

APPLICATION REFERENCE: PF/21/0666

LOCATION: 1 Bloomstiles, Salthouse, Holt, Norfolk, NR25 7XJ

PROPOSAL: Single storey rear extension to replace conservatory; vertical timber cladding over brickwork on rear elevation; door opening in north elevation of dwelling; external alterations to semi-detached garage including rooflight and flue (part retrospective)



NORTH
NORFOLK
DISTRICT
COUNCIL

north-norfolk.gov.uk

26 August 2021

LOCATION PLAN



CONSTRAINTS

Countryside

Salthouse Conservation Area

Area of Outstanding Natural Beauty

Landscape Character Area
– Rolling Heath and Arable

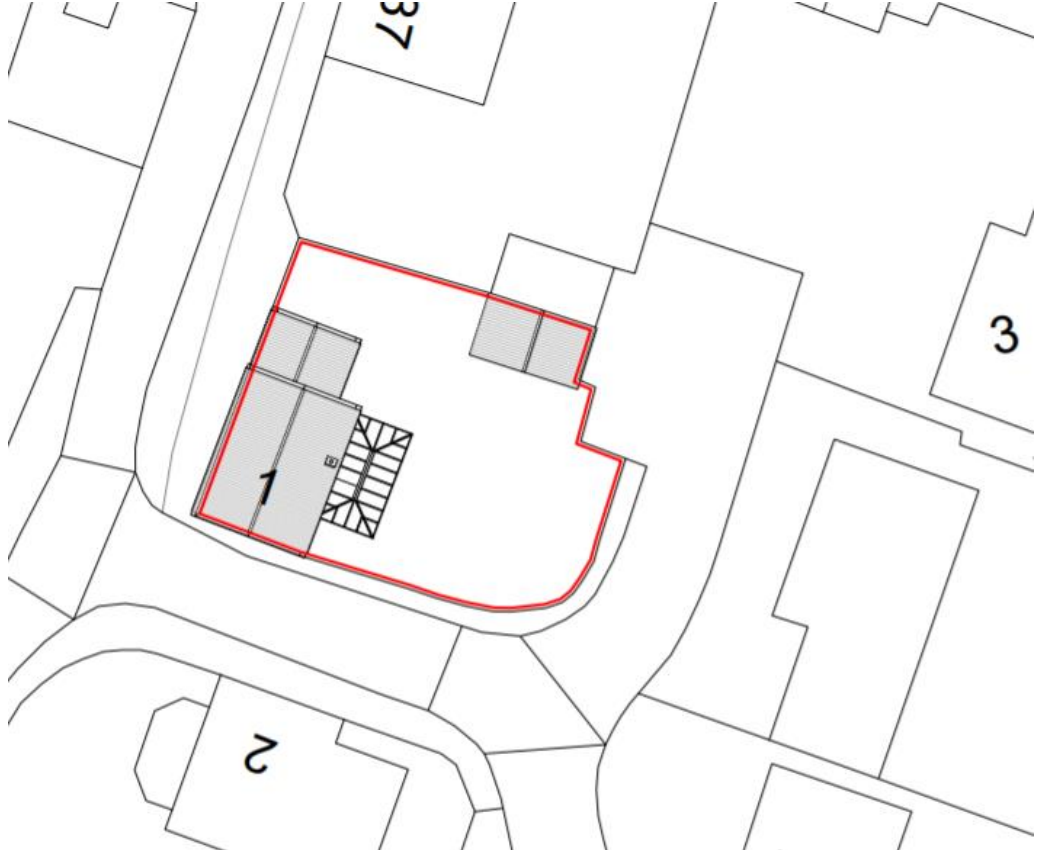
 1 Bloomstiles

BLOCK PLAN



- Cross Street
- Bloomstiles
- 1 Bloomstiles

EXISTING AND PROPOSED SITE PLANS

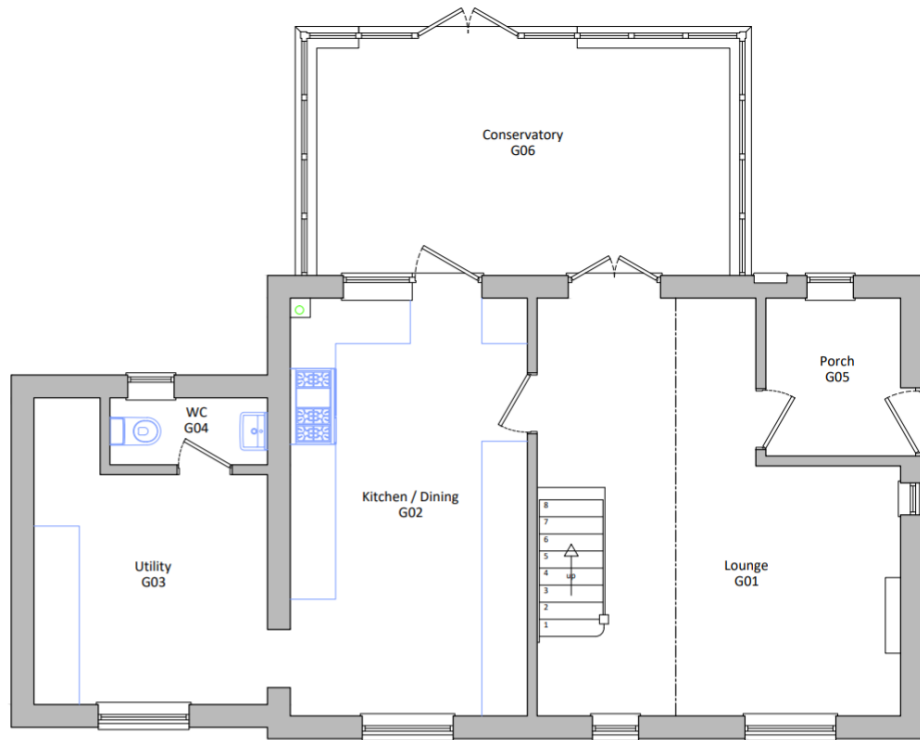


EXISTING SITE PLAN

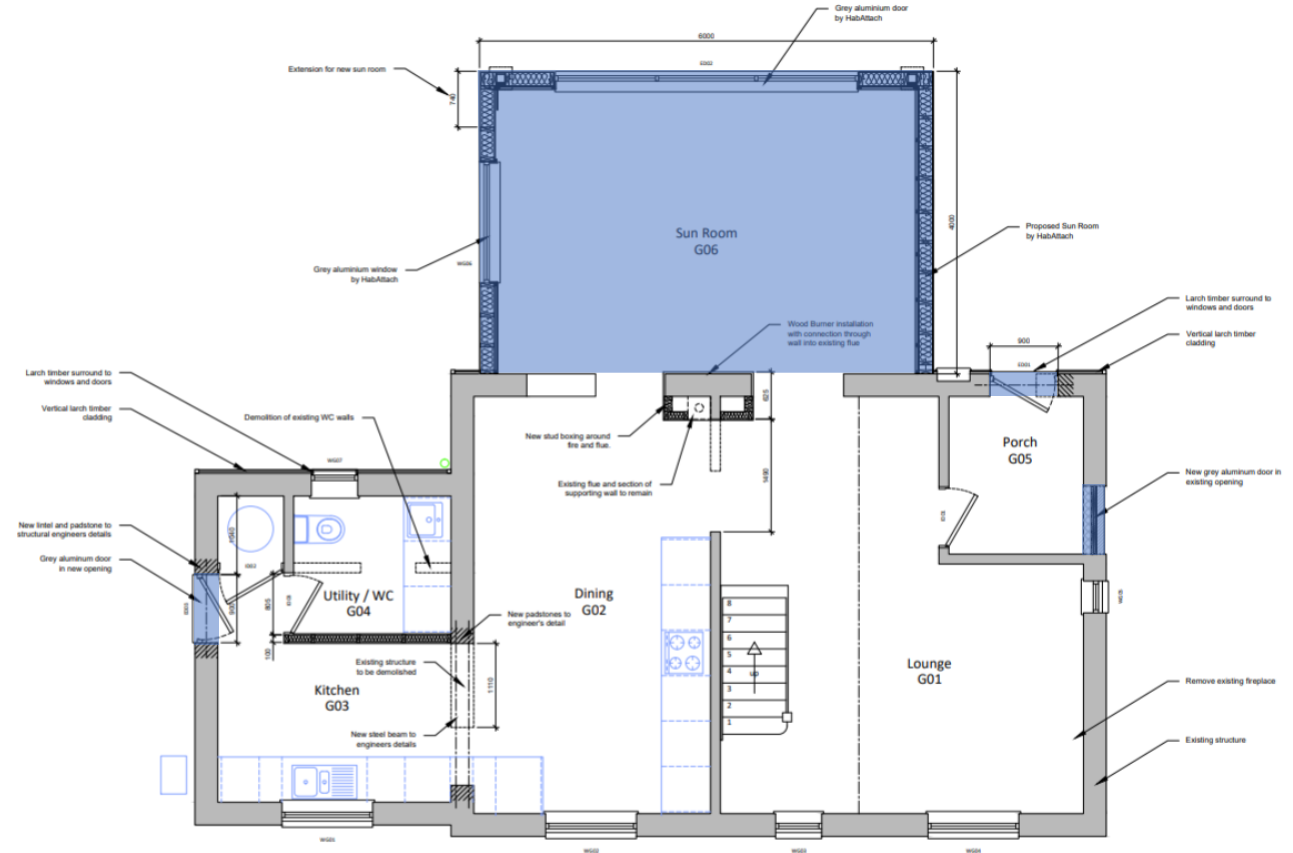


PROPOSED SITE PLAN

DWELLING - EXISTING AND PROPOSED GROUND FLOOR PLANS

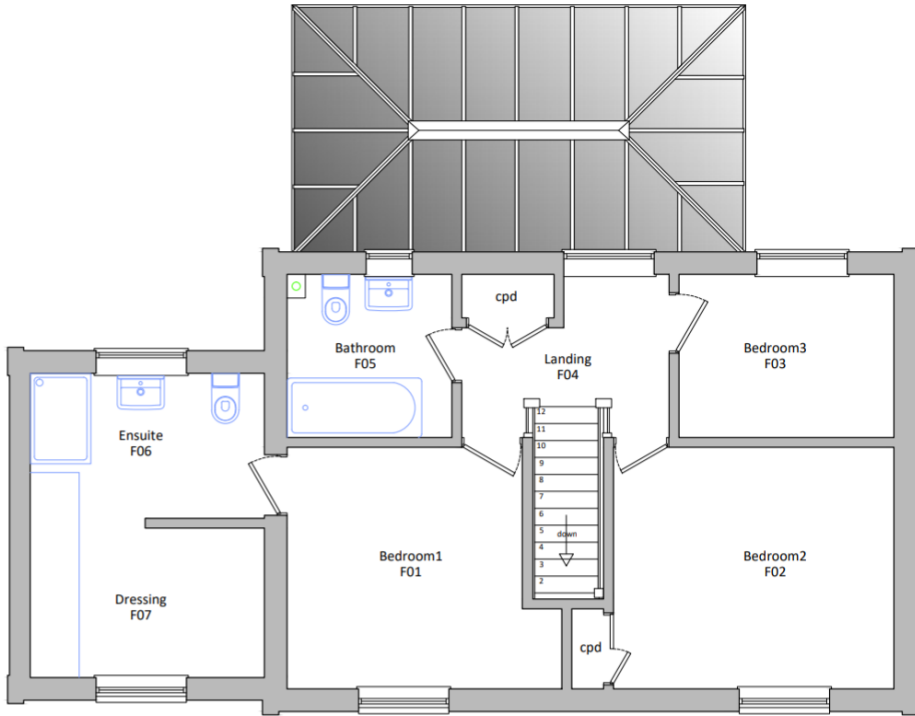


EXISTING GROUND FLOOR

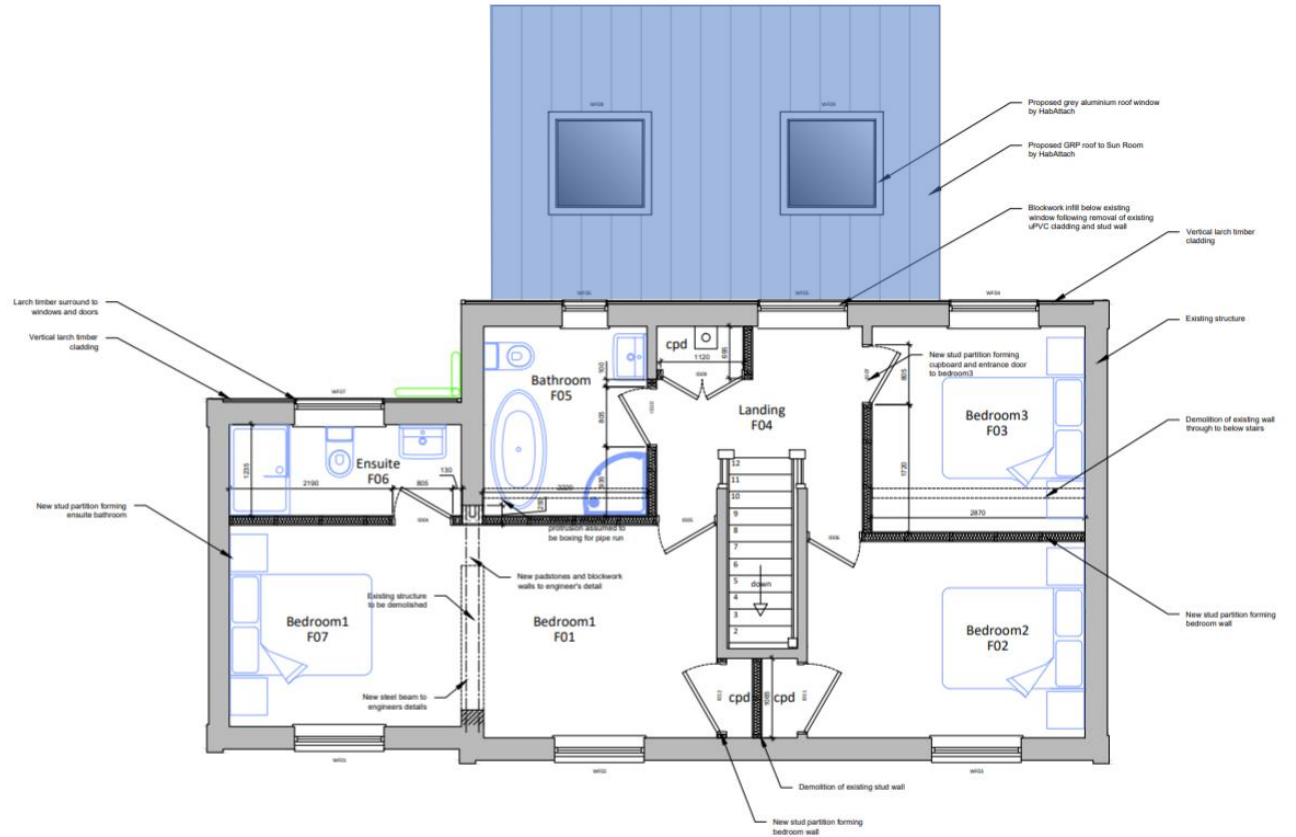


PROPOSED GROUND FLOOR

DWELLING - EXISTING AND PROPOSED FIRST FLOOR PLANS

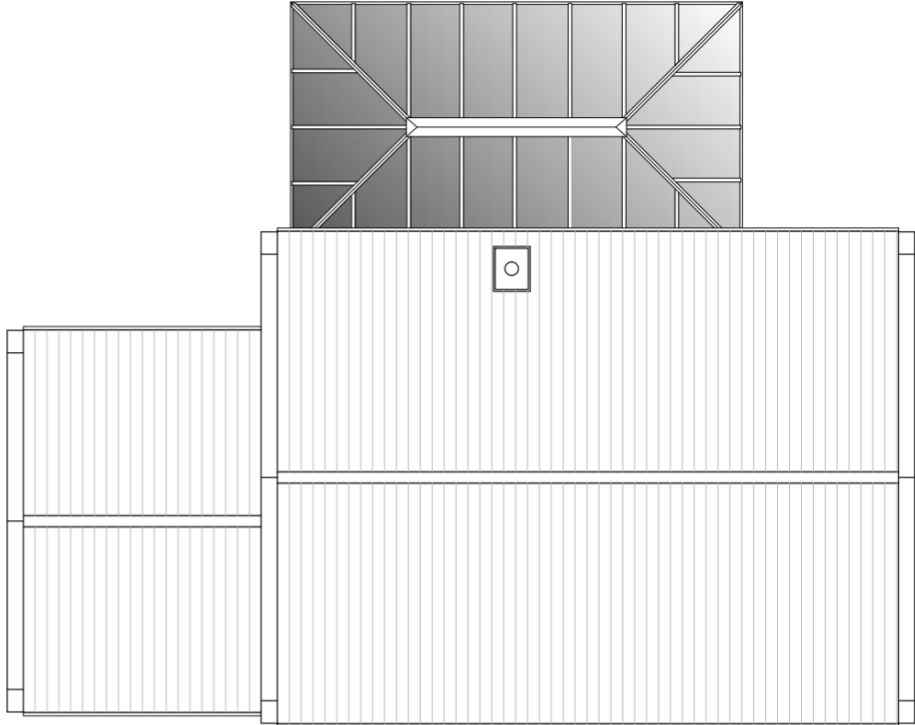


EXISTING FIRST FLOOR

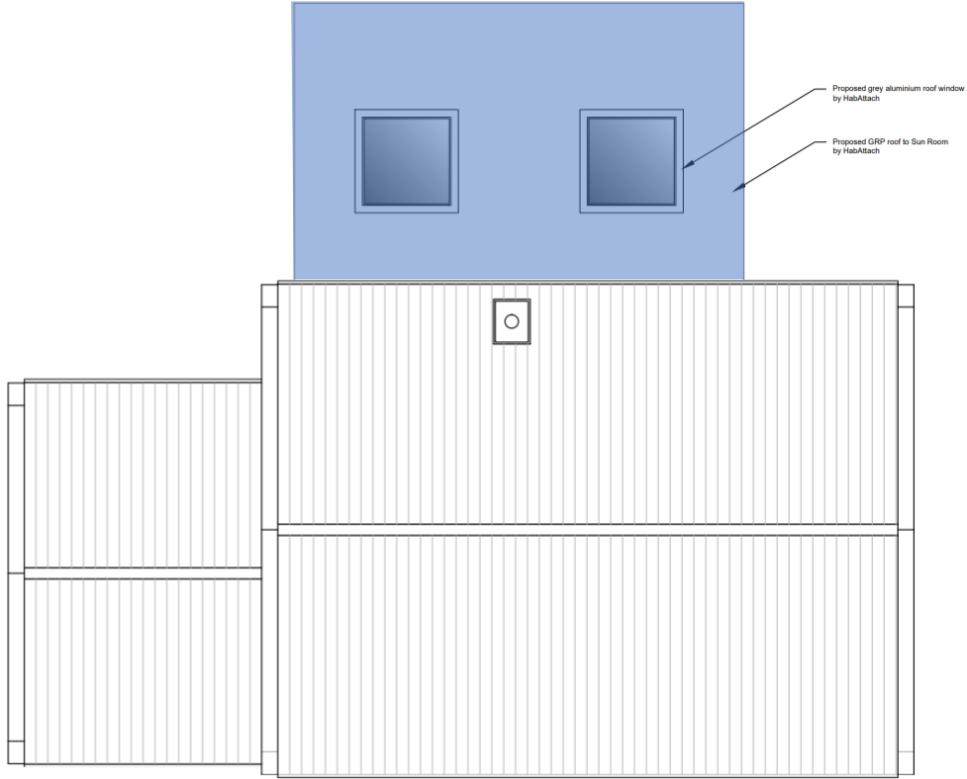


PROPOSED FIRST FLOOR

DWELLING - EXISTING AND PROPOSED ROOF PLANS

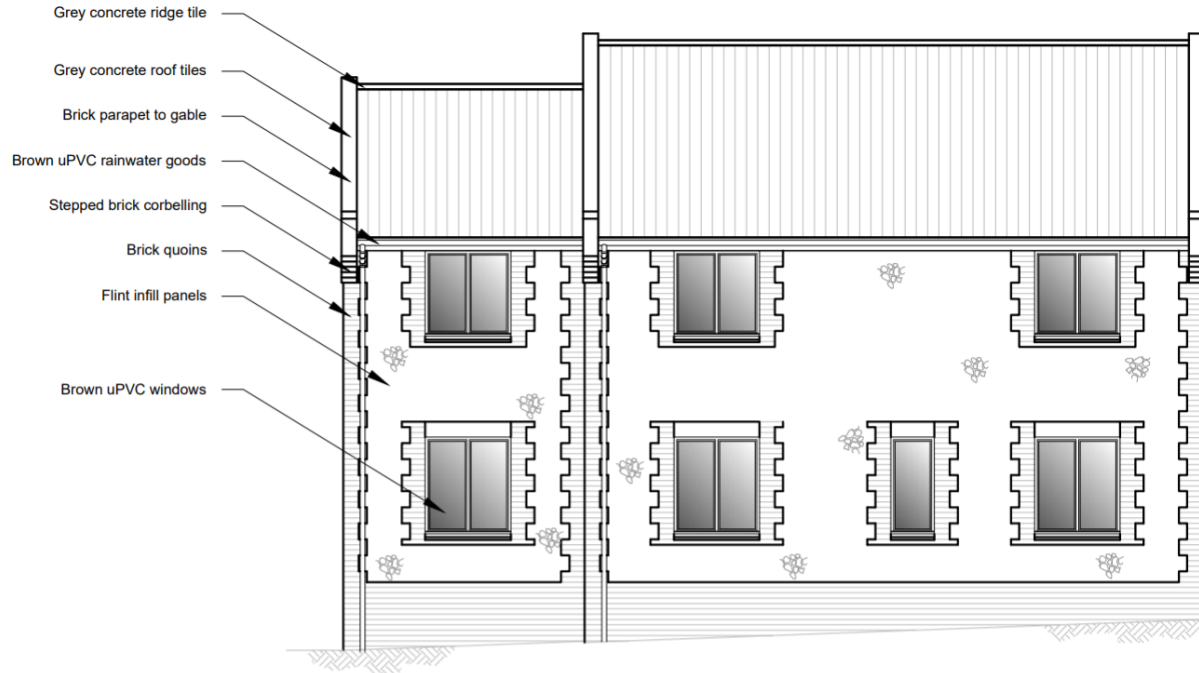


EXISTING ROOF PLAN

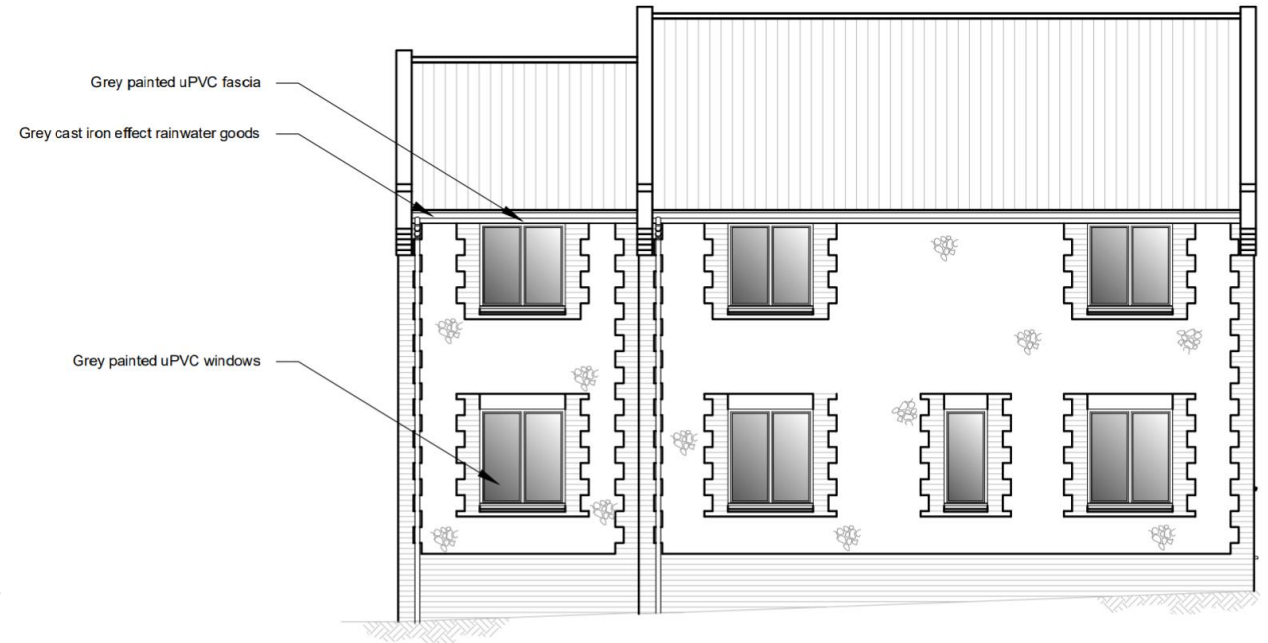


PROPOSED ROOF FLOOR

DWELLING - EXISTING AND PROPOSED WEST (FRONT) ELEVATIONS

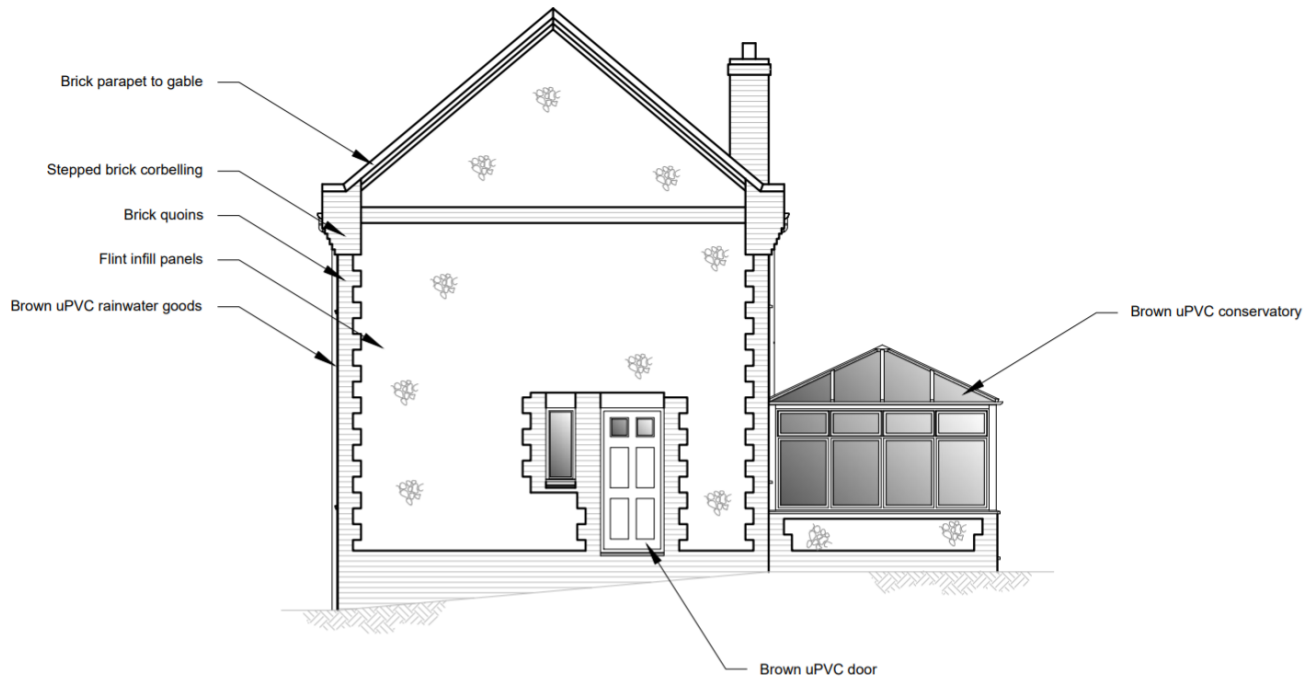


EXISTING WEST ELEVATION (FRONT)

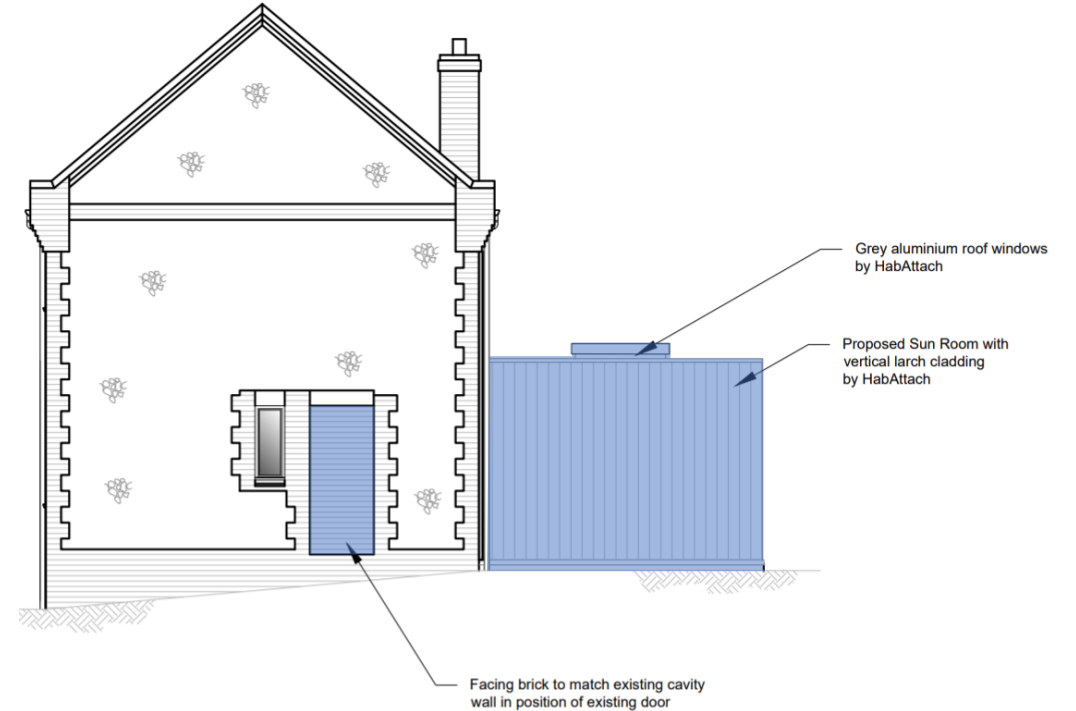


PROPOSED WEST ELEVATION (FRONT)

DWELLING - EXISTING AND PROPOSED SOUTH (SIDE) ELEVATIONS

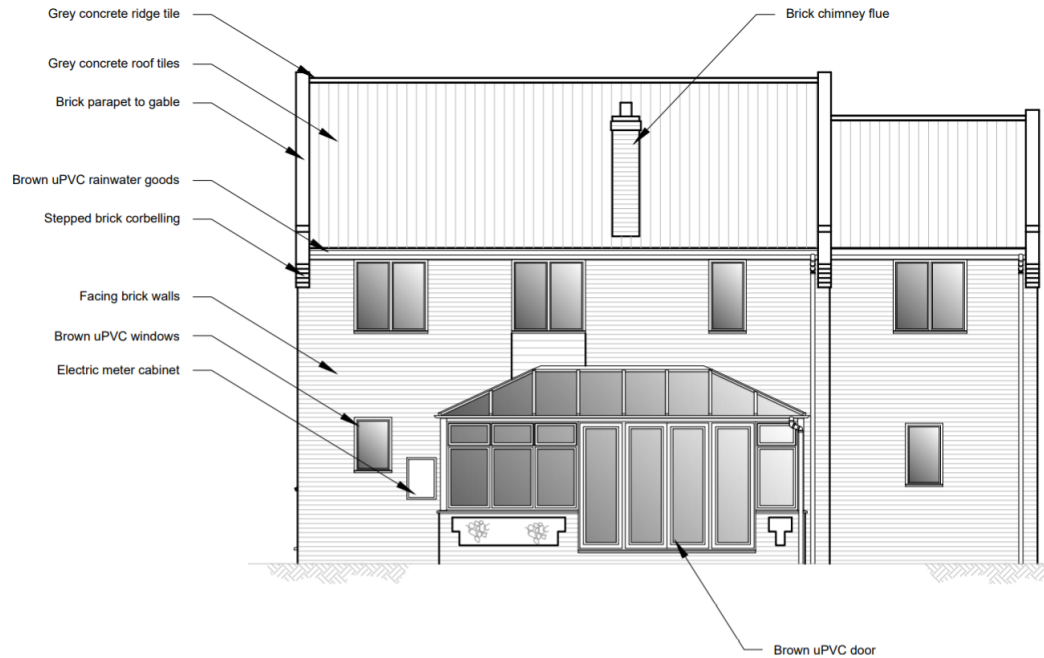


EXISTING SOUTH ELEVATION (SIDE)

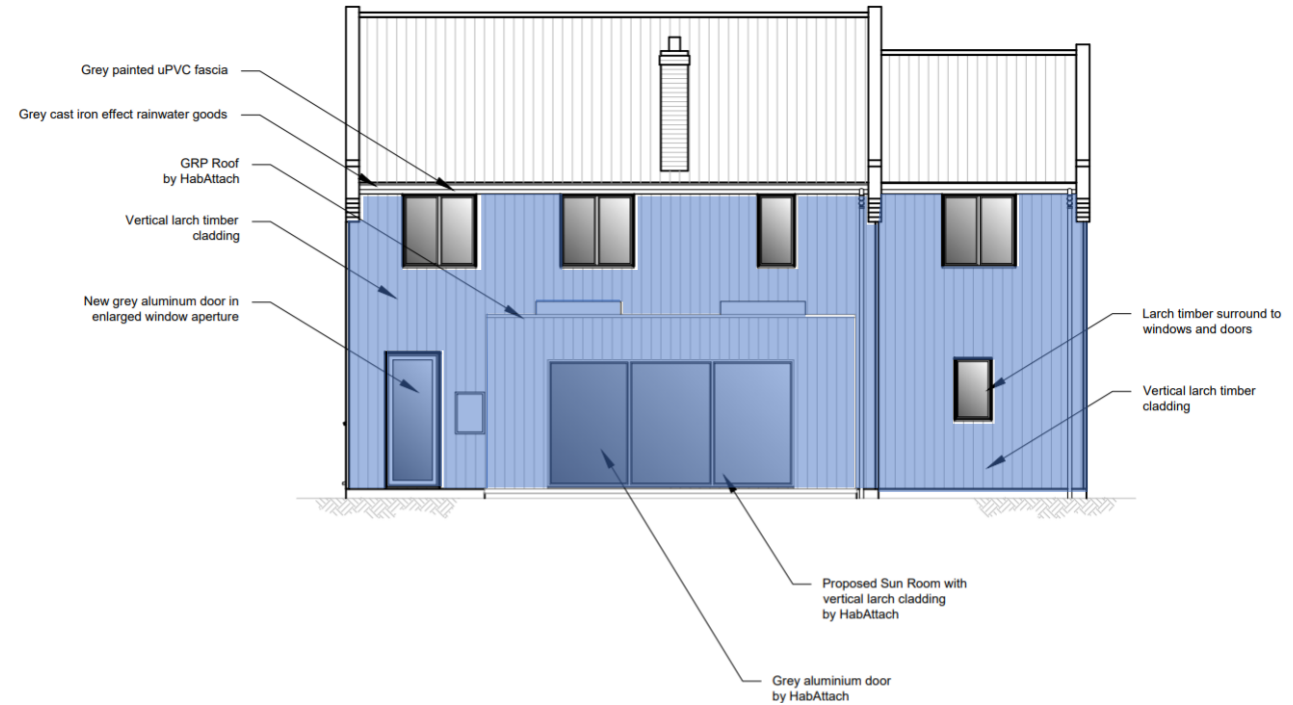


PROPOSED SOUTH ELEVATION (SIDE)

DWELLING - EXISTING AND PROPOSED EAST (REAR) ELEVATIONS



EXISTING EAST ELEVATION (REAR)

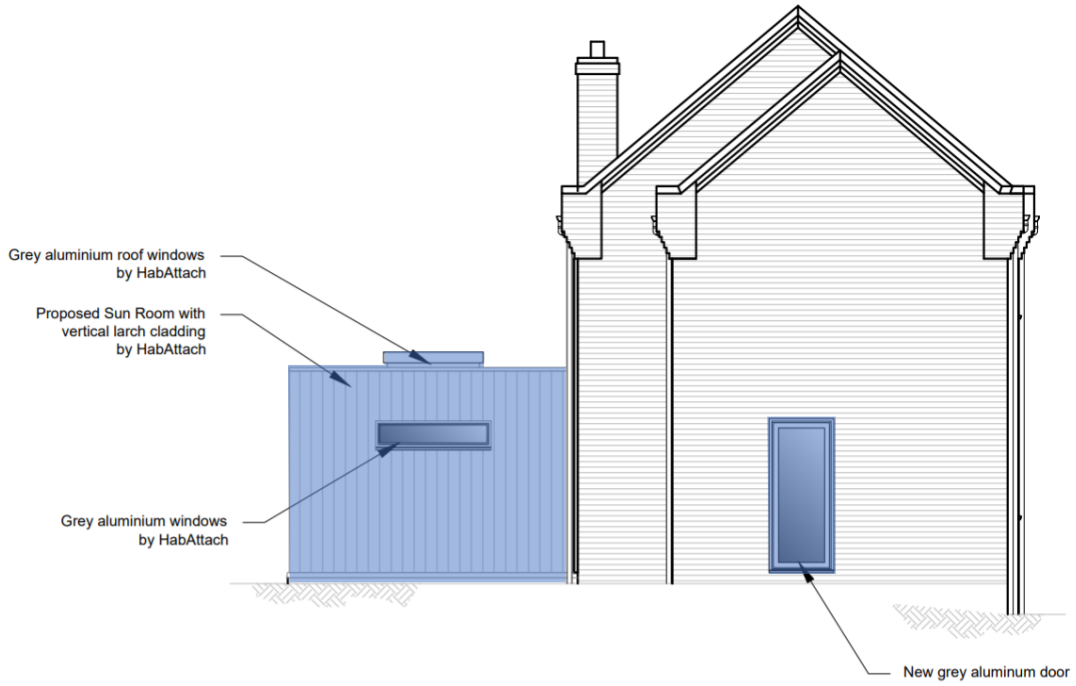


PROPOSED EAST ELEVATION (REAR)

DWELLING - EXISTING AND PROPOSED NORTH (SIDE) ELEVATIONS

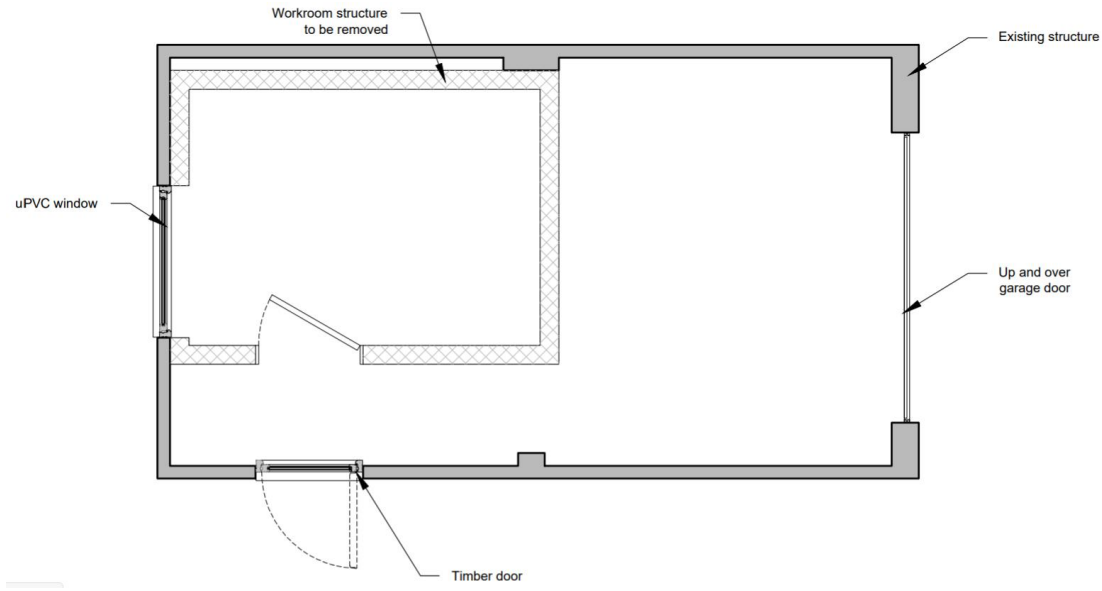


EXISTING NORTH ELEVATION (SIDE)

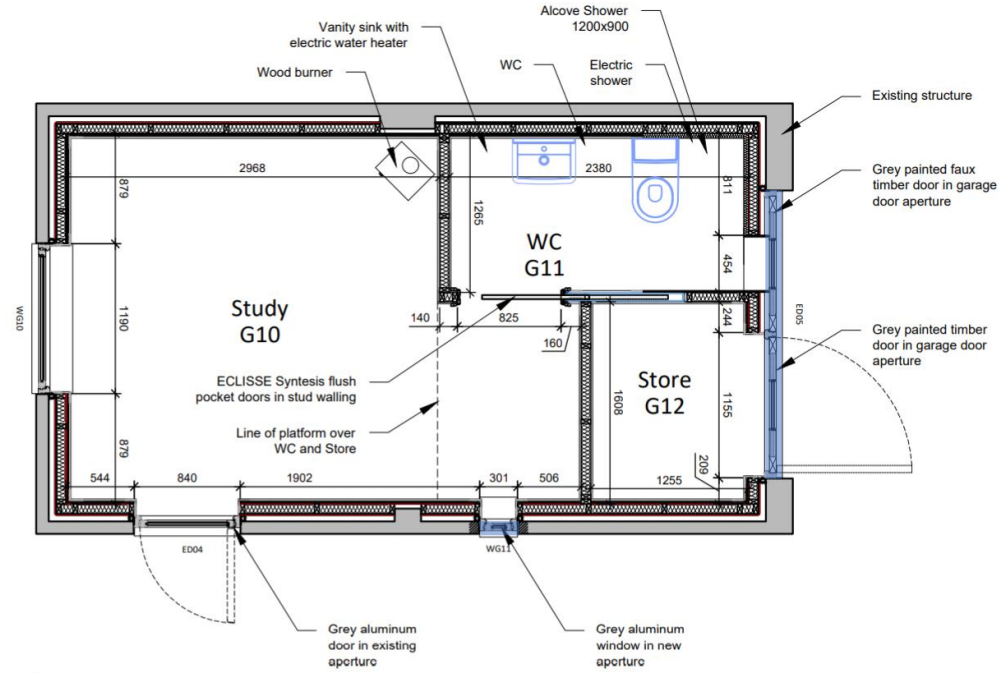


PROPOSED NORTH ELEVATION (SIDE)

GARAGE - EXISTING AND PROPOSED FLOOR PLANS

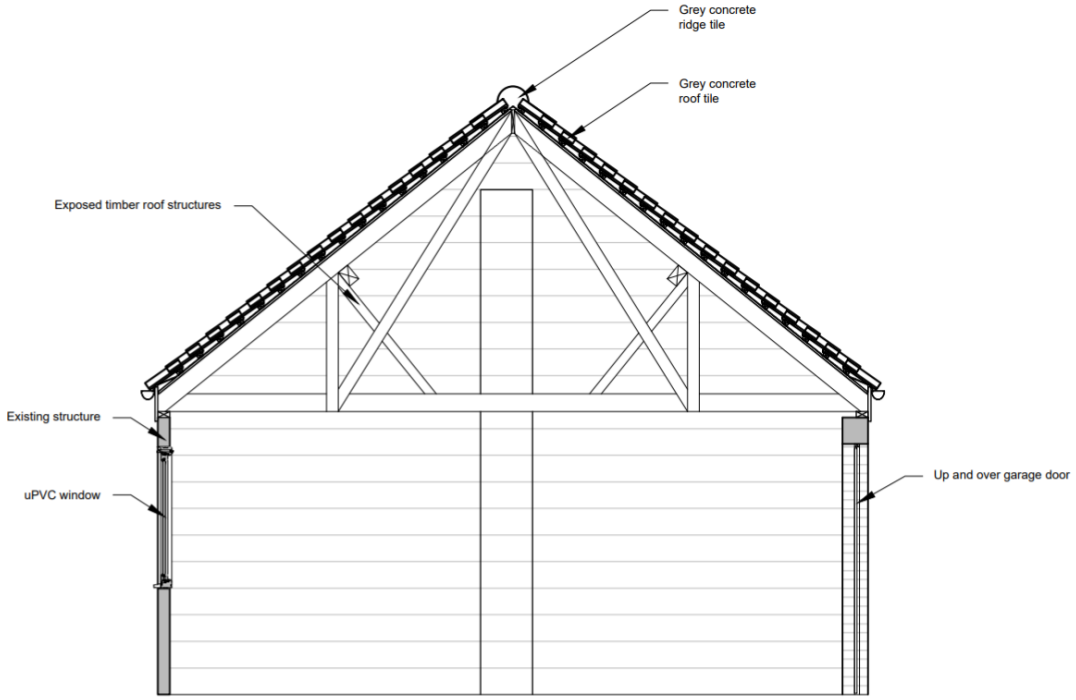


EXISTING FLOOR PLAN

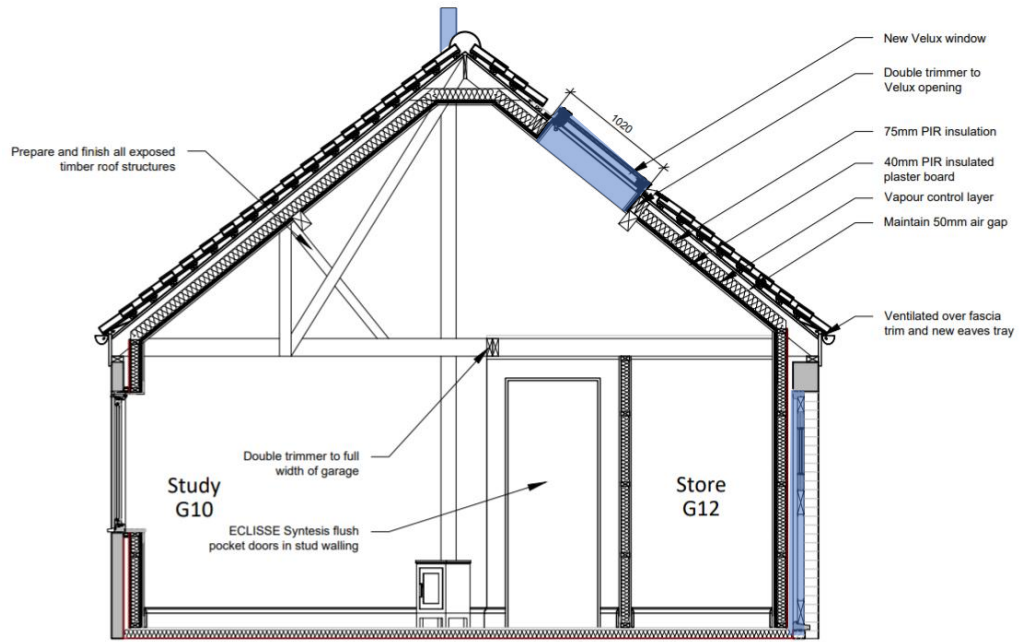


PROPOSED FLOOR PLAN

GARAGE - EXISTING AND PROPOSED SECTIONS

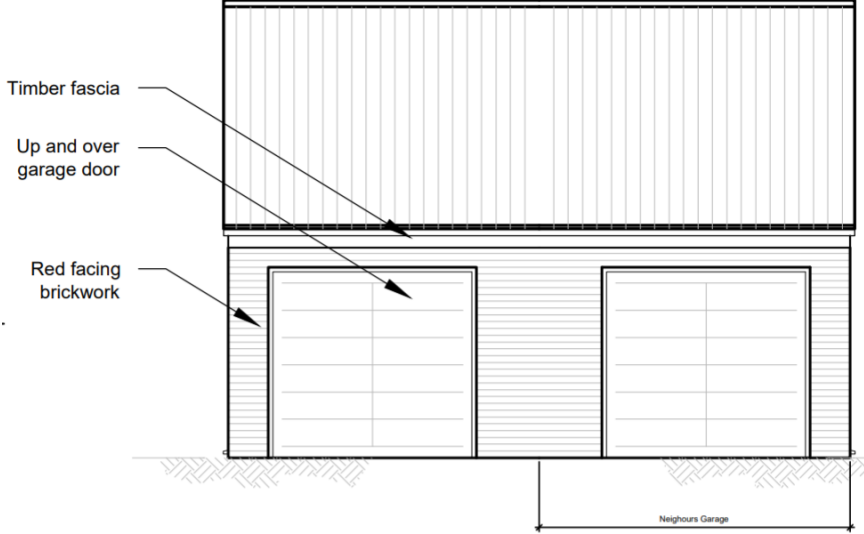


EXISTING SECTION

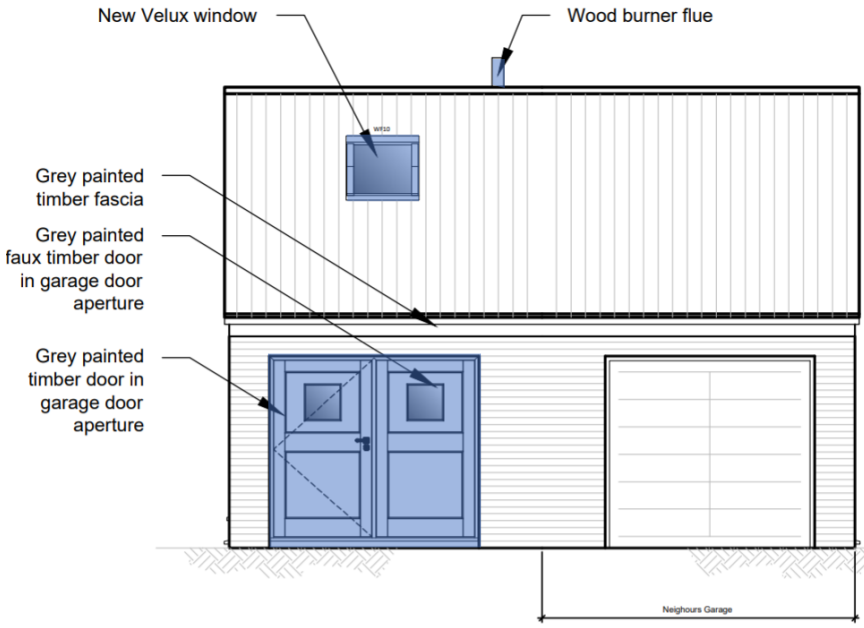


PROPOSED SECTION

GARAGE - EXISTING AND PROPOSED EAST (REAR) ELEVATIONS

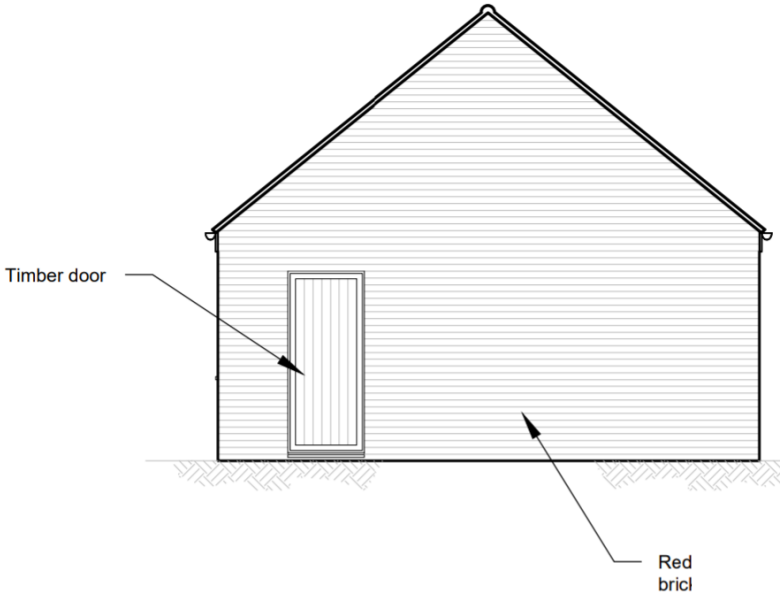


EXISTING EAST ELEVATION (REAR)

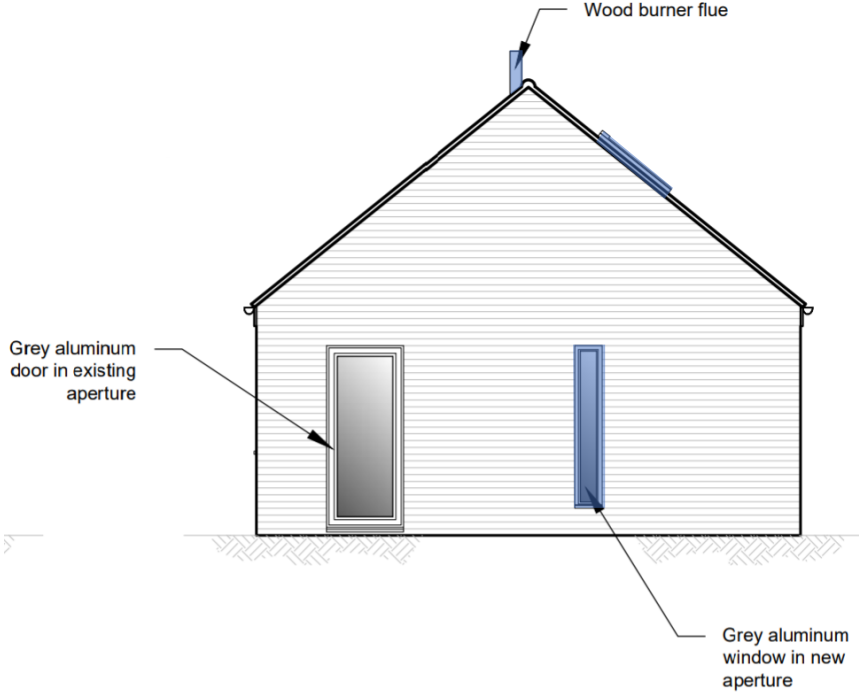


PROPOSED EAST ELEVATION (REAR)

GARAGE - EXISTING AND PROPOSED SOUTH (SIDE) ELEVATIONS

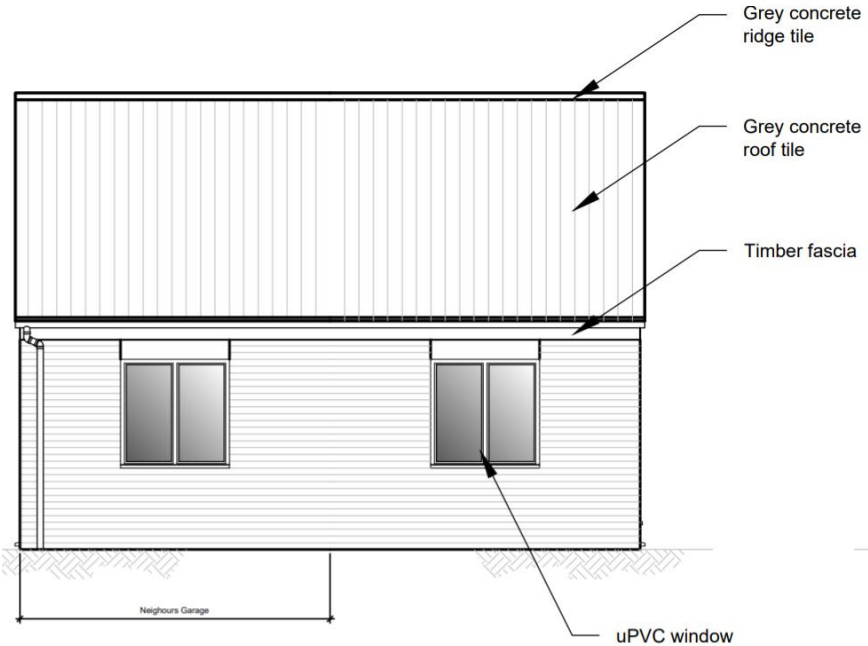


EXISTING SOUTH ELEVATION (SIDE)

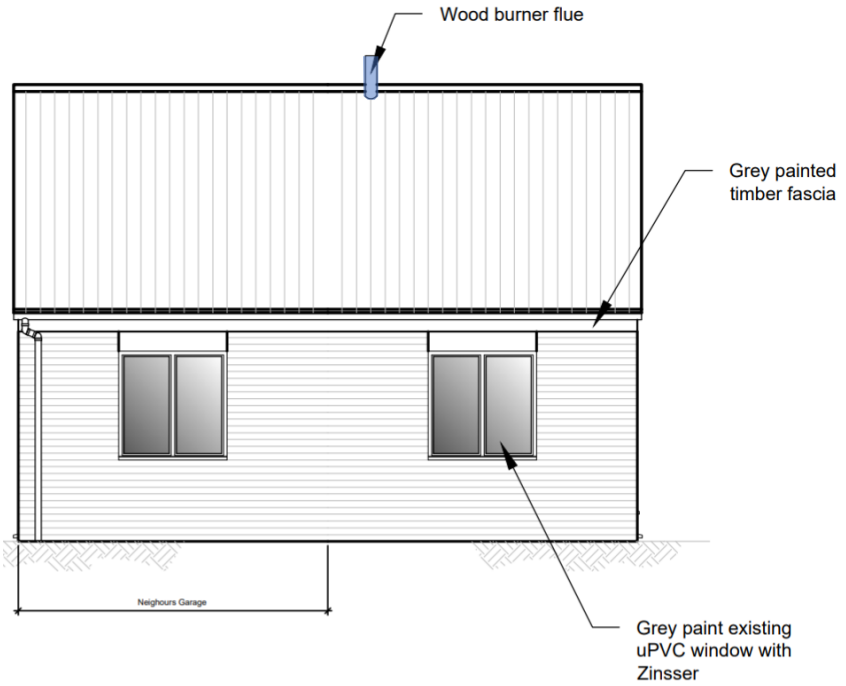


PROPOSED SOUTH ELEVATION (SIDE)

GARAGE - EXISTING AND PROPOSED WEST ELEVATIONS

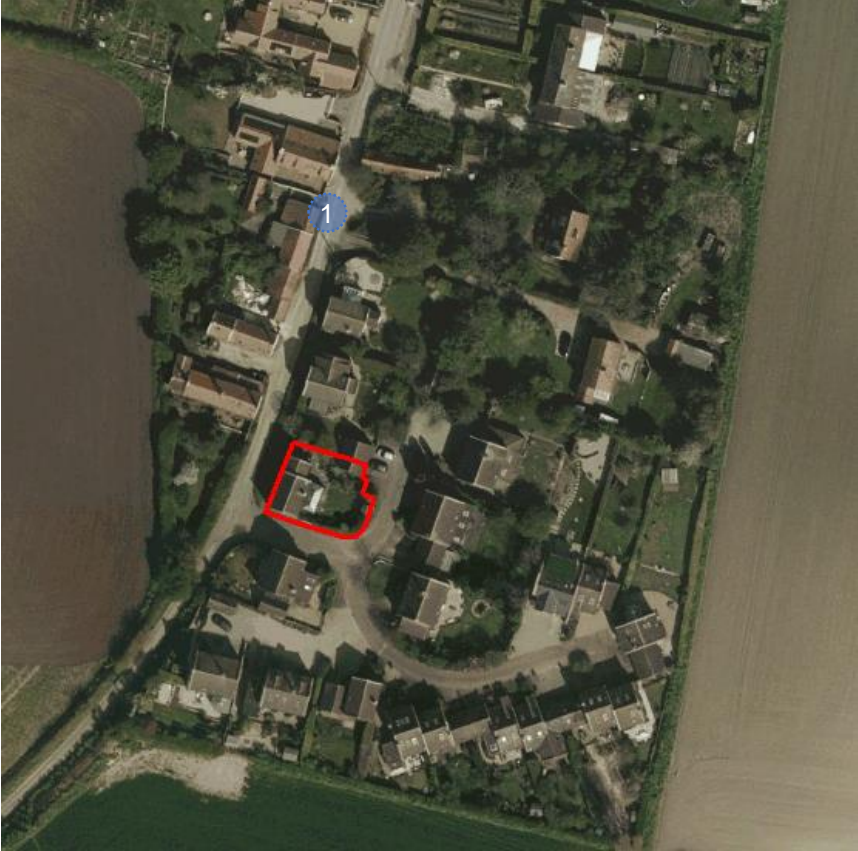


EXISTING WEST ELEVATION

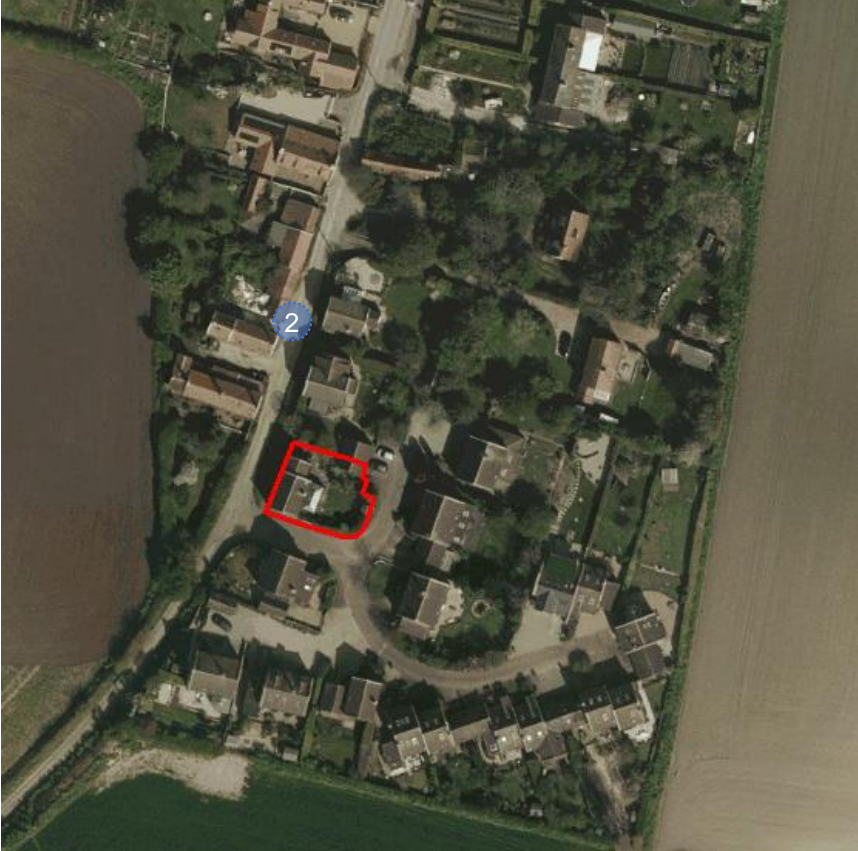


PROPOSED WEST ELEVATION

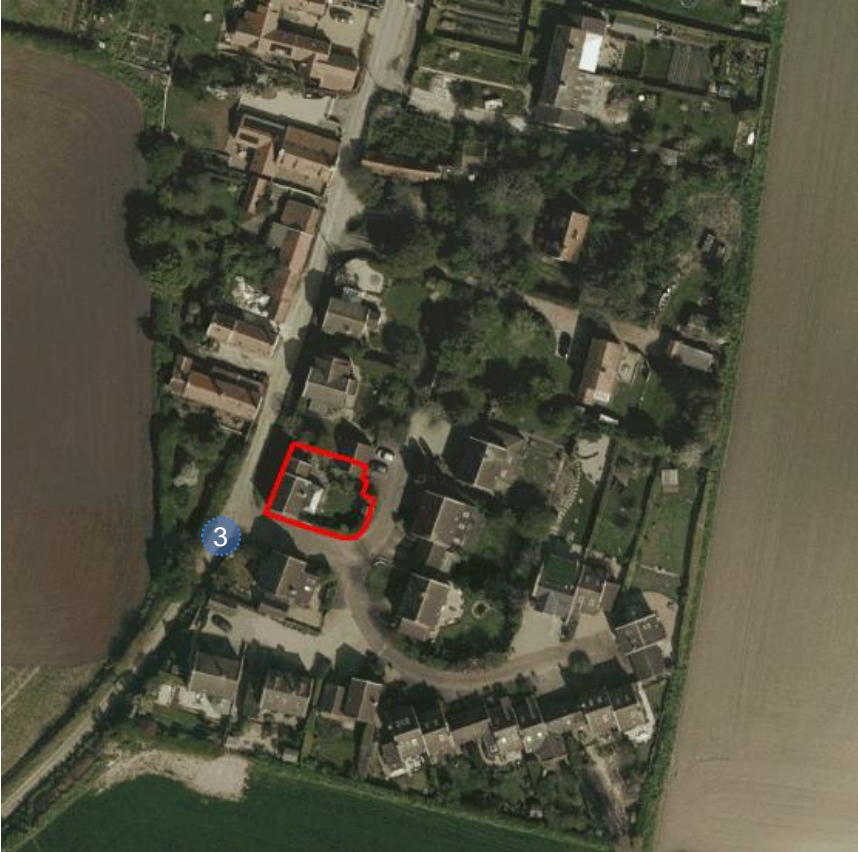
CROSS STREET - NORTH



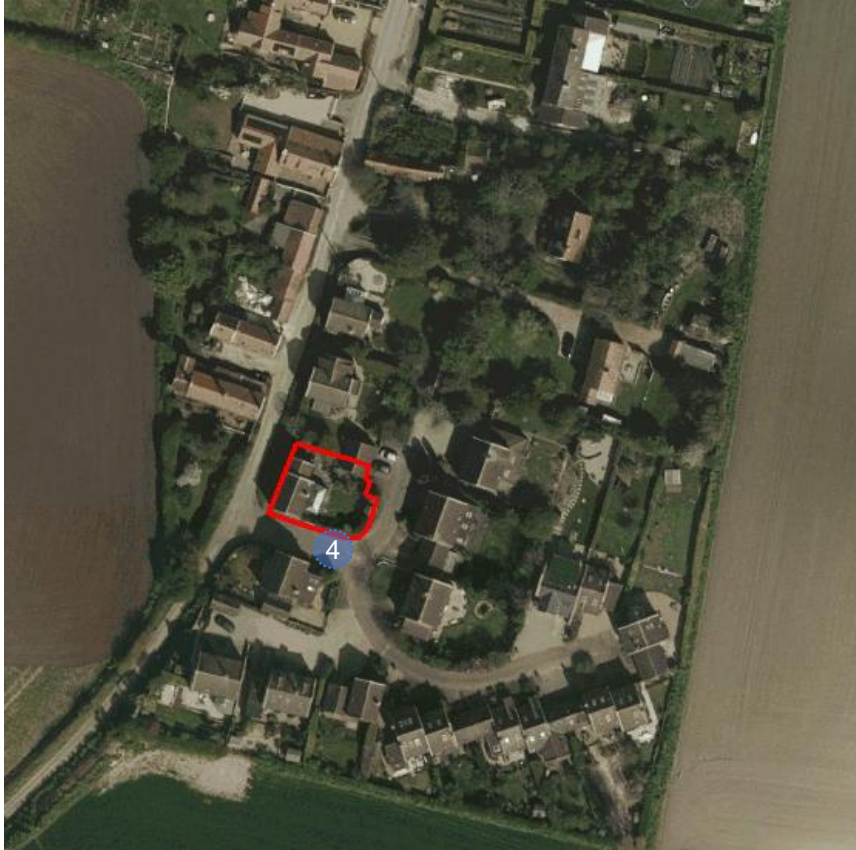
CROSS STREET - SOUTH



CROSS STREET - NORTH



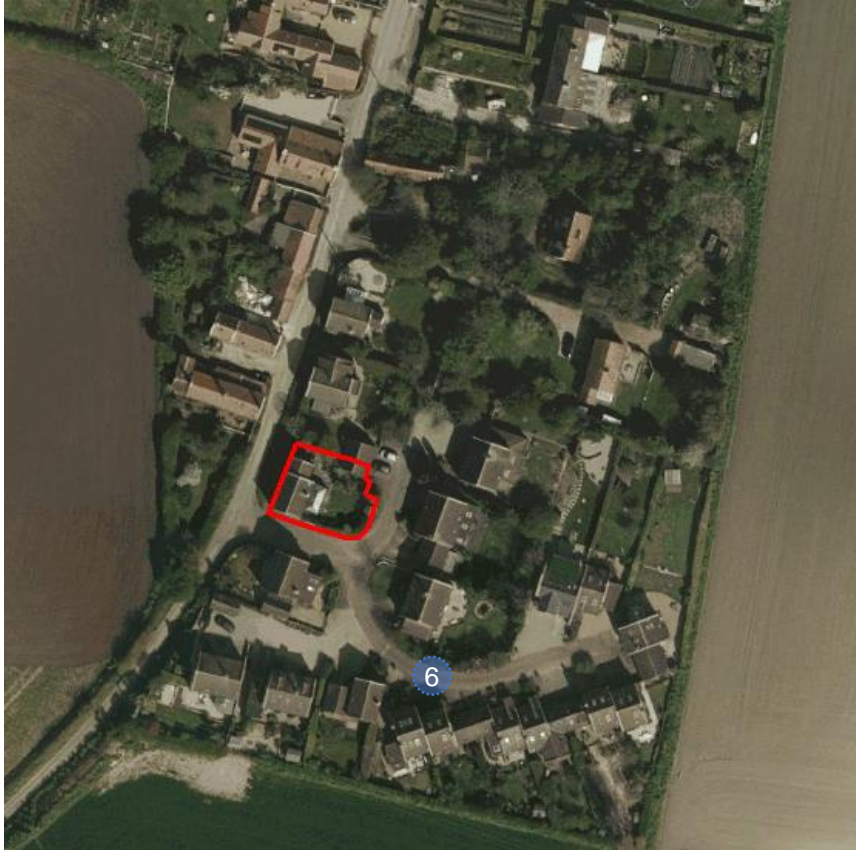
BLOOMSTILES - NORTH



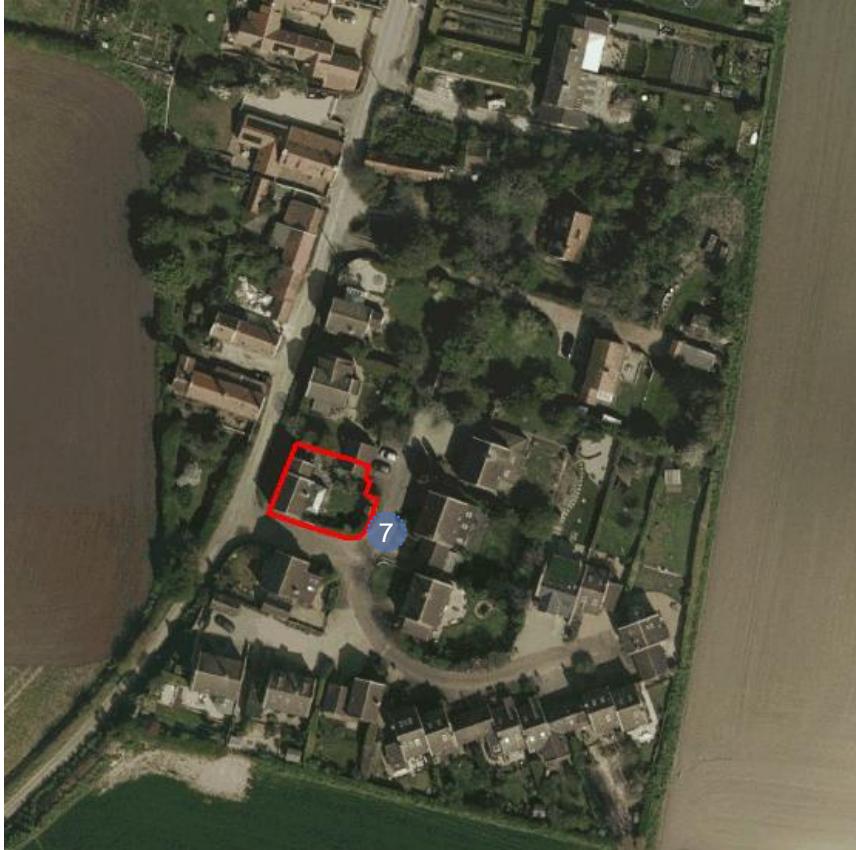
BLOOMSTILES - SOUTH



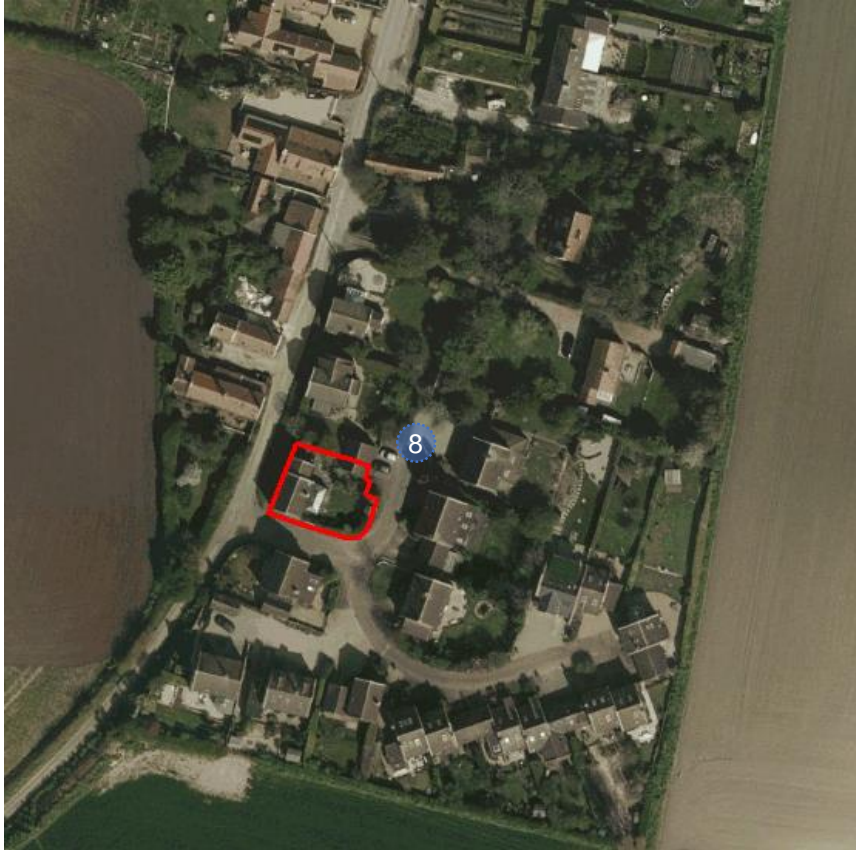
BLOOMSTILES - EAST



BLOOMSTILES - EAST



BLOOMSTILES - WEST



DWELLING



SOUTH ELEVATION (SIDE) – FOLLOWING DEMOLITION OF CONSERVATORY



EXISTING SOUTH ELEVATION (SIDE) – FOLLOWING REMOVAL OF DOOR



EXISTING SOUTH ELEVATION (SIDE) – FOLLOWING ADDITION OF EXTENSION

DWELLING



EAST ELEVATION (REAR) – FOLLOWING DEMOLITION OF CONSERVATORY



EXISTING EAST ELEVATION (REAR) – FOLLOWING ADDITION OF EXTENSION



EXISTING EAST ELEVATION (REAR) – FOLLOWING ADDITION OF EXTENSION

DWELLING



NORTH ELEVATION (SIDE) – FOLLOWING DEMOLITION OF CONSERVATORY



EXISTING NORTH ELEVATION (SIDE) – FOLLOWING ERECTION OF EXTENSION



EAST ELEVATION (REAR) – NEIGHBOURING GARDEN – SEPARATION DISTANCES

GARAGE



EAST ELEVATION (REAR)



EAST ELEVATION (REAR)



EXISTING EAST ELEVATION (REAR) – FOLLOWING
REMOVAL OF GARAGE DOORS

EXISTING GARAGE



EXISTING SOUTH ELEVATION



EXISTING WEST ELEVATION

NEIGHBOURING DWELLINGS – SOUTH AND EAST



NEIGHBOURING DWELLING LOCATED SOUTH



NEIGHBOURING DWELLINGS LOCATED EAST

NEIGHBOURING DWELLINGS - NORTH



NEIGHBOURING DWELLING LOCATED NORTH

KEYS ISSUES

1. PRINCIPLE
2. DESIGN
3. AMENITY
4. HERITAGE
5. LANDSCAPE IMPACT
6. HIGHWAY IMPACT/PARKING
7. OTHER MATTERS

RECOMMENDATION

It is recommended that the application be **APPROVED** subject to conditions relating to the matters listed below and any others considered necessary by the Assistant Director for Planning:

- Time limit for implementation
- Accordance with approved plans
- Materials to be in accordance with submitted details
- Prior agreement of external lighting