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FILE COPY

SOUTH HOLLAND DISTRICT COUNCIL
HOUSING & PLANNING SERVICES DEPARTMENT

Town and Country Planning Act 1990

Approval of Reserved Matters

Reference: H02/0037/99 Received: 18-JAN-99 Type:RESERVED MATTERS

Name: Persimmon Homes(E.Midlands)Ltd
Persimmon House
10 Welland Road
Peterborough
PE1 3SF

Agent: David Tuckley Associates Ltd
7 Bassett Court
The Green
Newport Pagnell
Bucks MK16 0JN

Description: Erection of seven dwellings and ancillary works for residential use.

Location : Postland Road Crowland
Lincs

South Holland District Council hereby give notice that APPROVAL HAS BEEN GRANTED for the details submitted under the terms of the outline permission, subject to any condition(s) set out below:

1 Notwithstanding the submitted details, the private drives shall be constructed and surfaced in accordance with details to be submitted to and approved in writing by the Local Planning Authority prior to the occupation of any dwellings on the site.

Reason: To ensure a satisfactory development in the interests of the amenities of the locality.

2 Before any development is commenced, the applicant shall submit to and have approved in writing by the Local Planning Authority full details of a scheme of fencing/walling for the development and details of a scheme of lighting for the private drives. the approved details shall be implemented prior to the occupation of the dwellings.

Reason: To ensure a satisfactory development in the interests of the amenities of the locality and future occupants

3 Before any development on Plot 6 is commenced the applicants shall submit to and have had approved in writing by the Local Planning Authority amended plans showing the garage re-designed, or re-located westwards away from the eastern boundary of the site to allow for a 2 metre wide planted area to the rear of that garage. Additional landscaping along the eastern boundary of this plot shall be specified. The development shall thereafter be carried out in accordance with the approved plans.

Reason: To ensure a satisfactory development in the interests of the amenities of the locality.

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HOUSING & PLANNING SERVICES DEPARTMENT

4 Before the dwellings are occupied the existing vegetation on the Postland Road frontage of the site shall be trimmed to provide a visibility splay of 2 metres x 90 metres to the south of the site's main access. The visibility splay shall thereafter be kept clear of obstructions.

Reason; To ensure satisfactory access and visibility in the interest of safety.

The determined plans are:-

a. Dwg nos. 1928/LP, SD2C, 164, SDG9 & 133C received on 18 Jan 99.
b. Dwg nos. T158C, 171 & 132 received on 13 Apr 99.
c. Dwg no. 1928/3A received on 14 Jul 99.
d. Dwg no. 1928/2D received on 28 Apr 99.

Director of Housing and Planning Services
21 JUL 1999

H02/0037/99

This decision refers only to that required for the purposes of the Town and Country Planning Acts and not for Building Regulations or any other legislation. See enclosed notes relating to rights of appeal.

Town and Country Planning Act etc

DRAFT PERMISSION

Reference H02/0037/99 Received: 18-JAN-99 Type: RESERVED MATTERS

Name: Persimmon Homes(E.Midlands)Ltd
Persimmon House
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Description: Erection of seven dwellings and ancillary works for residential use.

Location : Postland Road Crowland
Lincs

South Holland District Council hereby give notice that permission has been granted (or equiv) on the following condition(s):

1 Notwithstanding the submitted details, the private drives shall be constructed and surfaced in accordance with details to be submitted to and approved in writing by the Local Planning Authority prior to the occupation of any dwellings on the site.

Reason: To ensure a satisfactory development in the interests of the amenities of the locality.

2 PC. Repeat cond 2 from 9/6. Agenda SP87

2, 3 Before any development is commenced, the applicant shall submit to and have approved in writing by the Local Planning Authority full details of a scheme of fencing/walling for the development and details of a scheme of lighting for the private drives. the approved details shall be implemented prior to the occupation of the dwellings.

Reason: To ensure a satisfactory development in the interests of the amenities of the locality and future occupants

4 Before the dwellings are occupied the existing vegetation on the Postland Road frontage of the site shall be trimmed to provide a visibility splay of 2 metres x 90 metres to the south of the site's main access. The visibility splay shall thereafter be kept clear of obstructions.

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d. Dwg no. 1928/2D Received 28/4/99

Director of Housing and Planning Services
19 JUL 1999

19/1 H02/0037/99

2 2 0 A . GS 04. 20/2
no need to
impose sc 27.