

DECISION DELEGATED TO DEVELOPMENT MANAGER

Application No: H02-1036-18 **Applicant:** Parnell Vehicle Consultants

Proposal: Change of use from B1 & B2 to B1, B2 & B8 and erection of industrial steel framed building - approved under H02-0188-16. Modification of Condition 2 to allow amendments to previously approved plans

Location: Phoenix Lane Crowland

Terminal Date: 7th December 2018

Planning Policies

Local Plan July 2016:

SG1 General Sustainable Development
SG14 Design and Layout of New Development
SG17 Protection of Residential Amenity

National Guidance

National Planning Policy Framework 2018

Section 12 - Achieving well-designed places

Representations:

	Object	Support	No Obj.	Comments
PARISH COUNCIL	0	0	0	0
WARD MEMBER	0	0	0	0
HIGHWAYS & SUDS SUPPORT	0	0	0	1

CASE OFFICER ASSESSMENT

This Section 73 application seeks approval for the reorientation of the approved building in order for the entrance facade to face south-west, not south-east in order to suit future development.

This proposed amendment is considered to be acceptable. Simply reorientating the building would have no impact on residential amenity or on character. LCC Highways/SUDS does not wish to

restrict the grant of permission and no other objections have been received.

Taking the above into account, the proposal is considered to be in accordance with Policies SG1, SG14 and SG17 of the South Holland Local Plan (2006) as well as Section 12 of the National Planning Policy Framework (2018).

The recommendation therefore is for a delegated approval.