

**Weekly List - Application Decisions made
during the Week Ending 12 December 2025**



Committee applications are considered by the Planning Committee. Delegated applications are considered by Planning Services.

Appl Number : 2025/3409
App Type : Works to trees in Conservation Area
Parish: Bawburgh
Location : Fairlight Harts Lane Bawburgh Norfolk NR9 3LS
Proposal : T1 birch - Reduce 1 x lowest limb by the phone cable by 3m. Prune 5/6 small limbs away from phone cable by 1m. Crown width before limb is pruned around 7m. Crown width after the limb is pruned around 6m
Decision : No objections
(Delegated)
Date of decision : 12 December 2025

Appl Number : 2025/3583
App Type : Works to trees in Conservation Area
Parish: Bawburgh
Location : Church Of St Mary And St Walstan Church Street Bawburgh Norfolk
Proposal : T1 Sweet Gum Liquidamber styraciflua - To reduce from 16m to 8m in height
Decision : No objections
(Delegated)
Date of decision : 9 December 2025

Appl Number : 2025/3645
App Type : Works to trees in Conservation Area
Parish: Bramerton
Location : Bramerton Grange Framingham Lane Bramerton Norfolk NR14 7HF
Proposal : (G1) Fell shrubs and hollies along boundary stopping at existing yew hedge to make space for new boundary hedge to be planted. (T1) beech - crown raise 3-4m from ground . (T2) field maple, crown raise 3-4 m from ground, crown thin up to 20%. (T3) fell Lawson cypress. (T4) fell Lawson cypress. (T5) fell small fir in corner. (T6) laurel, remove low damaged limb. (T7) fell ivy covered elder leaning over road. (T8) fell green gage. (T9) fell holly growing under pine
Decision : No objections
(Delegated)
Date of decision : 12 December 2025

Appl Number : 2025/3312
App Type : Householder
Parish: Bressingham And Fersfield
Location : 70 Common Road Bressingham Norfolk IP22 2BB
Proposal : Retrospective application for new Garden Room replacing existing Garden Room.
Decision : Approval with Conditions
(Delegated)
Date of decision : 12 December 2025

Appl Number : 2025/2225
App Type : Approval of Condition Details
Parish: Brockdish
Location : Hilltop Farm Barns Hall Road Brockdish Norfolk
Proposal : Details of conditions 4 & 5 of 2024/2293 - (4) full details of the means of the foul and surface water drainage, (5) scheme to manage the risks associated with contamination and Approval of Details Reserved by the Statutory Biodiversity Gain Plan Condition
Decision : Approval of details - Approved
(Delegated)
Date of decision : 9 December 2025

Appl Number : 2025/2366
App Type : PD Change from Barn to Dwelling
Parish: Brooke
Location : Laurels Farm 37 The Street Brooke Norfolk NR15 1JW
Proposal : Notification for Prior Approval for proposed conversion and associated building works of agricultural building (QA & QB)
Decision : Approval of details - Refused
(Delegated)
Date of decision : 11 December 2025

Appl Number : 2025/3289
App Type : Householder
Parish: Brooke
Location : 1 Dovecote Close Brooke Norfolk NR15 1JX
Proposal : Proposed single storey front extension.
Decision : Refusal
(Delegated)
Date of decision : 12 December 2025

Appl Number : 2025/3487
App Type : Works to trees in Conservation Area
Parish: Brooke
Location : 4 Old Hall Gardens Brooke Norfolk NR15 1JZ
Proposal : Silver Birch - Approx 15m high and 8m wide. Crown thin to a maximum of 25% and reduce some branches by 1m overhanging neighbours property
Decision : No objections
(Delegated)

Date of decision : 9 December 2025
 Appl Number : 2025/3344
 App Type : Approval of Condition Details
 Parish: Chedgrave
 Location : Land East Of Langley Road Chedgrave Norfolk
 Proposal : Details for conditions 8 - Construction workers on-site parking and 9 - Construction Traffic Management Plan of permission 2022/0276
 Decision : Approval of details - Approved
 (Delegated)
 Date of decision : 10 December 2025
 Appl Number : 2025/3090
 App Type : Householder
 Parish: Costessey
 Location : River View Taverham Lane Costessey Norfolk NR8 5BE
 Proposal : Rebuild first floor of existing residential dwelling after fire damage
 Decision : Approval with Conditions
 (Delegated)
 Date of decision : 8 December 2025
 Appl Number : 2025/3288
 App Type : Householder
 Parish: Costessey
 Location : 20 Oval Road Costessey Norfolk NR5 0DF
 Proposal : Single storey rear extension (retrospective)
 Decision : Approval with Conditions
 (Delegated)
 Date of decision : 11 December 2025
 Appl Number : 2025/3221
 App Type : Householder
 Parish: Cringleford
 Location : 76 Newmarket Road Cringleford Norfolk NR4 6UF
 Proposal : Erection of single-storey brick and tile side extension to existing house
 Decision : Approval with Conditions
 (Delegated)
 Date of decision : 8 December 2025
 Appl Number : 2025/3423
 App Type : Householder
 Parish: Cringleford
 Location : 13 Oakfields Close Cringleford Norfolk NR4 6XH
 Proposal : Single storey rear and side extensions. Rear dormer. Alterations to garage
 Decision : Approval with Conditions
 (Delegated)
 Date of decision : 8 December 2025

Appl Number : 2025/1270
 App Type : PD Change from Barn to Dwelling
 Parish: Deopham And Hackford
 Location : Bloomfield Lodge Attleborough Road Deopham Norfolk NR18 9DQ
 Proposal : Notification for prior approval of proposed change of use and conversion from agricultural building to single two-storey residential property, with associated parking, turning area and access
 Decision : Approval of details - Approved (Delegated)
 Date of decision : 8 December 2025

Appl Number : 2025/3359
 App Type : Householder
 Parish: Diss
 Location : 17 Denmark Street Diss Norfolk IP22 4LE
 Proposal : Replacement of windows.
 Decision : Approval with Conditions (Delegated)
 Date of decision : 8 December 2025

Appl Number : 2025/3416
 App Type : Works to trees in Conservation Area
 Parish: Diss
 Location : Play Area Fair Green Diss Norfolk
 Proposal : T1,2,3 lime - Reduce all from 18m to 15m. Thin around 20/30% and dead wood
 Decision : No objections (Delegated)
 Date of decision : 8 December 2025

Appl Number : 2025/2322
 App Type : Full
 Parish: Easton
 Location : Land North And South Of Dereham Road Easton Norfolk
 Proposal : Proposed filling in of missing sections of existing Bund
 Decision : Approval with Conditions (Delegated)
 Date of decision : 8 December 2025

Appl Number : 2025/3527
 App Type : Works to trees in Conservation Area
 Parish: Gissing
 Location : 26 - 27 Upper Street Gissing Norfolk IP22 5UW
 Proposal : Lime tree - pollard by 2m. Current height 11m, current width 3.7m. Hornbeam tree - Reduce crown by 2m. Current height 12m, current width 4.2m
 Decision : No objections (Delegated)
 Date of decision : 11 December 2025

Appl Number : 2025/3108
App Type : Works to TPO trees
Parish: Hingham
Location : 4 Admirals Garden Hingham Norfolk NR9 4JW
Proposal : Oak - O1 - Lightly reduce crown by 1-2m all round from (15m) to (14/13m) height and from (15m) to (14/13m) width
Decision : Approval with Conditions
(Delegated)
Date of decision : 8 December 2025

Appl Number : 2025/3394
App Type : Listed Building
Parish: Hingham
Location : Lilac Farm 42 Seamere Road Hingham Norfolk NR9 4LW
Proposal : Amendments to the approved scheme ref 2024/3128; reduction of windows sizes, replacement of the rear door with a window
Decision : Approval with Conditions
(Delegated)
Date of decision : 8 December 2025

Appl Number : 2025/3397
App Type : Non Material Amendment
Parish: Hingham
Location : Lilac Farm 42 Seamere Road Hingham Norfolk NR9 4LW
Proposal : Non material amendment of reduction of 2025/0662 - reduction in window sizes and replacement of rear door with a window
Decision : Approval with no Conditions
(Delegated)
Date of decision : 8 December 2025

Appl Number : 2025/3286
App Type : Works to trees in Conservation Area
Parish: Howe
Location : Barn Meadow Cottage Backwood Lane Howe Norfolk NR15 1HD
Proposal : Willow Tree - Fell
Decision : No objections
(Delegated)
Date of decision : 8 December 2025

Appl Number : 2025/2385
App Type : EIA Screening Opinion
Parish: Keswick And Intwood
Location : Land East Of Mulbarton Road Keswick Norfolk
Proposal : Request for EIA screening Opinion under the Town and Country Planning (Environmental Impact Assessment) Regulations 2017 for proposed 400MW/800MW battery energy storage system (BESS) and associated infrastructure
Decision : EIA Required
(Delegated)
Date of decision : 12 December 2025

Appl Number : 2025/3205
App Type : Outline
Parish: Langley With Hardley
Location : 38 Langley Green Langley Norfolk NR14 6DG
Proposal : Outline planning permission for the sub-division of an existing dwelling to create 1 new dwelling
Decision : Approval with Conditions (Delegated)
Date of decision : 12 December 2025

Appl Number : 2025/3463
App Type : Works to TPO trees
Parish: Loddon
Location : 32 Cannell Road Loddon Norfolk NR14 6DW
Proposal : T1 Oak - Approx 14m high. Approx 10m wide. Reduce canopy away from property by 2-3m keeping a good shape to the canopy
Decision : Approval with Conditions (Delegated)
Date of decision : 12 December 2025

Appl Number : 2025/3268
App Type : Householder
Parish: Morley
Location : Rose Cottage Hill Road Morley St Peter Norfolk NR18 9UB
Proposal : Convert garage into a bedroom. Replacement extension. Addition of gable and change to pitch roof. Raise and replace existing roof to conservatory with flat roof.
Decision : Approval with Conditions (Delegated)
Date of decision : 8 December 2025

Appl Number : 2025/3521
App Type : Works to trees in Conservation Area
Parish: Morningthorpe And Fritton
Location : Fritton Cottage The Common Fritton Norfolk NR15 2QS
Proposal : T1- Horse Chestnut - Fell. Group 1- Leylandii - Fell
Decision : No objections (Delegated)
Date of decision : 8 December 2025

Appl Number : 2025/1553
App Type : Full
Parish: Needham
Location : The Red Lion 117 High Road Needham Norfolk IP20 9LG
Proposal : Siting of 3 no. shepherds huts for use as tourist accommodation & associated landscaping
Decision : Approval with Conditions (Delegated)
Date of decision : 9 December 2025

Appl Number : 2025/2081
App Type : Householder
Parish: Pulham Market
Location : 8 Rectory Terrace Harleston Road Pulham Market Norfolk IP21 4SZ
Proposal : Oak framed open porch, new garden room to rear of property, new cartshed/store to front of property, erection of summer house in rear garden
Decision : Approval with Conditions
(Delegated)
Date of decision : 8 December 2025

Appl Number : 2025/2082
App Type : Listed Building
Parish: Pulham Market
Location : 8 Rectory Terrace Harleston Road Pulham Market Norfolk IP21 4SZ
Proposal : Oak framed open porch, new garden room to rear of property, new cartshed/store to front of property, erection of summer house in rear garden
Decision : Approval with Conditions
(Delegated)
Date of decision : 8 December 2025

Appl Number : 2025/2297
App Type : Removal/Variation of Condition
Parish: Pulham St Mary
Location : Barn At The Beeches Station Road Pulham St Mary Norfolk
Proposal : Variation of condition 2 - Design changes of consented permission 2022/1631 (Which gave Listed Building consent for Barn conversion to residential use with addition of first floor and associated hardstanding) Date of Decision: 04/10/2023
Decision : Approval with Conditions
(Delegated)
Date of decision : 11 December 2025

Appl Number : 2025/2308
App Type : Removal/Variation of Condition
Parish: Pulham St Mary
Location : The Beeches Station Road Pulham St Mary Norfolk IP21 4QS
Proposal : Variation of condition 2- Revised drawings of consented permission 2022/1630 and revised details in respect to the discharge of conditions 3 (Schedule of works), 4 (Materials), 5 (Windows and door details), 6 (Archaeology), 7 (Lighting), 8 (Biodiversity method statement), 9 (EPS licence) , 11 (Tree protection), 12 (Construction management plan), and 13 (Contamination) of permission 2022/1630 (Which gave consent for Barn conversion to residential use with addition of first floor and associated hardstanding.)
Decision : Approval with Conditions
(Delegated)
Date of decision : 11 December 2025

Appl Number : 2025/3240
 App Type : Works to TPO trees
 Parish: Pulham St Mary
 Location : Pulham House Station Road Pulham St Mary Norfolk IP21 4QT
 Proposal : T1 Horse chestnut - 15m tall, reduce height by 4.5m. Width reduction between 5-8m
 Decision : Approval with Conditions (Delegated)
 Date of decision : 12 December 2025

Appl Number : 2025/3006
 App Type : Listed Building
 Parish: Redenhall With Harleston
 Location : 10 Malthouse Court Harleston Norfolk IP20 9BU
 Proposal : Replacement windows. Install velux roof window on the rear elevation. Replacement front door
 Decision : Approval with Conditions (Delegated)
 Date of decision : 9 December 2025

Appl Number : 2025/2856
 App Type : Full
 Parish: Saxlingham Nethergate
 Location : Montys (Finest Curry) Ltd Ipswich Road Saxlingham Thorpe Norfolk NR15 1UB
 Proposal : Replacement of all existing timber first floor, front and rear windows with new UPVC windows. These comprise of four sash windows to the front elevation and four casement windows to the rear.
 Decision : Approval with Conditions (Delegated)
 Date of decision : 11 December 2025

Appl Number : 2025/3525
 App Type : Works to trees in Conservation Area
 Parish: Tacolneston
 Location : The Old Hall Norwich Road Tacolneston Norfolk NR16 1ED
 Proposal : Sycamores T1-T7 - remove. Replant with Beech hedge to infill existing beech hedge. Sycamore T8 - Proximity to property, remove. Replant with Beech hedge to infill existing beech hedge. Sycamores T9 - remove. Replant Elm hedging. Sycamore T10-T12 - remove. Replant Elm hedging. Sycamore T13-22 - remove. Re-plant Elm hedging. Sycamore T23-28 - Remove, Replant Elm hedging. Sycamore T29 - remove. Replant Elm hedging. Sycamore T30 - remove. Replant Elm hedging
 Decision : No objections (Delegated)
 Date of decision : 9 December 2025

Appl Number : 2025/3159
App Type : Outline
Parish: Tibenham
Location : Land South Of Darliffelds Heywood Road Tibenham Norfolk
Proposal : Outline planning application for 2no self build residential dwellings with access and with all other matters reserved.

Decision : Refusal
(Delegated)
Date of decision : 9 December 2025

Appl Number : 2025/3327
App Type : Works to trees in Conservation Area
Parish: Wacton
Location : Wacton Hall Sallow Lane Wacton Norfolk NR15 2UL
Proposal : T1 Ash - Height 10.6m and width 4.5m. Reduce back to hedge line (overhanging driveway/fouling BT lines)by 3m. T2 Walnut - Height 12m and width 6m reduce to 8m x 4m

Decision : No objections
(Delegated)
Date of decision : 8 December 2025

Appl Number : 2025/3498
App Type : Householder
Parish: Wicklewood
Location : Elmstead Milestone Lane Wicklewood Norfolk NR18 9QL
Proposal : Proposed cart lodge
Decision : Approval with Conditions
(Delegated)

Date of decision : 11 December 2025

Appl Number : 2025/3569
App Type : Approval of Condition Details
Parish: Woodton
Location : Homestead Farm Hempnall Road Woodton Norfolk NR35 2NG
Proposal : Details reserved by condition 5 of 2024/3377 - BNG completion report

Decision : Approval of details - Approved
(Delegated)
Date of decision : 10 December 2025

Appl Number : 2024/3166
App Type : Full
Parish: Wymondham
Location : Land North West Of Level Crossing Browick Road Wymondham Norfolk
Proposal : Installation of gate to provide vehicle access
Decision : Withdrawn
Date of decision : 8 December 2025

Appl Number : 2025/3020
 App Type : Full
 Parish: Wymondham
 Location : 45 Market Street Wymondham Norfolk NR18 0AL
 Proposal : Installation of ATM within an existing window and replacement of surrounding glazing to front elevation. Installation of LED wall pack light and CCTV camera above ATM. Application of frosted vinyl to the glazing surrounding the ATM and within three windows to the rear of the property. Replacement of rear fire exit door and adjacent glazed section with block work wall. Installation of two weather louvres and condenser within the rear area of the property
 Decision : Approval with Conditions
 (Delegated)
 Date of decision : 10 December 2025

Appl Number : 2025/3021
 App Type : Advertisement
 Parish: Wymondham
 Location : 45 Market Street Wymondham Norfolk NR18 0AL
 Proposal : Installation of 1 x illuminated fascia with individual lettering applied to an ACM back panel, 1 x illuminated projecting heritage sign and associated marketing posters and signs to the front elevation (window suspended poster & ATM signage, opening hours, cctv & dda signs)
 Decision : Approval with Conditions
 (Delegated)
 Date of decision : 10 December 2025

Appl Number : 2025/3257
 App Type : Listed Building
 Parish: Wymondham
 Location : Queens Head 2 Bridewell Street Wymondham Norfolk NR18 0AR
 Proposal : Restoration work to the front elevation of the Queens Head
 Decision : Approval with Conditions
 (Delegated)
 Date of decision : 11 December 2025

Appl Number : 2025/3284
 App Type : Non Material Amendment
 Parish: Wymondham
 Location : Land To The North And South Of Rightup Lane Wymondham Norfolk
 Proposal : Non-material amendment of 2021/0125 - Change the dormer on Plots 328, 329, 334, 345, 347, 349 & 363 from traditional GRP dormer to the Modulite System
 Decision : Approval with no Conditions
 (Delegated)
 Date of decision : 11 December 2025

Appl Number : 2025/3449
App Type : Works to TPO trees
Parish: Wymondham
Location : 50 Chapel Lane Wymondham Norfolk NR18 0DL
Proposal : T1 black pine - remove the lowest branch
Decision : Approval with Conditions
(Delegated)
Date of decision : 8 December 2025

Appl Number : 2025/3528
App Type : Works to TPO trees
Parish: Wymondham
Location : 72A Norwich Road Wymondham Norfolk NR18 0NT
Proposal : Oak (T1) - remove epicormic growth from stem to a height of 4m
Decision : Approval with Conditions
(Delegated)
Date of decision : 12 December 2025

Appl Number : 2025/3606
App Type : Works to trees in Conservation Area
Parish: Wymondham
Location : 49 - 53 Damgate Street Wymondham Norfolk NR18 0BG
Proposal : Eucalyptus - fell
Decision : No objections
(Delegated)
Date of decision : 9 December 2025