# plans to convert vacant Thai restaurant into flats reflect wider push for Dereham regeneration



Proposals submitted to Breckland Council aim to transform the now-vacant former Thai restaurant in Quebec Street, Dereham, into two new flats. The developers contend that the restaurant lacks a "viable future," citing its emptiness as a compelling reason for redevelopment. As with many areas in Dereham, the condition of shopfronts—both occupied and abandoned—has come under scrutiny, prompting local frustrations.

Breckland Council recently introduced a shopfront design guide intended to improve the aesthetic quality of commercial properties across the district. Dereham has seen an increase in complaints about dishevelled commercial properties, exemplified by a recent incident involving a barber shop's new signage that was deemed inappropriate, leading to the council enforcing its removal. Such incidents underscore a growing concern among locals regarding the town's visual appeal and the management of its commercial spaces.

This situation is not unique to Dereham. Across the region, vacant restaurants are increasingly being targeted for redevelopment. For instance, plans to convert the long-abandoned Thai Wellbeing spa and Baan Phraya Thai restaurant into four new city centre apartments in Norwich have emerged. This building, vacant since 2014 and described as dilapidated with collapsing ceilings, highlights the urgent need for revitalisation efforts in the face of declining property conditions.

Further compounding the issue, the erstwhile Akaash Tandoori Restaurant in Dereham has become a symbol of neglect. With the owners reportedly fleeing the country amid legal disputes with the council over repair obligations, the property has stood empty since 2015. Residents have recently called for action against such abandoned properties, urging owners to restore them to a satisfactory state.

Positive developments in the area have included the recent approval by Breckland Council for the conversion of a former nightclub into four flats, a decision welcomed by local residents. This initiative demonstrates a shift towards addressing community concerns about overdevelopment while ensuring that available spaces are optimally utilised.

The ongoing patterns of turning derelict restaurants and nightclubs into residential flats not only provide much-needed housing solutions but also serve to enhance the town's overall environment. In a time where many properties remain unoccupied, these proposals suggest a potential pathway to rejuvenation for Dereham and surrounding areas. The application for the former Thai restaurant will be reviewed by Breckland Council soon, as the community watches closely for outcomes that balance development needs with historic preservation and aesthetic considerations.

As towns like Dereham navigate the challenges of maintaining their character while accommodating growth, the decisions made today will undoubtedly shape the landscape of these communities for years to come.

## Reference Map

1. Paragraphs 1, 2
2. Paragraph 3
3. Paragraph 4
4. Paragraph 5
5. Paragraph 6

Source: [Noah Wire Services](https://www.noahwire.com)

## Bibliography

1. <https://www.edp24.co.uk/news/25164506.plans-lodged-turn-former-dereham-thai-housing/?ref=rss> - Please view link - unable to able to access data
2. <https://www.edp24.co.uk/news/housing/20654284.bid-turn-former-spa-norwich-nandos-homes/> - Plans have been submitted to Norwich City Council to convert the former Thai Wellbeing spa and Baan Phraya Thai restaurant into four city centre apartments. The building, which has been vacant since 2014, is in a dilapidated state, with internal walls damaged and ceilings collapsing. The developers aim to create four two-bedroom apartments, each with a balcony, to revitalize the space and address the building's deteriorating condition.
3. <https://www.edp24.co.uk/news/24661804.owners-dereham-restaurant-akaash-flee-country/> - The owners of the derelict Akaash Tandoori Restaurant in Dereham have reportedly fled the country amid a legal battle with Breckland Council. The restaurant, which has been empty since 2015, was ordered by the council to undertake essential repairs after failing to comply with an enforcement notice. The owners have accused the council of failing to support them during this period, leading to their departure.
4. <https://www.derehamtimes.co.uk/lifestyle/22075109.former-nightclub-converted-flats-plans-approved/> - Plans to convert a former nightclub in Dereham into four flats have been approved by Breckland Council. The building, which has previously operated as Splitz, Aurora Borealis, Rumours, and most recently Angels, will now be transformed into two one-bedroom flats and two two-bedroom flats. The decision followed feedback from neighbors and addressed concerns about overdevelopment and lack of amenity space.
5. <https://www.kidderminstershuttle.co.uk/news/23172270.plan-convert-kidderminster-restaurant-flats/> - A planning application has been submitted to convert the historic 'Barrel' pub building on Bromsgrove Street in Kidderminster, which recently housed the Baan Thai restaurant, into two flats. The restaurant ceased operations due to financial difficulties, and the landlord has been unable to lease the premises. The application highlights the need for renovation to prevent further deterioration of the property.
6. <https://www.kidderminstershuttle.co.uk/news/23262995.plan-convert-historic-kidderminster-pub-site-flats-approved/> - Plans to convert the historic 'Barrel' pub building on Bromsgrove Street in Kidderminster into two flats have been approved by Wyre Forest District Council. The building, which recently housed the Baan Thai restaurant, will be transformed into two one-bedroom flats. The approval addresses concerns about the property's condition and the need for refurbishment to prevent further deterioration.
7. <https://www.edp24.co.uk/news/23529101.view-restaurant-mundesley-turned-flats/> - Plans have been submitted to convert the former View Restaurant in Mundesley into two new flats. The restaurant, which closed in September 2023 due to personal reasons, has remained empty despite efforts to find new owners. The proposed development includes two two-bedroom flats with patios on the ground floor, adding to the two existing flats above the property.