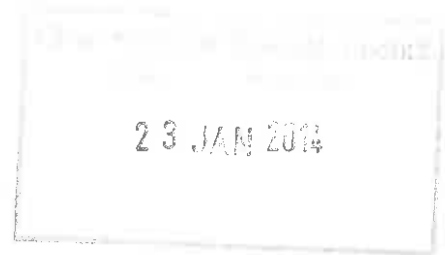
Yours faithfully,

Gordon and Elaine Jewell

Copies: Parish Clerk, Winterton-on-Sea  
Shirley Weymouth

ACK'D  
23/1/14

2, May Cottages,  
Back Road,  
Winterton-on-Sea,  
Great Yarmouth, Norfolk NR29 4BG



20-01-2014

Re:- Planning Application 06/13/0736/F Care Home at 7, May Cottages.

Dear Sir/Madam,

We would like to object to the above planning application on the grounds of it being an inappropriate commercial development within a designated residential conservation area.

We are also hugely concerned about the impact that the increase of traffic will have on the un-adopted road i.e. Back Road. As residents we are responsible for any damage that might occur to the services that run under the road. With the increase of traffic, that any commercial business brings, it will put the present service structure under more pressure than at present. In addition the sewerage system running at the back of the properties had been constructed to deal with the original terrace. We have not seen any improvement or enlargement in the Care Home plans of the sewerage system that could accommodate this extra number of permanent residents. We are concerned that the proposed Care Home will put pressure on the sewerage system that it was not built to withstand.

I hope that the planning committee will take our concerns into consideration when they come to evaluating this planning application.

Yours sincerely,

*EB + P. P. Corley*



Mr & Mrs Corley.

ACK'D  
16/1/14

ANKERDEN,  
Back Rd,  
WINTERTON-ON-SEA,  
NORFOLK.

PROPOSED PLAN

06/13/0736/F

NR29 LBG

13-1-14

Dear Councillor Weymouth

I am writing  
to object to the above proposed plan  
for a Care Home at 7, May Cottages,  
Back Rd, Winterton-on-Sea, the reason  
being nothing has changed since  
the last proposed plan last year. The  
same problems still remain

- ie, 1, the road is still inadequate  
2, the conservation area is still  
the same  
3, increase in traffic a care home  
will generate.

Sincerely

J. L. Taylor



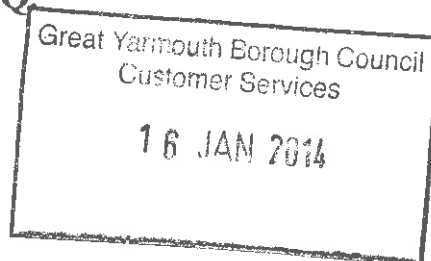


Dear

3 PRIMROSE COTTAGES  
OLD CHAPEL ROAD  
WINTERTON ON SEA  
NORFOLK NR29 4BQ

ACK'D  
18/1/14

14<sup>th</sup> January, 2014



Group Manager (Planning)  
Planning Services  
Development Control  
Town Hall  
Hall Plain  
Great Yarmouth  
Norfolk NR30 2QF

REF: Planning application 06/13/0736F 7 May Cottages

With reference to the above application. My feelings and the situation have not changed in any way to the application 06/12/0655F submitted on the 21<sup>st</sup> December 2012.

I still object on exactly the same grounds: conservation area, unadopted road, unsafe road etc etc.

Please find enclosed a copy of my original objection.

Yours faithfully,

A handwritten signature in cursive script, appearing to read "Gay Cameron".

Gay Cameron

CC. Shirley Weymouth and Michael Blake.



3 PRIMROSE COTTAGES  
OLD CHAPEL ROAD  
WINTERTON ON SEA  
NORFOLK  
NR29 4BQ

14<sup>th</sup> December, 2012

Head of Planning and Business Services.  
Great Yarmouth Borough Council  
Town Hall,  
Hall Plain,  
Great Yarmouth,  
NR30 2QF

Dear Sir,

Ref: Planning application: 06/12/0655/F

With reference to the above planning application I strongly OBJECT to the extension of the current building to form a care home.

Having attended the PCC meeting last night I have not changed my mind regarding the planning application.

I live on the corner of Back Road and Old Chapel Road and can see directly down the road to the building concerned. I understand that the whole row is in a conservation area and the fishermens cottages are of historic import. The extension would alter and ruin the whole look of the row.

The building is on an unadopted road and the road is hazardous at the best of times. The road was originally a dirt track (and still remains as one) and certainly not designed for the extra traffic involved in building and running a care home. Full of potholes with a very sharp bend near no.7. Walking down the road is dangerous with very few places to stand when a car goes past.

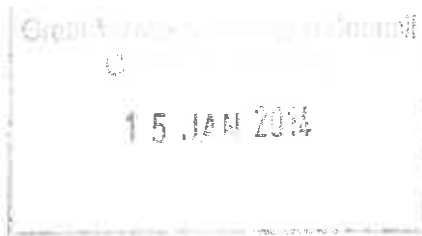
And even less space for two cars to pass each other.

The road is unsafe.

I trust you have been to see the road and noticed how unsafe and dangerous the road would be if the planning application was accepted. If you haven't then I strongly suggest you do this before the DCC goes ahead.

Yours faithfully

Gay Cameron



ACK'D  
15/1/14

14th January, 2014

Cornercroft,  
Back Road,  
Winterton-on-Sea,  
NR29 4BG.

Dear Sir,

Ref. No. 06/13/0736/F

In addition to my comments regarding the previous planning application (see attached letter) I should like to mention that at the request of the applicant of 7 May Cottages, and with permission from the T.P.O. Officers, I have had the over hanging tree branches trimmed along Back Road. Naturally this has not widened the road but seems to have resulted in even larger vehicles trying to access Back Road, some reversing, getting very close to walls and gates as can be witnessed by the state of the verge. This, of course, is a potential hazard to anyone leaving my property or to persons wishing to step onto the verge to avoid traffic.

Unfortunately, due to work commitments and short notice I am unable to attend the meeting on Thursday 16th January.

Yours faithfully,

Great Yarmouth Borough Council.  
Planning and Business Services,  
Development Control,  
Town Hall,  
Hall Plain,  
Great Yarmouth.  
NR30 2QF.

*Deelagh Hurst*



10th December, 2012

Cornercroft  
Back Road,  
Winterton-on-Sea,  
NR29 4BG.

Dear Sir,

Ref. No: 06/12/0655/F

With regard to the proposed planning application for a residential home at 7 May Cottages, Back Road, Winterton, NR29 4BG, I have no objection towards the ethic of creating a residential home, but have to admit to feeling anxious for the safety of our own property.

Access all along Back Road is a single lane with nowhere to pass or turn. At the point of it becoming an unadopted road, it is impossible (judging by the wheelie bins left outside my property each week) for even the dustcart to turn down that road.

Our wall runs along the whole of Back Road and has received a variety of blows over the years and is not easy, or cheap to repair as the moulded blocks are no longer in existence.

In 1989, when outline planning permission was granted on our land, it was on the condition, and at the request of local residents that no exits were made onto the unadopted section of Back Road, due to unsuitability and congestion of traffic.

A further point, purely aesthetic, but one which becomes very real when needing to approach the tree preservation department, for example, is the fact that from a visual amenity viewpoint, views of duneland, when rambling along "that path" would be lost forever.

Yours faithfully,



Great Yarmouth Borough Council.  
Planning and Business Services,  
Development Control,  
Town Hall,  
Hall Plain,  
Great Yarmouth.  
NR30 2QF



Brightside,  
Back Road  
Winterton.

NR 29 4BG

Mr D Minns,  
Group Manager,  
Planning Services,  
Town Hall,  
Hall Plain,  
Gt. Yarmouth.  
NR30 2QF

Dear Sirs,

**Re Planning Application 06/13/0736/F -7 May Cottages, Back Road, Winterton NR29 4BG**

I have been asked by concerned neighbours to send you the attached petition objecting to the above application. We would also refer you to our petition relating to Planning Application no. 06/12/0655/F which is relevant. Our main concerns are over the poor access to May Cottages via a mud track. This is extremely narrow at both ends with difficult sharp turns and concealed entrances. These features are constantly giving rise to traffic problems, often involving damage to our properties as large vehicles try to access May Cottages. There are frequent near misses between vehicles and the occasional minor accident.

We are mostly elderly and retired residents who do our best to maintain independent lives but we cannot afford to keep repairing our properties following damage by motor vehicles. Any extra traffic to and from May Cottages is unsustainable and unaffordable to us..

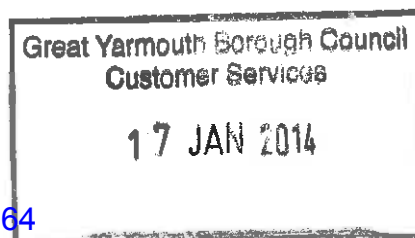
Yours faithfully,

Robert Tombs.

*R Tombs.*



*ALREADY RECEIVED  
SEA COUNTELLOR  
SHIRLEY WAYMOUTH*



Brightside,  
Back Road,  
Winterton,  
NR29 4BG

15.1.2014

Dear Councillor Weymouth,

Re: Planning Application 06/13/0736/F at 7 May Cottages, Back Road.

After writing to you yesterday with the petition, I have had an opportunity to read a copy of a letter from the applicant's address which was received in the Borough Council's office on 16 December 2013.

I am concerned to see in the second from last paragraph that the writer claims to **"have conducted a survey of all houses within the immediate area who may be affected by the development of operation of the care home. Of those who chose to sign the survey, 17 signed for and 1 signed against the proposal."**

I was approached by the applicant in, I think, June this year and asked to sign a petition supporting the application. I refused to do so as I was firmly opposed to the development. I was then asked by the applicant to sign to say I was against. The applicant handed me a blank sheet of paper. When I pointed out that the paper was blank she said she would fill it in later. I refused to sign under these conditions.

The figures quoted in the letter to which I referred above make no sense. Those affected by the traffic problems have all signed the petition I sent you which they did of their own free will. In other words, every resident in the adopted part of Back Road, along with those at the extreme northern end, where the problems occur, has opposed the application. Others would not be affected by traffic issues in the same way. I should like to know who these 17 signatories are. Is it possible to get this information please?

I am also curious to know why relatively minor building works are regularly refused planning permission in a Conservation Area whilst something like a care home appears to be able to receive building consent from the Planning authorities.

Yours faithfully,

Robert Tombs.



ACK'D  
18/1/14

Brightside,  
Back Road,  
Winterton.  
NR29 4BG

14.1.2014.

Dear Councillor Weymouth,

**Re: Planning Application 06/13/0736/F at 7 May Cottages, Back Road.**

As time is extremely short, I have been asked by neighbours to forward the attached petition to you in time for the Winterton Parish Council meeting on 16<sup>th</sup> January. Several of those who have signed the petition have also indicated that they will write separately but will not be able to get letters to you before the meeting as we only had 3 days notice of this matter.

I know that you are aware of the background to this application, which is the second in a year. Our main concern is the problem of access to May Cottages via a mud track, which has narrow entrances at both ends and there are blind private entrances in constant use. This gives rise to many traffic issues, near misses and damage to properties.

All residents in the affected properties have signed the petition. Most are elderly and retired and many are struggling to maintain their independence without state help. They live in constant fear of damage to their properties which they cannot afford to keep repairing. The problems are caused by large vehicles trying to access May Cottages, especially when building work or heavy deliveries are involved. Please help us.

Yours faithfully,

Robert Tombs.



Mr. Dean Minns  
Planning Department,  
Great Yarmouth Borough Council

Dear Sir,

**RE: Planning Application 06/13/0736/E. 7 May Cottages, Winterton, NR29 4BG**

We, the undersigned, being residents of Back Road or Manor Gardens, Winterton, wish to object to the above planning application. Our objections are based primarily on the grounds of inadequate access. Both entrances to the unmade section of Back Road, where May Cottages are situated, are extremely narrow. It is often a quagmire. Vehicles that are too big to negotiate the narrow sections and sharp bends of the unmade section of road frequently get stuck or else grind to a halt at the junction with the surfaced part of the road where there is no turning space. They block the road and damage adjoining properties when trying to get out again. This problem has been getting progressively worse for a number of years. Increasing numbers of large delivery vehicles, as well as builders vehicles and council refuse lorries, are no longer physically able to reach May Cottages, although many continue to try and do so. Private driveways are used by large vehicles trying to get out again.

A significant incident occurred recently when a large vehicle carrying scaffolding got stuck trying to negotiate the unmade section of road at the south end.

We also oppose the application on the grounds that the Conservation Area, which includes May Cottages, is one of very few remnants of the original fishing village of Winterton. This is part of the Borough of Great Yarmouth's historic maritime and fishing history. The proposed development would be out of keeping with this cherished and important conservation area, which is located immediately adjacent to the Winterton Dunes AONB, National Nature Reserve and SSSI.

NAME	SIGNATURE	DATE	ADDRESS
CARTERON	G. Carteron	13/1/14	3 PRIMROSE COTTAGES OLD CHAPEL RD - NR29 4BG
Colley	E.B. Colley	13/1/14	2, May Cottage, Back Rd
R. Irwin	R. Irwin	13/1/14	NR29 4BG.
Wm. Soma White	Wm. Soma White	13/1/14	Pebblelight, 3 Manor Gardens Back Rd.
Sheelagh Moll	SHEELAGH MOLL	13.01.14	Benny Lodge, Manor Gardens. Cornercroft, BACK ROAD.
P. Eke	P. Eke	13.01.14	Romanus' Back Rd. W.O.S.
IRISTINE EKE	I. Eke	13.1.14	ANKER DENY BACK RD.
JANE TAYLOR	J. Taylor	13/1/14	OLD Manor House Cottage
CHARL POWLES	Charl Powles	13/1/14	"
ERRELL POWLES	E. Powles	13/1/14	"
TOMBS	A. Tomb	13/1/14	BRIGHTSIDE BACK ROAD
na Irwin	F. Irwin	13/1/14	Pebblelight, Back Rd, Winterton.
G. W. JEWELL	G. W. Jewell	13/1/14	WINDERMERE BACK ROAD WINTERTON
J. Jewell	J. Jewell	12.1.14	

Mr. Dean Minns  
Planning Department,  
Great Yarmouth Borough Council


Dear Sir,

**RE: Planning Application 06/13/0736/F. 7 May Cottages, Winterton, NR29 4BG**

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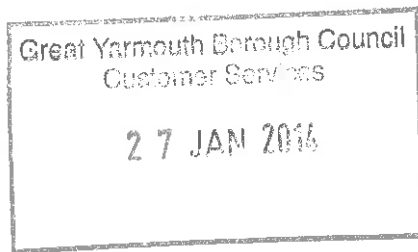
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<u>NAME</u>	<u>SIGNATURE</u>	<u>DATE</u>	<u>ADDRESS</u>
DR112		14/11/14	44 FAN
J Tombs	J Tombs	14/11/14	Back Rd WINTERTON Brightside, Back Rd NR29 4BG



ACK'D  
27/1/14



Susanne Lakin  
6 May Cottages  
Back Road  
Winterton  
Great Yarmouth  
NR29 4BG

22.01.2014

Group manager (planning)  
Planning Services  
Development Control  
Town Hall  
Hall Plain  
Great Yarmouth  
NR30 2QF



**Planning Application 06/13/0736/F**

I am writing this letter to give my full support to the proposal for Ground and First Floor extensions to form a small care home at my neighbour's house, 7 May Cottages.

I have spoken with Jane Larter and mentioned that my only concern is the thinness of the walls adjoining my property upstairs. We have agreed that when these rooms are altered or have a change of purpose that soundproofing should be installed.

I think that the provision of accommodation like this for a small number of residents who need full time care would be an asset to the community. Jane is very professional and would ensure that the entrance to the property is improved, including the pot holes on the road near her property!

Yours faithfully

A handwritten signature in cursive script that reads "Susanne Lakin".

Susanne Lakin

The undersigned wish to express their **SUPPORT**

for planning application ref: **06/13/0736/F**  
7 May Cottages, Back Lane, Winterton

ACK'D  
3/2/14

Signed	
Name: <b>RICHARD WARNES</b> Address: <b>54 BULMER LANE, WINTERTON-ON-SEA</b>	<i>[Signature]</i>
Name: <b>VAN LEECH</b> Address: <b>SEA BREEZE, WINTERTON ON SEA</b>	<i>[Signature]</i>
Name: <b>C. LEECH</b> Address: <b>SEA BREEZE, BEACH RD WINTERTON</b>	<i>[Signature]</i>
Name: <b>Aisha Ross</b> Address: <b>1 May Cottages, Back Rd. Winterton</b>	<i>[Signature]</i>
Name: <b>Oona Ross</b> Address: <b>1 May Cottages Back Rd Winterton</b>	<i>[Signature]</i>
Name: <b>R. STAYLER</b> Address: <b>TITE LOKE WINTERTON</b>	<i>[Signature]</i>
Name: <b>PETER Smith</b> Address: <b>The Lake Winterton in Sea</b>	<i>[Signature]</i>
Name: <b>Wendy Mygrod</b> Address: <b>11 The Highway Winterton - on - sea</b>	<i>[Signature]</i>
Name: <b>JOHN WRIGHT</b> Address: <b>11 THE HIGHWAY W. WINTERTON-ON-SEA</b>	<i>[Signature]</i>
Name: <b>RICHARD LARNER</b> Address: <b>4 WINNER AVE, WINTERTON-ON-SEA</b>	<i>[Signature]</i>
Name: <b>SARAH LARNER</b> Address: <b>9 Winner ave Winterton-on-sea</b>	<i>[Signature]</i>
Name: <b>ELISE LARNER</b> Address: <b>9 Winner Ave, Winterton-on-sea</b>	<i>[Signature]</i>
Name: <b>J BOULES</b> Address: <b>THE GARDENS WINTERTON</b>	<i>[Signature]</i>
Name: <b>CARMEL SHIGGINS</b> Address: <b>MOONFLEET BEACH RD W.O.S</b>	<i>[Signature]</i>
Name: <b>MICHAEL SHIGGINS</b> Address: <b>MOONFLEET BEACH RD W.O.S.</b>	<i>[Signature]</i>



Name: Megan Crowhurst

Address: 17 The Holway Winterton-on-Sea

M. Crowhurst

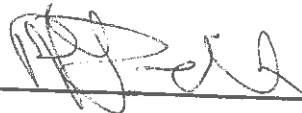


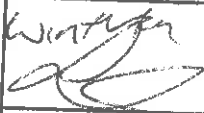


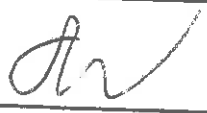
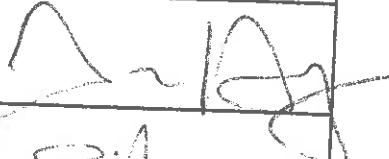
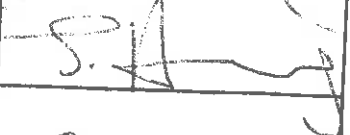

Name: Anne Child

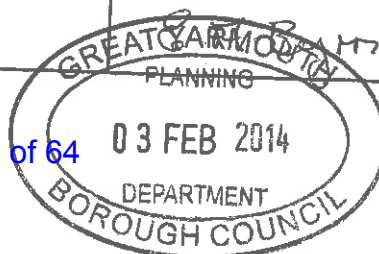
Address: 12, Hillview Dr Winterton-on-Sea A Child

The undersigned wish to express their **SUPPORT**

for planning application ref: **06/13/0736/F** <sup>W</sup>

7 May Cottages, Back Lane, Winterton

	Signed
Name: P. SMITH Address: 16 BULMER LANE	
Name: P. Smith Address: 16. Bulmer lane	P. J. Smith
Name: M. Hall Address: 1A The Craft, Winterton	M. J. Hall
Name: T. HALL Address: 1A THE CRAFT, Winterton	T. SHAW
Name: MRS. A Howard Address: 2A Fieldside Cottages, The Craft	A. Howard.
Name: E. A. PITCHFORD Address: WATERSIDE WOODS WINTERTON	
Name: DALE CUSWORTH Address: HILL COTTAGE, OLD CHAPEL RD	
Name: LUISA BARRON Address: HILL COTTAGE, OLD CHAPEL RD	
Name: J WOODHOUSE Address: 19 WINNER AVE WINTERTON	
Name: CAROLINE WOODHOUSE Address: 19 WINNER AVE, WINTERTON	
Name: JACK WOODHOUSE Address: 19 WINNER AVE, WINTERTON	J Woodhouse.
Name: George Woodhouse Address: 19 Winner Ave, Winterton	
Name: Daniel Harry Address: 15, Winner Ave, Winterton	
Name: Se Harry Address: 15 Winner Ave, Winterton	
Name: Eunice Byrne Address: 13 WINNER AVE	





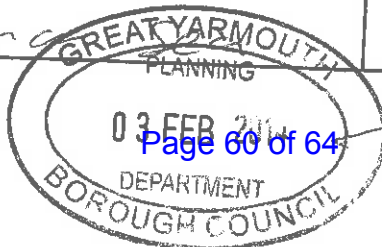
The undersigned wish to express their **SUPPORT**

for planning application ref: 06/13/0736/F

7 Ivy Cottages, Back Lane, Winterton

	Signed
Name: JONATHAN GREEN	
Address: 'LOKES END' EMPSONS LOKE, WINTERTON	T. Green.
Name: BRIDGE GREEN	
Address: LOKES END, EMPSONS LOKE WINTERTON	B. Green
Name: Kim Ayble	
Address: Banksia House, Low Rd, Winterton	K. Ayble
Name: Wayne Ayble	
Address: Banksia House Low Rd, Winterton	W. Ayble
Name: CHRISTINE CLAWFENS	
Address: 4 MAY COTTAGES	C. Clawfens
Name: JULIE DUCKSAY	
Address: 4 MAY COTTAGES	J. Dicksay
Name: CHERRY BRANTOM	
Address: LOMBARDY, BLACK STREET. WINTERTON ON SEA	C.L. Brantom
Name: STEVE BRANTOM	
Address: LOMBARDY, BLACK STREET WINTERTON ON SEA	S. Brantom
Name: ANDREW RANTON 4 SEASONS SEASONS	
Address: THE LAKE WINTERTON-ON-SEA	A. Ranton
Name: GRAEME HANNA 4 SEASONS LIFE	
Address: LAKE WINTERTON - ON - SEA	G. Hanna
Name: TIM SHAYLER	
Address: BARQUE COTTAGE THE LANE	T. Shayler
Name: ROB RUSTON	
Address: BARQUE COTTAGE THE LANE	R. Ruston
Name: SHAUN GALLANT	
Address: THE LANE	S. Gallant
Name: DARRIN WINTER	
Address: Fishermans Return WINTERTON ON SEA	D. Winter
Name: Markyn Payne	
Address: The Lane Winterton	M. Payne

11 Alcon.  
39 THANE RISE



RE

M. NICHOLS  
43 Bulmer Lane  
ARAD HILLS



THE WINDOWS, NORTH MARKET ROAD,  
M. SZEMIS  
2. PROSPECT PL WINTERTON ON SEA  
F. Ford  
Dene House, Market Place Winterton-on-sea



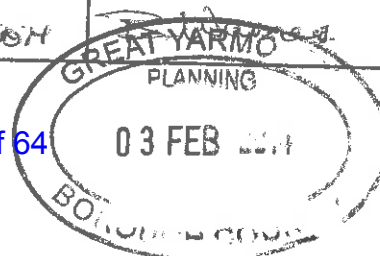
M. Szemis  
Ford

The undersigned wish to express their **SUPPORT**

for planning application ref: 06/13/0736/F

7 May Cottages, Back Lane, Winterton

	Signed
Name: BRIAN JOHNSON Address: 1 PROSPECT PLACE BLACIE STREET	B. Johnson
Name: VERONICA POPAY. Address: 2 old Chapel Cottage.	VM Popay
Name: COLLEEN DORAN Address: 8 SNOWDROP COTTAGE, OLD CHAPEL ROAD.	C. Doran
Name: CONNOR DORAN Address: 8 SNOWDROP COTTAGE OLD CHAPEL ROAD	C. Doran
Name: GLENDA GRIMMER Address: CLINK COTTAGE NTH. HUT RD. WINTERTON	G. Grimmer
Name: JAMES HALL Address: 1A THE CRAFT WINTERTON	J. Hall
Name: Fiona Hall Address: 1A THE CRAFT, Winterton	F. S. Hall
Name: Josh Hall Address: 1A THE CRAFT, Winterton	J. Hall
Name: J. WACEY Address: 50 BULMER LANE Winterton	J. Wacey
Name: G. G. G. Address: 49 Bulmer Lane Winterton	G. G. G.
Name: K.P. Smith Address: 49 Bulmer Lane, Winterton.	K.P. Smith
Name: P. Smith Address: 49 Bulmer Lane Winterton.	P. Smith
Name: a. Gurnett Address: 49 Bulmer Lane Winterton.	a. Gurnett
Name: P. Underhill. Address: 53 BULMER LANE, Winterton	P. Underhill
Name: B. Wainman Address: 54 BULMER LANE WINTERTON	B. Wainman

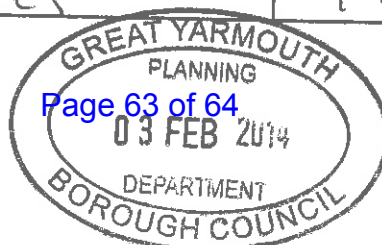


The undersigned wish to express their **SUPPORT**

for planning application ref: 06/13/0736/F

7 May Cottages, Back Lane, Winterton

		Signed
Name:	Catherine Tilley	
Address:	5 May Cottages, Back Rd, Winterton on Sea.	C. M. Tilley
Name:	R. OSTER	
Address:	THE DOGHOUSE OLD CHAPEL RD WINTERTON	ROster
Name:	JUNE OSTLER	
Address:	Winterton	J. Oster
Name:	JAN POTTER	
Address:	3 MIRIAM TERRACE, WINTERTON	J. Potter
Name:	Nancy Brady	
Address:	Back Rd Winterton	N V Brady
Name:	R. J. BAKER	
Address:	THATCH HAVEN, KING ST	R. J. Baker
Name:	D. FULCHER	
Address:	Thatch Haven, King St	D. Fulcher
Name:	J. Baker	
Address:	WESSVIEW THE LANE	J. Baker
Name:	S. K. MURPHY	
Address:	LEO RD	S. K. Murphy
Name:	M. Green	
Address:	34 Wenne- Ave	M. Green
Name:	MARK COX	
Address:	FISH BAR, BEACH RD WINTERTON	M. Cox
Name:	Debbie Cox	
Address:	Fish Bar, Beach Rd Winterton	Debbie Cox
Name:		
Address:	3 May Cottages Winterton	S. K. Murphy
Name:	Sathes Kumar	
Address:	MEER PLACE, WINTERTON-62-84	Sathes Kumar
Name:	A. Hambrook	
Address:	3 May Cottages	A. Hambrook





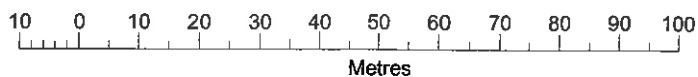
06/13/0736/F



GREAT YARMOUTH  
BOROUGH COUNCIL

Planning and Business Services,

Town Hall, Great Yarmouth,  
Norfolk. NR30 2QF



Scale = 1:1250 @ A4

