

Planning Committee

5 December 2025

Agenda item number 12

Decisions made by officers under delegated powers

Report by Development Manager

Summary

This report sets out the delegated decisions made by officers on planning applications from 24 October 2025 to 21 November 2025 and Tree Preservation Orders confirmed within this period.

Recommendation

To note the report.

Parish	Application	Site	Applicant	Proposal	Decision
Barton Turf And Irstead Parish Council	BA/2025/0249/FUL	Riversdale House Hall Road Barton Turf Norfolk NR12 8AR	Alexander Robinson	Replace external quay-heading 110m with treated redwood. Replaced piling inside wet boathouse with steel, timber waling & capping.	Approve Subject to Conditions

Parish	Application	Site	Applicant	Proposal	Decision
Great Yarmouth	BA/2025/0286/NONMAT	Port Of Yarmouth Marina Caister Road Great Yarmouth Norfolk	Charles Jurak	Reconfiguration of moorings. Non-material amendment to permission BA/2025/0114/COND	Approve
Horning Parish Council	BA/2025/0240/FUL	Bureside Estate, Plot 85 Crabbetts Marsh Horning Norfolk NR12 8JP	Mr Timothy Marshall	Replacement, re-located boathouse with the addition of solar panels	Approve Subject to Conditions
Mettingham Parish Council	BA/2025/0174/FUL	Land To North Of Bungay Road Mettingham Bungay Suffolk NR35 1TW	Assaff Rawner	Retrospective change of use of agricultural land to dog walking field	Approve Subject to Conditions
Ormesby St Michael Parish Council	BA/2025/0256/HOUSEH	My Holme Main Road Ormesby St Michael Norfolk NR29 3LW	Mr Louis Skoyles	Construction of attached garage	Approve Subject to Conditions
Oulton Broad Parish Council	BA/2025/0075/COND	Broadlands Residential Home Borrow Road Lowestoft Suffolk NR32 3PW	Greensleeves Care Trust	Extend retaining wall lines and use of alternative materials, variation of conditions 2 and 4 of permission BA/2023/0476/FUL	Approve Subject to Conditions

Parish	Application	Site	Applicant	Proposal	Decision
Stokesby With Herringby Parish Council	BA/2025/0303/LBC	The Green, Barn 35 Meters North East Ferry Inn Public House Mill Road Track Stokesby With Herringby Norfolk NR29 3EX	Mr Nick Haward	Replacement barn stable doors	Approve Subject to Conditions
Thorpe St Andrew Town Council	BA/2025/0259/LBC	12 Manor House Yarmouth Road Thorpe St Andrew Norfolk NR7 0EF	Mr Jeremy Clarke	New retaining wall and lead weathering on existing wall top. Reinstate pier capping.	Approve Subject to Conditions
Thorpe St Andrew Town Council	BA/2025/0258/HOUSEH	12 Manor House Yarmouth Road Thorpe St Andrew Norfolk NR7 0EF	Mr Jeremy Clarke	New retaining wall and lead weathering on existing wall top. Reinstate pier capping.	Approve Subject to Conditions
Thurne Parish Council	BA/2025/0269/APPCON	Quackers The Street Thurne Norfolk NR29 3AP	Mr David Short	Details of Condition 3: heat pump of permission BA/2024/0390/HOUSEH	Approve
Wroxham Parish Council	BA/2025/0250/CLEUD	Heronby Beech Road Wroxham Norfolk NR12 8TP	Tony Pearson	Lawful Development Certificate for 10 years use as private residential garden use incidental to the enjoyment of the dwelling house	CLUED Issued

Tree Preservation Orders confirmed by officers under delegated powers

Parish	Address	Reference number	Description
N/A	N/A	N/A	N/A

Author: Steve Kenny

Date of report: 24 November 2025