SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Planning Permission

Reference: H04/0510/94 Received:31-MAY-94 Type:FULL

Name: Longhurst Housing Assoc.
Friars House
Quaker Lane
Boston
Lincs

Agent: South Holland District Council
Council Offices
Priory Road
Spalding
Lincs PE11 2XE

Description: Demolition of existing barn/ garage and rebuilding to form two one-bedroomed dwellings
Location : Barn adjacent to Cowley House Donington Spalding Lincs

South Holland District Council hereby give notice that PERMISSION HAS BEEN GRANTED for the development in accordance with the application and plans submitted, subject to any condition(s) set out below:

1 The development must be begun not later than the expiration of five years beginning with the date of this permission.

Reason: As required by Section 91 of the Town and Country Planning Act 1990.

2 Before the development hereby permitted is commenced details of the type and colour of the materials to be used for external walls and roofs shall be submitted to and approved in writing by the Local Planning Authority.

Reason: To ensure that the external appearance of the proposed development harmonises with existing buildings in the area.

3 The area(s) shown on the plan accompanying the application reserved for the parking of vehicles shall be used, or be available for use, for vehicle parking at all times when the premises are in use.

Reason: In the interests of the safety and convenience of traffic using the adjacent road.

4 Before any development is commenced, a scheme of landscaping and tree planting for the site, including details of positions, heights on planting and species of trees and shrubs, shall be submitted to and approved by the Local Planning Authority.

Reason: In the interests of visual amenity.

5 The approved scheme of landscaping and/or screening shall be carried out in its entirety within a period of two years beginning with the date on which development of the land is commenced. The trees, shrubs or bushes shall be adequately maintained by the owner(s) of the land on which they are situated for a period of ten years beginning with the date of completion of the scheme, and all losses shall be made good during that

BRIAN SMITH *Dip TP MRTPI Director of Planning & Building Control Services*

Planning & Building Control Department, Council Offices, Priory Road, Spalding, Lincolnshire. PE11 2XE (Tel: 0775 761161)

period.

Reason: In the interests of visual amenity and to ensure that the approved scheme is implemented satisfactorily.

6 The proposed parking spaces shall be hardsurfaced before the dwellings are occupied in accordance with details to be submitted and approved by the Local Planning Authority.

Reason: To safeguard the amenities of the locality.

7 Notwithstanding the provisions of the Town and Country Planning General Development Order there shall be no extensions to the dwellings.

Reason: To safeguard the character and appearance of the development in the interests of the visual amenities of the locality.

8 All the external doors, windows and joinery shall be in painted timber.

Reason: To ensure a satisfactory appearance.

9 Before any development is commenced, detailed drawings of not less than 1:20 shall be submitted to and approved by the Local Planning Authority showing full constructional details and appearance of the brick arches, doors and windows and the development shall be completed in accordance with the approved details.

Reason: To ensure a satisfactory appearance.

Director of Planning and Building Control Services
26-JUL-94 H04/0510/94

This decision refers only to that required for the purposes of the Town and Country Planning Act 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: H04/0510/94 Received:31-MAY-94 Type:FULL

Name: Longhurst Housing Assoc.
Friars House
Quaker Lane
Boston
Lincs

Agent: South Holland District Council
Council Offices
Priory Road
Spalding
Lincs PE11 2XE

Description: Demolition of existing barn/ garage and rebuilding to form two one-bedroomed dwellings
Location : Barn adjacent to Cowley House Donington Spalding Lincs

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

1 The development must be begun not later than the expiration of five years beginning with the date of this permission.

Reason: As required by Section 91 of the Town and Country Planning Act 1990.

2 Before the development hereby permitted is commenced details of the type and colour of the materials to be used for external walls and roofs shall be submitted to and approved in writing by the Local Planning Authority.

Reason: To ensure that the external appearance of the proposed development harmonises with existing buildings in the area.

3 The area(s) shown on the plan accompanying the application reserved for the parking of vehicles shall be used, or be available for use, for vehicle parking at all times when the premises are in use.

Reason: In the interests of the safety and convenience of traffic using the adjacent road.

4 Before any development is commenced, a scheme of landscaping and tree planting for the site, including details of positions, heights on planting and species of trees and shrubs, shall be submitted to and approved by the Local Planning Authority.

Reason: In the interests of visual amenity.

5 The approved scheme of landscaping and/or screening shall be carried out in its entirety within a period of two years beginning with the date on which development of the land is commenced. The trees, shrubs or bushes shall be adequately maintained by the owner(s) of the land on which they are situated for a period of ten years beginning with the date of completion of the scheme, and all losses shall be made good during that

period.

Reason: In the interests of visual amenity and to ensure that the approved scheme is implemented satisfactorily.

6 The proposed parking spaces shall be hardsurfaced before the dwellings are occupied in accordance with details to be submitted and approved by the Local Planning Authority.

Reason: To safeguard the amenities of the locality.

7 Notwithstanding the provisions of the Town and Country Planning General Development Order there shall be no extensions to the dwellings.

Reason: To safeguard the character and appearance of the development in the interests of the visual amenities of the locality.

8 All the external doors, windows and joinery shall be in painted timber.

Reason: To ensure a satisfactory appearance.

9 Before any development is commenced, detailed drawings of not less than 1:20 shall be submitted to and approved by the Local Planning Authority showing full constructional details and appearance of the brick arches, doors and windows and the development shall be completed in accordance with the approved details.

Reason: To ensure a satisfactory appearance.

21-JUL-94 AD check...AZ/7....

Authorised to issue (inc Delegation).....

BRIAN SMITH Dip TP MRTPI
Director of Planning & Building Control Services
Planning & Building Control Department,
Council Offices,
Priory Road, Spalding,
Lincolnshire. PE11 2XE

Telephone: (0775) 761161
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SOUTH HOLLAND DISTRICT COUNCIL

REGISTER COPY TO EARLIER PERMISSION

Previous permission: H04/0510/94

Town and Country Planning Act 1990

Approval required by Condition of Planning Permission

Reference: H04/0781/94 Received:08-AUG-94 Type:CONDITION COMPLIANCE

Name: Longhurst Housing Assoc. Ltd
Friars House
Quaker Lane
Boston
Lincs, PE21 6DZ

Agent: Meldrum Lee & Gillatt
49 High Street
Boston
Lincs
PE21 8SP

Description: Samples of bricks and tiles, hard surfacing details etc (Conditions 2, 4, 6 and 8 of H04/0510/94 refer)

Location : Adjacent: Cowley House Quadring Road Donington Spalding Lincs

South Holland District Council hereby give notice that CONSENT HAS BEEN GRANTED for the details submitted for the purpose of conditions attached to the planning permission, subject to any conditions below:

sgd B SMITH
Director of Planning and Building Control Services

04-OCT-94 H04/0781/94