

Borough Council of King's Lynn & West Norfolk
Kings Court
Chapel Street
King's Lynn
Norfolk
PE30 1EX

MAE/OAJ/25124

24 November 2021

For the attention of Stuart Ashworth
Environment & Planning Borough Council of King's Lynn and West Norfolk

Dear Sir

Letter in Support of the Planning Application relating to Deerfields, Lynn Road, Setchey, Norfolk PE33 0BD (the site) – Rebuilding of carrstone boundary wall to road frontage

Plandescil Ltd. have been employed to act as agents to Inivos Ltd (hereinafter referred to as the Applicant) in seeking statutory approval for the proposed rebuilding of the carrstone. This statement should be read in conjunction with Drawing No's 25124/1000 & 1001.

This wall was taken down for safety reasons after a section collapsed during the re-development of the original grain store site now known as Deerfields (20/00303/FM - Change of use of existing grain store barn and site to warehouse and external storage of products for sale and dispatch).

As part of the original approved application conditions the Applicant was to rebuild a section of the carrstone wall as stated in condition 7 below:

The existing boundary wall to the west of the development hereby approved shall be taken down to provide a new entrance, and the existing stone and masonry set aside for re-use. The wall to be built in the new location as shown on drawing 25124-022A is to be constructed with the reused or similar materials, mortar, bond and pointing to match the existing.

Following discussion with the Borough Council of King's Lynn and West Norfolk Environment & Planning officers and the Applicant, it was suggested that a formal planning application was to be submitted to address the re-building of the wall due to it's complete removal.

The wall shall now be re-built along the entire length of the northwest fence line of Lynn Road to the newly built entrance into Deerfields. The wall shall return splayed within the entrance by 3m at a height of 900mm to give clear visibility when turning out of the site. To the southwest side of the entrance a 3m by 900mm high section of splayed wall shall be built to provide a formal gateway look to the site. Both splayed walls are to have signage for Deerfields set within the stonework.

Please refer to Drawing 25124/1001 – Proposed Carrstone Layout Plan for further details. The proposed planting scheme as previously approved in application 20/00303/FM will remain unchanged and planted once the wall has been constructed.

In the light of the above, the local planning authority is respectfully requested to grant planning permission without delay to allow for the conclusion of the re-development of Deerfields.

Yours faithfully

M A Eastes
Senior Technician Engineer
For and on behalf of Plandescil Ltd