

Item 8:

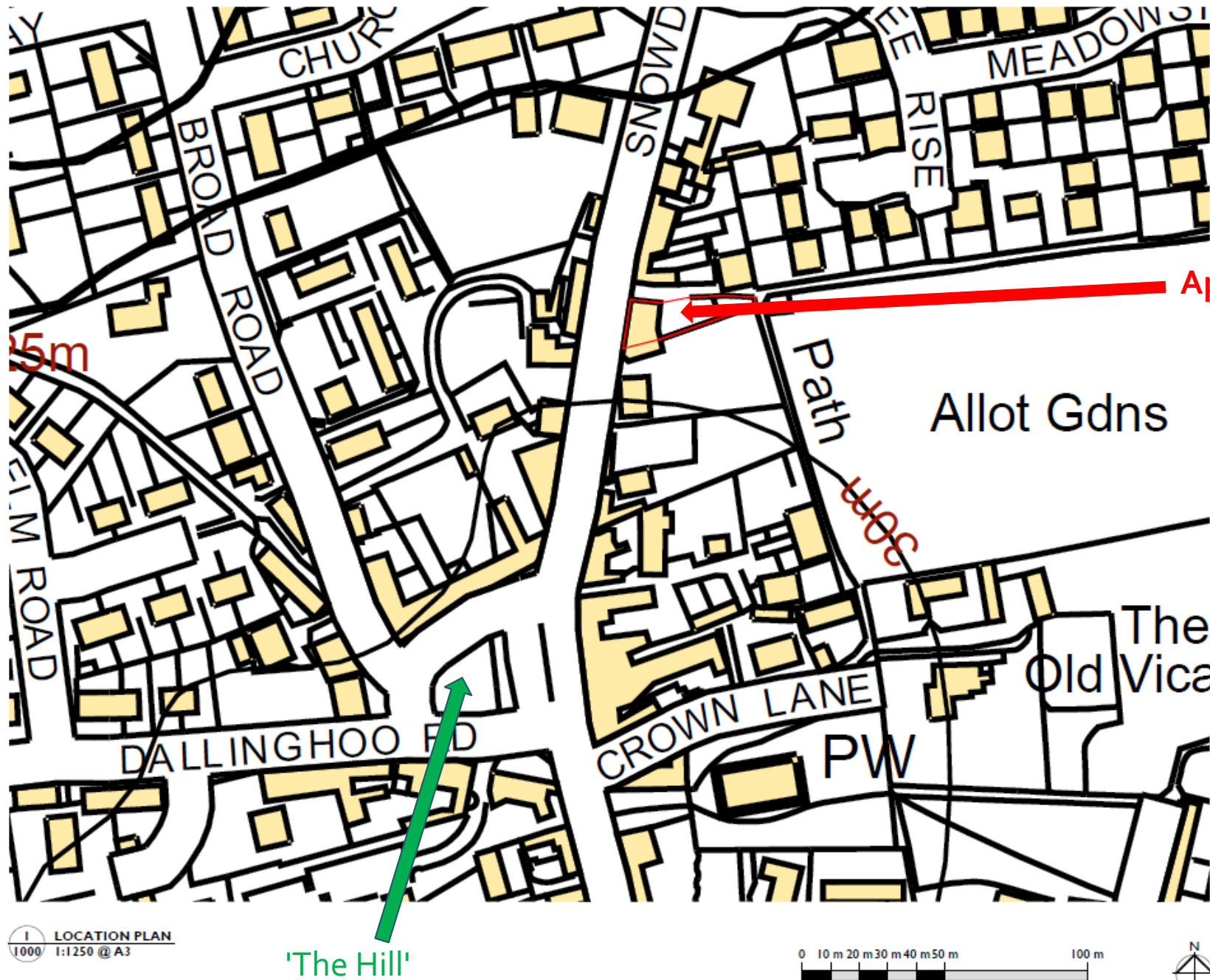
DC/21/1942/FUL

"Removal of Modern Extensions to Rear. Conservation and repairs to Historic Timber Framed Range to Front. New Two & One Story Extensions to rear in keeping with local vernacular. Internal Fit out of New Pub, Bar, Kitchen and Community Spaces. Refurbishment of Rear External Space to new Outdoor Courtyard. Refurbishment of end of Outdoor Courtyard for Bin/Keg Store & Plant."

The George Community Inn, High Street, Wickham Market, Woodbridge, Suffolk, IP13 0SD



Site Location Plan



Notes:
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Partial shall be notified in writing of any discrepancies.

Key Plan
Not to scale

Application site

Allot Gdns

The Old Vicar

LOCATION PLAN
1:1250 @ A3

'The Hill'

0 10 m 20 m 30 m 40 m 50 m 100 m

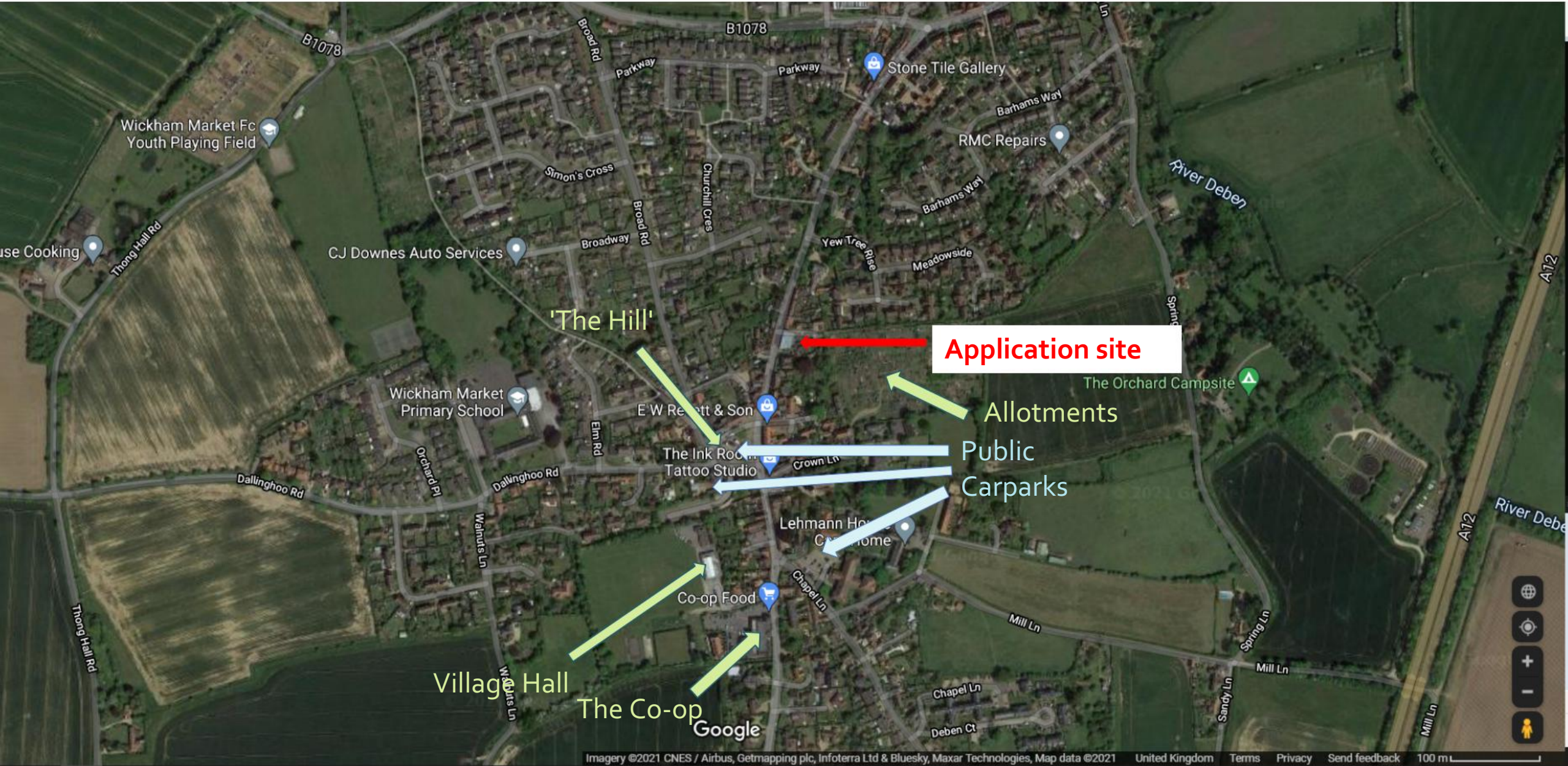


240653-PUR-00-XX-DR-A-1000

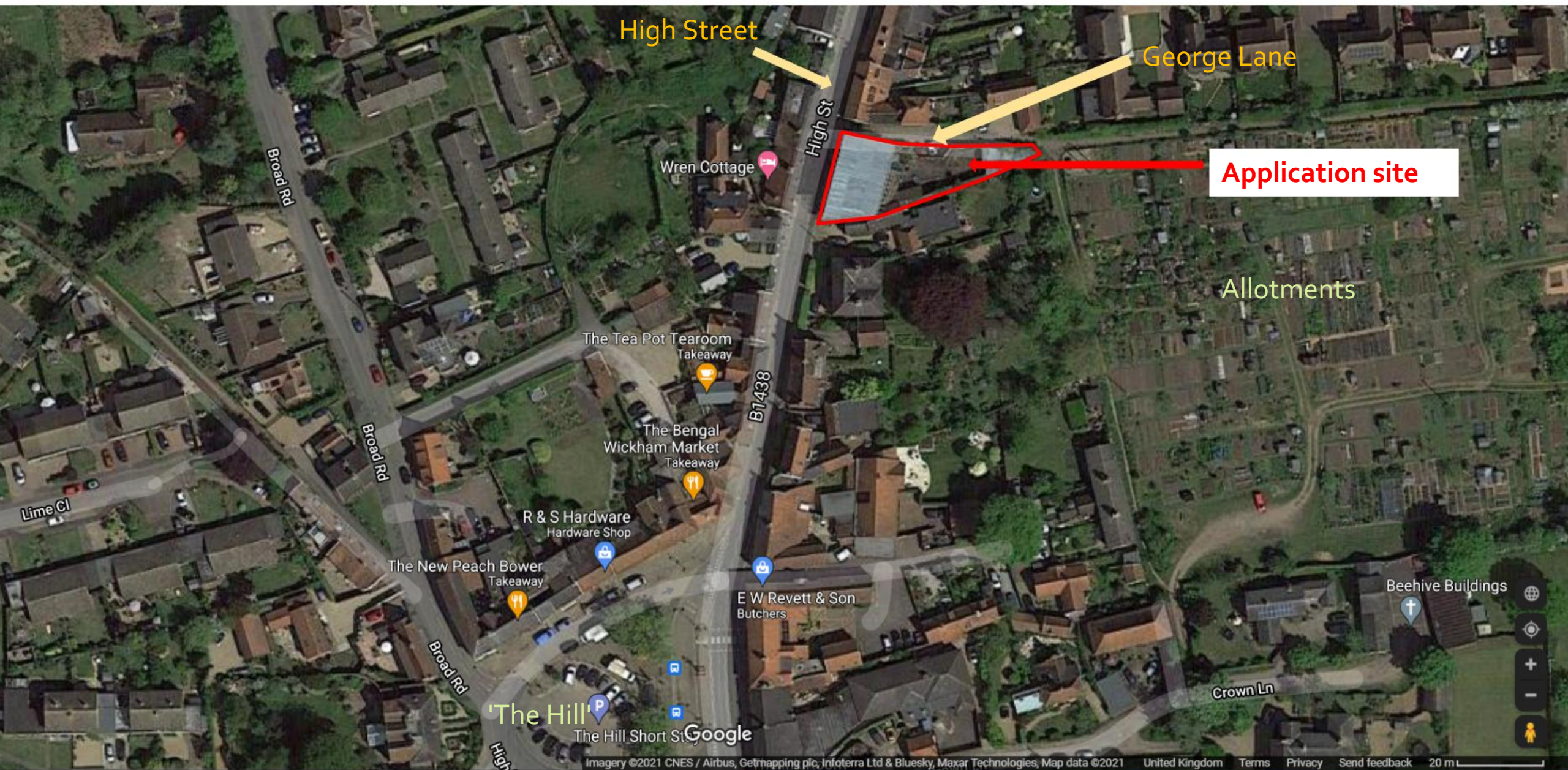
CLIENT	Greenwood Projects Limited
PROJECT	The George, Wickham Market
TITLE	Location Plan
SIZE & SCALE	A3L
STATUS	S4 - Planning
JOB NUMBER	240653
NUMBER	1000
REVISION	P03



Aerial Photograph



Aerial Photograph



Local Plan Map

Key

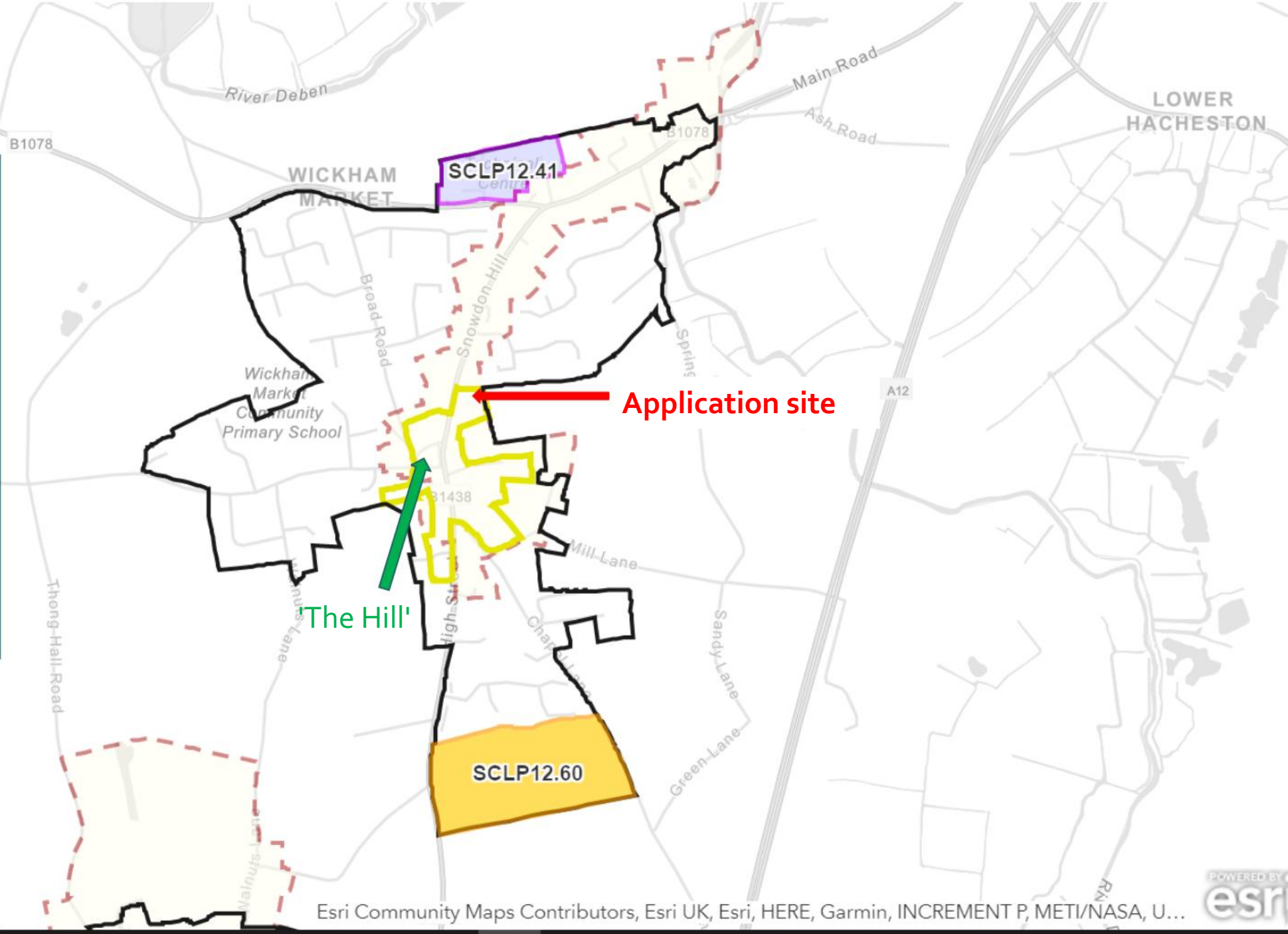
SCLP3.3 Settlement Boundaries

SCLP Housing Allocation

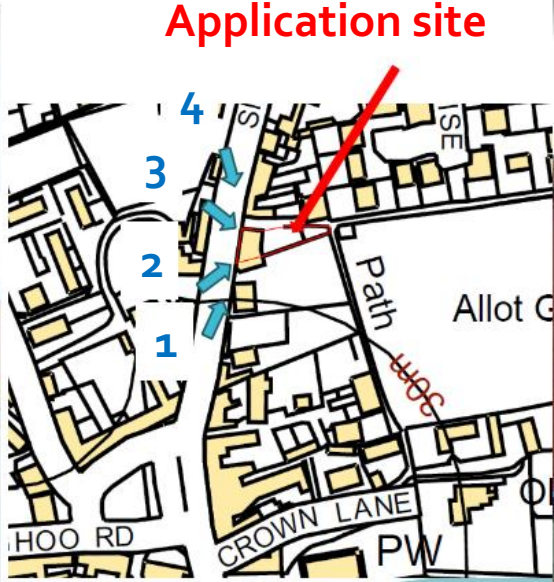
SCLP Employment Allocation

SCLP4.12 District and Local Centres and Local Shops

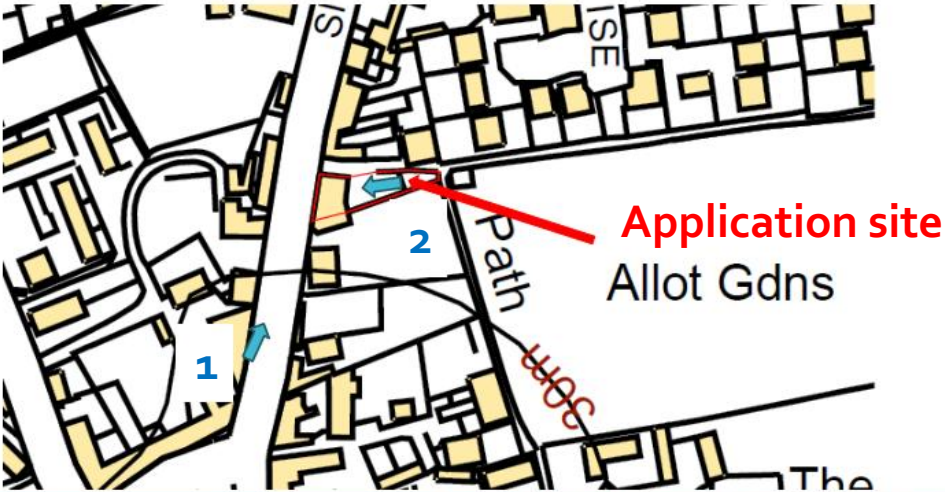
SCLP11.5 Conservation Areas



Photographs pre-fire – From Google Street view (July 2011)



Photographs post fire (images from 2015, in document on DC/16/2829/FUL)





Appendix 5.4: GF, main bar area looking west to the main entrance.



Appendix 5.5: The southern 'restaurant' area.



Appendix 5.6: View from within the main bar, through the frame of F1 into the northern 'kitchen' area.



Appendix 5.7: First floor, Bay 5 with Bay 4 to left. Southern part of the building.



Appendix 5.8: First floor central area of the building, looking north east.



Appendix 5.9: View south over the roof valley between the rear extensions to the building.

Photographs post fire

Photo 6 [below]: View of outer face of first floor of the east wall Note medieval window.



Photo 8 [above]: View of north bay at ground floor looking west



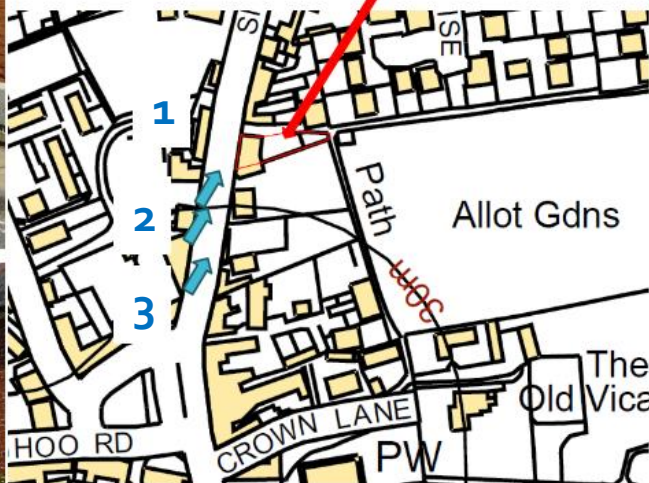
Photo 7: View of central bay at ground floor level looking east

1



In 2021

Application site



3

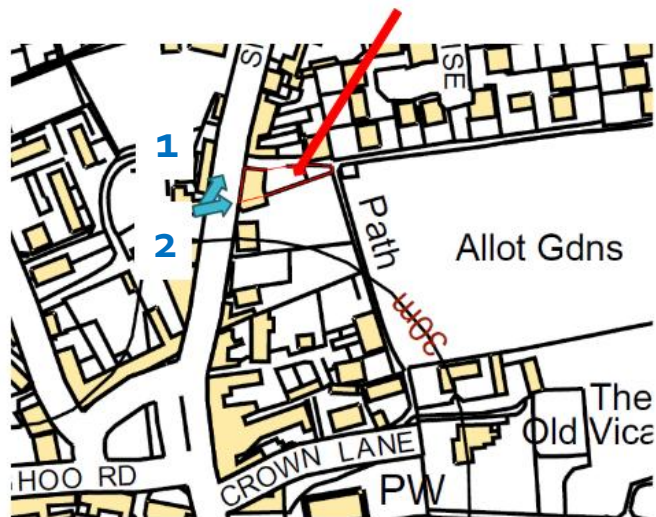


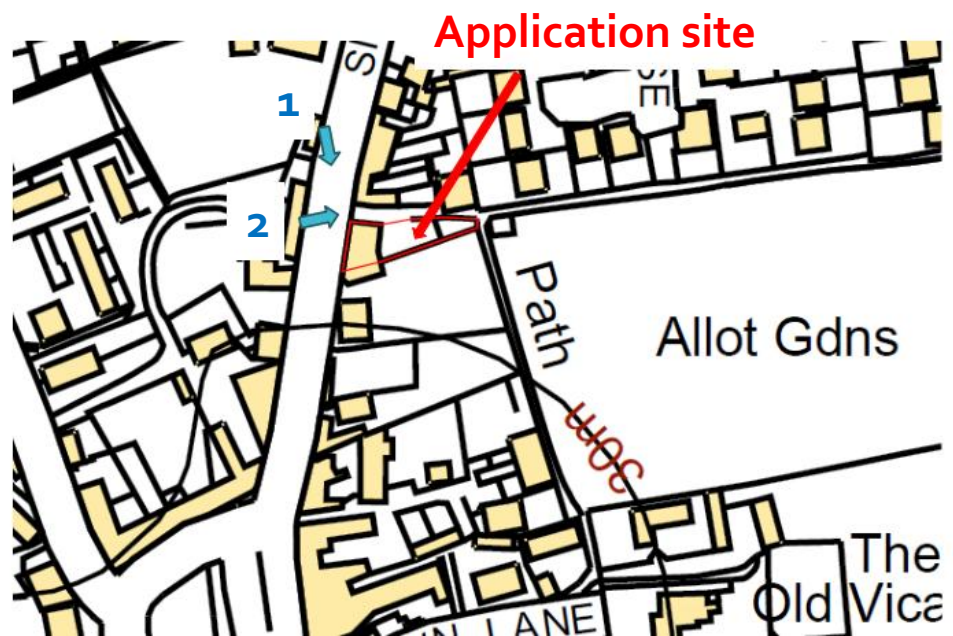
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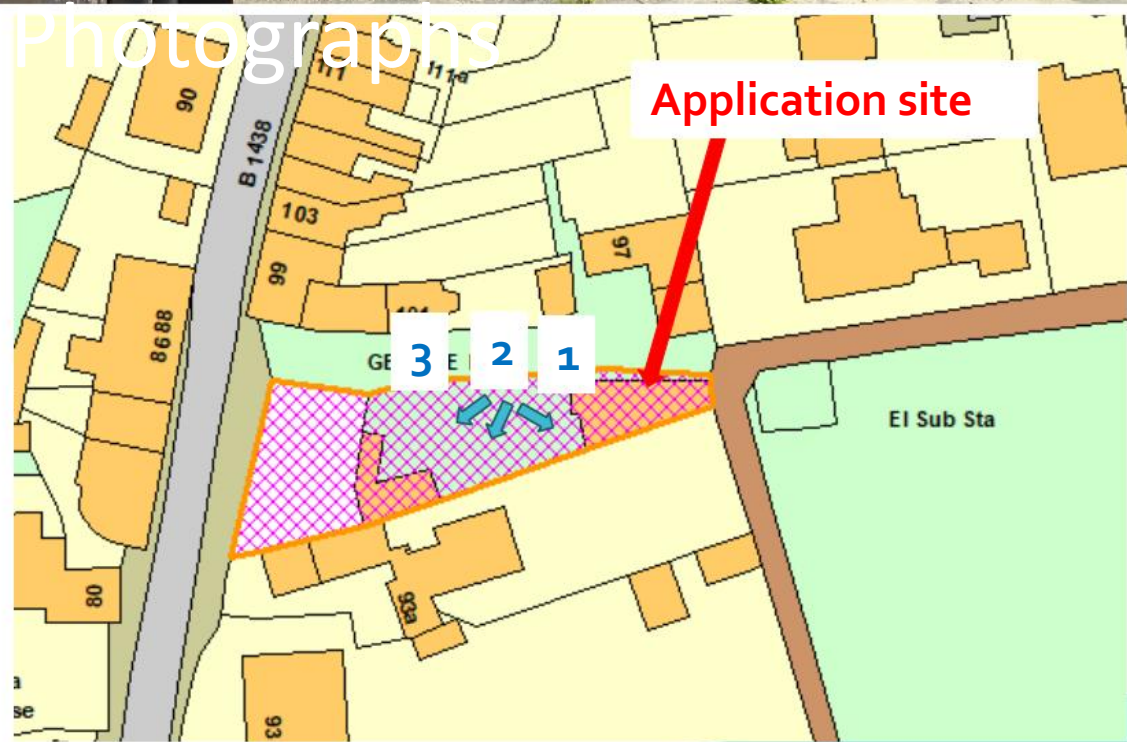




Application site







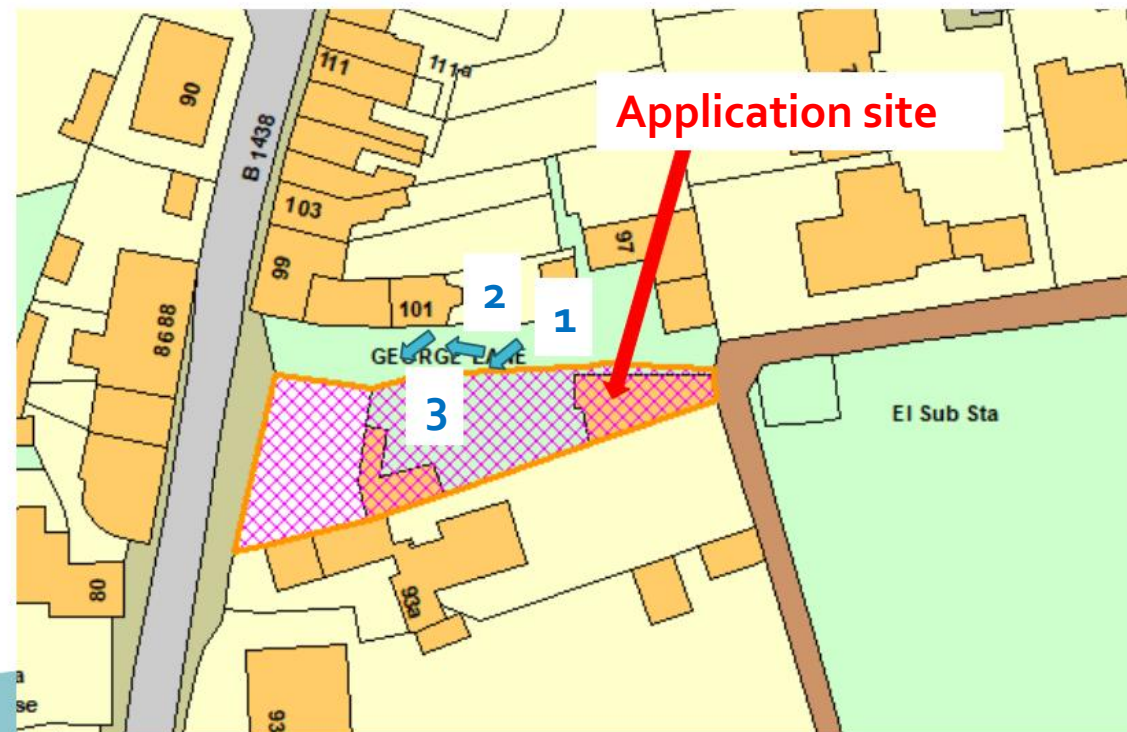
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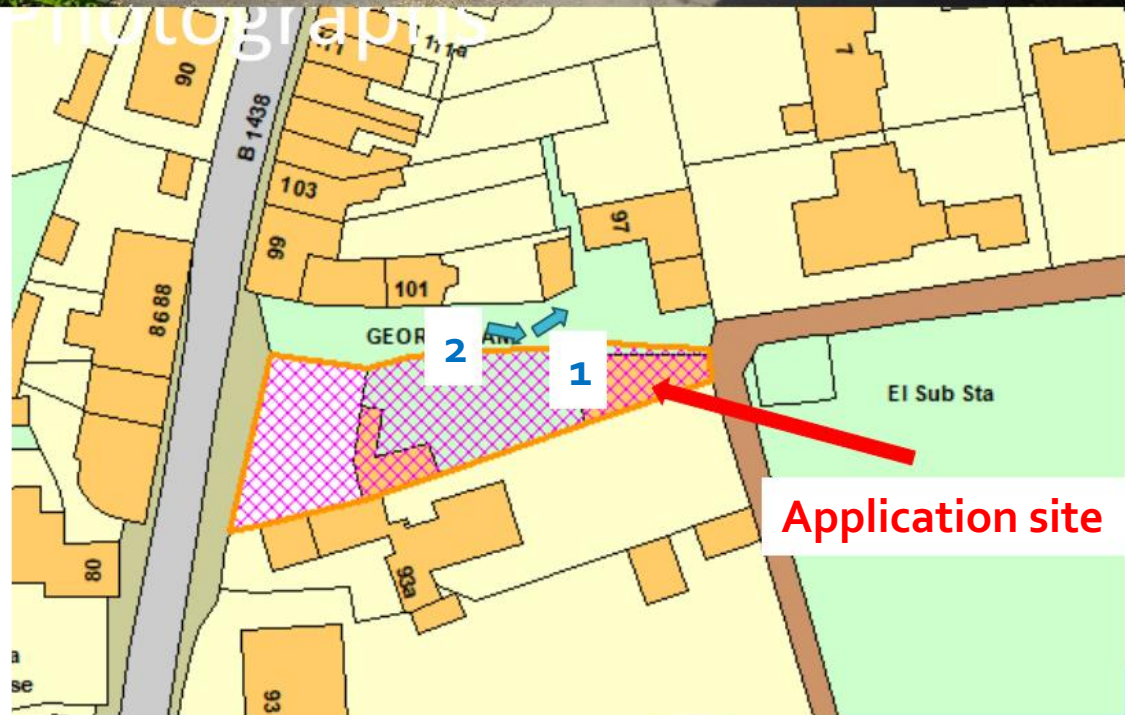


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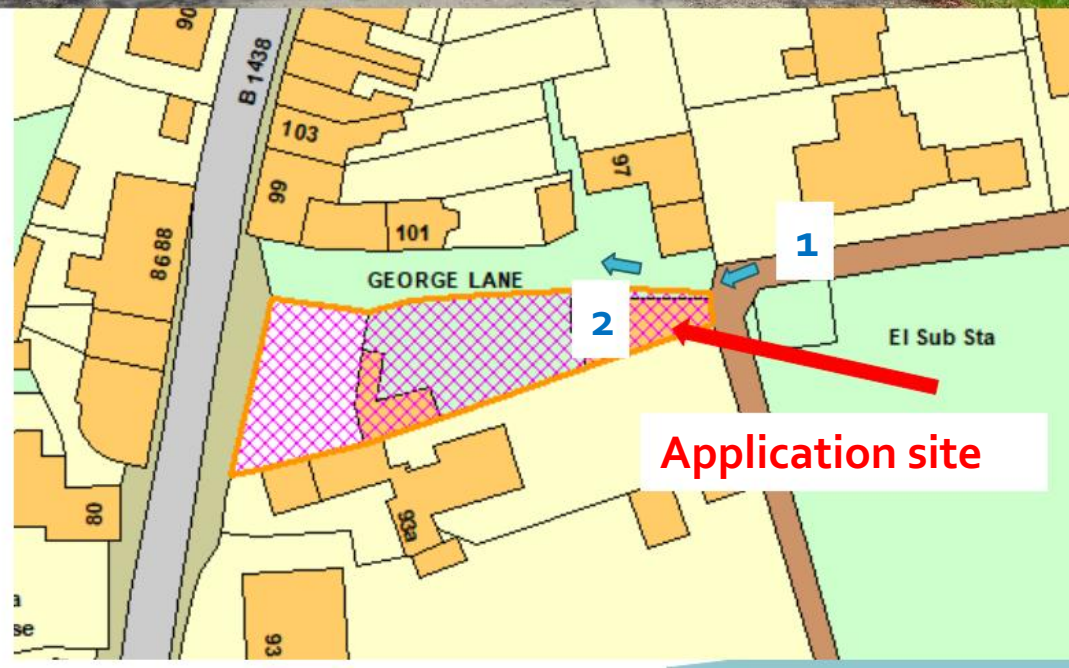




1



2



1



2



Application site

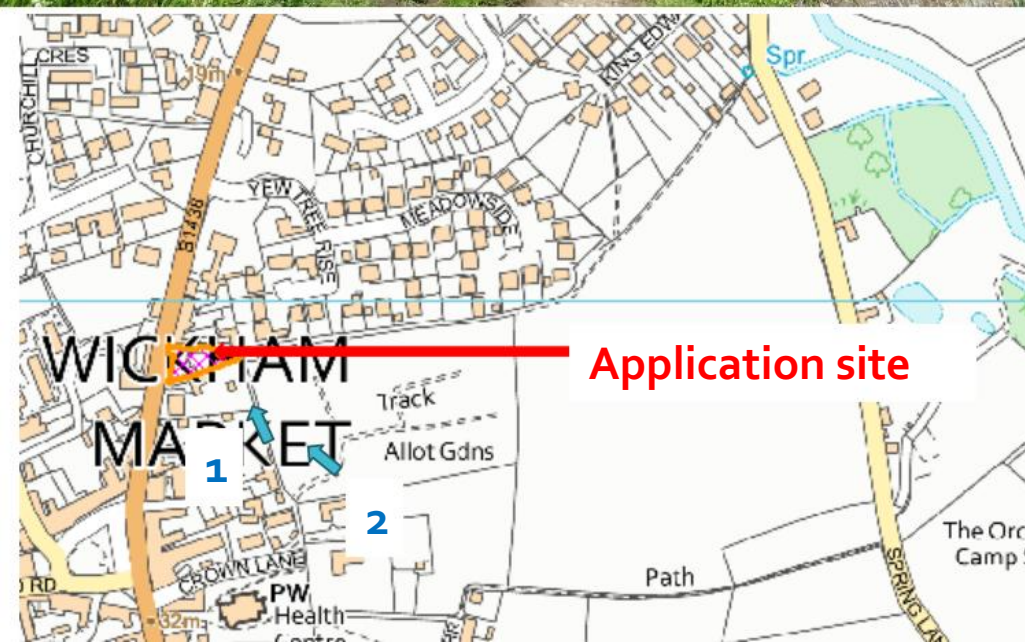
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Photographs

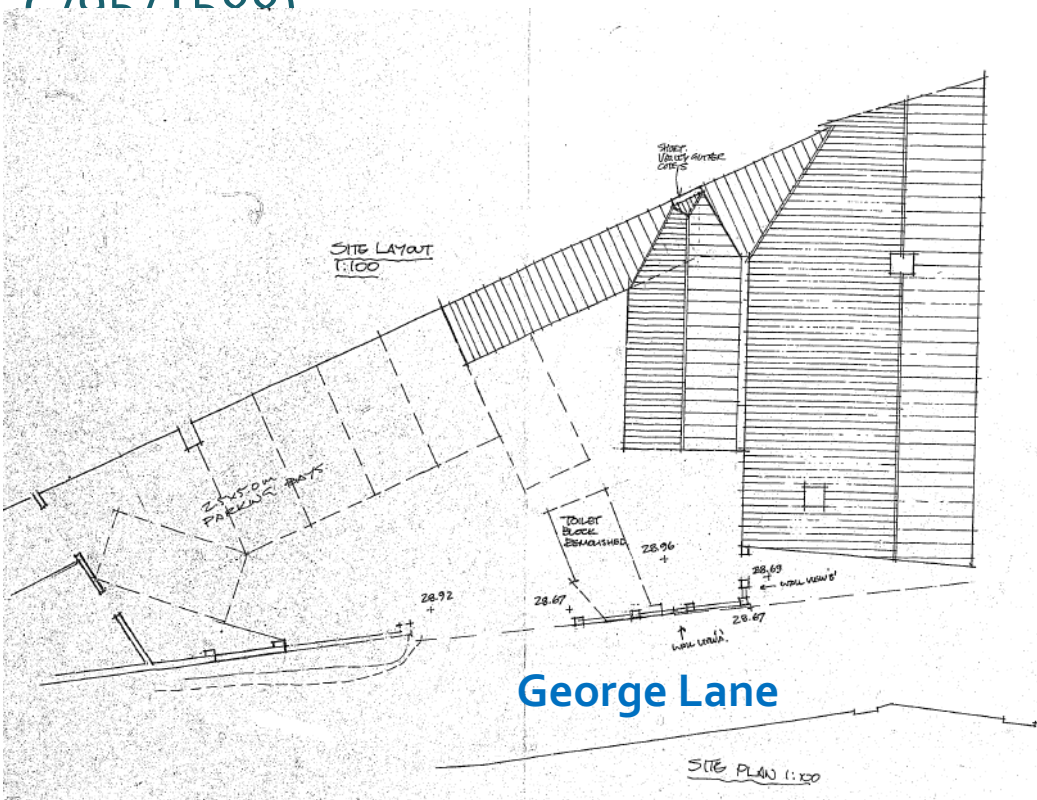


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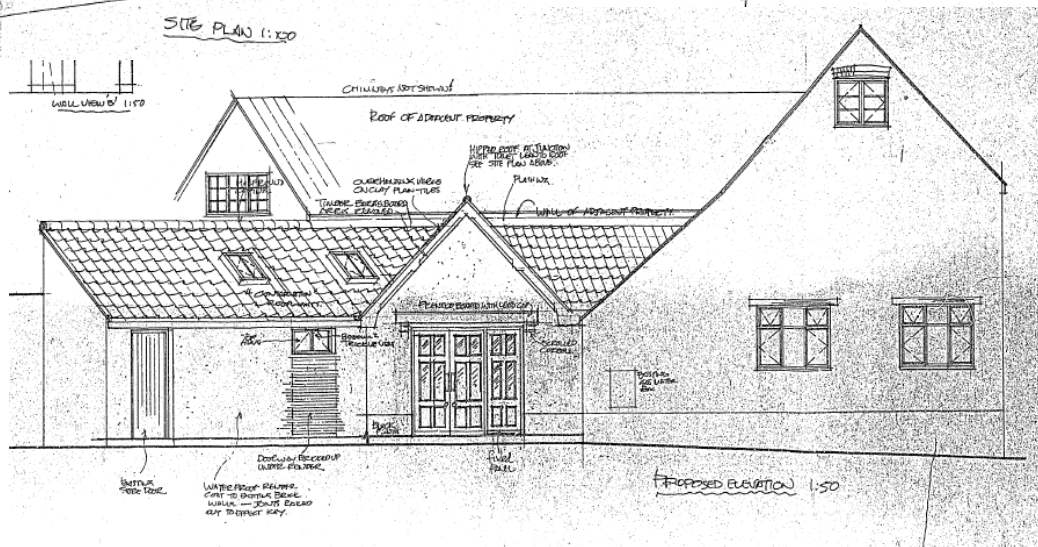
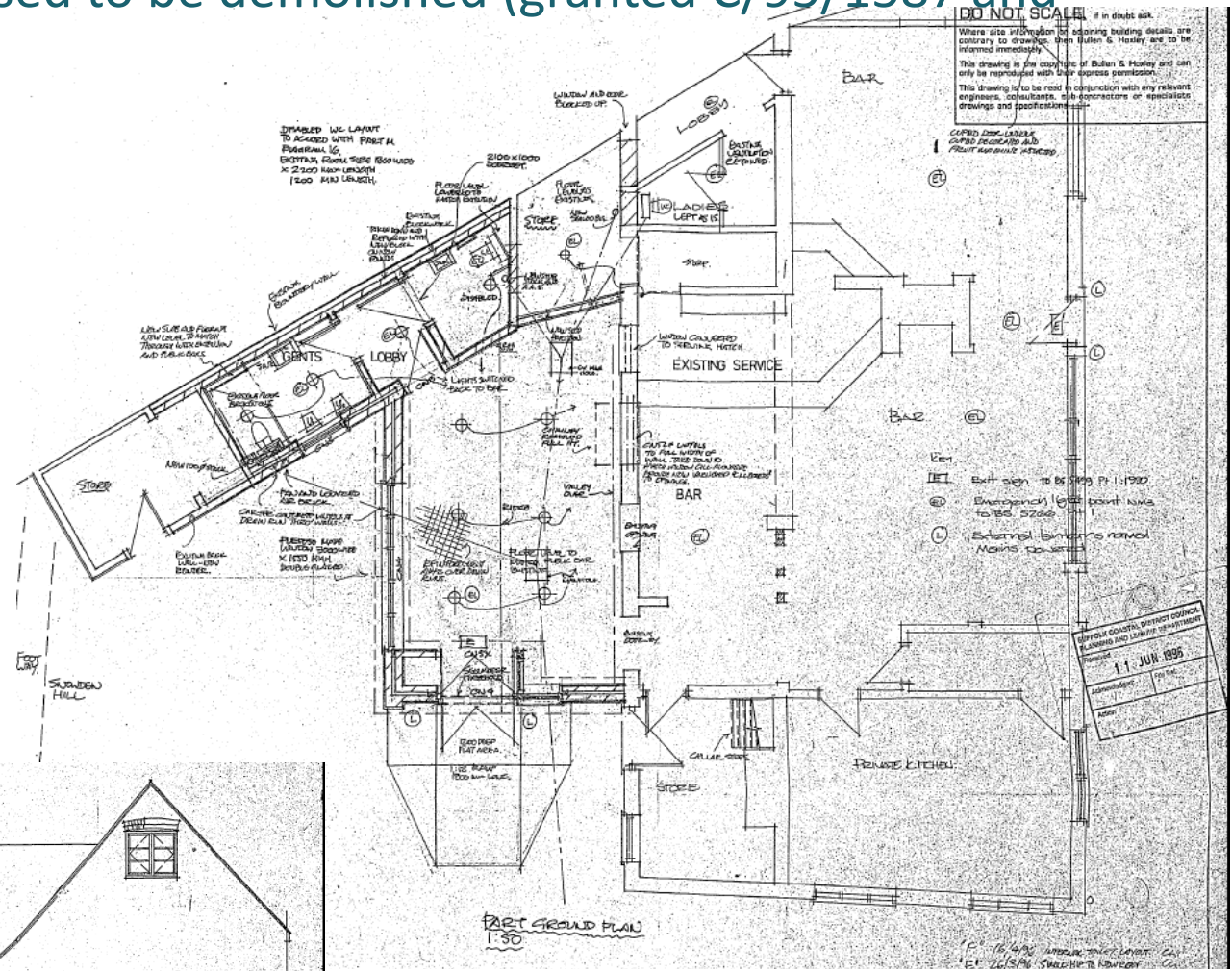
Application site



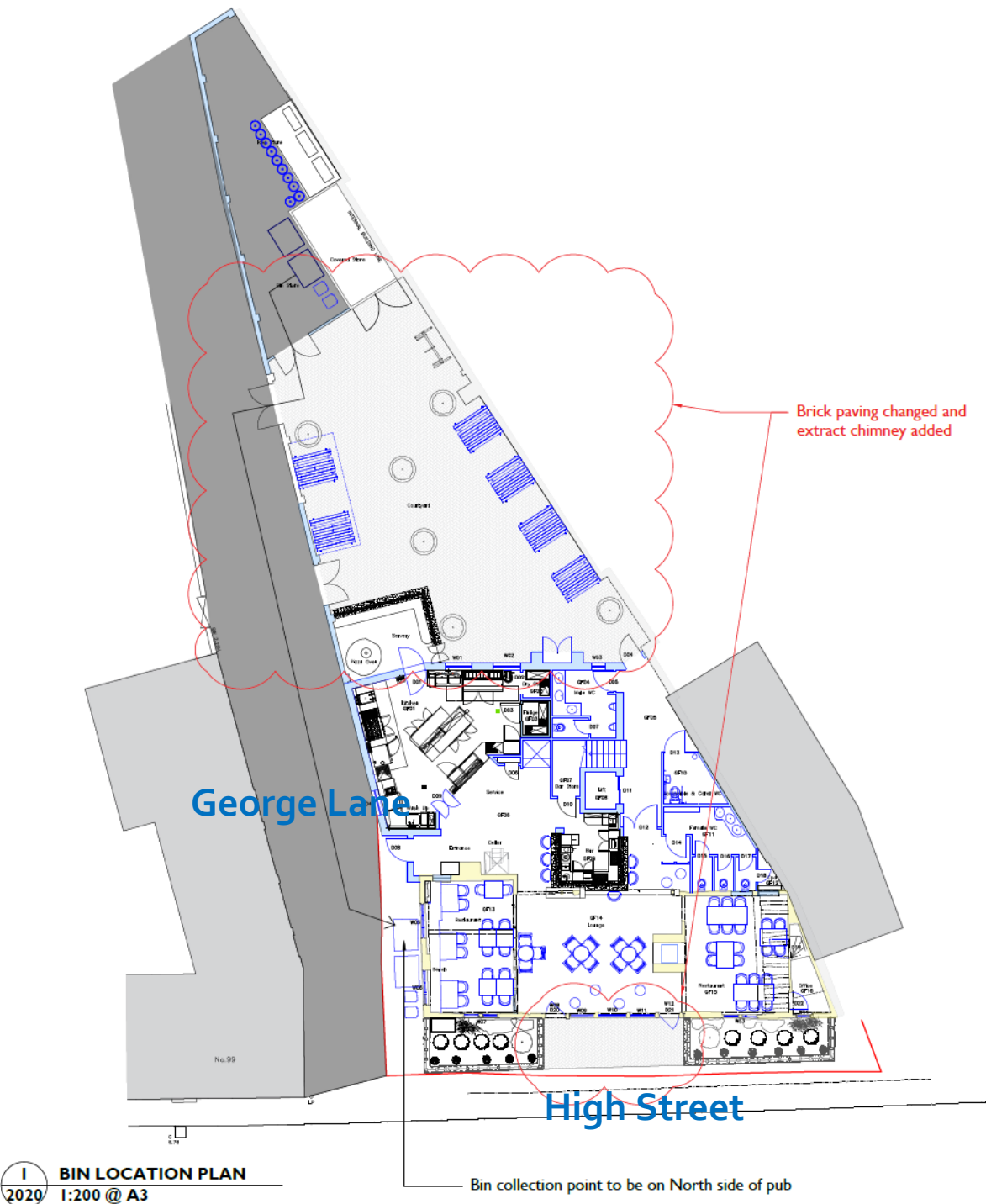
Previous/existing rear extensions which are proposed to be demolished (granted C/95/1587 and C/05/1500)



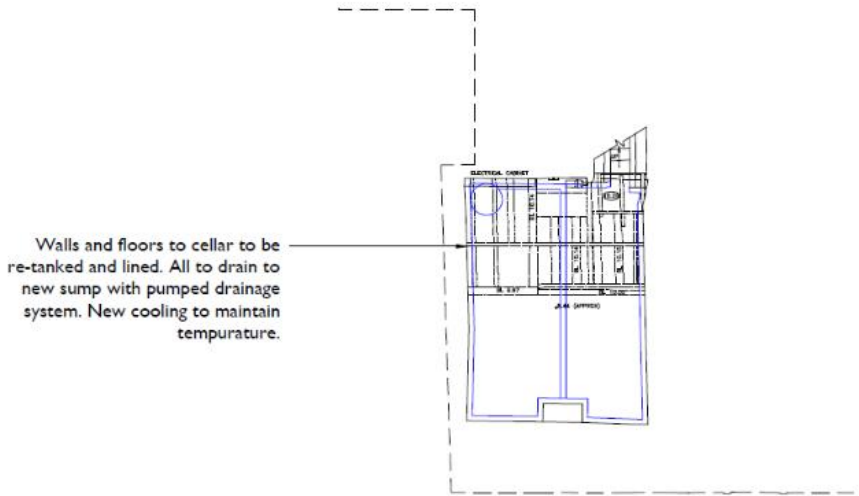
High Street



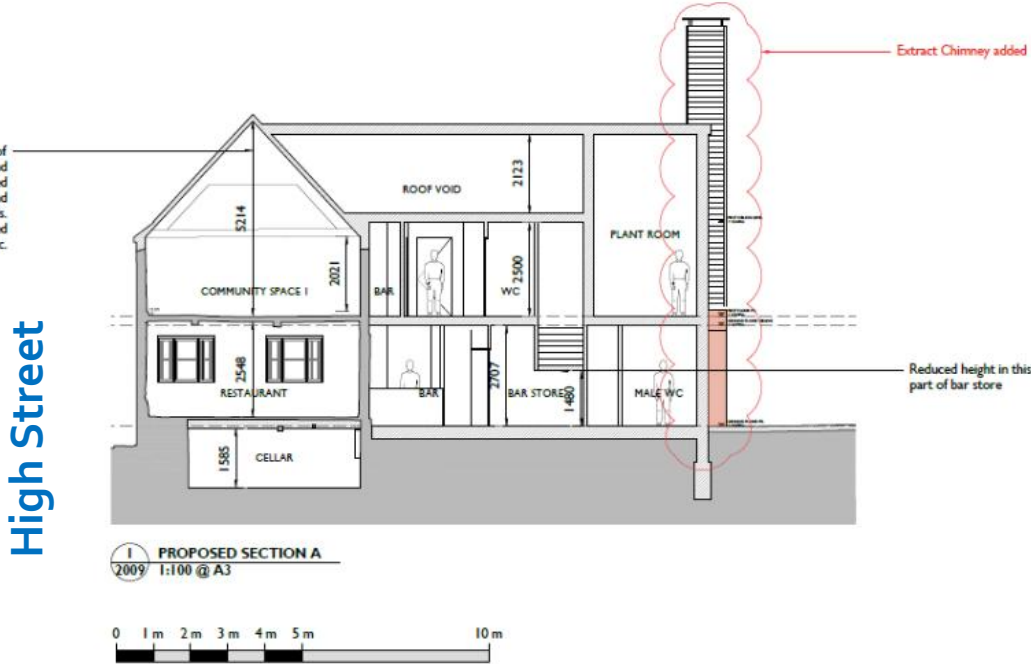
Proposed block plan



Proposed Basement Floor Plan and Sections



Basement (beneath area labelled 'Restaurant' on Ground floor plan)



George Lane

High Street

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Parcel shall be notified in writing of any discrepancies.

The floor plan shows a large central hall with a staircase. There are several rooms along the perimeter, including a kitchen, a dining area, and a living area. The plan is labeled with room numbers and names.

— Reduced ceiling height in this part of store room due to quarter landing above.

- Existing chimney re-lined & new double-sided woodburner installed

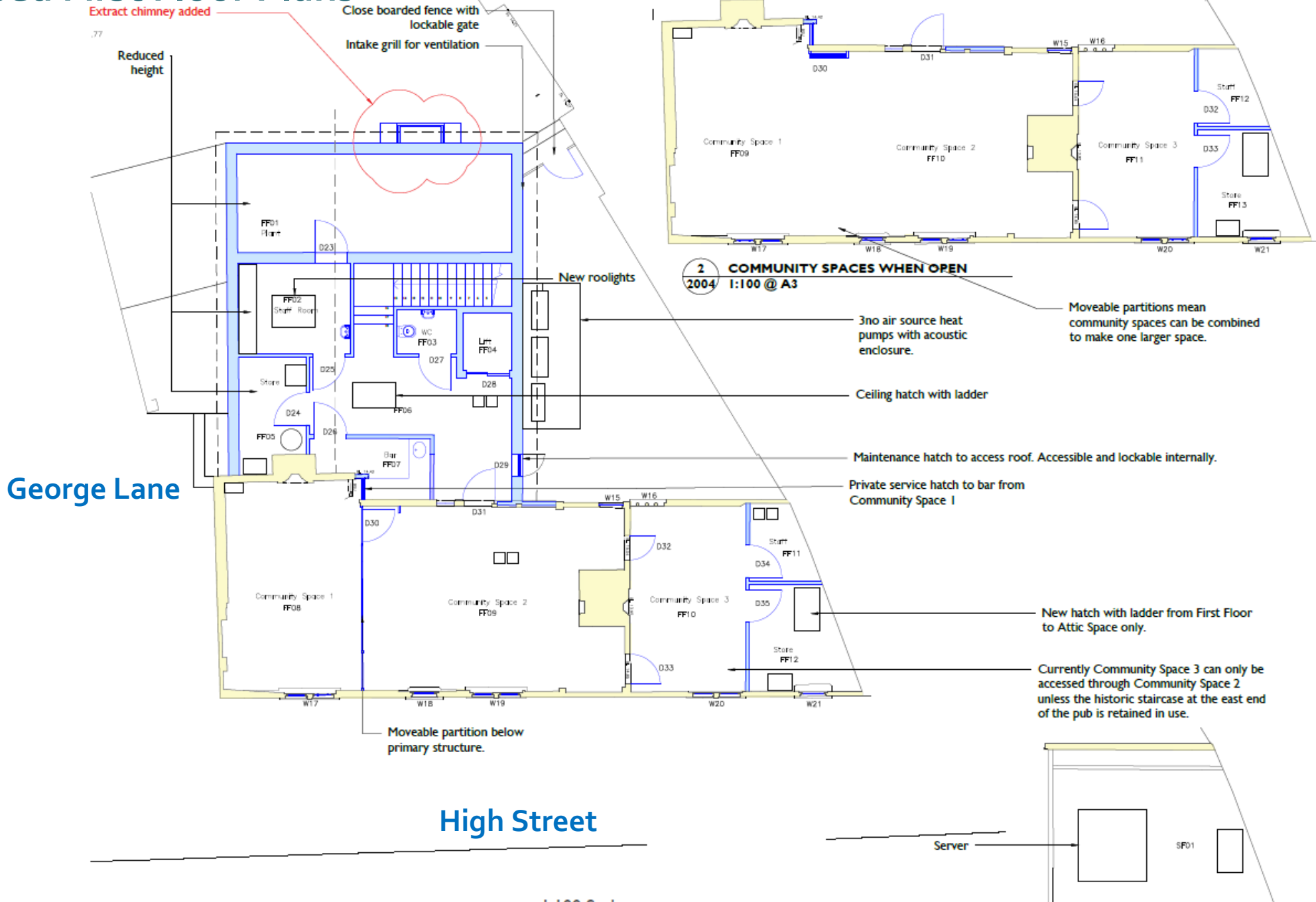
- Existing staircase to be retained and incorporated into new office.

- Grasses - Festuca
- Lavandula - Large variety
- Assorted bulbs for additional colour

240653-PUR-00-XX-DR-A-2003

Client	ES&M	DE	OC	
BLK	DATE	DRAWN	CHKD	DESCRIPTION
CLIENT	Greenwood Projects Limited			
PROJECT	The George , Witham Market			
TITLE	Proposed Ground Floor Plan			
SIZE & SCALE	A3L			
STATUS	S4 - Planning			
JOB NUMBER	240653			

Proposed First Floor Plans



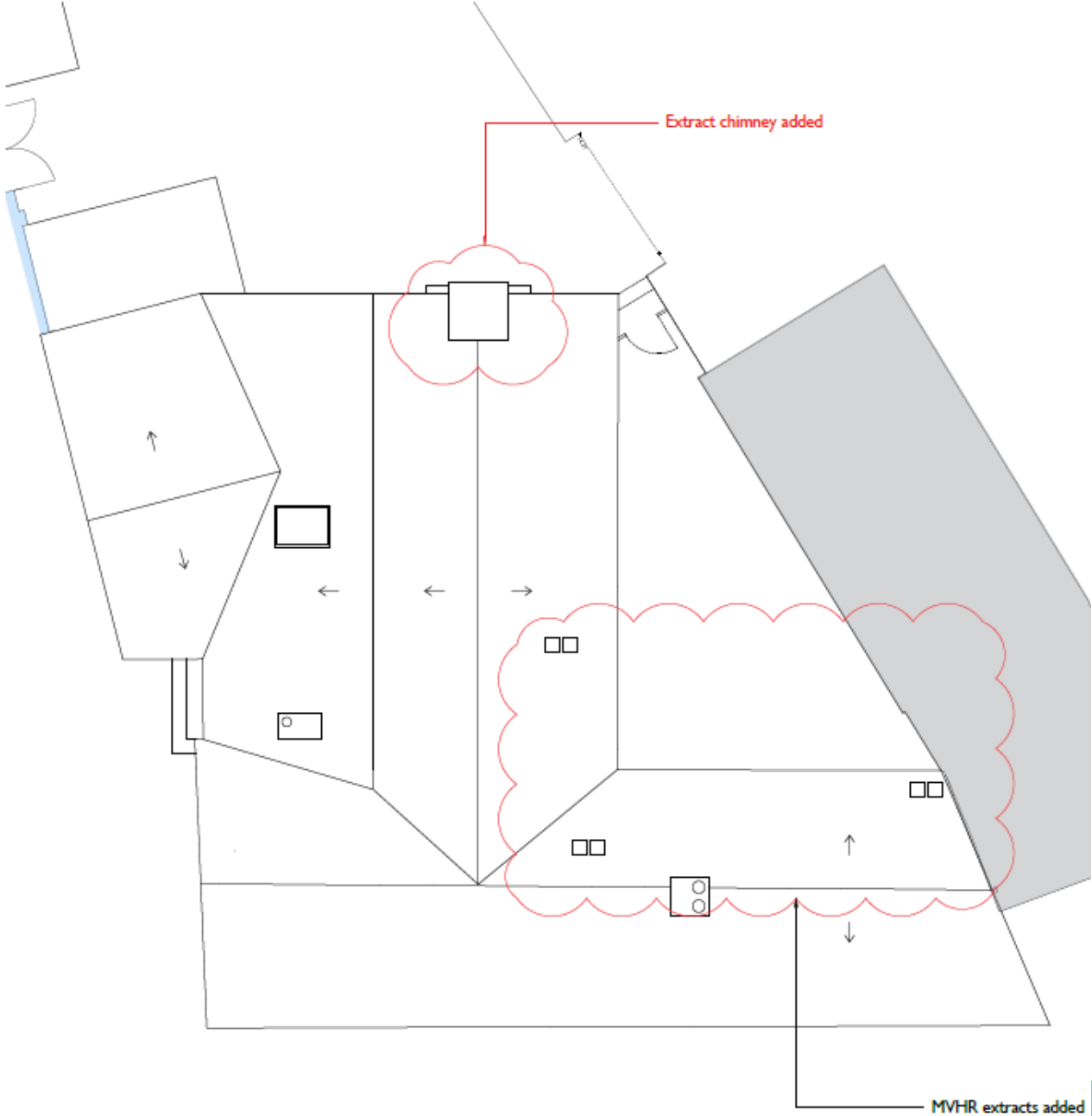
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Key Plan
not to scale

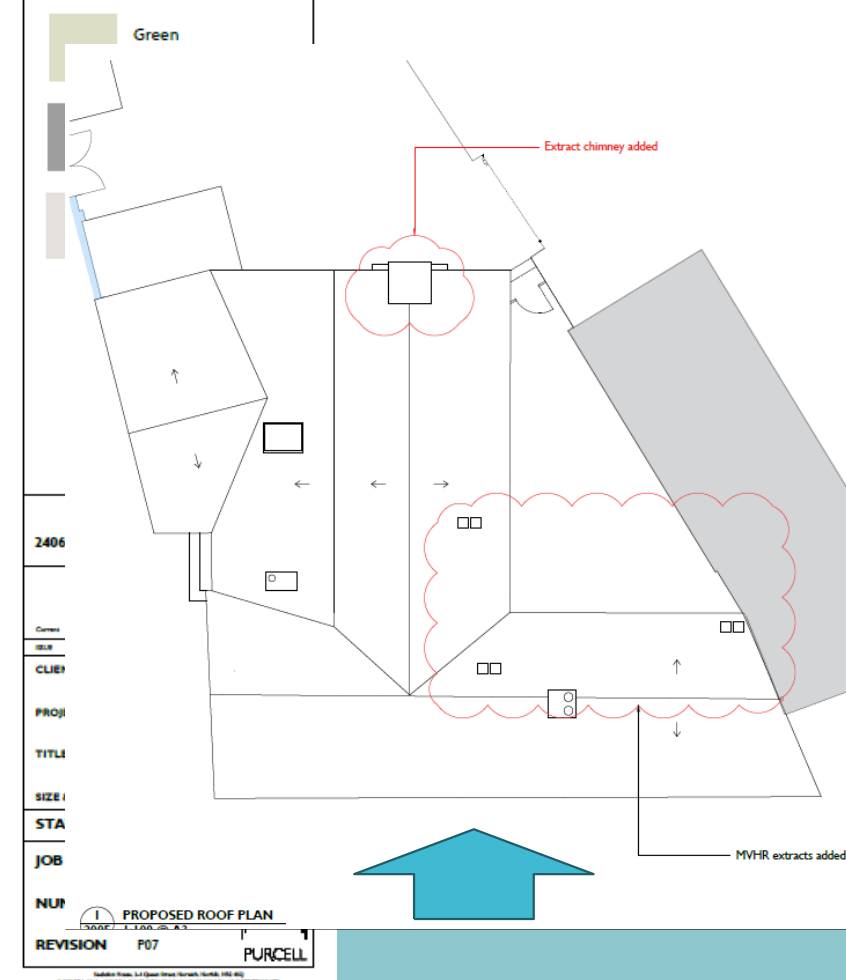
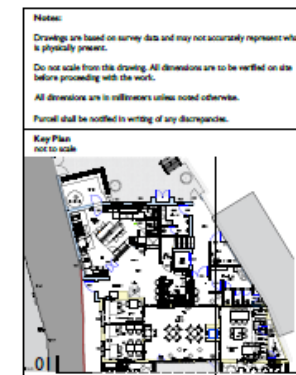
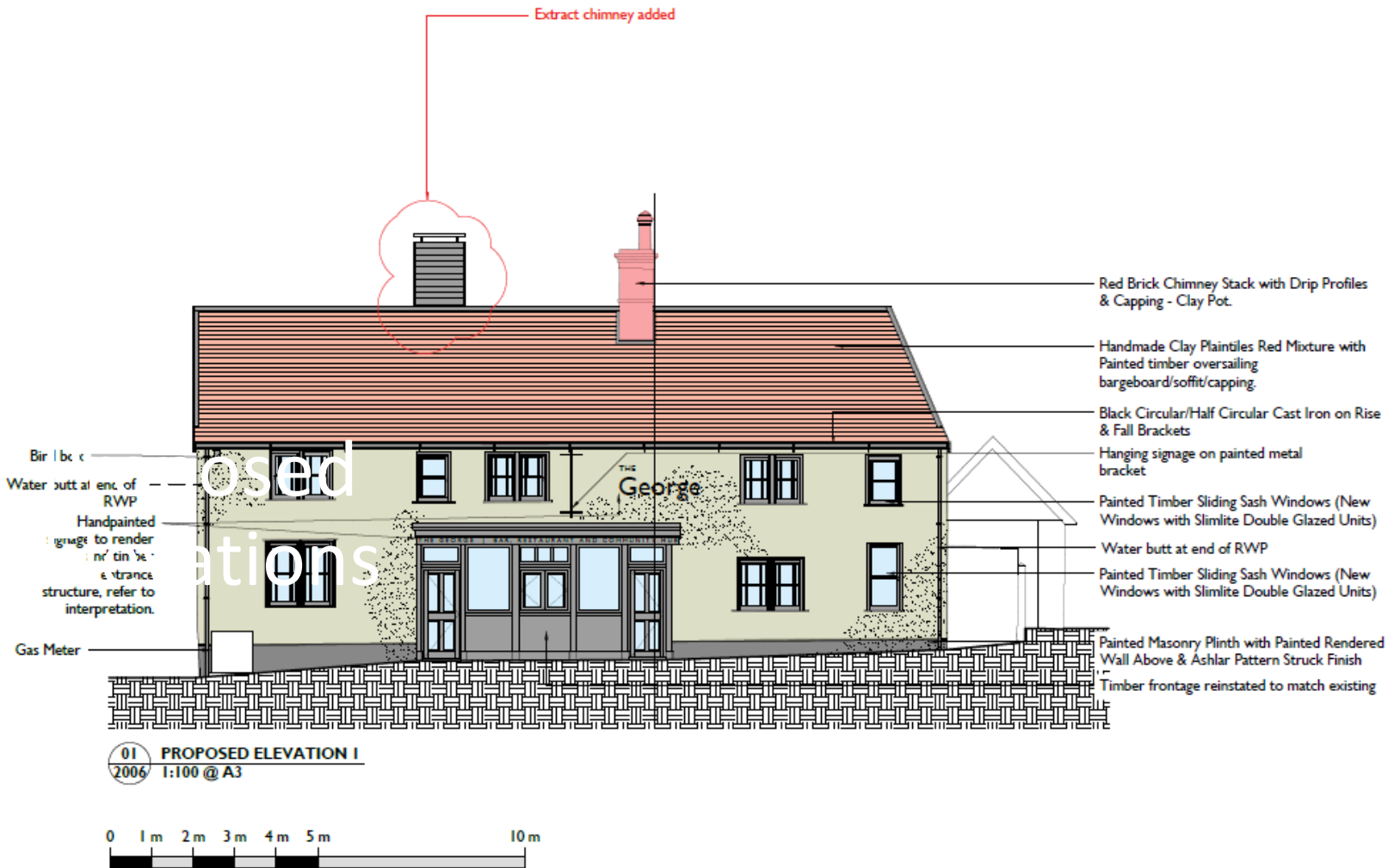
240653-PUR-00-XX-DR-A-2004

DATE	ISSUED	DATE	BY	DESCRIPTION
2004	2004	2004	2004	2004
CLIENT	Greenwood Projects Limited			
PROJECT	The George, Wickham Market			
TITLE	Proposed First Floor Plan			
SIZE & SCALE	A3L			
STATUS	S4 - Planning			

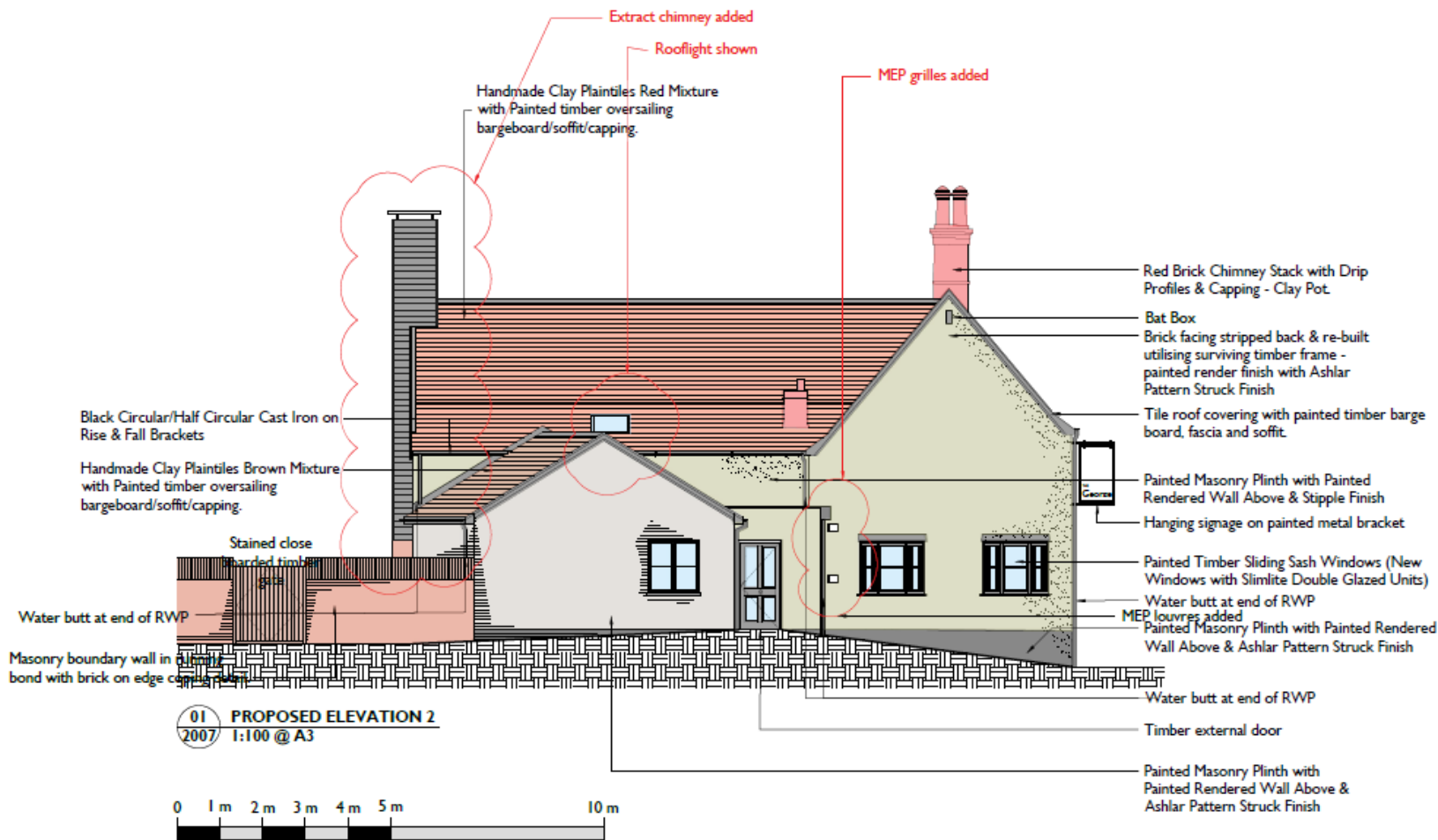
Proposed roof plan



Elevation - Front



Elevation – facing George Lane



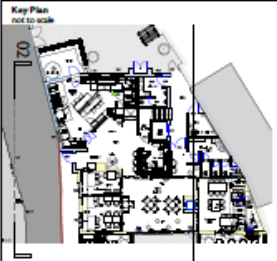
Notes:

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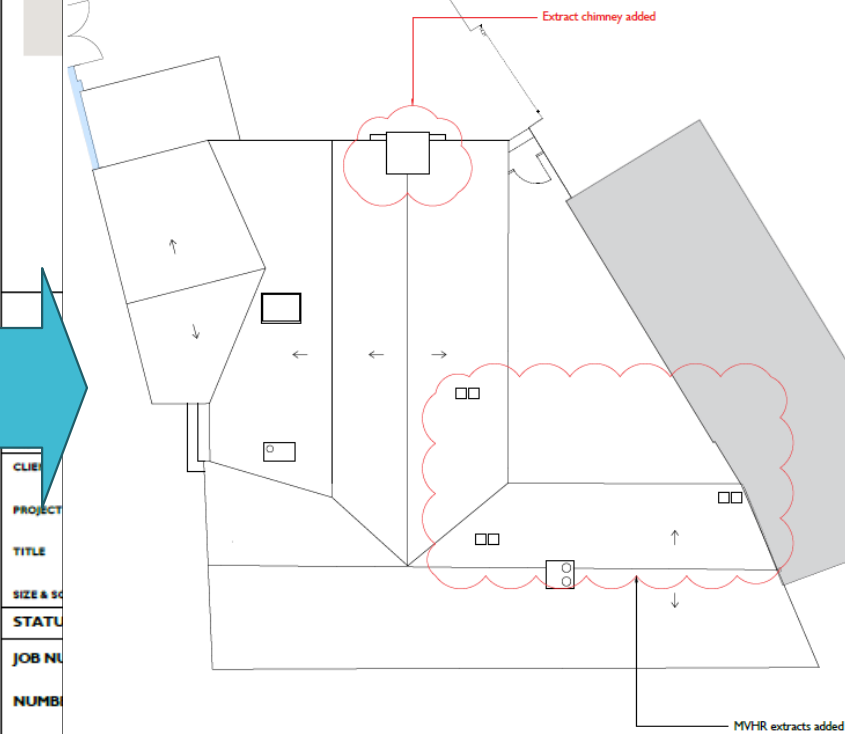
Do not scale from this drawing. All dimensions are to be verified on site before proceeding with the work.

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Full details shall be notified in writing of any discrepancies.



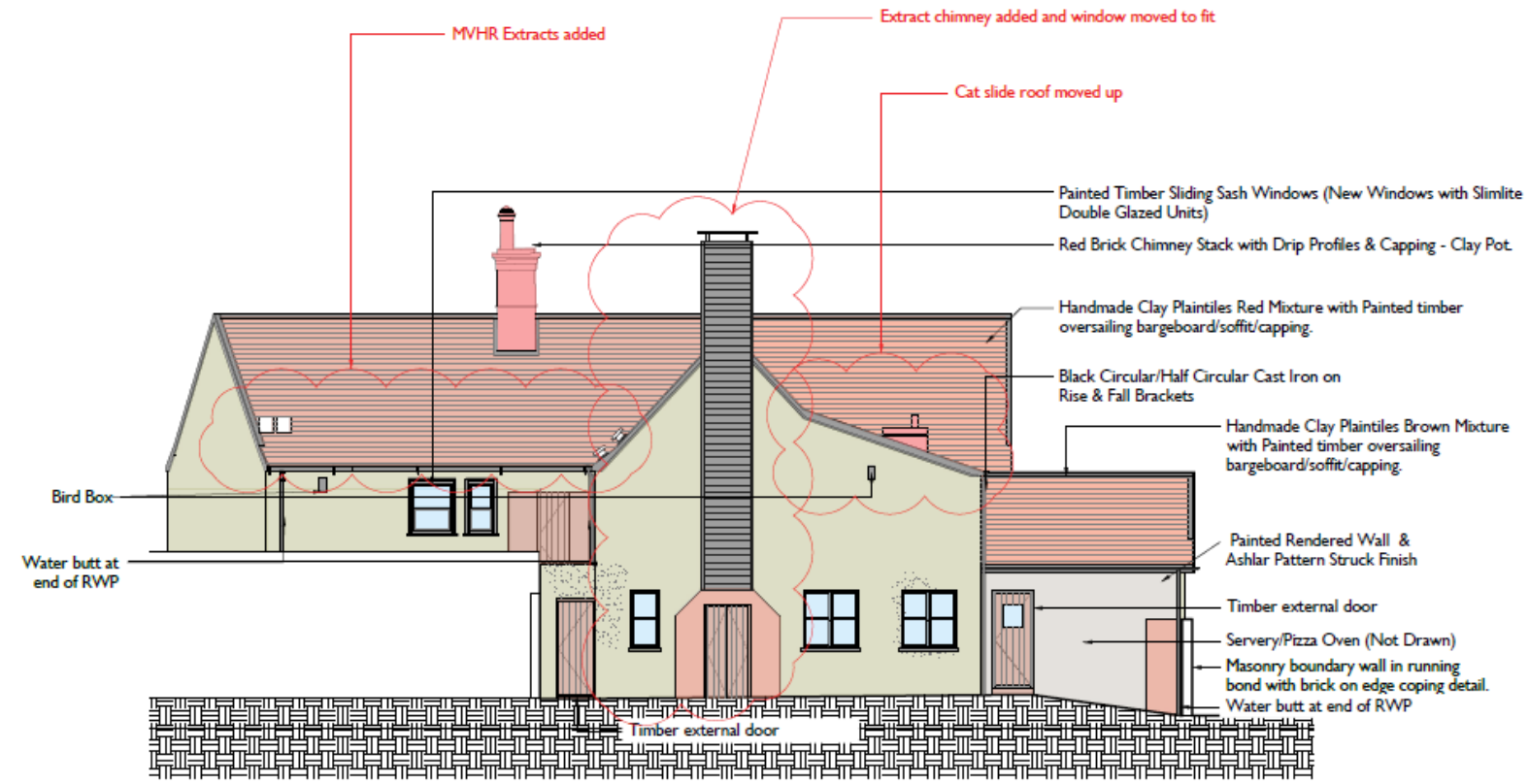
Green
Pantone 5787 C



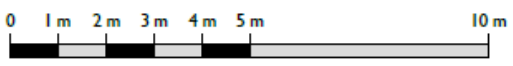
CLIENT
PROJECT
TITLE
SIZE & SCALE
STATUS
JOB NUMBER
NUMBER
REVISION

PROPOSED ROOF PLAN

Elevation – Rear



01 PROPOSED ELEVATION 3
2008 1:100 @ A3



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Pencil shall be notified in writing of any discrepancies.

Key Plan
not to scale

Green
Pantone 5787 C

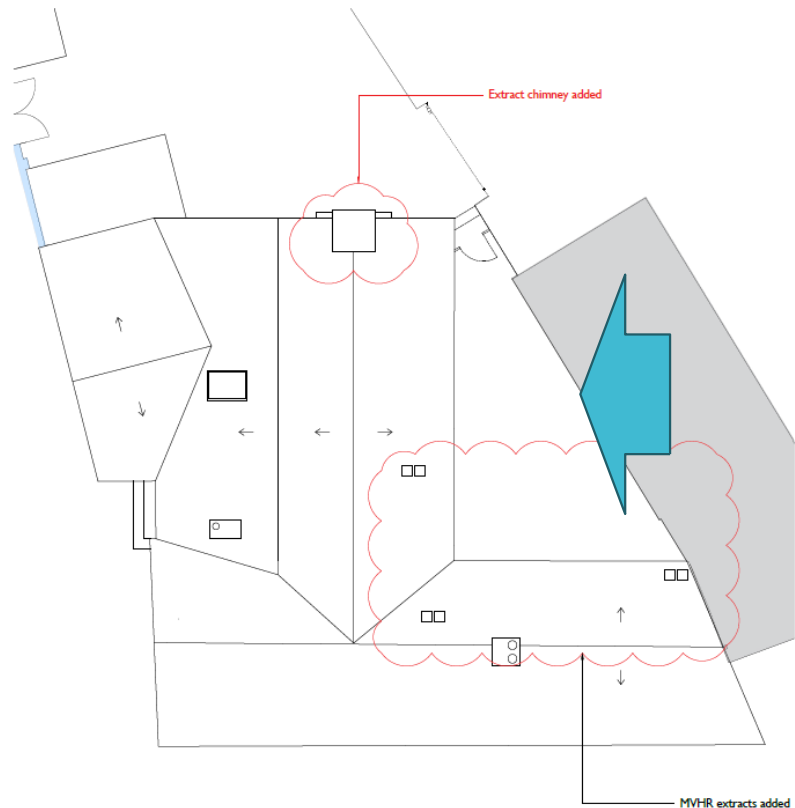
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Extract chimney added

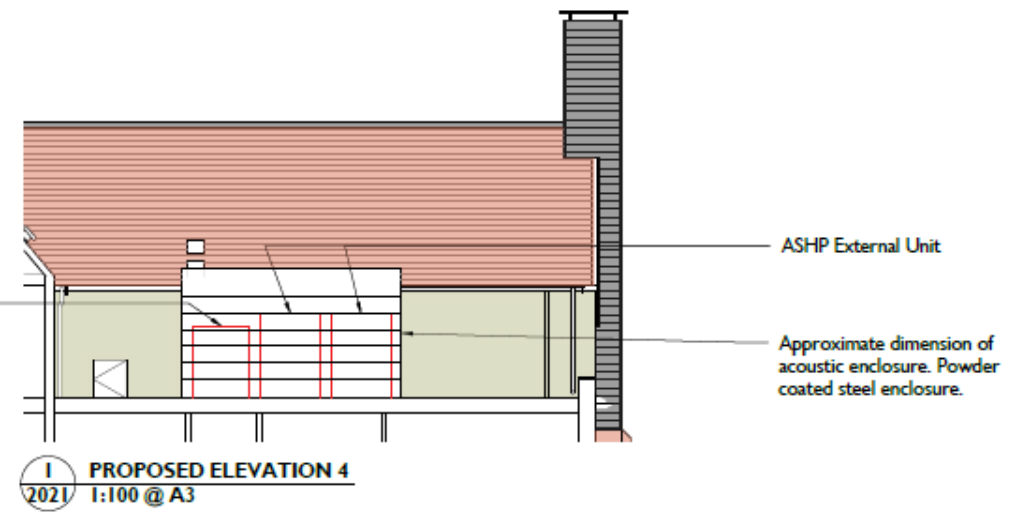
MVHR extracts added

01 PROPOSED ROOF PLAN
2008 1:100 @ A3

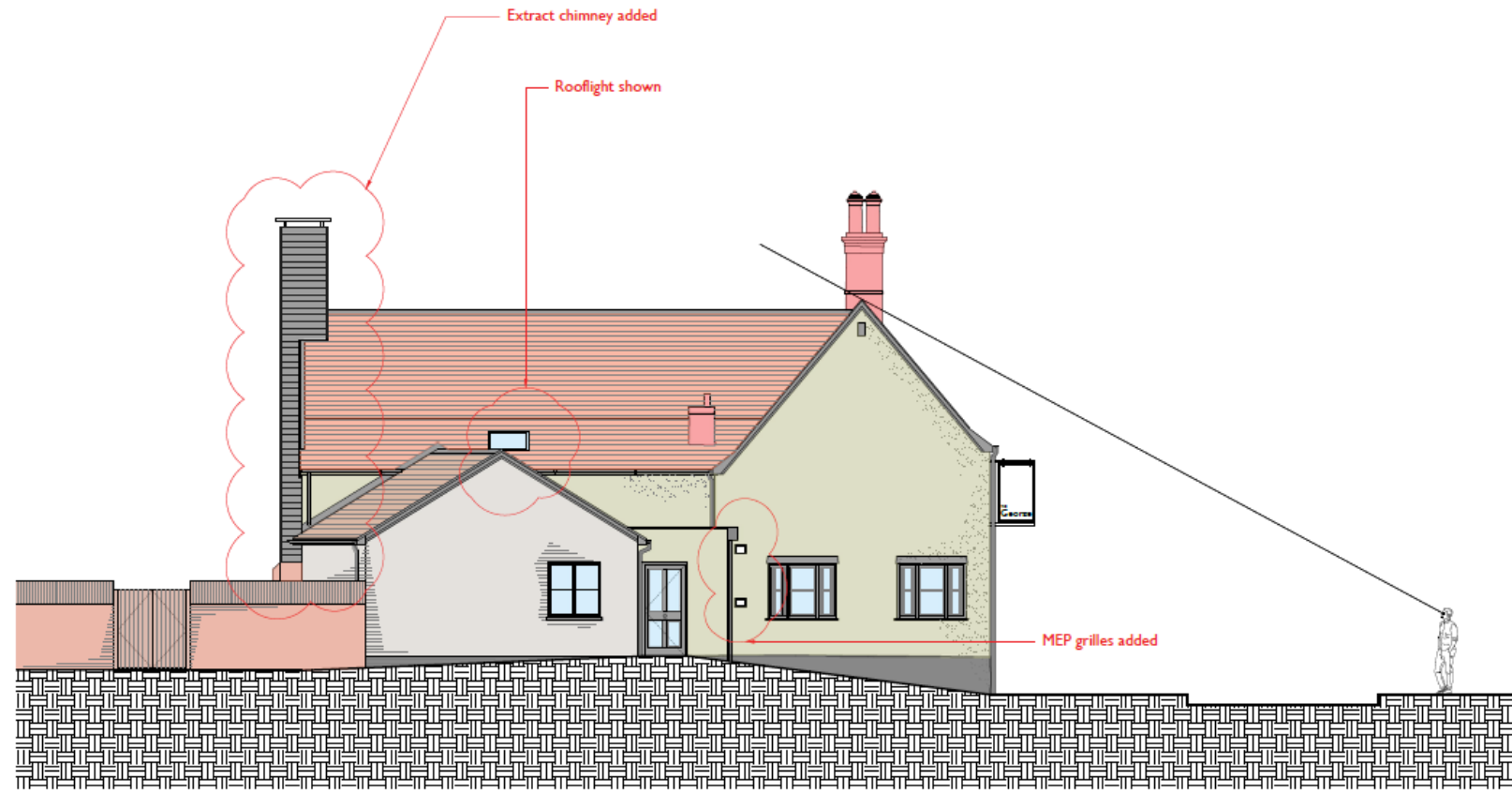
Elevations – south



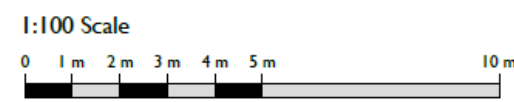
Air conditioning external unit



Site Line from High Street



1 Eyeline Elevation
2017 1:100 @ A3



Notes:

03/06/2021 17:07:32

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Key Plan

Not to scale

REV	DATE	BY	CHK	DESCRIPTION
P01	04/05/2021	DG	OC	01
P02	17/04/2021	DG	OC	01
P03	08/04/2021	DG	OC	01
P04	03/06/2021	DG	OC	01

CLIENT

Greenwood Projects Limited

PROJECT

The George, Wickham Market

JOB NUMBER

240653

TITLE

Eyeline Elevation

REV	SCALE	LAST REVISED	DRAWN	CHECKED
A3L		03/06/2021	DG	OC

APP


P04 S4 - Planning

DRAWING NUMBER

240653-PUR-00-XX-DR-A-2017

Small text at the bottom of the title block, likely a disclaimer or copyright notice.

Material Planning Considerations

- Principle
 - Heritage and visual amenity (Including Listed Building and Conservation Area)
 - Community, Social and Economic considerations
 - Accessibility, Highway Safety, Parking, deliveries and Public Rights of Way
 - Residential Amenity:
 - Noise, Odour & Fumes,
 - Overlooking/Loss of Privacy,
 - Daylight/Sunlight,
 - External Lighting
 - Waste Disposal
 - Ecology
 - Construction Phase
- 
- A teal-colored decorative shape, resembling a stylized hill or a wedge, is positioned at the bottom right of the slide, extending from the bottom edge towards the center.

Recommendation

Approve subject to conditions:

1. Standard 3 years for commencement
2. Drawings/plans
3. Construction Management Plan
4. Use permitted
5. Hours of Use
6. Delivery Hours
7. Noise Levels
8. Music
9. Noise Validation Survey
10. Extract system
11. Flue enclosure
12. Acoustic structures around plant in garden
13. Acoustic structures around plant on flat roof
14. Bin storage and presentation
15. Hard and Soft landscaping
16. Wall and Gates to George Lane
17. Cycle Rack
18. Smoking Shelter
19. Replacement roof on outbuilding
20. Pizza Oven