

Application for approval of reserved matters following outline approval.
Town and Country Planning (Development Management Procedure) (England) Order 2015

Publication of applications on planning authority websites.

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

1. Site Address

Number	18
Suffix	
Property name	
Address line 1	Low Road
Address line 2	Crowland
Address line 3	
Town/city	Spalding
Postcode	PE6 0BX

Description of site location must be completed if postcode is not known:

Easting (x)	523376
Northing (y)	309924

Description

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2. Applicant Details

Title	
First name	
Surname	Cross Keys Homes
Company name	
Address line 1	Shrewsbury Avenue
Address line 2	
Address line 3	
Town/city	Peterborough
Country	

2. Applicant Details

Postcode	PE2 7B
Primary number	
Secondary number	
Fax number	
Email address	

Are you an agent acting on behalf of the applicant?

☒ Yes ☐ No

3. Agent Details

Title	Mr
First name	James
Surname	Garner
Company name	James Garner Architecture Limited
Address line 1	5
Address line 2	Bush Road
Address line 3	
Town/city	Kibworth Beauchamp
Country	
Postcode	LE8 0SP
Primary number	
Secondary number	
Fax number	
Email	

4. Development Description

Please indicate all those reserved matters for which approval is being sought

- ☒ Access
- ☒ Appearance
- ☒ Landscaping
- ☒ Layout
- ☒ Scale

Please provide a description of the approved development as shown on the decision letter

Proposed residential development

Reference number

Date of decision (date must be pre-application submission)

Please provide a description of the reserved matters for which you are seeking consent. Please state if the outline planning application was an environment impact assessment application and, if so, confirm that an environmental statement was submitted to the planning authority at that time

4. Development Description

3) Matters Reserved
7) Landscaping and Tree Planting
8) Hedge Planting
9) Boundary Treatments
10) POS
11) Maintenance of POS
12) Maintenance of Incidental Open Space
13) Street Lighting
14) Foul Water Disposal
15) Refuse Collection
17) Access Arrangements
18) New Footway
21) Engineering Design
22) Surface Water Drainage

Has the work already started? ☐ Yes ☒ No

5. Supporting Information

Please provide the following information

Please list all relevant drawings, including reference numbers, that were approved as part of the original decision.

Site Location (received 16-01-18)
6310-1-2D (topographical survey) (received 16-01-18)
Location Context (received 16-01-18)
Aerial View (received 16-01-18)
Protected Species Report Hillier Ecology Limited (Dated October 2017)
Design and Access Statement Ref: 17-036/JSD/jh Barker Storey Matthews
Flood Risk Assessment ref: GCB/Barker Storey Matthews, dated January 2018; Transport Assessment Ref: 17-036/JSD/jh Barker Storey Matthews
Tree Survey Caroline Hall Arboriculture (December 2017)
Desk Based Assessment NGR REF: TF 23374 09873 (November 2017)
Ground Engineering Report Report Reference No. C14335 (Dated December 2017); Drainage Strategy Ref: 17-036/JSD/jh Barker Storey Matthews
Amended Drainage Strategy - 2058-DS-Feb 2018 MTC Engineering

Please list all drawing numbers submitted with this application for approval

19021 0100-P01 Site Location Plan
19021 0101-P02 Existing Site Layout
19021 0102-P09 Proposed Site Layout
19021 0103-P02 Proposed Site Boundary Treatments
19021 0200-P02 Floor Plans and Elevations - Housetype A
19021 0201-P02 Floor Plans and Elevations - Housetype B
19021 0201-P02 Floor Plans and Elevations - Housetype C
19021 0202-P03 Floor Plans and Elevations - Housetype D
19021 0203-P02 Floor Plans and Elevations - Housetype E
19021 0400-P06 Proposed Street Elevations
19.1433.001A Low Road, Crowland Landscape Proposals Sheet 1 of 3 (24.07.19)
19.1433.002A Low Road, Crowland Landscape Proposals Sheet 2 of 3 (24.07.19)
19.1433.003A Low Road, Crowland Landscape Proposals Sheet 3 of 3 (24.07.19)
1871_19_5000 - Gen Issue - SL
190305-RGL-ZZ-XX-DR-D-100-0001_S2-P01
190305-RGL-ZZ-XX-DR-D-100-0002_S2-P01
190305-RGL-ZZ-XX-DR-D-101-0001_S2-P02
190305-RGL-ZZ-XX-DR-D-105-0001_S2-P03
190305-RGL-ZZ-XX-DR-D-120-0001_S2-P02
190305-RGL-ZZ-XX-DR-D-125-0001_S2-P01
190305-RGL-ZZ-XX-DR-D-130-0001_S2-P01
190305-RGL-ZZ-XX-DR-D-140-0001_S2-P01
190305-RGL-ZZ-XX-DR-D-140-0002_S2-P01
190305-RGL-ZZ-XX-DR-D-140-0003_S2-P01
190305-RGL-ZZ-XX-DR-D-140-0004_S2-P01
190305-RGL-ZZ-XX-DR-D-140-0005_S2-P01
190305-RGL-ZZ-XX-DR-D-160-0001_S2-P01

If applicable, please state the reasons for any changes to the original drawings

6. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land? ☒ Yes ☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- ☐ The agent
☒ The applicant
☐ Other person

7. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

☒ Yes ☐ No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

First name

Surname

Reference

Date (Must be pre-application submission)

Details of the pre-application advice received

Meeting with Lucy Buttery (SHDC), Angela Doherty (Housing Strategy), Azhar Ahmed (Cross Keys Homes), James Garner (JGA)
Positive feedback regarding layout, with minor comments regarding highways and parking, which have since been incorporated.

8. Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

- (a) a member of staff
- (b) an elected member
- (c) related to a member of staff
- (d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

☐ Yes ☒ No

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

9. Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them. ☒

Date (cannot be pre-application)