

Weekly List - Application Decisions made during the Week Ending 16 January 2026



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

Appl Number :	2025/3996
App Type :	Works to trees in Conservation Area
Parish:	Bawburgh
Location :	4 Church Street Bawburgh Norfolk NR9 3LP
Proposal :	T1 Mountain Ash - fell. T2 Apple Tree - 9m tall. To be reduced by 2m back to previous points. G1 Group of Willow trees (est 8m tall). To be pollarded at 4m high.
Decision :	No objections (Delegated)
Date of decision :	16 January 2026
Appl Number :	2025/2292
App Type :	Outline
Parish:	Bracon Ash And Hethel
Location :	Land East Of Darnell House Church Lane Hethel Norfolk
Proposal :	Outline planning application with all matters reserved except for access for 2 no. self-build dwellings with associated parking and garden / amenity space
Decision :	Refusal (Delegated)
Date of decision :	15 January 2026
Appl Number :	2025/3813
App Type :	Works to trees in Conservation Area
Parish:	Bramerton
Location :	Church Farm House Framingham Lane Bramerton Norfolk NR14 7HF
Proposal :	(T1) and (T2) Apple - crown reduction from 4.5m high to 3.5m and width from 5m to 3.5-4m
Decision :	No objections (Delegated)
Date of decision :	16 January 2026
Appl Number :	2025/3302
App Type :	Cert. Lawfulness Existing
Parish:	Bressingham And Fersfield
Location :	Bressingham Garden Centre Low Road Bressingham Norfolk IP22 2AB

Proposal : Certificate of lawful development (existing) - material start has been made to planning permission 2021/0579 relating to the erection of a new retail sales building, replacement of existing canopy & alterations to existing car park prior to its expiry on 10 May 2024

Decision : Approval with no Conditions
(Delegated)

Date of decision : 16 January 2026

Appl Number : 2025/3681

App Type : Approval of Condition Details

Parish: Brockdish

Location : 18 The Street Brockdish Norfolk IP21 4JY

Proposal : Details reserved by condition 3 (brick details) of existing application 2025/1935

Decision : Approval of details - Approved
(Delegated)

Date of decision : 12 January 2026

Appl Number : 2025/3730

App Type : Removal/Variation of Condition

Parish: Brockdish

Location : Valley View Hall Road Brockdish Norfolk IP21 4JT

Proposal : Variation of condition 2 to increase ridge height and cladding changes of consented permission 2022/1241 (which consented to first floor front extension and detached cart-lodge) Dated 03.10.2022

Decision : Approval with Conditions
(Delegated)

Date of decision : 12 January 2026

Appl Number : 2025/3922

App Type : Works to trees in Conservation Area

Parish: Brockdish

Location : Village Green Grove Road Brockdish Norfolk

Proposal : T1 Field Maple - Remove fallen tree on village green T2 Hawthorn - remove small tree that is growing in the channel of the brook. This is to avoid it falling if the roots are washed out and also to keep the main channel of the watercourse clear. Photos of both trees are provided. The fallen tree is circled in red as it is hard to see under the ivy. The trees in question are small, around 80mm trunk diameter so only just require permission. We propose to replant a new tree and continue the new hedging to improve the look of the green once these are removed.

Decision : No objections
(Delegated)

Date of decision : 16 January 2026

Appl Number : 2025/3738

App Type : Works to trees in Conservation Area

Parish: Brooke

Location :	8 The Street Brooke Norfolk NR15 1JR
Proposal :	T1 - Fell and stump grind Laurel. T2 - Fell and stump grind Laurel. T3 Yew Tree - reduce in height from 12m to approximately 4.5-5m. T4 Yew Tree - reduce in height from 13m to approximately 4.5-5m. T5 Yew Tree - reduce in height from 12m to approximately 4.5-5m. T6 - Reduce overhang to highway from 5m to 2m, improve shaping and align to existing Yew Hedge. T7 - Reduce overhang to highway from 5m to 2m, improve shaping and align to existing Yew Hedge. T8 - Fell and stump grind Sycamore
Decision :	No objections (Delegated)
Date of decision :	16 January 2026
Appl Number :	2025/3950
App Type :	Works to trees in Conservation Area
Parish:	Brooke
Location :	7 St Peters Road Brooke Norfolk NR15 1LG
Proposal :	Sycamore (T1) - Reduce in height from 15m to 11m
Decision :	No objections (Delegated)
Date of decision :	16 January 2026
Appl Number :	2025/2881
App Type :	Householder
Parish:	Costessey
Location :	7 Myrtle Avenue Costessey Norfolk NR8 5DA
Proposal :	Two storey side, single storey rear extensions and front porch
Decision :	Approval with Conditions (Delegated)
Date of decision :	14 January 2026
Appl Number :	2025/3945
App Type :	Approval of Condition Details
Parish:	Costessey
Location :	NEXT William Frost Way Costessey Norfolk NR5 0JS
Proposal :	Details reserved by condition 5 (Traffic Management Plan), conditions 16, 17 & 18 (Biodiversity Gain Plan) of 2025/1053
Decision :	Approval of details - Approved (Delegated)
Date of decision :	15 January 2026
Appl Number :	2025/3468
App Type :	Householder
Parish:	Diss
Location :	114 Willbye Avenue Diss Norfolk IP22 4NP
Proposal :	Storage shed and fencing
Decision :	Approval with Conditions (Delegated)
Date of decision :	14 January 2026

Appl Number : 2025/3553
App Type : Householder
Parish: Diss
Location : 2 Church Street Diss Norfolk IP22 4DD
Proposal : Proposed new roof to the existing kitchen, new window openings, various internal alterations, and external improvements, including paint removal from the existing facing brick walls.
Decision : Approval with Conditions
(Delegated)
Date of decision : 16 January 2026

Appl Number : 2025/3554
App Type : Listed Building
Parish: Diss
Location : 2 Church Street Diss Norfolk IP22 4DD
Proposal : Proposed new roof to the existing kitchen, new window openings, various internal alterations, and external improvements, including paint removal from the existing facing brick walls.
Decision : Approval with Conditions
(Delegated)
Date of decision : 16 January 2026

Appl Number : 2025/3887
App Type : Works to TPO trees
Parish: Diss
Location : Garages At Thomas Manning Road Diss Norfolk IP22 4HL
Proposal : De-Lucy Close, 1x Rowan/Whitebeam - fell. Egremont Road, 1x English Oak - reduce crown and retain as high habitat stump at 4m. Ensign Way drainage ditch, 1x White Willow - pollard. Shelfhanger Road Car Park East, 3x Rowan - fell. Thomas Manning Road, 2x Horse Chestnut - raise crown over footpath to 4m. 1x Horse Chestnut - raise crown over footpath to 4m. Reduce branches from streetlight to give a clearance of 2m. 5x Lime - remove branches for weakly attached deadwood. Remove epicormic shoots at base.
Decision : Approval with Conditions
(Delegated)
Date of decision : 16 January 2026

Appl Number : 2025/3901
App Type : Works to trees in Conservation Area
Parish: Diss
Location : 72 Denmark Street Diss Norfolk IP22 4BE
Proposal : T1 - Oak fell to ground level - Causing foundation issues with house, previously reduced but still causing damage. Cannot be reduced any harder than current sensibly.
Decision : No objections
(Delegated)
Date of decision : 16 January 2026

Appl Number : 2025/3033

App Type : Approval of Condition Details
Parish: Easton
Location : Phase 2 Land North And South Of Dereham Road Easton Norfolk
Proposal : Details reserved by condition 4 of 2021/1612 - Pedestrian link and hard landscaping
Decision : Approval of details - Approved
(Delegated)
Date of decision : 14 January 2026

Appl Number : 2022/1897
App Type : Outline
Parish: Gillingham
Location : Land North Of The Street Gillingham Norfolk
Proposal : Outline planning permission for residential development with all matters reserved except for access
Decision : Withdrawn
(Development Management Committee)
Date of decision : 12 January 2026

Appl Number : 2025/3781
App Type : Approval of Condition Details
Parish: Hethersett
Location : Phase 4 Land North Of Hethersett Village Centre Little Melton Road Hethersett Norfolk
Proposal : Details of Condition 20 from Outline Planning Approval (Ref:2011/1804) regarding the Landscaping Proposals
Decision : Approval of details - Approved
(Delegated)
Date of decision : 13 January 2026

Appl Number : 2025/1702
App Type : Full
Parish: Hingham
Location : Land West Of Boundary House Hardingham Road Hingham Norfolk
Proposal : Change of use of agricultural land to C3 Residential amenity space
Decision : Approval with Conditions
(Delegated)
Date of decision : 16 January 2026

Appl Number : 2025/3900
App Type : Works to trees in Conservation Area
Parish: Hingham
Location : Mistletoe Cottage 4 Pitts Square Hingham Norfolk NR9 4LD
Proposal : Apple Tree (A1) and Silver Birch (S1) - cutting down/felling in order to optimise the parking on the driveway at the Property, and create a sufficient and safe turning space.
Decision : No objections
(Delegated)
Date of decision : 16 January 2026

Appl Number : 2025/3620
App Type : Householder
Parish: Loddon
Location : 5B Norton Road Loddon Norfolk NR14 6JN
Proposal : Replacement windows and doors and PVCU cladding, guttering and fascia's
Decision : Approval with Conditions
(Delegated)
Date of decision : 13 January 2026

Appl Number : 2025/2505
App Type : Full
Parish: Long Stratton
Location : Mayfield Cottage Mayfield Farm Mill Road Long Stratton Norfolk NR15 2RX
Proposal : Replacement hay barn
Decision : Approval with Conditions
(Delegated)
Date of decision : 14 January 2026

Appl Number : 2025/3897
App Type : Works to trees in Conservation Area
Parish: Morningthorpe And Fritton
Location : Sunnyside The Common Fritton Norfolk NR15 2QS
Proposal : Holly Tree - Approx 6.5m in height. Reduce height by 1.5m. Approx width 7.5m, reduce width by 3m
Decision : No objections
(Delegated)
Date of decision : 16 January 2026

Appl Number : 2025/3467
App Type : Householder
Parish: Mulbarton
Location : Sunhaven Cottage The Common Mulbarton Norfolk NR14 8AE
Proposal : Single storey side extension
Decision : Approval with Conditions
(Delegated)
Date of decision : 12 January 2026

Appl Number : 2025/3538
App Type : Approval of Condition Details
Parish: Pulham Market
Location : The Old Rectory The Green Pulham Market Norfolk IP21 4TA
Proposal : Details for Conditions 3 and 4 of 2025/2151 - (3) Roof tiles, (4) Bat Boxes
Decision : Approval of details - Approved
(Delegated)
Date of decision : 12 January 2026

Appl Number : 2025/3026

App Type : Householder
Parish: Redenhall With Harleston
Location : 4 Pilgrims Way Harleston Norfolk IP20 9QE
Proposal : Single storey rear extension
Decision : Approval with Conditions
(Delegated)
Date of decision : 12 January 2026

Appl Number : 2025/3213
App Type : Householder
Parish: Redenhall With Harleston
Location : Briar Barn Briar Walk Harleston Norfolk IP20 9DX
Proposal : Addition of skylights/rooflights to the property.
Decision : Approval with Conditions
(Delegated)
Date of decision : 12 January 2026

Appl Number : 2025/3431
App Type : Full
Parish: Redenhall With Harleston
Location : East Of England CO-OP Bullock Fair Close Harleston Norfolk IP20 9AT
Proposal : The subdivision of the existing commercial (Class E, Supermarket) unit, into two separate planning units (both Class E)
Decision : Approval with Conditions
(Delegated)
Date of decision : 13 January 2026

Appl Number : 2025/3661
App Type : Householder
Parish: Redenhall With Harleston
Location : 10 Shotford Road Harleston Norfolk IP20 9JN
Proposal : Proposed side extension over garage and associated works, revised design
Decision : Approval with Conditions
(Delegated)
Date of decision : 12 January 2026

Appl Number : 2025/3920
App Type : Works to trees in Conservation Area
Parish: Redenhall With Harleston
Location : Church Of St John The Baptist Broad Street Harleston Norfolk
Proposal : T1 Robinia Remove - Balance canopy over road approx 3 branches reduced. Approx start width of 5m/3.5m/3 finish width 3.5m/2.5m/2. Also repair damage caused by scaffold lorry.
Decision : No objections
(Delegated)
Date of decision : 16 January 2026

Appl Number : 2025/3975

App Type :	Approval of Condition Details
Parish:	Redenhall With Harleston
Location :	Land To The East Of Mendham Lane Harleston Norfolk
Proposal :	Details reserved by condition 30 of 2023/0433 - rendering and cladding details
Decision :	Approval of details - Approved (Delegated)
Date of decision :	14 January 2026
Appl Number :	2025/3978
App Type :	Approval of Condition Details
Parish:	Redenhall With Harleston
Location :	Land To The East Of Mendham Lane Harleston Norfolk
Proposal :	Detail of condition 24 of 2022/0067 - Acoustic Report (relates to plots 31 - 37 only)
Decision :	Approval of details - Approved (Delegated)
Date of decision :	12 January 2026
Appl Number :	2025/3958
App Type :	Works to trees in Conservation Area
Parish:	Saxlingham Nethergate
Location :	1 Cargate Lane Saxlingham Nethergate Norfolk NR15 1TS
Proposal :	(T1) field maple - fell
Decision :	No objections (Delegated)
Date of decision :	16 January 2026
Appl Number :	2025/3959
App Type :	Works to trees in Conservation Area
Parish:	Scole
Location :	Oaksmere House Norwich Road Scole Norfolk IP21 4DY
Proposal :	(T1) Palm - remove to ground level. (T2) Monterey Cypress - remove to ground level. (G3) Juniper - remove to ground level. (T4 and T5) Norway Maple - remove to ground level and treat the stump to prevent any regrowth. (T6) Walnut - remove to ground level and treat the stump to prevent any regrowth. (S8) Photinia - remove to ground level and treat the stump to prevent any regrowth.
Decision :	No objections ()
Date of decision :	16 January 2026
Appl Number :	2025/3097
App Type :	Householder
Parish:	Shelfanger
Location :	The Limes Common Road Shelfanger Norfolk IP22 2DP
Proposal :	Replacement boiler with air source heat pump
Decision :	Approval with Conditions (Delegated)
Date of decision :	13 January 2026

Appl Number : 2025/3552
App Type : Householder
Parish: Shotesham
Location : Berry Green The Street Shotesham Norfolk NR15 1YW
Proposal : Single storey rear extension
Decision : Approval with Conditions
(Delegated)
Date of decision : 14 January 2026

Appl Number : 2025/3855
App Type : Works to TPO trees
Parish: Stoke Holy Cross
Location : 3 Radar Close Stoke Holy Cross Norfolk NR14 8XX
Proposal : (T1) oak - lift to 4 metres over the garden, 5m over the highway,
remove epicormic growth to 5m and minor internal suckering growth.
Decision : Approval with Conditions
(Delegated)
Date of decision : 16 January 2026

Appl Number : 2025/3761
App Type : Householder
Parish: Swardston
Location : Cavell House The Common Swardston Norfolk NR14 8DZ
Proposal : Proposed side extension, internal revisions and 2 bay carport.
Decision : Approval with Conditions
(Delegated)
Date of decision : 13 January 2026

Appl Number : 2025/3183
App Type : Listed Building
Parish: Tasburgh
Location : The Beeches Church Hill Tasburgh Norfolk NR15 1NB
Proposal : Replacement door and frame
Decision : Approval with Conditions
(Delegated)
Date of decision : 13 January 2026

Appl Number : 2025/3480
App Type : Householder
Parish: Tharston And Hapton
Location : Jia Cottage The Street Hapton Norfolk NR15 1AD
Proposal : Two storey side and rear extensions
Decision : Approval with Conditions
(Delegated)
Date of decision : 13 January 2026

Appl Number : 2025/3717
App Type : Full
Parish: Tharston And Hapton

Location : Storage Land Adj Unit 2 Robert Harvey Way Tharston Norfolk
Proposal : Proposed MOT testing bay and revisions to internal layout within the existing approved industrial unit (ref 2020/0209)
Decision : Approval with Conditions
(Delegated)
Date of decision : 13 January 2026

Appl Number : 2025/3234
App Type : Full
Parish: Thurlton
Location : Land Opposite Laurel Farm Low Road Thurlton Norfolk
Proposal : Erection of cattle shed
Decision : Approval with Conditions
(Delegated)
Date of decision : 13 January 2026

Appl Number : 2025/3585
App Type : Removal/Variation of Condition
Parish: Tivetshalls
Location : Elm Tree Farm School Road Tivetshall St Margaret Norfolk NR15 2BL
Proposal : Variation of condition 2 changes to site layout of permission
2024/1354 (Amended curtilages of dwellings approved under
application 2021/1604 and erection of garages) Date of Decision
17/10/2024
Decision : Approval with Conditions
(Delegated)
Date of decision : 16 January 2026

Appl Number : 2025/3718
App Type : Removal/Variation of Condition
Parish: Tivetshalls
Location : Green Pastures The Street Tivetshall St Mary Norfolk NR15 2BT
Proposal : Variation of condition 2 to amend design and extent of permission
2024/0005 (which consented to erection of one self-build dwelling)
Date of Decision: 29/04/2024
Decision : Approval with Conditions
(Delegated)
Date of decision : 16 January 2026

Appl Number : 2025/3797
App Type : Works to TPO trees
Parish: Toft Monks
Location : 8 St Benedict's Close Toft Monks Norfolk NR34 0HN
Proposal : (T1) Oak - reduce height by 1m from 11m to 10m and spread from
6.5m to 5.5m (T2) Oak - reduce height by 2m from 14m to 12m and
spread from 8m to 6m (T3) Oak - fell
Decision : Approval in part, refusal in part
(Delegated)
Date of decision : 16 January 2026

Appl Number : 2025/3861
App Type : Works to TPO trees
Parish: Toft Monks
Location : 9 St Benedicts Close Toft Monks Norfolk NR34 0HN
Proposal : Oak - raise lower canopy to remove obstructing small branches and deadwood to a height of 3-5m
Decision : Approval with Conditions
(Delegated)
Date of decision : 16 January 2026

Appl Number : 2025/3381
App Type : Listed Building
Parish: Wacton
Location : Bretts Manor The Common Wacton Norfolk NR15 2UP
Proposal : Replacement of unsafe flooring tiles.
Decision : Approval with Conditions
(Delegated)
Date of decision : 15 January 2026

Appl Number : 2024/2219
App Type : PD Change from Class E to Dwell
Parish: Wymondham
Location : 8 Damgate Street Wymondham Norfolk NR18 0BQ
Proposal : Prior approval for change of use and conversion of existing 3 storey office building which incorporates 2 separate offices into a single 3 storey dwelling
Decision : Approval of details - Approved
(Delegated)
Date of decision : 12 January 2026

Appl Number : 2025/3935
App Type : Approval of Condition Details
Parish: Wymondham
Location : Land To The North And South Of Rightup Lane Wymondham Norfolk
Proposal : Details reserved by condition 11 of 2012/0371 - archaeology
Decision : Approval of details - Approved
(Delegated)
Date of decision : 15 January 2026