

APPLICATION REFERENCE: PF/21/3306

LOCATION: Northbrook Cottage, Chapel Road,
Dilham

PROPOSAL: Variation of condition 2 (approved plans) of planning permission PF/18/1928 to allow for change of material from galvanised steel to oak structure (retrospective)

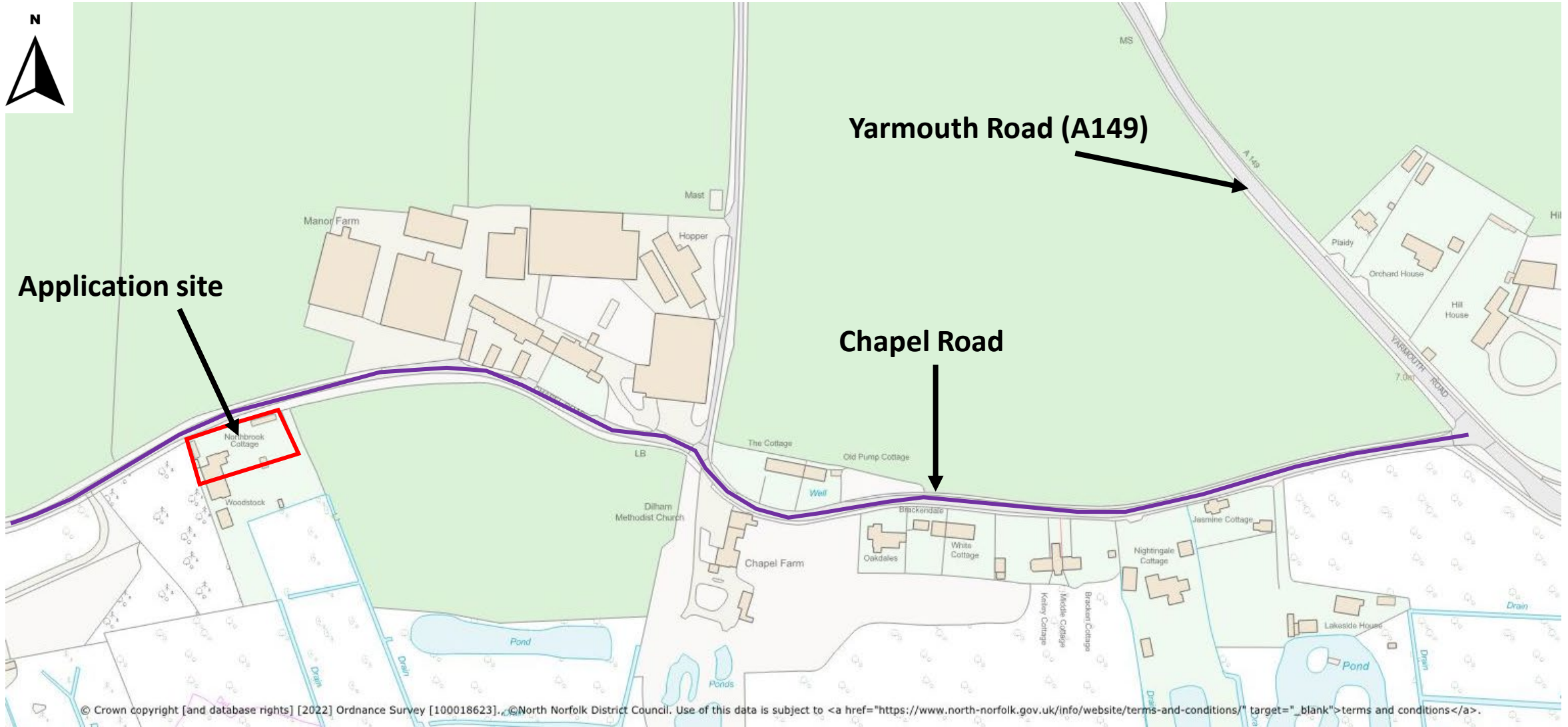


NORTH
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COUNCIL

north-norfolk.gov.uk

08th December 2022

General Location



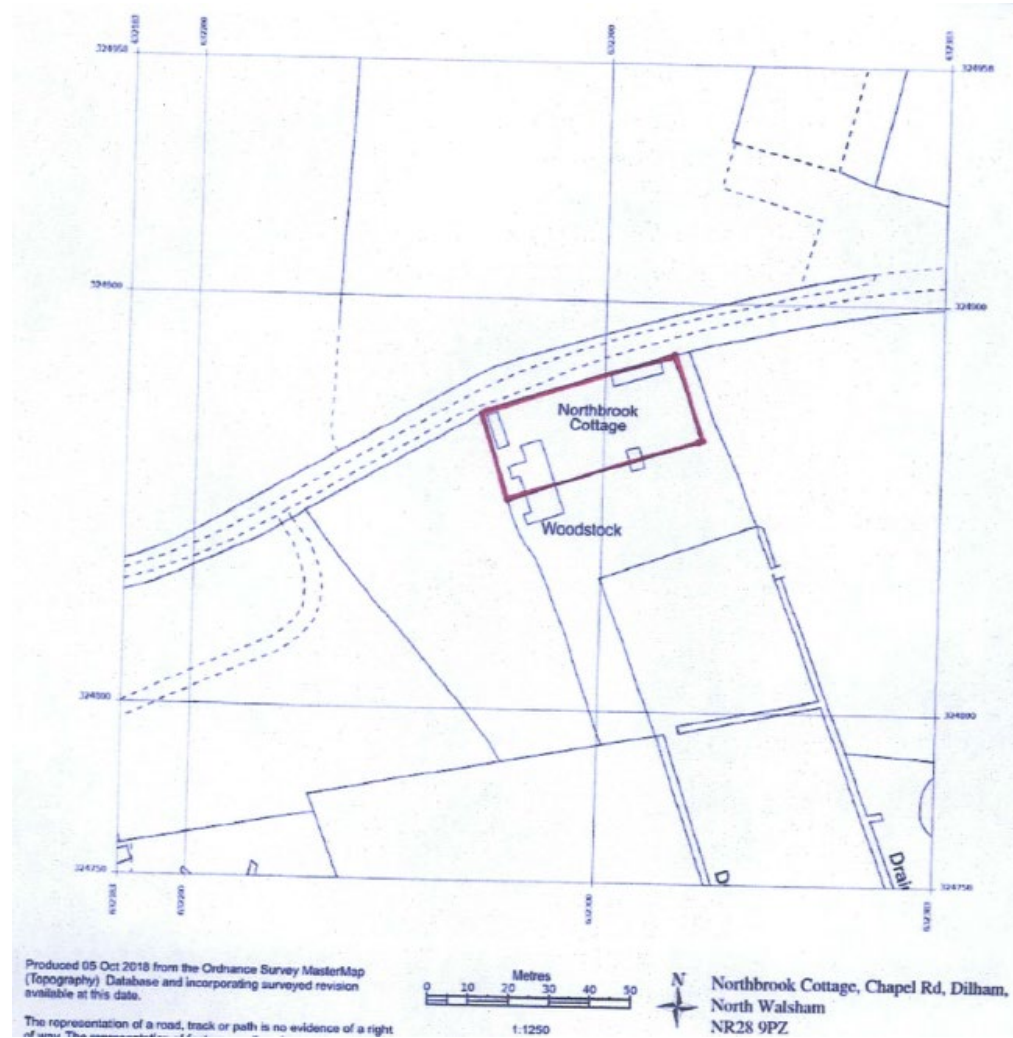
Site Location



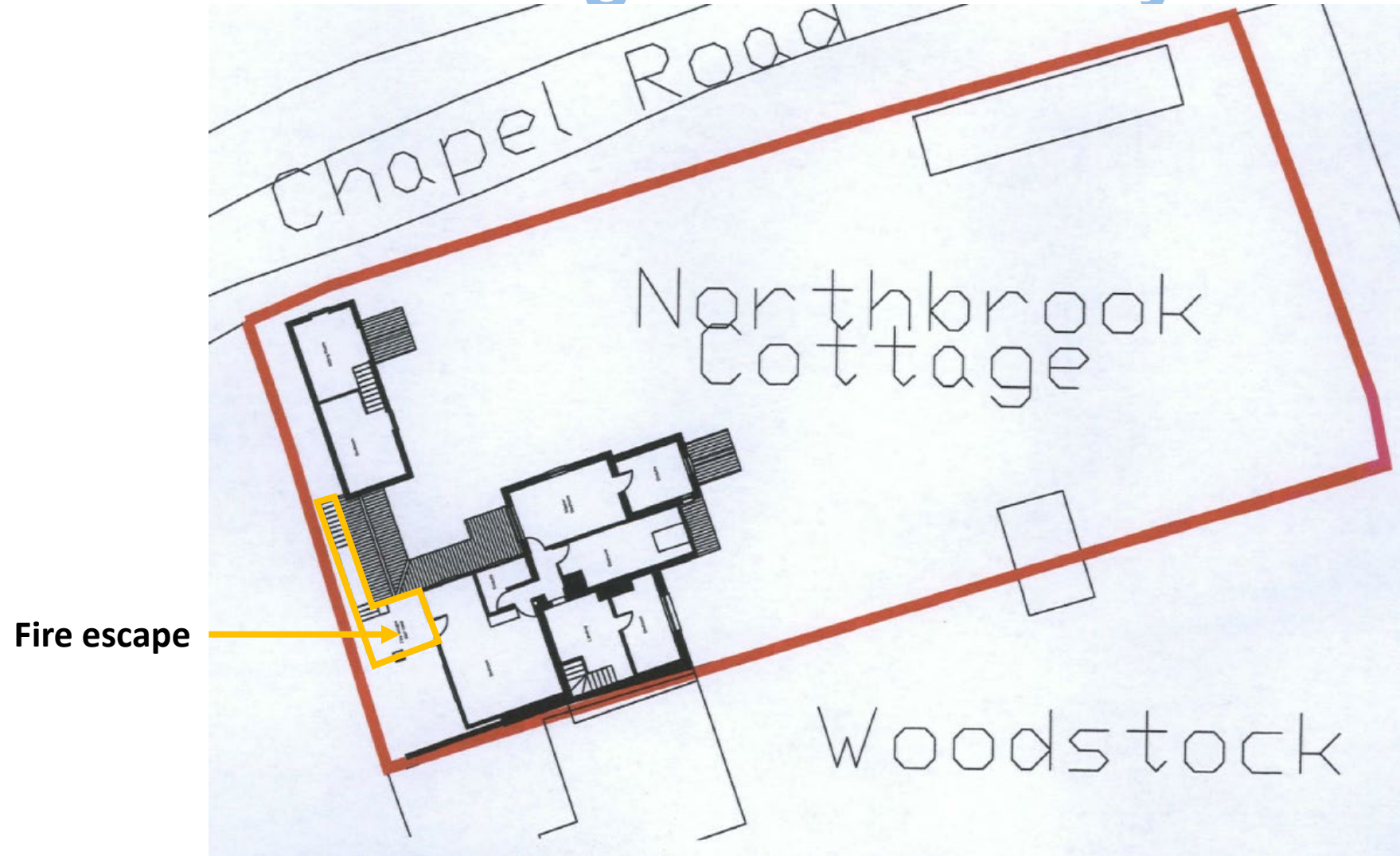
Aerial Photo



Location/Block Plan



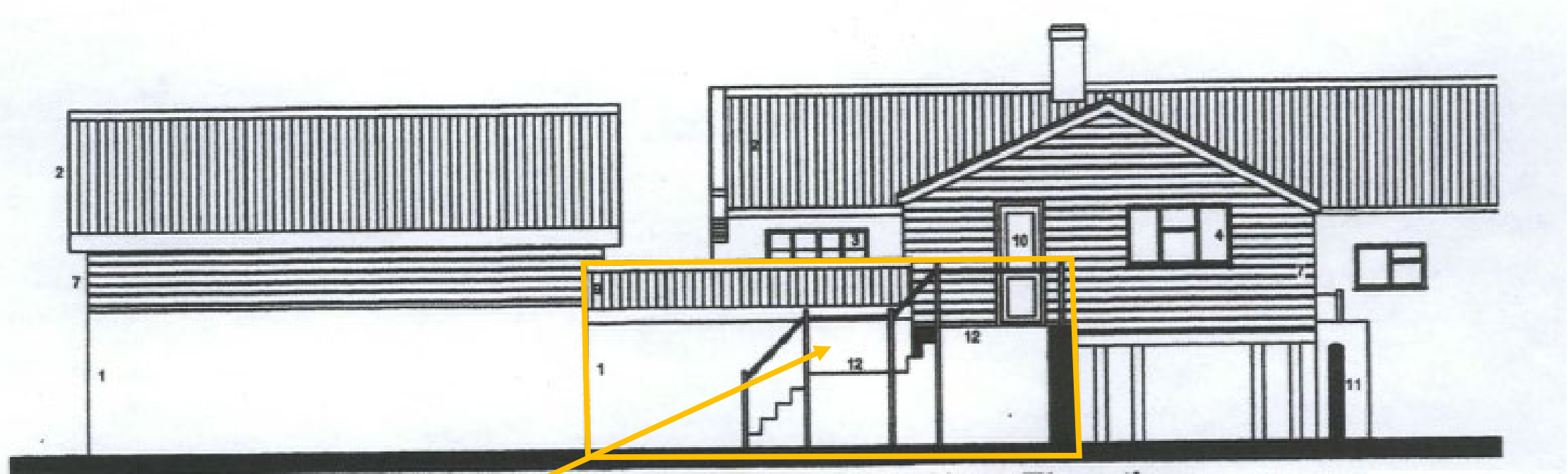
Existing Site Plan/Layout



Proposed East (front) Elevation



Proposed West (rear) Elevation



Proposed West Elevation

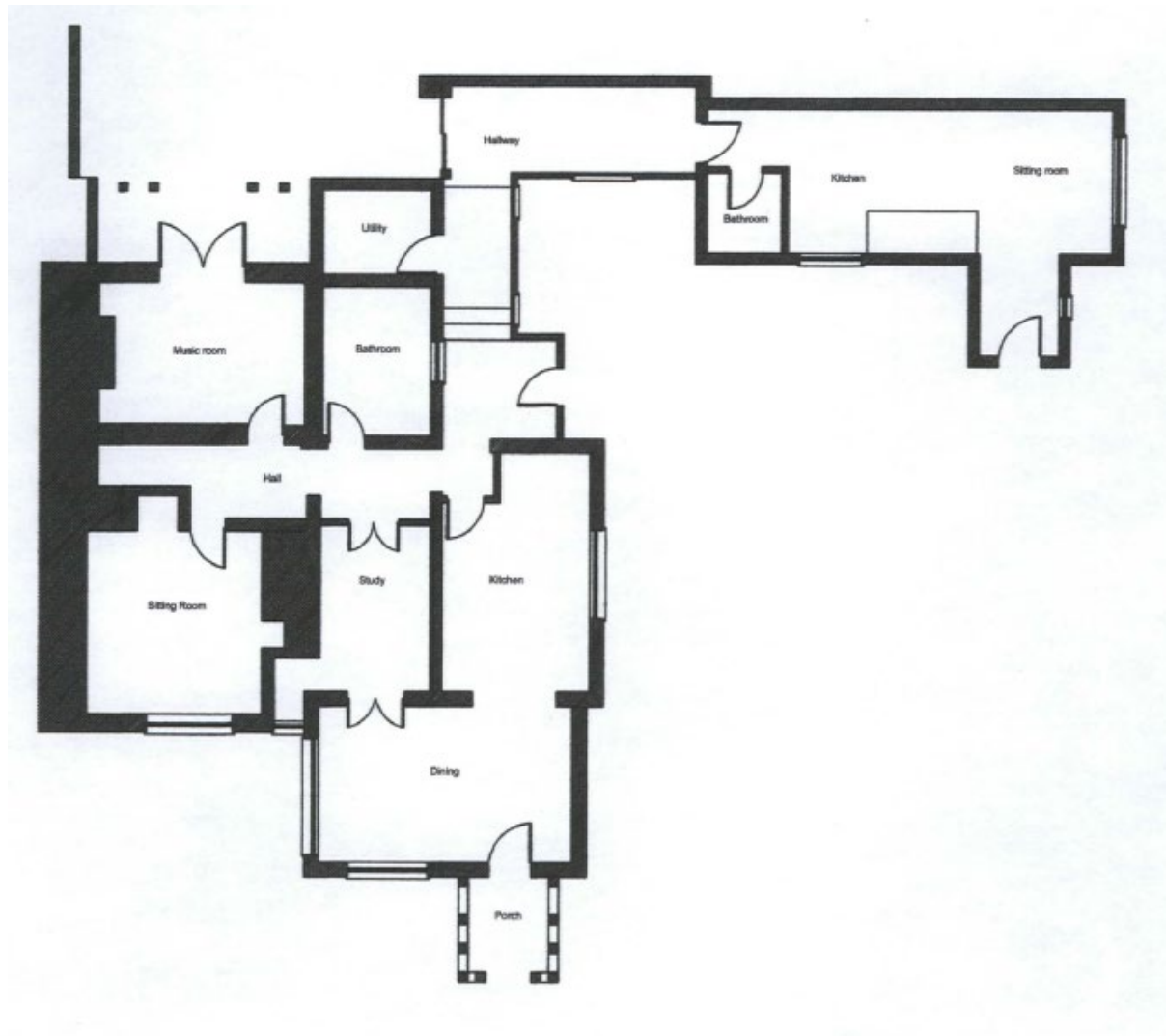
Fire escape

Materials:

- 1. Brick - red.
- 2. Tiles - Norfolk pantiles - red.
- 3. Window, timber - Stained brown.
- 4. Window, UPVC - white.
- 5. Door, part glazed, timber - stained brown.
- 6. Velux window, grey.
- 7. Cladding, horizontal timber, brown.
- 8. Tiles, pin tiles - red.
- 9. Tiles, pantile to match existing - red.
- 10. Door, part glazed upvc, white.
- 11. Wall, part brick and flint.
- 12. Fire Escape staircase, galvanized steel

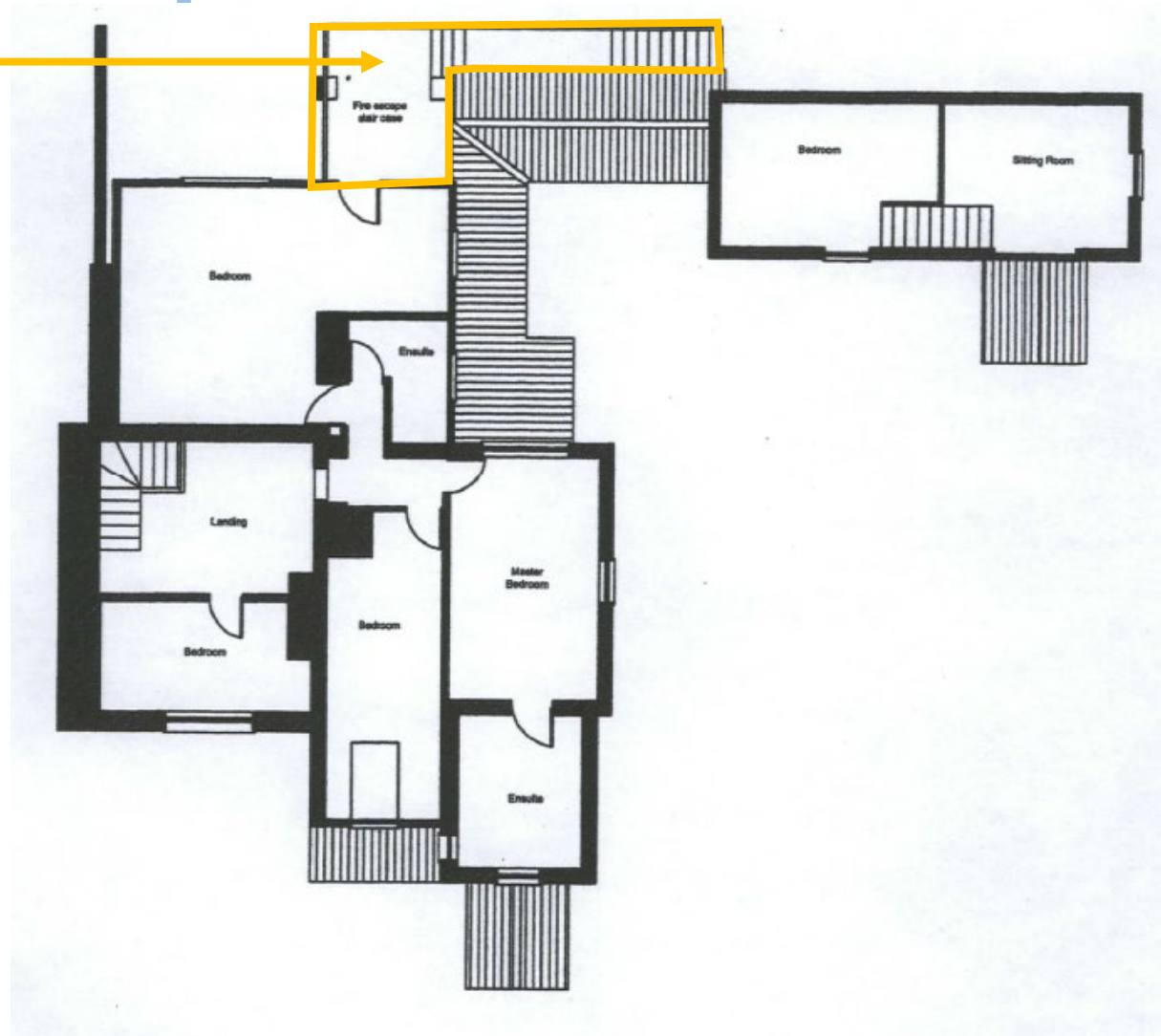
*oak structure
softwood rails*

Proposed Ground Floor Plan



Proposed First Floor Plan

Fire escape



Rear (west) elevation



Rear (west) elevation



Looking south towards staircase



Top of fire escape towards privacy screen



Privacy screen on south side



MAIN ISSUES

1. Whether the proposed development is acceptable in principle: *policies SS 1, SS 2 and HO 8*
2. The effect on the character and appearance of the existing dwelling and surrounding area
Area: policy EN 4
3. The effect on the living conditions of the occupiers of neighbouring dwellings: *policy EN 4*
4. Other matters (inc. fire safety and use)

RECOMMENDATION

APPROVAL subject to conditions to cover the matters listed below and any other considered necessary by the Assistant Director – Planning

- In accordance with approved plans
- Materials as submitted

Final wording of conditions to be delegated to the Assistant Director – Planning.