

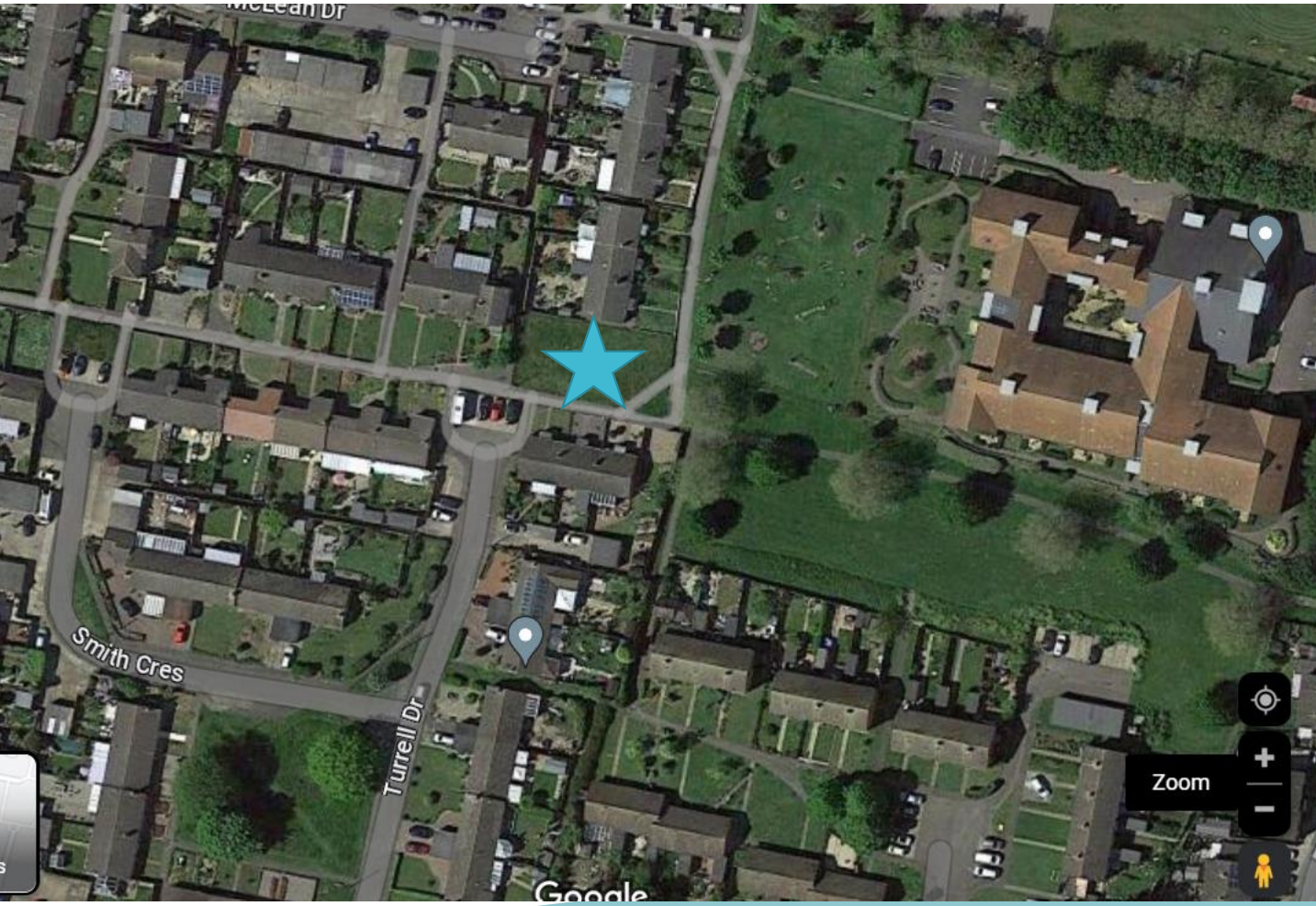
DC/23/0038/FUL

Construction of new dwelling on vacant site; provision of off-street parking on land at 2 Smith Crescent

Land Adjacent 48, Mclean Drive, Kessingland, Suffolk,
NR33 7TY



Site Location Plan/Aerial view



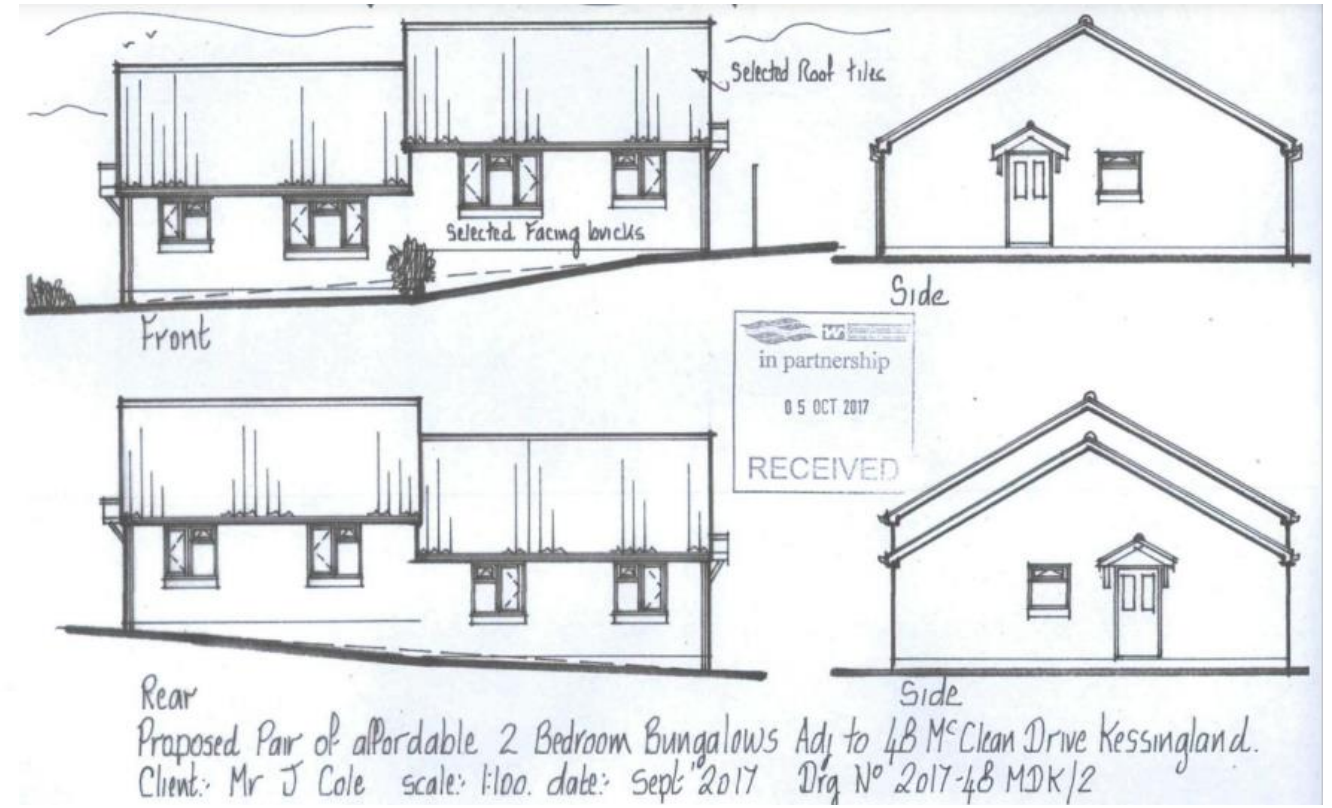
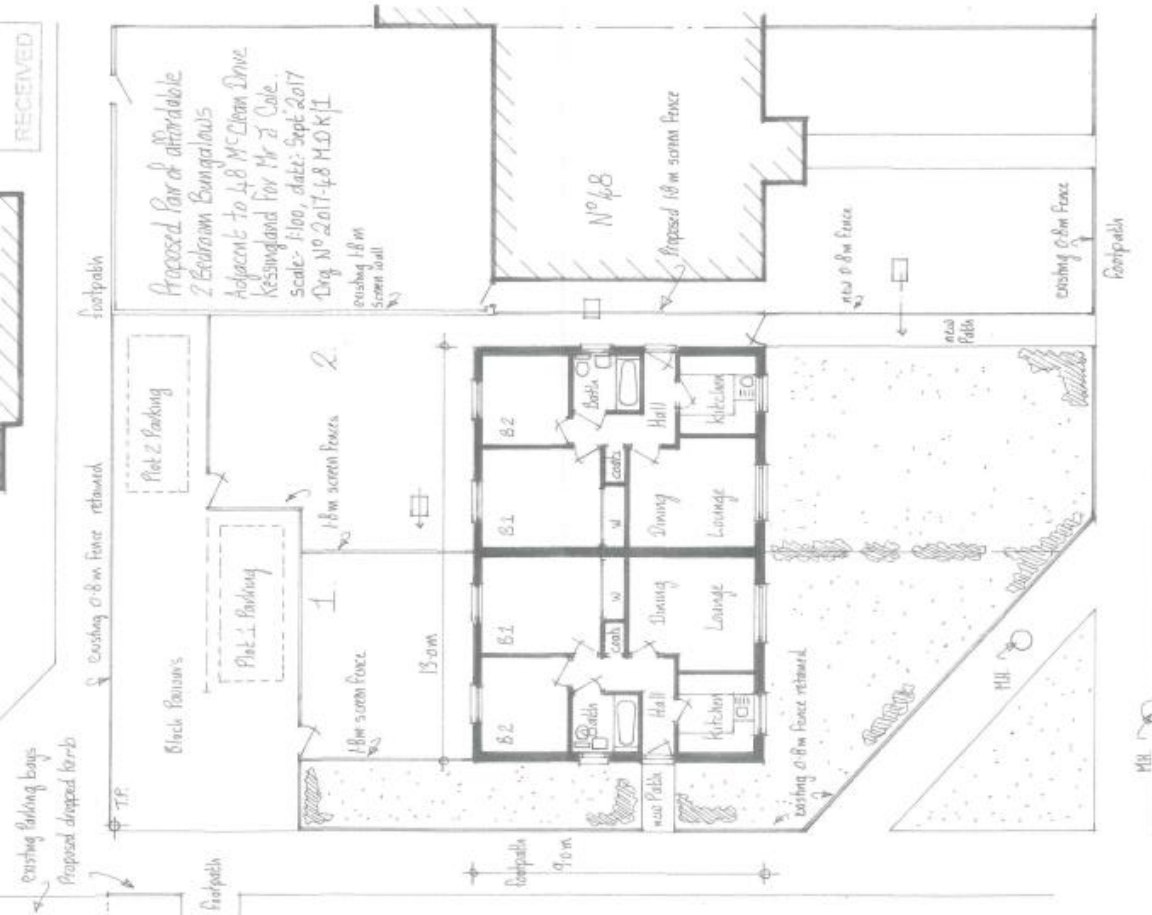




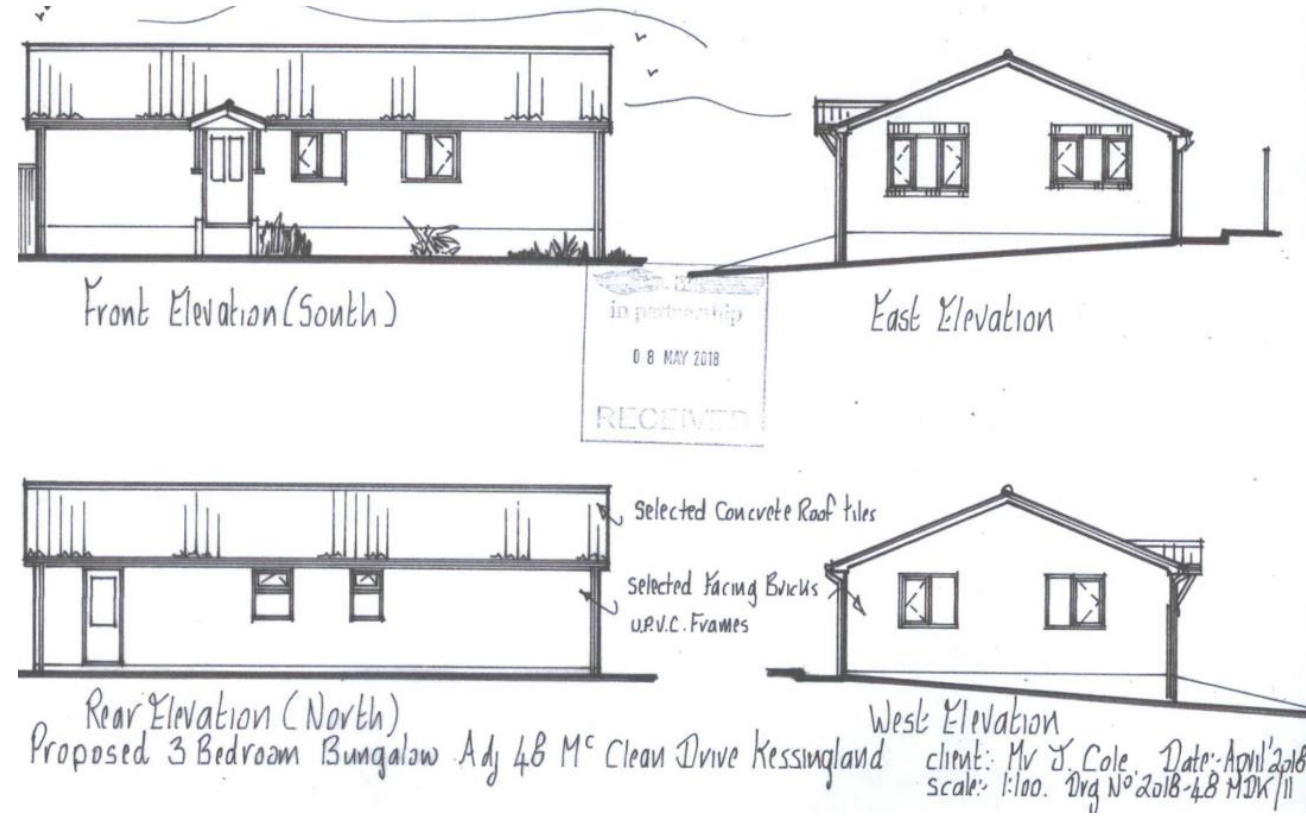
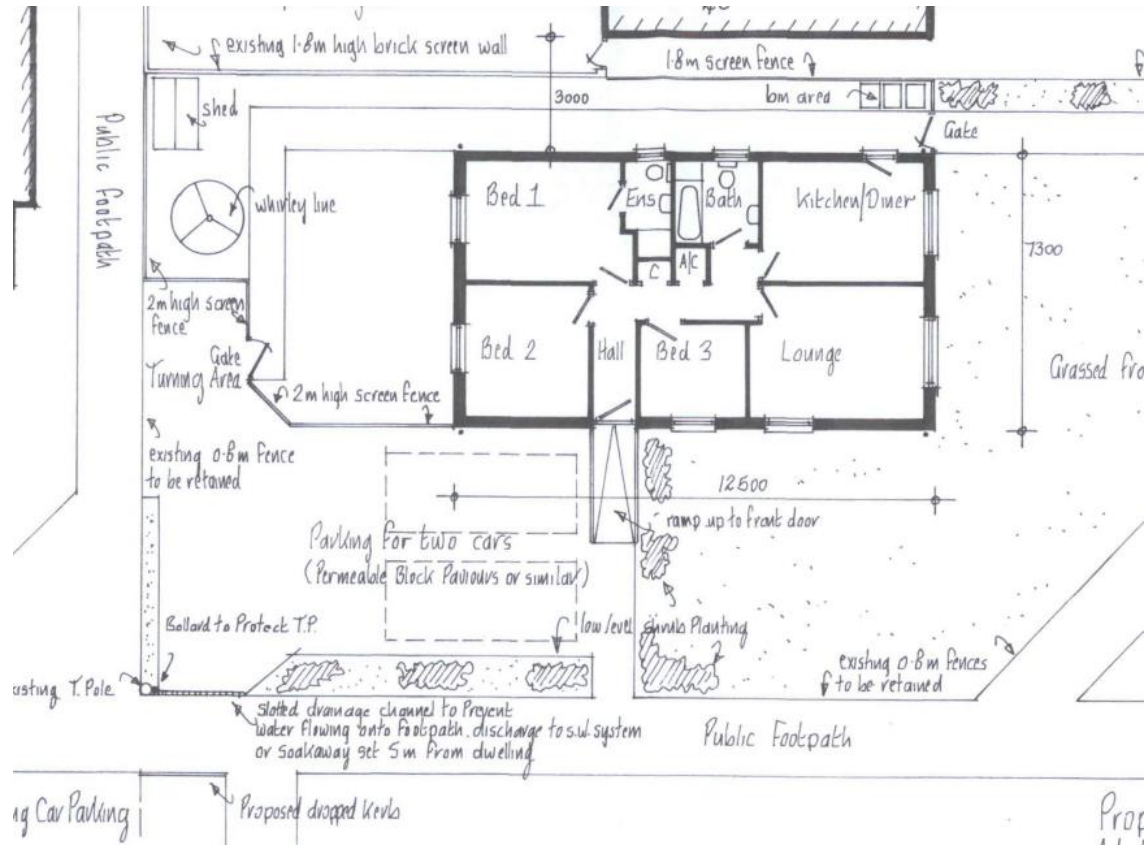




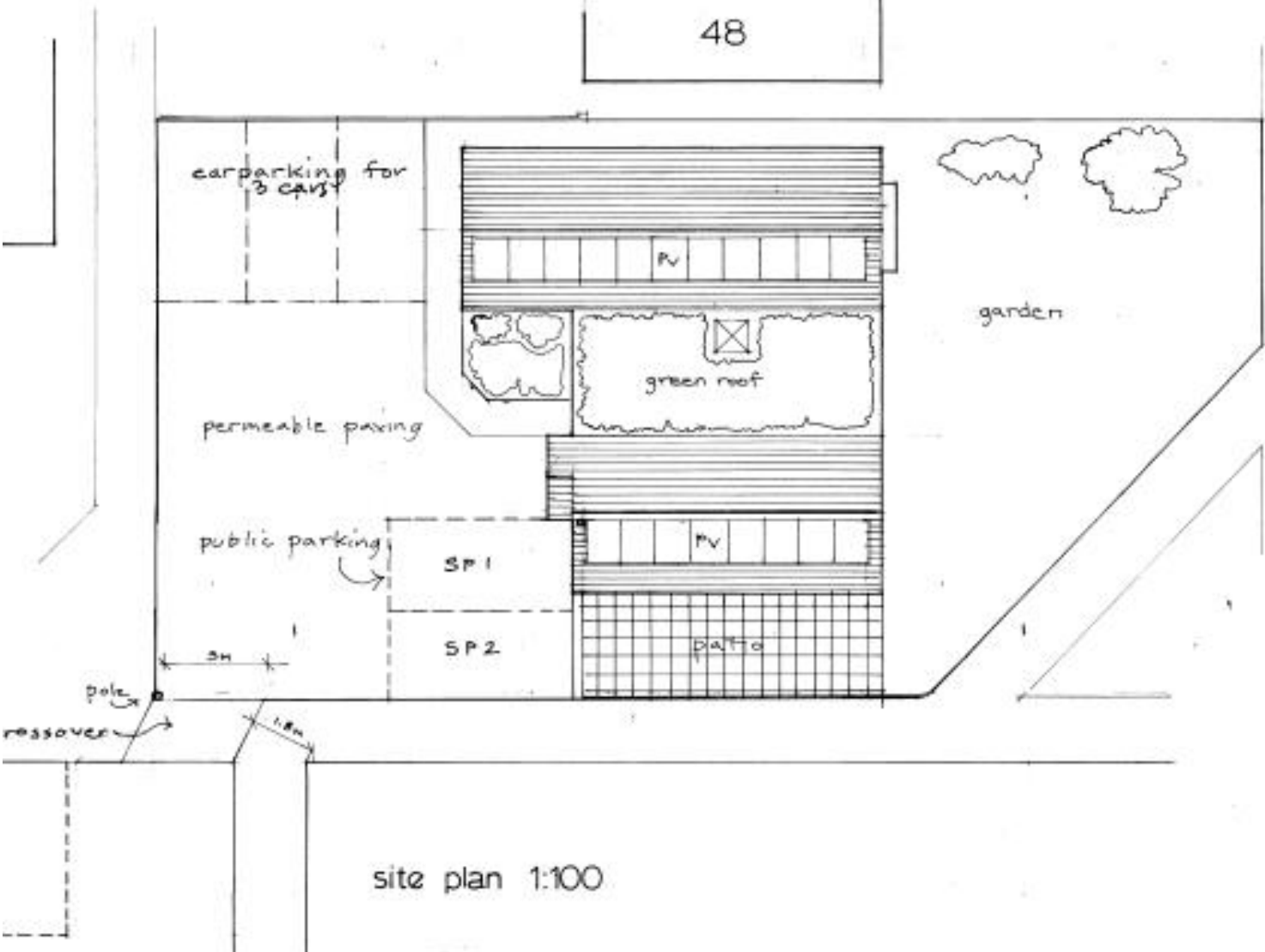
DC/17/4274/FUL | Construction of a pair of two-bedroom affordable bungalows plus new dropped kerb access



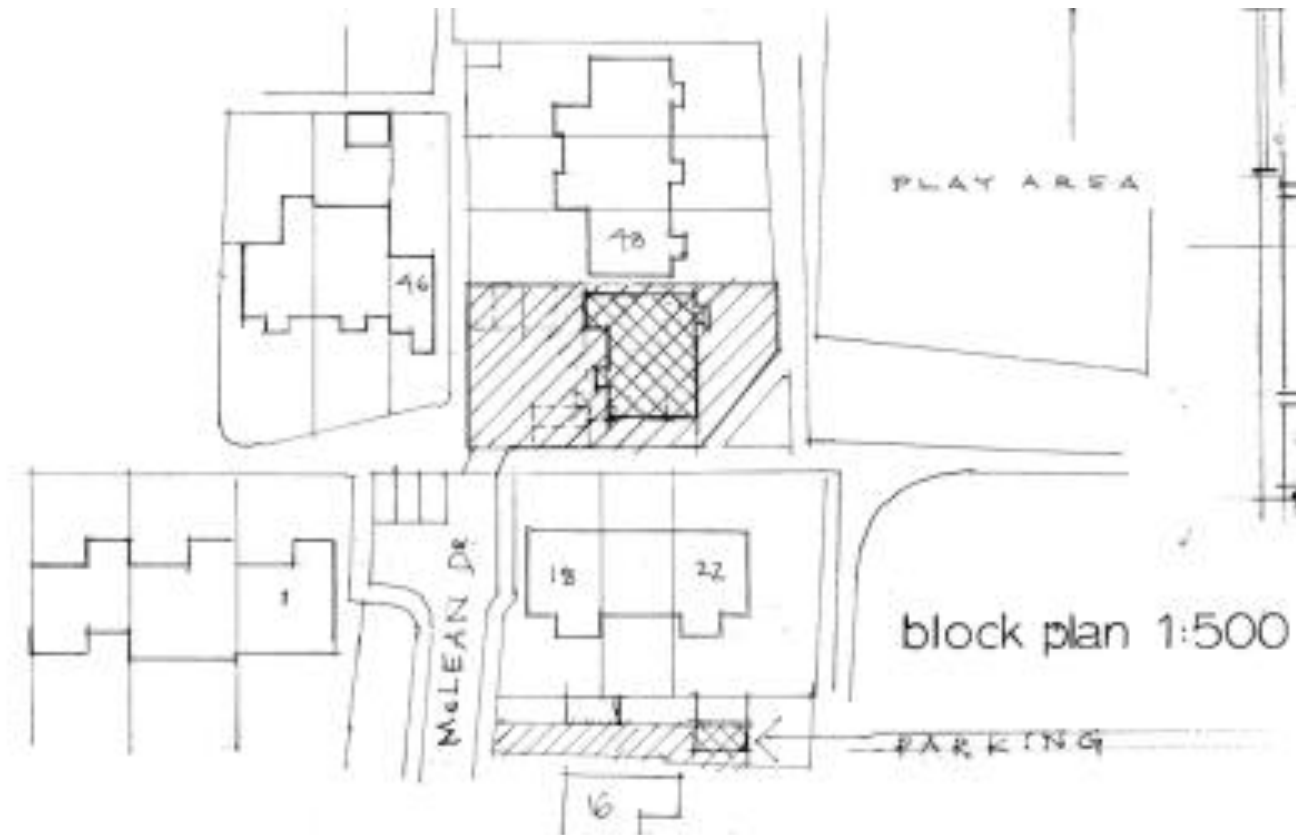
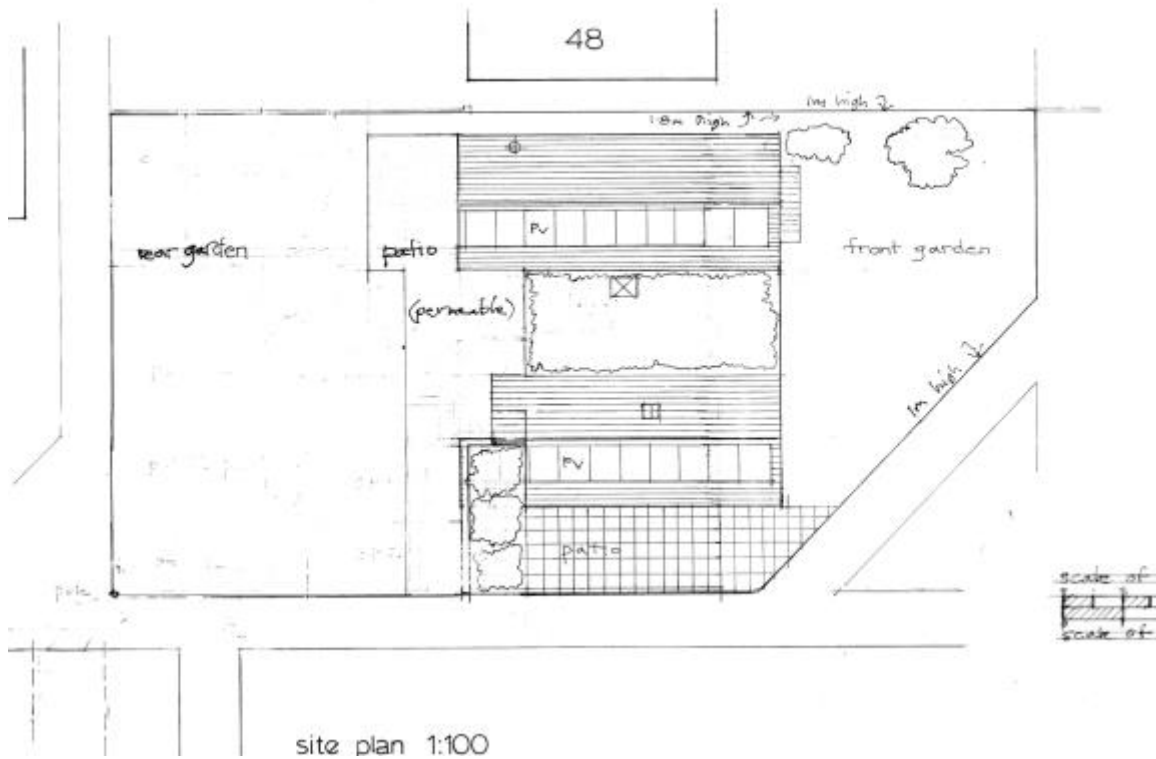
DC/18/1952/FUL - Erection of a 3-bedroom detached bungalow plus new dropped kerb – Appeal Dismissed Appendix A



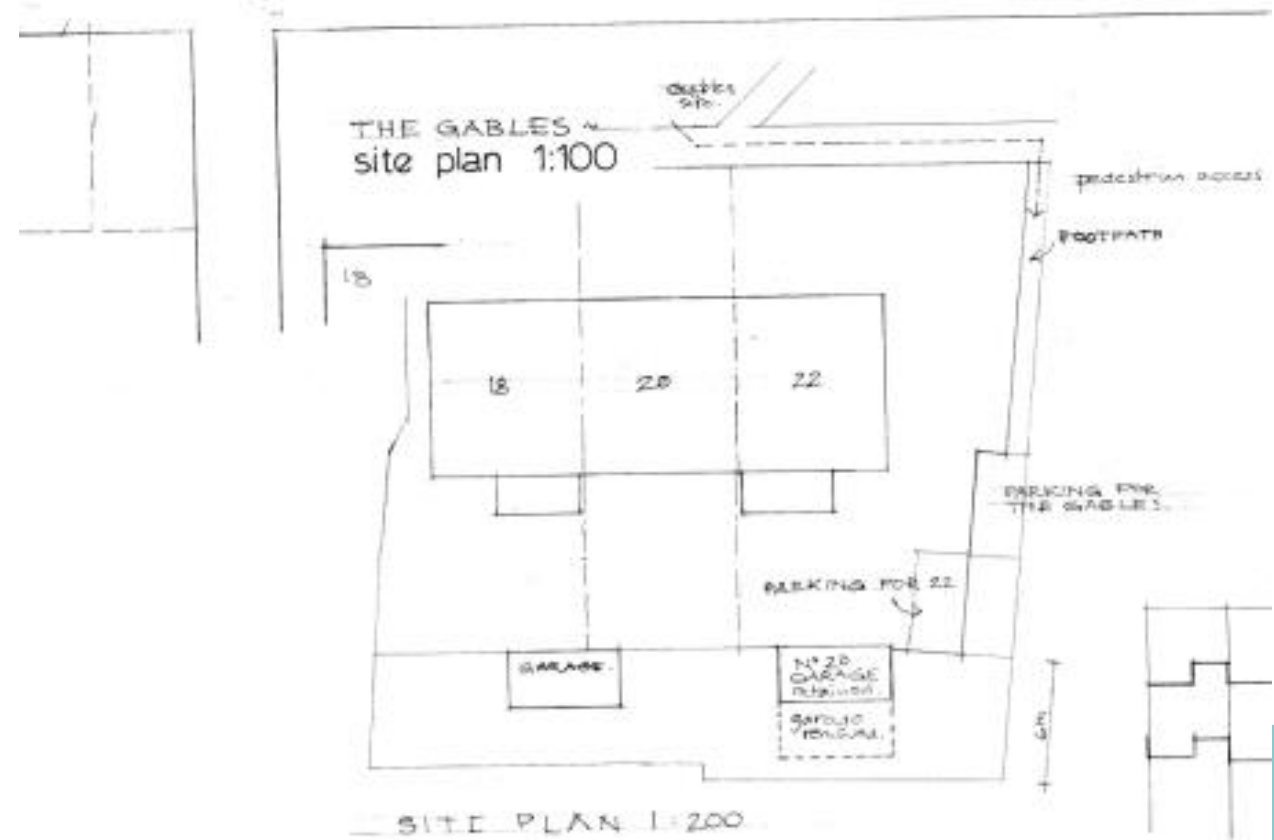
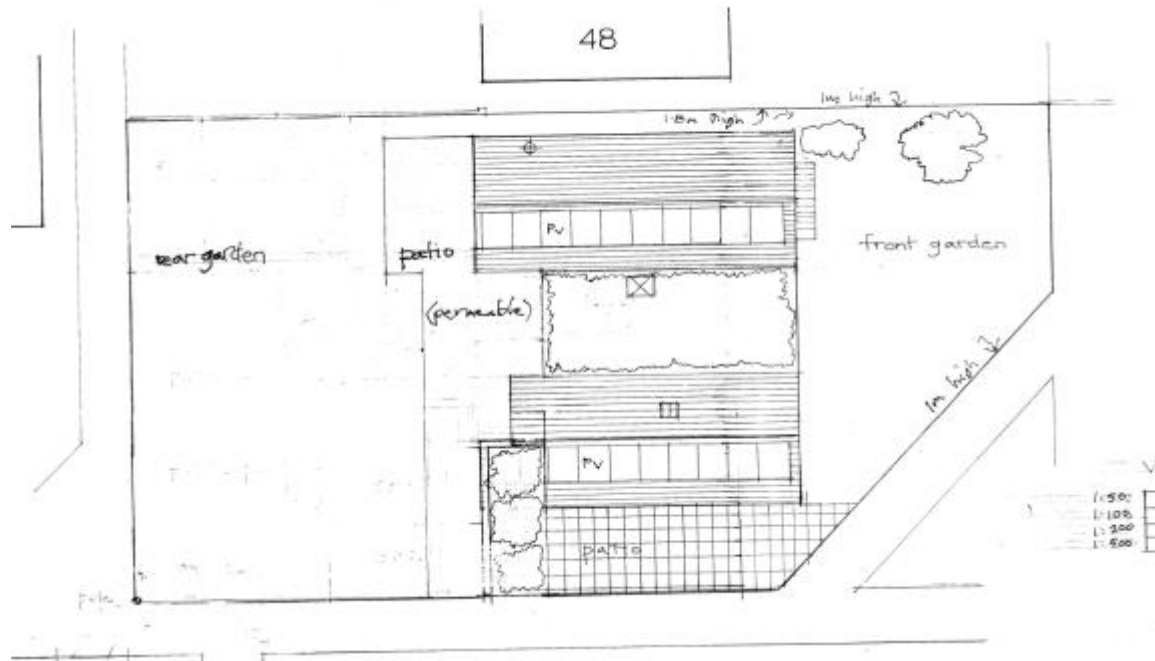
DC/20/2172/FUL - Construction of new dwelling on vacant site – Appeal Dismissed – Appendix B



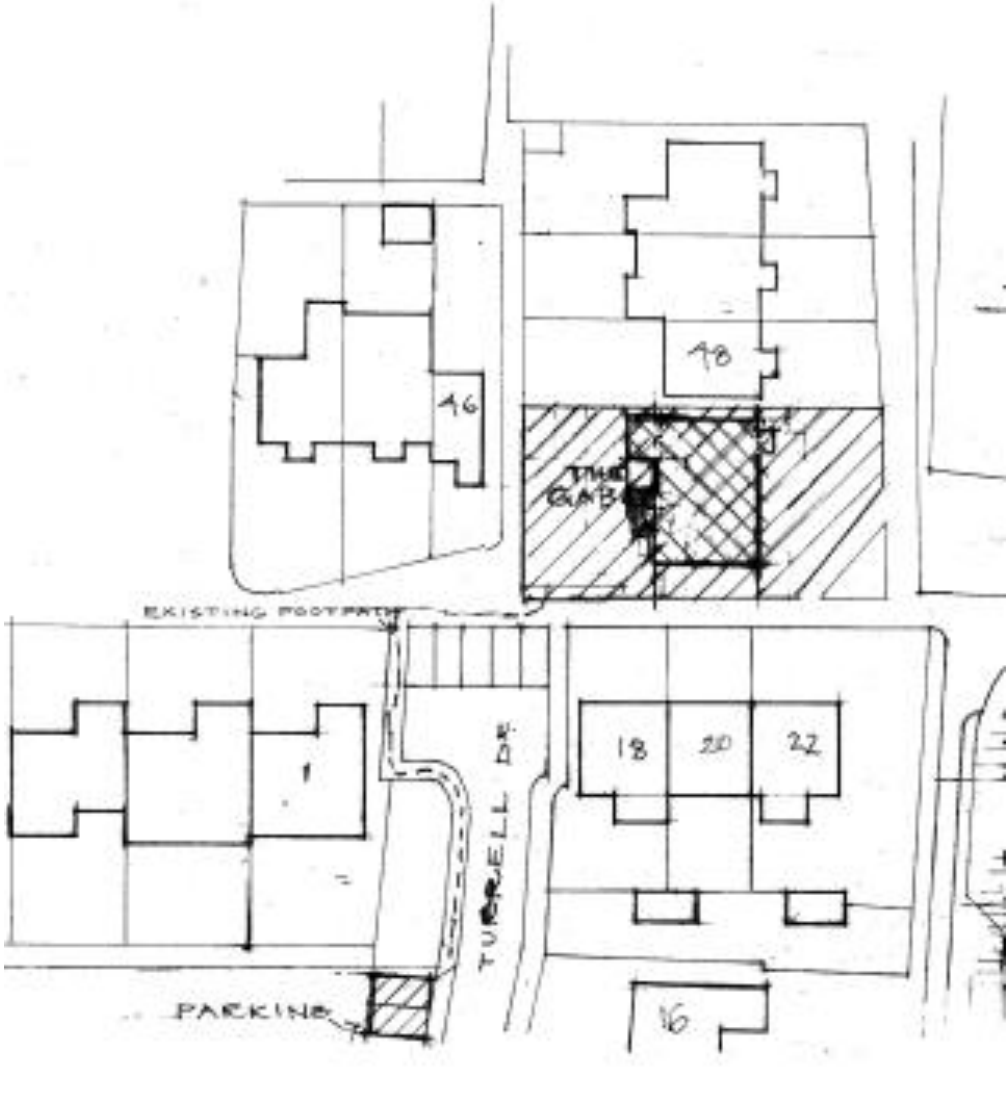
DC/21/3976/FUL - Construction of new dwelling on vacant site; provision of off-street parking using adjacent existing garage



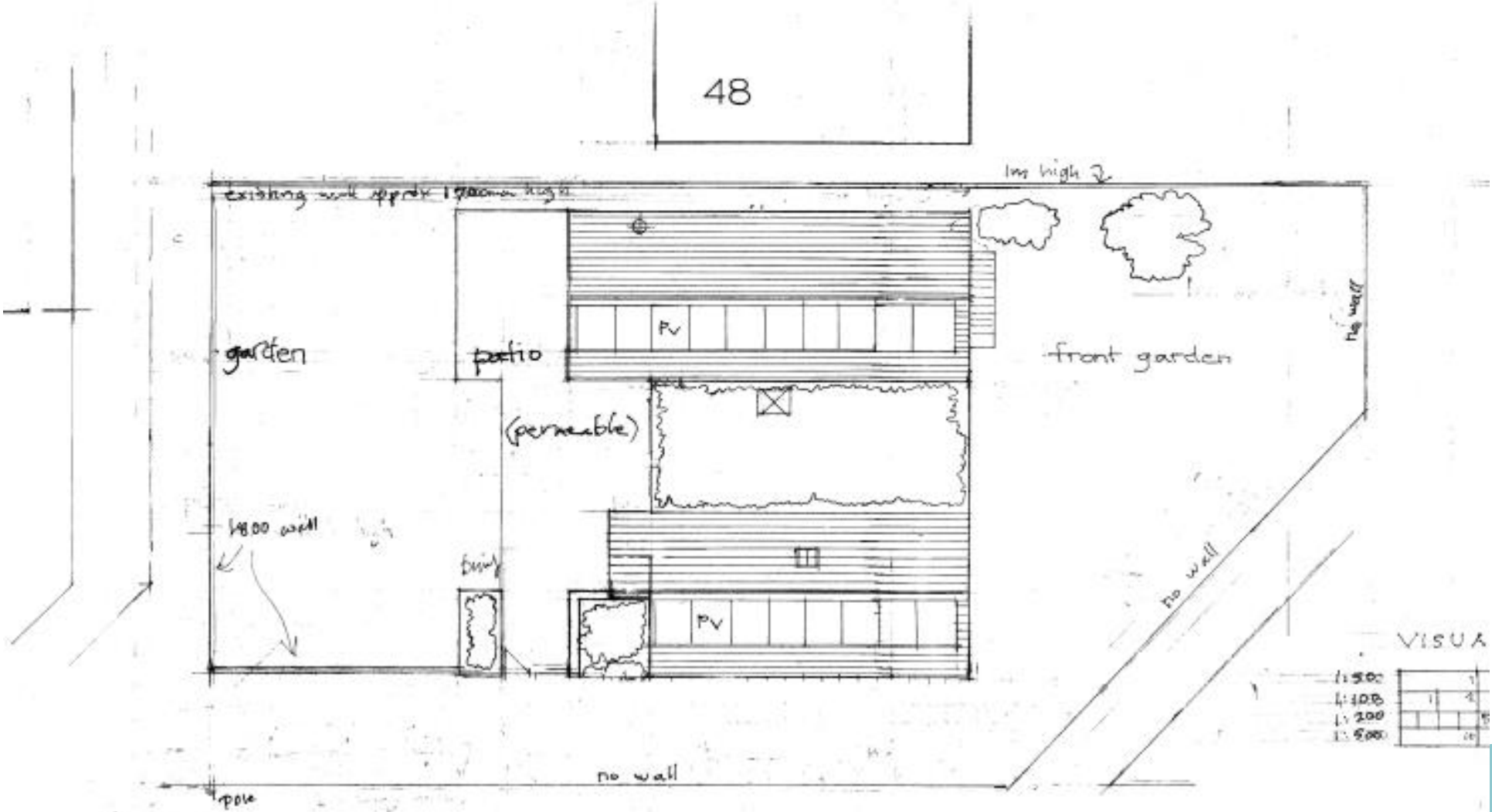
DC/22/0033/FUL - Construction of new dwelling on vacant site; provision of off-street parking using adjacent existing garage



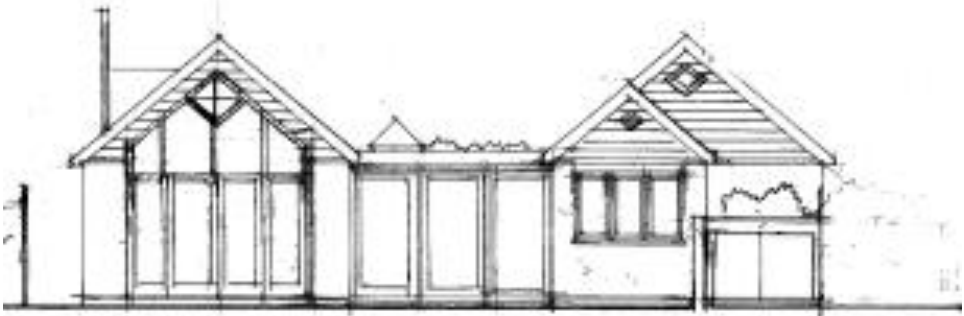
Site in relation to parking



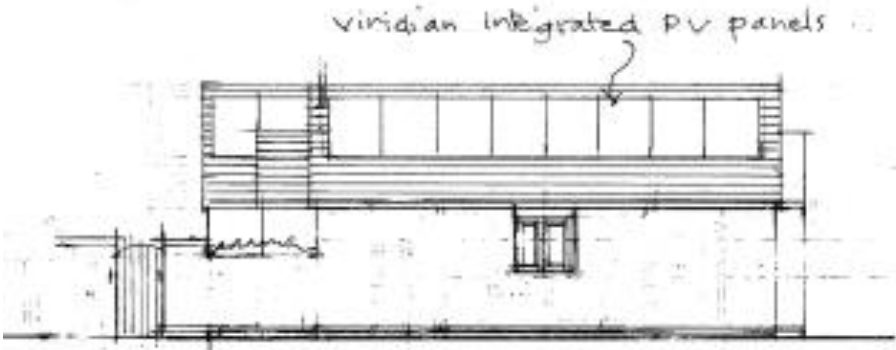
Proposed Layout Plan



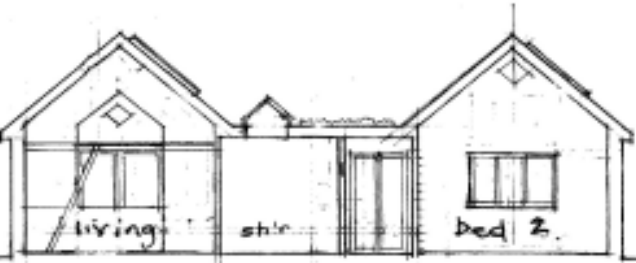
Proposed elevations



west elevation



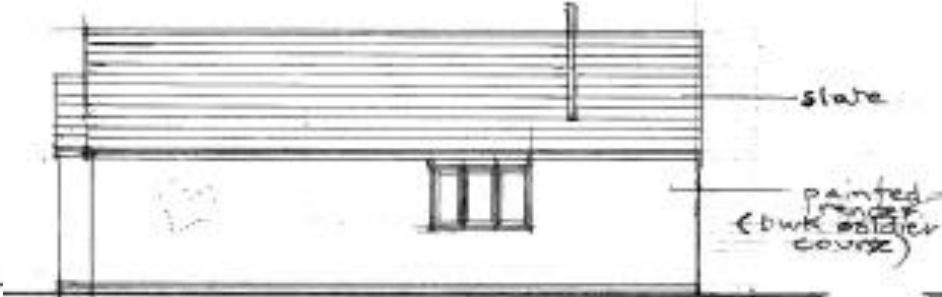
south elevation



section



east elevation



north elevation

viridian integrated PV panels

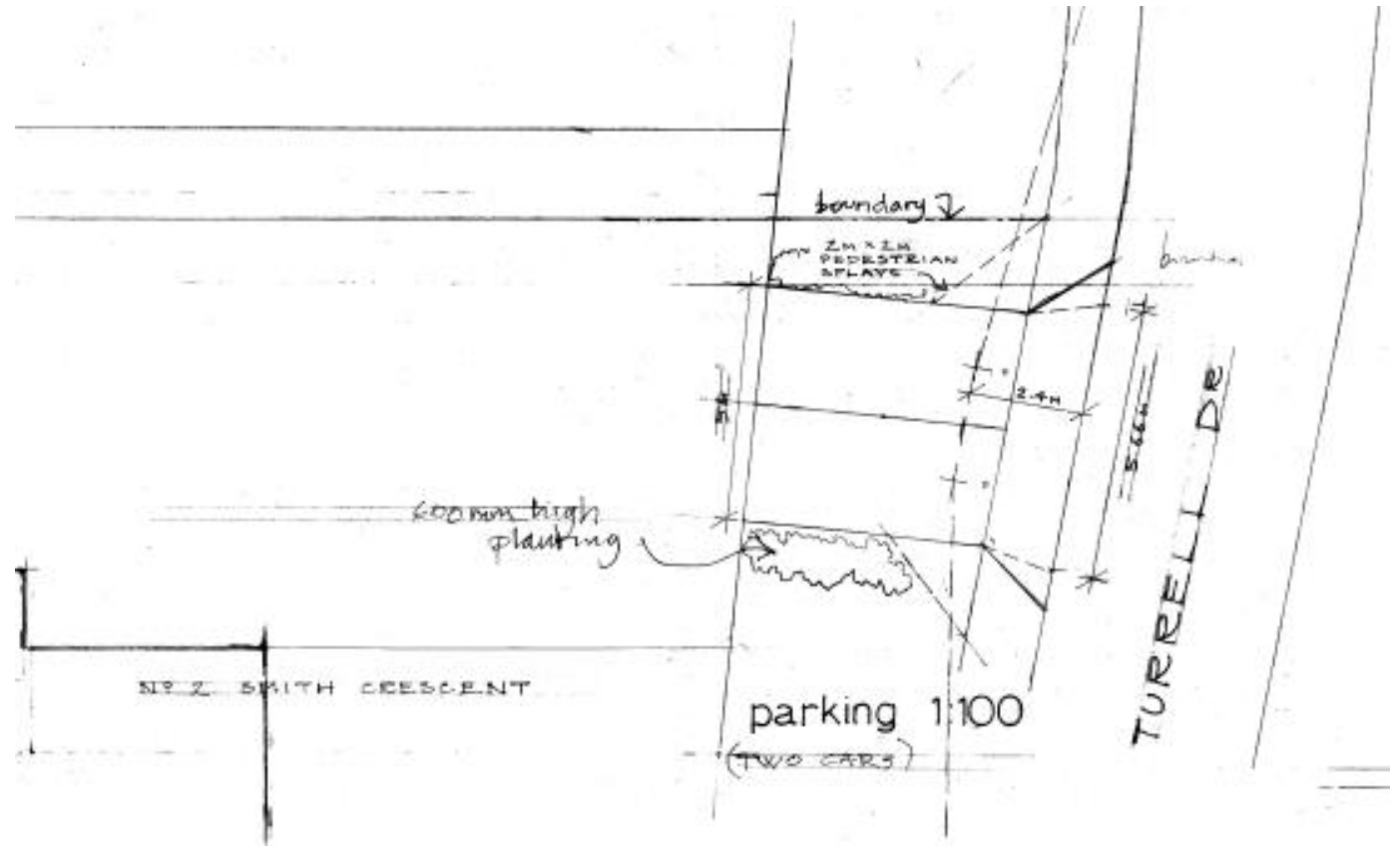
softwood joinery

bulk

slate

painted render
(bulk soldier course)

Parking Plan



Proposed parking spaces



Examples of remote parking



Material Planning Considerations and Key Issues

- **Principle**
 - **Design**
 - **Character and appearance of the area**
 - **Neighbour Amenity**
 - **Parking/highway safety**
- 

Recommendation

Approve subject to the following conditions:

- Standard 3-year implementation period
- Compliance condition
- Details of materials
- Visibility – Pedestrians/Vehicles
- New access/parking prior to commencement of dwelling
- Cycle storage
- EV charging
- Construction Management Plan
- Surface water drainage
- Refuse/recycling
- Water efficiency
- Remove PD for walls/extensions/windows
- Obscure glazing
- Landscaping
- Unexpected contamination