

Item: 8

DC/18/1403/COU

Change of Use for siting of 35 high quality timber lodges (static caravans) as well as one Manager's unit, together with peripheral and supplemental landscaping

Playters Old Farm, Church Road, Ellough, Beccles



Site Location Plan



Photographs



View north along
Church Road
from proposed
site access.



View south along
Church Road from
proposed site access



View south along
Church Road



View east
across the site
from Church
Road

View east across
the site from
Church Road





General view
northwards along
Church Road



View east along
existing access



View south across
the site



View over to
buildings on
Ellough
Industrial Estate



Proposed layout Plan

Mantatten Lodge



Typical Internal Layout



42' x 14' (12.802m x 4.267m) 2 bedrooms, 1 bathroom and en-suite

Kingfisher Lodge




Typical Internal Layout




40' x 20' (12.192m x 6.012m) 2 bedrooms, utility, shower room and en-suite bathroom

Material Planning Considerations and Key Issues

- Principle of Development
 - Highway Considerations
 - Landscape Impact
 - Flood Risk
 - Ecology and Habitat Mitigation
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- A teal-colored decorative shape, resembling a stylized hill or a wave, is located at the bottom right of the slide.

Recommendation

Approve subject to conditions

- Standard time limit
 - In accordance with approved plans
 - No more than 36 lodges
 - Highways and cycle storage
 - Contaminated land
 - Landscaping
 - To be occupied only as holiday accommodation
 - No occupation between 1st January – 12th February and register of lettings
 - No external additions without consent
 - Drainage
 - Ecological Mitigation
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- A teal-colored decorative shape, resembling a stylized hill or a large arrow pointing right, is located in the bottom right corner of the slide.