APPLICATION NO. : H04 0615 92

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FILE COPY

SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Observations of District Planning Authority

Reference: H04/0615/92 Received:12-JUN-92 Type:COUNTY COUNCIL

Name: Lincolnshire County Council
County Offices
Newland
Lincoln

Agent: Land and Buildings
Consultancy
Orchard House
Newland
Lincoln

Description: Demolition of wall shown by red line

Location : High Street Donington
Spalding Lincs

South Holland District Council has considered the proposal and OBJECTS to the development for the following reason(s):

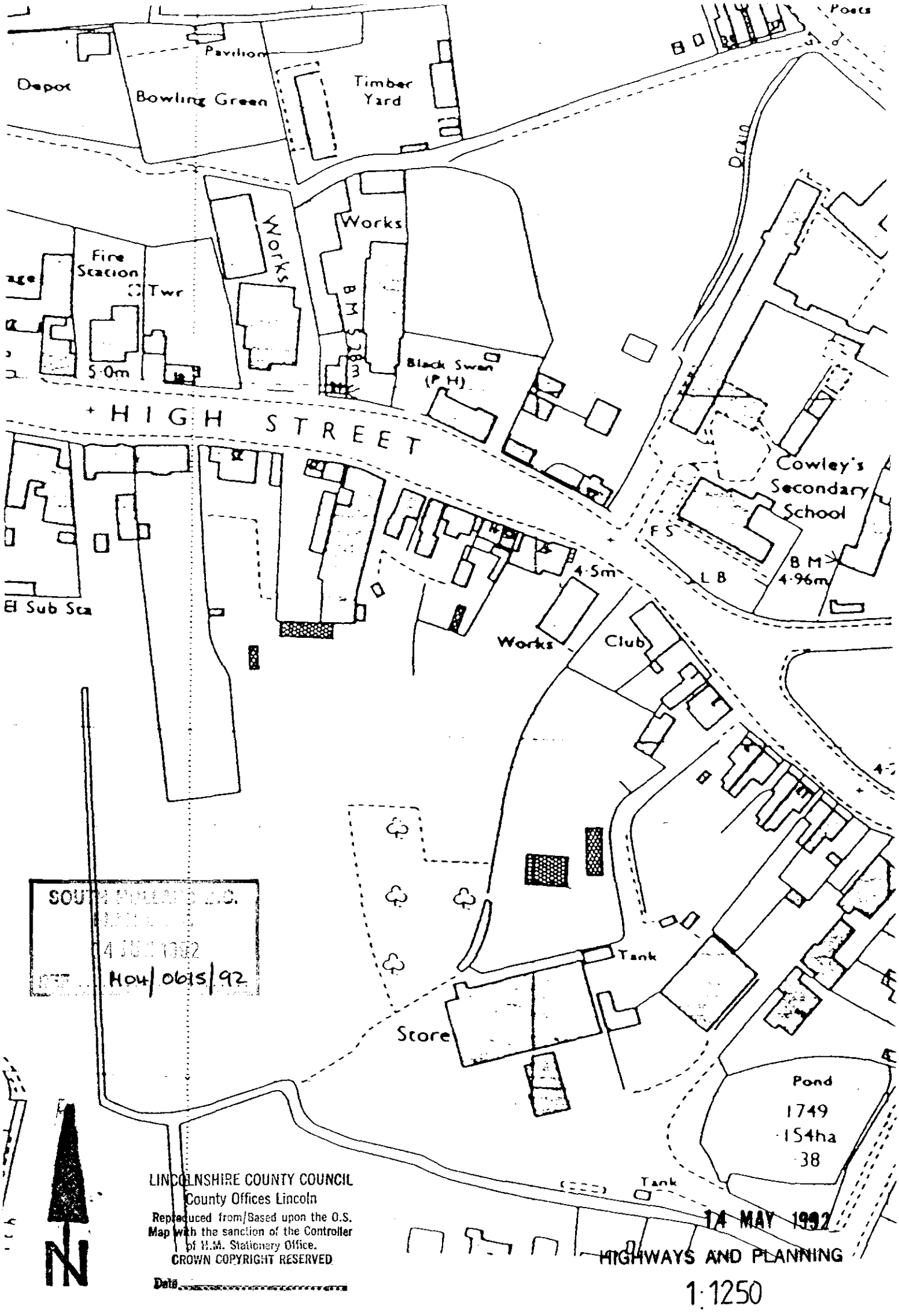
1 In the opinion of the Local Planning Authority the proposal to fill in the gap between the Black Swan Public House and the old scout hut will materially change the character of this part of the Donington Conservation Area. The Local Planning Authority consider the illustrative scheme to be appropriate but object to the proposal owing to the scheme not being part of the application, thereby making it impossible to ensure that the scheme will be implemented. For this reason the Local Planning Authority also object to the demolition of the brick wall.

Director of Planning and Building Control Services
16-JUL-92 H04/0615/92

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.

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)


Depot
Pavilion
Bowling Green
Timber Yard
Works
Works
Fire Station
Twr
5·0m
BM
Black Swan (P.H)
HIGH STREET
Posts
Cowley's Secondary School
F S
L B
BM 4·96m
4·5m
El Sub Sta
Works
Club
Tank
Store
Pond
1749
·154ha
·38
Tank
SOUTH KESTEVEN D.C.
4 JUN 1992
H04/0615/92
LINCOLNSHIRE COUNTY COUNCIL
County Offices Lincoln
Reproduced from/Based upon the O.S. Map with the sanction of the Controller of H.M. Stationery Office.
CROWN COPYRIGHT RESERVED
Date
14 MAY 1992
HIGHWAYS AND PLANNING
1:1250

AGENDA ITEM NO. 12

SOUTH HOLLAND DISTRICT COUNCIL

REPORT TO: THE PLANNING COMMITTEE 18TH NOVEMBER 1992

BY:- THE DIRECTOR OF PLANNING AND BUILDING CONTROL SERVICES

1.0 SUBJECT APPLICATION FOR THE DEMOLITION OF WALL AT HIGH STREET, DONINGTON, SPALDING, LINCS (APPLICATION NUMBER H04/0615/92

PURPOSE **To report the decision of the Secretary of State for the Environment.**

1.1 Background

1.2 This application for Conservation Area Consent was submitted by Lincolnshire County Council as part of a proposal to erect dwellings on part of the Cowley School Playing Field between the Black Swan Public House and an empty white building.

1.3 These applications were considered by the Planning Committee on 14th July 1992 the decision being to inform the Secretary of State for the Environment that this Authority objects to the above development for the following reason:-

> "In the opinion of the Local Planning Authority the proposal to fill in the gap between the Black Swan Public House and the Old Scout Hut will materially change the character of this part of the Donington Conservation Area. The Local Planning Authority consider the illustrative scheme to be appropriate but object to the proposal owing to the scheme not being part of the application, thereby making it impossible to ensure that the scheme will be implemented. For this reason the Local Planning Authority also object to the demolition of the brick wall."

1.4 Conclusion

1.5 A reply has been received from the Department of the Environment stating that it has been decided to grant Conservation Area Consent. An extract from the reply is as follows:

> "The Secretary of State has considered the information supplied by the Council in support of their application together with representations from your Council, Thomas Jenner, Donington Parish Council, Ancient Monuments Society, The Georgian Group and Lincolnshire and South Humberside Historic Buildings Joint Committee. In the Department's opinion the wall is of no particular architectural or historic merit and in considering its demolition and the redevelopment of the site, special attention has been paid to the desirability of preserving and enhancing the appearance of the Donington Conservation Area. Therefore, the Secretary of State hereby grants conservation area consent for the works as described above as shown in the submitted plans."

1.6 **RECOMMENDATION**

That the decision of the Secretary of State for the Environment be noted.

APPLICATION ASSESSMENT

Notes for Case Officer

Site Notes: Accuracy | Neighbours | Other

Boundaries | Site Features

Inspected by: PJH
date: 23-6-92

Case Officer Conclusions (issues)

Length of red/brown wall, repointed in a number of mortar colours. Some bricks badly weathered at base. Partly lapped with stone/concrete copings

Case Officer Recommendations (summary) GRANT / REFUSE
(details overleaf)

Recommended approvals –

Departure from policy — Yes .... / No ....

Ward member request — Yes .... / No ....

Recommend approval against material objection — Yes ....
- Any objection received? No
- If yes, is any obj. material? Yes / No
- Yes .... / No ....
- [Reason:

Other circumstances needing Committee decision — Yes .... / No ....
- Flagged by Senior Officer
- Signed .....

ALL OF ABOVE

Recommended refusals –

Refusal on adopted policy grounds on first applic. — No .... / Yes ....
- Nil fees (not first Submission)
- Other info. viz:
- Signed .....

ANY ONE OF ABOVE

Committee report
Sub-Committee:
SV recommended .....
Est/Ind. recommended.....

Delegation confirmed by Senior Officer
.....

Recommendation/draft report produced.....

F U R T H E R I N F O R M A T I O N / C O N S U L T A T I O N S

APPLICATION REF:

DIRECTIONS

		Siting	Design	Ext App	Access	Lands
Art 7 (Outlines)						
	RM Checklist: Previous					
	Current					
	Required					

Reg 4 Scale drawing ..... Highway S/W ..... Agric appraisal .....

[Indicate if other Regs]

Precise details for non-standard direction:

PJM 12-6-92

CONSULTATION/PUBLICITY REQUIRED

Publicity : General
Departure
Setting of LB Viz

Residents (Postal):

Residents (Delivery):

Consults : Dept of Transport
Env Health
Conservation consults : Local
Local & National
English Heritage LBC I, II*
Setting I, II*
Major Cà

Consultant : Name
Order No:

Other :

R E V A L I D A T I O N A F T E R D I R E C T I O N

Information satisfactory/unsatisfactory Signed .....

Further direction: Precise details

Amended description:

Reconsultations required -
- Parish Council
- Ward Members
- Residents
- Advertise
- Other

New valid date ..... Re-Registered .....
Ack/Reception .....

ADMIN RECORD SHEET

INITIAL

Submitted Fee £ NIL

Receipt Issued ..... No. .....

Date First Received 04 JUN 1992

REGISTRATION

REFERENCE H04/0615/92

Cross-Ref .....

Date 5/6/92

VALIDATION CAC. Date 4/6/92

Type DEED Earliest permission date (Cert B) .....

Site area ..... No. of dwellings ..... Floorspace .....

New build/site enlargement/redevelopment/change of use/extension/alteration

Earlier permission ref .....

RM:-	Siting	Design	Ext app	Access	Lands
Previous					
Current					

Description

Technical:

Certificate ☐ Accuracy ☐
Site plans ☐ Incomplete form ☐
Description ☐

S65 Advert required ☐ Expiry date .....

Fees:

Nil fee – previous app ☐ Ref .....
– type
Discounted fee ☐ Reason .....

Correct fee £ NIL Additional £ ..... Receipt no. .....

Refund £ ..... Issued .....

CONSTRAINTS Date 8.6.

Index Sheets 9 OS Nos ..... Grid Ref S 31130 3 39650

Ward ..... Parish ..... TR Rural ☐ CA ☐
TR Bypass ☐ LB ☐ Grade
Inside CBD YES Inside LP area NO Level crossing ☐ TPO ☐
Footpath ☐ Other:

Linked to site.....Ref..... Linked to property.....Ref.....00236493

Planning Records:
Earlier apps 616-617/92

3 Rec Records:
Already submitted Ref.....
Requested .....

Inputs completed.....

H04/615/92

855. FOXES LOW ROAD, HOLBEACH - APPLICATION REFERENCE H05/0414/92 KINGSGATE, BLACK LION END, GEDNEY - APPLICATION REFERENCE H06/0442/92 (Continued)

(b) The Committee support the efforts of the developer and the Planning Department to obtain agreement from the Lincolnshire County Council for the use of more suitable and sensitive materials for the estate road, and a meeting be arranged between members and officers of both authorities to discuss the situation.

(Councillor D A Tennant left the meeting during consideration of the above item.)

856. 94 SEAS END ROAD, MOULTON SEAS END - ENFORCEMENT ACTION

The Director of Planning and Building Control Services reported that an enforcement notice had been issued on 16th August 1991 requiring the removal of a schooling track for dogs at 94 Seas End Road, Moulton Seas End, together with various ancillary structures. Following an appeal against the notice, the period for compliance with the terms of the notice had expired on 24th October 1992.

The owner of the property had now requested the Council to consider extending the compliance period, subject to an undertaking that the track would not be used pending its sale because difficulties were being experienced in selling the schooling track and accessories in view of the period of recession. The Director of Planning and Building Control Services reported, however, that since preparation of the report an inspection of the site had revealed that the schooling track was still being used contrary to the terms of the enforcement notice and the undertaking, and in the circumstances it was

RESOLVED:

(a) That the request be refused; and

(b) Legal proceedings be instituted against the owner of the property for failure to comply with the terms of the enforcement notice.

857. SPALDING RIVERSIDE ENHANCEMENTS

The Chairman of the Committee reported that further information had now been received on this matter, and in the circumstances it was

RESOLVED: That consideration of the matter be deferred to a future meeting.

858. HIGH STREET, DONINGTON - APPLICATION REFERENCE H04/0615/92 (548(h)/92)

Further to the above minute the Director of Planning and Building Control Services reported that the Department of the Environment had recently granted conservation area consent for the demolition of a wall at High Street, Donington, contrary to the representations of this Authority.

RESOLVED: The decision of the Secretary of State for the Environment be noted.

PLANNING COMMITTEE - 14th July, 1992

548. PLANNING APPLICATIONS (Continued)

(f) **Advertisement Consent**

The Director of Planning and Building Control Services be authorised to grant consent for the display of the undermentioned advertisements in accordance with his recommendations, and subject to standard advertising conditions:-

Plan No. and Applicant	Proposal
H09/0255/92 David Lefley and Sons	Illuminated fascia signs and totem sign, non-illuminated directional signs at Bellevue Garage, Station Street, Holbeach.
H11/0391/92 Main Road Garage	Illuminated signs including 1 Fascia, Roundel, Totem and two wall signs plus one directional sign at Main Road Garage, Long Sutton.

(g) **Reserved Matters Approval**

The reserved matters submitted in connection with the undermentioned development be approved in accordance with the recommendation of the Director of Planning and Building Control Services:-

Plan No. and Applicant	Proposal
H23/0539/92 A & D Mablethorpe Ltd	Two dwellings with garages at Washway Road Saracens Head.

(h) Deemed Applications by Lincolnshire County Council

The Lincolnshire County Council be informed of this authority's observations in respect of the undermentioned developments in accordance with the recommendations of the Director of Planning and Building Control Services as follows:-

Plan No. and Applicant	Proposal
H14/0606/92 Lincolnshire County Council	Dwelling, garage and construction of vehicular access at Glenside South, Pinchbeck Bars, Pinchbeck West.

(The Council objects strongly to the above development.)

H04/0616/92 Lincolnshire County Council	Change of use to residential use at 32 High Street, Donington.

(No objections be raised to the above development.)

H04/0617/92 Lincolnshire County Council	Dwellings at 32 High Street, Donington.

(The Council objects to the above application.)

H04/0615/92 Lincolnshire County Council	Demolition of wall at High Street, Donington.

(The Council objects to the above application.)

Background Papers: H04/0615/92

Local Government (Access to Information) Act 1985
The Officer to whom reference should be made concerning inspection of the background papers is the Director of Planning and Building Control Services, Council Offices, Priory Road, Spalding, Lincs. Tel: (0775) 761161

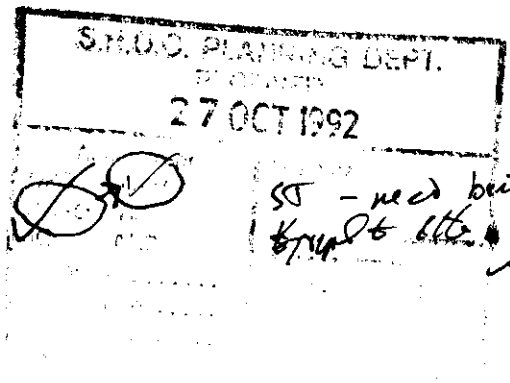
Department of the Environment
East Midlands Regional Office
Cranbrook House Cranbrook Street Nottingham NG1 1EY
Telex 377681 *Telephone 0602 476121 ext* 564
GTN 6202

Director of Planning and Building
Control Services
South Holland District Council
Council Offices
Priory Road
SPALDING
Lincolnshire
PE11 2XE

Your reference ACP/SAH H04/0615/92

Our reference EMP 2525/443/26

Date 26 October 1992



Sir

PLANNING (LISTED BUILDINGS AND CONSERVATION AREAS) ACT 1990
CONSERVATION AREA CONSENT
(APPLICATION NO H4/615/92)

1. I am directed by the Secretary of State for the Environment to refer to your letter dated 27 July 1992 and to say that consideration has been given to Lincolnshire County Council's application dated 7 May 1992 for conservation area consent for the demolition of a boundary wall at High Street, Donington, being an unlisted structure within the Donington Conservation Area. The application was made to the Secretary of State in accordance with the provisions of Sections 74 and 75 of the Planning (Listed Buildings and Conservation Areas) Act 1990.

2. The Secretary of State has considered the information supplied by the Council in support of their application together with representations from your Council, Thomas Jenner, Donington Parish Council, Ancient Monuments Society, The Georgian Group and Lincolnshire and South Humberside Historic Buildings Joint Committee. In the Department's opinion the wall is of no particular architectural or historic merit and in considering its demolition and the redevelopment of the site, special attention has been paid to the desirability of preserving and enhancing the appearance of the Donington Conservation Area. Therefore, the Secretary of State hereby grants conservation area consent for the works as described in paragraph 1 above as shown in the submitted plans.

3. The works to which this consent relates shall be begun within 5 years of the date of this letter.

4. This letter does not convey any consent or approval required under any enactment, byelaw, order or regulation other than Section 74 of the Planning (Listed Buildings and Conservation Areas) Act 1990.

5. A separate note is attached setting out the circumstances in which the validity of the Secretary of State's decision may be challenged in the High Court and I am to draw your attention to the 6 weeks time limit on such a challenge.

100%
RECYCLED PAPER

6. A copy of this letter is being sent to all interested parties.

I am Sir
Your obedient Servant

Wendy Webster

MRS W WEBSTER
Authorised by the Secretary of State
to sign in that behalf

AGENDA ITEM NO.

12

SOUTH HOLLAND DISTRICT COUNCIL

REPORT TO: THE PLANNING COMMITTEE 18TH NOVEMBER 1992

BY: THE DIRECTOR OF PLANNING AND BUILDING CONTROL SERVICES

1.0 SUBJECT APPLICATION FOR THE DEMOLITION OF WALL AT HIGH STREET, DONINGTON, SPALDING, LINCS (APPLICATION NUMBER H04/0615/92

PURPOSE **To report the decision of the Secretary of State for the Environment.**

1.1 Background

1.2 This application for Conservation Area Consent was submitted by Lincolnshire County Council as part of a proposal to erect dwellings on part of the Cowley School Playing Field between the Black Swan Public House and an empty white building.

1.3 These applications were considered by the Planning Committee on 14th July 1992 the decision being to inform the Secretary of State for the Environment that this Authority objects to the above development for the following reason:-

> "In the opinion of the Local Planning Authority the proposal to fill in the gap between the Black Swan Public House and the Old Scout Hut will materially change the character of this part of the Donington Conservation Area. The Local Planning Authority consider the illustrative scheme to be appropriate but object to the proposal owing to the scheme not being part of the application, thereby making it impossible to ensure that the scheme will be implemented. For this reason the Local Planning Authority also object to the demolition of the brick wall."

1.4 Conclusion

1.5 A reply has been received from the Department of the Environment stating that it has been decided to grant Conservation Area Consent. An extract from the reply is as follows:

> "The Secretary of State has considered the information supplied by the Council in support of their application together with representations from your Council, Thomas Jenner, Donington Parish Council, Ancient Monuments Society, The Georgian Group and Lincolnshire and South Humberside Historic Buildings Joint Committee. In the Department's opinion the wall is of no particular architectural or historic merit and in considering its demolition and the redevelopment of the site, special attention has been paid to the desirability of preserving and enhancing the appearance of the Donington Conservation Area. Therefore, the Secretary of State hereby grants conservation area consent for the works as described above as shown in the submitted plans."

1.6 RECOMMENDATION

That the decision of the Secretary of State for the Environment be noted. ✓

Town and Country Planning Act etc

DRAFT DECISION

12

Reference: H04/0615/92 Received: ~~04~~-JUN-92 Type:COUNTY COUNCIL

Name: Lincolnshire County Council
County Offices
Newland
Lincoln

Agent: Land and Buildings
Consultancy
Orchard House
Newland
Lincoln

Description: Demolition of wall shown by red line

Location : High Street Donington
Spalding Lincs

South Holland District Council hereby give notice
that permission has been granted/refused etc
on the following conditions/reasons:

1 In the opinion of the Local Planning Authority the proposal to fill in the gap between the Black Swan Public House and the old scout hut will materially change the character of this part of the Donington Conservation Area. The Local Planning Authority consider the illustrative scheme to be appropriate but object to the proposal owing to the scheme not being part of the application, thereby making it impossible to ensure that the scheme will be implemented. For this reason the Local Planning Authority also object to the demolition of the brick wall.

Authorised to issue:

15-JUL-92 H04/0615/92 AD...AL....DC.AL.....
12/7

APPLICATION REFERENCE: H04/0615/92 DATE RECEIVED: 12 June 1992

APPLICANT: Lincs County Council
County Offices
Newland
Lincoln

AGENT: Land/Building Consultancy
Orchard House
Newland
Lincoln

SOUTH HOLLAND DISTRICT COUNCIL
REPORT TO PLANNING COMMITTEE
Date 14 JUL 1992

TYPE: County Council

DESCRIPTION: Demolition of wall

LOCATION: High Street, Donington, Spalding, Lincolnshire

APPLICATION REFERENCE: H04/0616/92 DATE RECEIVED: 4 June 1992

APPLICANT: Lincs County Council
Highways & Planning
City Hall
Beaumont Fee
Lincoln

AGENT: Lincs County Council
Highways & Planning
City Hall
Beaumont Fee
Lincoln

TYPE: County Council

DESCRIPTION: Change of use to residential use

LOCATION: 32 High Street, Donington, Spalding, Lincolnshire

APPLICATION REFERENCE: H04/0617/92 DATE RECEIVED: 4 June 1992

APPLICANT: Lincs County Council
Highways & Planning
City Hall
Beaumont Fee
Lincoln

AGENT: Lincs County Council
Highways & Planning
City Hall
Beaumont Fee
Lincoln

TYPE: County Council

DESCRIPTION: Erect dwellings

LOCATION: 32 High Street, Donington, Spalding, Lincolnshire

Ward Member: I would like applications to go to the Planning Committee, Donington needs more amenity areas not less. Will the next be frontage development on Cowley field?

County Highways: Comments direct to Lincolnshire County Council.

Consultant Architect: Identified as sensitive one where infill desirable. Architecture is acceptable. Obtain samples of materials, painted woodwork rather than stain.

PLANNING ISSUES

1 These three applications relate to the same area of land, which fronts High Street and is between the School and the Black Swan Public House. It is within the Conservation Area.

2 The main proposal is to erect dwellings on part of the Cowley School Playing Field between the Black Swan Public House and an empty white building which is subject to application

H04/0616/92. This will close up the gap in the street frontage and change the character of this part of the Conservation Area which the Consultant Architects when reassessing the Conservation Area highlighted as a sensitive site frontage and an area for enhancement. The elevational plans are illustrative but the Council's Consultant Architect advises that the design is acceptable. It is this proposal which requires the demolition of the wall under application H04/0615/92.

3 The other proposal is to change the use of an existing building to residential from a Scout Hut. The Scout Hut use was granted in 1976 from a dwelling. This proposal, therefore, seeks to revert the use back to that of before 1976. The Consultant Architects when reassessing the Donington Conservation Area highlighted this building as at risk.

CONCLUSIONS

1 The proposal to change the use of the scout hut to a dwelling is acceptable. The proposals to erect the dwelling and demolish the frontage wall would be acceptable if the proposal was in full. However, they are in outline and therefore there is no certainty what will ultimately be proposed by a future developer. I consider that the Council should object to these two proposals on this ground.

RECOMMENDATION -
H04/0615/92 and H04/0617/92 - Object.

In the opinion of the Local Planning Authority the proposal to fill in the gap between the Black Swan Public House and the old scout hut will materially change the character of this part of the Donington Conservation Area. The Local Planning Authority consider the illustrative scheme to be appropriate but object to the proposal owing to the scheme not being part of the application, thereby making it impossible to ensure that the scheme will be implemented. For this reason the Local Planning Authority also object to the demolition of the brick wall.

H04/0616/92 - No objections.

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
Fax: (0775) 710772

SOUTH HOLLAND DISTRICT COUNCIL

Application no: H04/0615/92 Type: COUNTY COUNCIL

Applicant: Lincolnshire County Council Agent: Land and Buildings
Tel: 0522 552645

Description: Demolition of wall shown by red line

Location: High Street
Donington
Spalding
Lincs

Valid date:	~~04~~ 12-JUN-92	Terminal date:	~~30~~ 3-Aug-92
Target dates:		Target Committee:	14-JUL-92
To case officer	09-JUN-92	Report deadline:	30-JUN-92
Inspected by	14-JUN-92		
Extra contacts	19-JUN-92	Case Officer:	
Report if not clear by 09-JUL-92		P J UDY	

DEVELOPMENT/CONSTRAINTS

Size:
Category:
Listed building:
Conservation Area: DONINGTON

CONSULTATIONS CARRIED OUT

	Sent	Expiry
Cllr Mrs R Hunt MBE 0775 820291	09-JUN-92	23-JUN-92
Cllr M S L Rollinson	09-JUN-92	23-JUN-92

L.C.C — Obs direct to L.C.C pc 11/6/92.

A C Pickering

ACP/SAH H04/0615/92

Department of the Environment
Cranbrook House
Cranbrook Street
Nottingham

27 July 1992

Dear Sir

Application to the Secretary of State
Proposed Demolition, High Street, Donington

I enclose a copy of an application by Lincolnshire County Council for your determination. Also enclosed are additional documents submitted by the County Council, together with the observations of the District Council.

Yours faithfully

A C Pickering
Principal Administrative Officer

Enc.

Lincolnshire County Council

Director of Highways and Planning
J Emmerson BSc MSc PhD CEng FICE

4th Floor
City Hall
Beaumont Fee
Lincoln
LN1 1DN

Telephone Lincoln 552222 STD 0522

For further information contact
Mr S M P Devlin

Telephone Lincoln 553126

My Ref: SMD/H.4/615/92/JS

9 July 1992

District Planning Officer
South Holland District Council
Council Offices
Priory Road
SPALDING
PE11 2XE

S.H.D.C. PLANNING DEPT.
RECEIVED
13 JUL 1992

Dear Sir

APPLICATION TO THE SECRETARY OF STATE FOR THE ENVIRONMENT FOR CONSERVATION AREA CONSENT TO DEMOLISH A BOUNDARY WALL

AT HIGH STREET, DONINGTON

I enclose for your attention a copy of the above application by this Council which should be read in conjunction with two deemed proposals concerning the site (copies also attached for information).

I should be grateful if you would FORWARD THIS APPLICATION FORTHWITH to the Secretary of State for the Environment for determination in accordance with Regulation 13(7) of the Planning (Listed Buildings and Conservation Areas) Regulations 1990.

The following documents are submitted in support of the application:

1. Drawing No 90 339/02 Rev A plus 3 photographs of the site.

2. Copies of consultation letters dated 2,3 & 5 June 1992 from the Director of Highways and Planning to addressees indicated thereon and of any responses received to date.

3. Certified copy of Notice posted on and in the vicinity of the site during the period 18 June - 1 July 1992 inclusive. This Notice was also published in the Lincolnshire Standard(s) on 18 June 1992. No representations have been received in response to these notices.

4. Copy of report (blue paper) considered by the County Council's Planning and General Sub-Committee on 22 June 1992 when it was agreed that the application be submitted for determination in accordance with the Planning (Listed Buildings and Conservation Areas) Regulations 1990 and that the Secretary of State for the Environment be advised of the Sub-Committee's support for the application.

/Cont'd.

P&G's Office 22/6/92

C.1

DISTRICT	APPLICATION NUMBERS	COUNTY COUNCIL
SOUTH HOLLAND	(i) H4/616/92 (ii) H4/617/92 (iii) H4/615/92	

PROPOSALS

(i) Proposal seeking deemed planning permission to erect dwellings and garages and to construct an access

(ii) Proposal seeking deemed planning permission to use a former Scout Headquarters as a dwelling in accordance with the memorandum of June 1992 from the Land and Buildings Consultancy, Lincolnshire County Council

(iii) Application to the Secretary of State for the Environment seeking Conservation Area Consent to demolish a boundary wall

LOCATION

High Street, Donington

REPORT BY DIRECTOR OF HIGHWAYS AND PLANNING

THE PROPOSALS

1. The proposal relating to the erection of dwellings and that relating to the change of use are made pursuant to Regulation 5 of the Town and Country Planning General Regulations 1976 to enable the premises to be sold on the open market with the benefit of planning permission. The scheme for the new dwellings entails the demolition of the existing front boundary wall to enable the creation of a suitable access - and because the site is within the Donington Conservation Area a parallel application seeking Conservation Area Consent for such demolition is being made to the Secretary of State for the Environment. In respect of this, the Sub-Committee's observations only are required for transmission to the Secretary of State.

2. The Regulation 5 proposals are for determination by the Sub-Committee, but any resolution to permit the new dwellings should be framed so as to reflect the need for the prior Consent from the Secretary of State. The change of use proposal could, however, be permitted independently of Conservation Area Consent, because the existing access through the boundary wall would suffice to serve the single dwelling which would be created, until such time as the main access serving the whole of the proposed development had been constructed.

3. The proposals relate to property which is surplus to County Council requirements and available for disposal. That seeking permission for the new dwellings relates to a minor frontage portion of the playing fields of the Donington Cowleys Secondary School; and that for the

change of use relates to a vacant and dilapidated frontage building immediately to the east which also stands within the playing field area. Although formerly used as a Scout HQ, the existing building appears originally to have been a cottage.

4. In view of the conservation area location, the Land and Buildings Consultancy engaged a consultant architect to devise a scheme, including a site layout and building details, which would be in keeping with the character and appearance of existing development. This is submitted in support of both the outline proposal to erect the new dwellings and garages and the application to the Secretary of State; and it also makes provision for the erection of an additional garage which could be allocated to the dwelling which it is proposed to create within the former Scout HQ. It is intended that the proposed development would be undertaken in general accordance with the submitted scheme. My prior discussions with the District Planning Officer suggest that the District Council might not regard the site as being one which should be retained undeveloped for the sake of village character; and that there might therefore be no objection to the principle of development subject to details of the scheme being satisfactory in conservation area terms.

New Dwellings

5. It is proposed to erect a block of 4 terraced dwellings (3 houses and a first floor flat), served via a proposed access which would extend via a carriage-arch to a rear garage court and parking/turning area. The accessway would pass beneath the proposed flat. The proposed dwellings would front High Street (A152) on a building line which would be set back about 2' from the footway. The narrow strip between the dwellings and the footway would be occupied by paving and planting, and by sections of replacement boundary wall between the pedestrian accesses to the dwellings. The building line would generally reflect that of adjoining buildings (the Scout HQ to the east and the Black Swan Public House to the west) and terraced cottages and shops opposite, all of which border the footway. The dwellings would occupy quite small plots, the maximum depth being about 20 metres excluding the rear garage court, and the width of each house being about 5 metres. The plots would, however, be generally commensurate with traditional village development.

6. The dwellings would be 2 storey having front elevations styled in a Victorian pastiche - incorporating bay windows, ornamental porches, panelled entrance doors and sub-divided fenestration. The front boundary walls would incorporate ornamental railings and gate posts having ball finials. There is a mixture of styles and ages of buildings in the locality, there being Victorian examples a short distance to the east at the Cowleys school and to the south-east fronting the opposite side of the A152 - to which the suggested designs make reference.

Change of Use

7. This proposal relates to what appears to have originally been a cottage, together with an area of playing field land at the rear sufficient to provide an adequate plot (about 25 metres x 10 metres

including the building). The building is rather dilapidated, and is of 2 storeys, rendered white with a clay pantile roof. Its western flank wall stands about 1 metre to the east of the intended location of the proposed block of new dwellings, and the building directly borders the footway.

Access and Garaging

8. The access point would be about 4.2 metres in width, widening to 5 metres at the rear of the proposed carriage-arch. It would extend to a total of 5 garages in 2 blocks bordering either side of the proposed rear turning area beyond the back gardens. The garage blocks would be constructed from brick, having pitched roofs, with each block incorporating a gable facing the main playing field area to the rear. The rear boundary of the site would be defined by an ornamental brick wall varying between 1.5 metres and 2.3 metres in height, linking the 2 garage blocks and extending along the rear boundary of the plot allocated for the change of use proposal. The wall would screen the garage court and the back gardens from Church Lane about 150 yds to the rear where there is currently a view, within the conservation area, across the playing fields to High Street.

9. The proposed access would serve both the new development and the proposed conversion. Whilst ideally the whole of the property would be sold to a single developer who would implement both permissions, it is possible, however, that there could be 2 different buyers, and that access to the conversion could be required first - prior to construction of the proposed access road and garage court. In these circumstances it would be feasible to use the existing playing field access from High Street as a temporary access, prior to construction of the main development. The Land and Buildings Consultancy have therefore undertaken to incorporate, into the conveyance, a condition reserving rights of way to the existing building both over the playing field and over the new access road and garage court as appropriate. The layout makes provision for allocation of one of the garages to the proposed conversion.

Wall Demolition

10. The existing front boundary wall is about 4' (max) in height. It extends along the frontage in 2 stretches on either side of the existing gated access, terminating at the former Scout HQ. The section to the west of the access is about 27' in length, with a short return along the western flank boundary with the car park of the Black Swan Public House. East of the access it extends for a further 30' up to the flank wall of the Scout HQ to which it is attached. The wall is constructed from traditional red brick, having a modern concrete coping on the western section - the coping being missing to the east of the access. The whole of the wall would be demolished in order to make way for the proposed vehicular and pedestrian accesses.

SITE AND SURROUNDINGS

11. The site comprises grassed playing field land - apart from the Scout HQ within its south-western corner. It accommodates 2 trees - one a mature prunus and the other a young ornamental specimen, together with

several bushes which border the former Scout HQ. It has a frontage of about 110' to High Street and an overall depth of about 75'. The frontage is bordered by the wall which would be demolished.

12. The site forms a minor "green" gap in the development bordering the north side of High Street. It affords pleasant views, from High Street, of the tree lined 1¼ acre (approx) playing fields and open countryside beyond, together with the modern school buildings to the rear, these being visible over the low boundary wall. The gap also affords a view of the church tower when approached via High Street from the east. This view would, to some extent, be curtailed by the proposed development, although only for observers on the north side of the road.

13. The site is adjoined by varied frontage development. The Black Swan to the west, is a white painted 2 storey building, possibly 18th century, bordered by hardened car parks, and beyond this is a mixture of buildings on the High Street frontage, in a variety of styles extending towards the village centre at the Market Place about 250 yds distant. Fronting High Street to the east is one of the complex of red brick and slate Victorian buildings at the school - these extending around the junction with School Lane. Opposite the site, fronting the south side of High Street, are 2 storey terraced buildings comprising cottages and shops, some much altered, having lost their original character. Beyond these buildings is the school's original playing field fringed by mature trees at the School Lane/Quadring Road junction.

14. The gap formed by the site is also apparent from the north, when viewed from Church Lane - a minor road extending about 150 yds to the north at the northern corner of the playing fields - and from a public footpath extending from Church Lane to the village centre via the northern boundary of the playing fields. Views across the playing fields from this direction are of the built-up frontage opposite the site.

15. The whole of the playing fields and the adjoining school premises are within the conservation area. Parts of the school complex are listed, but the proposal does not, in my view, materially affect the setting of the listed buildings.

MAIN PLANNING CONSIDERATIONS

Structure Plan Context

16. Policy 5A of Alteration No. 1 states:

"Provision for new residential development... will normally be made in and around most existing settlements. The suitability of any proposal will be assessed in relation to its scale and impact on the character, density and physical extent of existing development. There will be a particular need to retain an appropriate level of open space within the settlement...."

17. The document comments that when considering land for new housing in villages, it is important that appropriate areas of open space are retained in order to protect the environmental quality of the settlements.

Local Plan Context

18. The South Holland District Council have defined around Donington an Interim Boundary of Development within which it is intended that new development should be located. The site is within the defined boundary.

Conservation Area Designation Context

19. The Donington Conservation Area was designated in 1972. In respect of High Street the designation document comments:

"A long curved street with the southern side residential in character, and although some properties are in poor condition it is architecturally intact. This contrasts sharply with the northern side which apart from its entrance into the Market Place has been extensively developed for commercial use. At the eastern end of the Conservation Area High Street becomes Quadring Road and meets with School Lane. Here the character and appearance change dramatically with the (original) playing field attached to the Cowley School - founded in 1718 by Thomas Cowley - forming a large enclosed open space, heightened by the mature trees around the perimeter. The large school buildings along the north-western side contrast sharply with the predominantly residential frontages completing the encirclement of this space".

Government Advice

20. DoE Circular 8/87: Historic Buildings and Conservation Areas - Policy and Procedures, advising planning authorities of the considerations to be taken into account when considering applications to demolish buildings in conservation areas, as follows:

"4. Conservation allows for change as well as preservation. There are many cases where it is right to "conserve as found". But there are circumstances too where our architectural heritage has to be able to accommodate not only changes of use but also new building nearby... This can be done provided that the new buildings are well-designed and follow fundamental architectural principles of scale and the proper arrangement of materials and spaces, and show respect for their neighbours".

"61 ... Often the emphasis will be on control rather than prevention, to allow the area to remain alive and prosperous but at the same time to ensure that any new development accords with its special architectural or visual qualities. It will be important to see that every new building is designed not as a separate entity, but as part of a larger whole, which has a well established character of its own..."

"62 ... In determining applications for development in conservation areas, it is suggested that in addition to taking into account any formally adopted local policies for the conservation area, special regard should be had to such matters as bulk, height, materials, colour, vertical or horizontal emphasis ..."

"94 ... Anyone wishing to demolish an unlisted building in a conservation area must first apply for conservation area consent. In assessing whether or not consent should be granted authorities should have regard to the desirability of preserving or enhancing the character or appearance of the conservation area in which the building is situated ..."

21. DoE Planning Policy Guidance Note 17 advises planning authorities of the government's policy in relation to the disposal of playing field land. Briefly, the relevant paragraphs state:

"41. All playing fields, whether school playing fields, or those owned by other ..... organisations are of special significance both for their recreational and amenity value, and, in towns and cities for their contribution to the green space of the environment. When not required for their original purpose, they may be able to meet a growing need for recreational land in the wider community."

"42. .... playing fields should normally be protected except where:

- sports and recreational facilities can best be retained and enhanced through the redevelopment (for recreational purposes) of a small part of the site;

- alternative provision of equivalent community benefit is made available; or

- the local plan shows an excess of sports pitch/public open space provision in the area ..."

"43. .... once redeveloped it is unlikely that school playing fields can be recovered. Given the projected increase in school rolls during the 1990s and the continuing important recreational and amenity value which the site provides, the Department of Education and Science is considering advising local education authorities not to dispose of school playing fields unless they have investigated and established that the sites will not be required in the longer term for school or community use. In doing so they should consult with the local planning authority and take account of any policies in the local plans".

Statutory Requirement Relating to Conservation Areas

22. S72 of the Planning (Listed Buildings and Conservation Areas) Act 1990 places upon planning authorities a general duty to pay special attention to the desirability of preserving or enhancing the character or appearance of conservation areas when exercising their powers.

Highways

23. No objection subject to conditions requiring the proposed access and turning area to be provided and kept available.

RESULTS OF PUBLICITY AND CONSULTATIONS

Publicity

24. The proposals have been publicised by site and press notices pursuant to Regulation 13 of the Planning (Listed Buildings and Conservation Areas) Regulations 1990 and S67 and 73 of the Planning (Listed Buildings and Conservation Areas) Act 1990. In addition I have individually notified local residents. No representations had been received when this report was prepared.

Consultations

25. Donington Parish Council
Lincolnshire and South Humberside Historic Buildings Joint Committee
Georgian Group
Victorian Society
Society for the Protection of Ancient Buildings
Ancient Monuments Society
Council for British Archaeology
National Rivers Authority

Had not responded when this report was prepared.

DISTRICT COUNCIL'S OBSERVATIONS

26. The South Holland District Council had not responded when this report was prepared.

RECOMMENDATION

27. The proposals raise issues relating to:

- the Development Plan
- loss of playing field land
- the conservation area

Development Plan

28. The proposals constitute small-scale infilling within the built up area of Donington and the site is within the defined Interim Boundary of Development. The proposals would therefore appear to be consistent with the settlement aspects of Policy 5A of Alteration No. 1. Although Policy 5A indicates that an appropriate level of open space should be retained within settlements, in order to protect environmental quality, the area of open space involved in this case is small and the development of it should not, in my opinion, have any significant affect on environmental quality. There would, therefore, appear to be no inconsistency with the provisions of the Development Plan.

Loss of Playing Field Land

29. The area involved in this case is very small - less than ¼ acre - and already contains a building. In addition the main playing field area

at the rear would remain. I do not consider therefore that a grant of permission in this case would create any material conflict with the advice contained in PPG 17.

Conservation Area

30. The existing gap in the frontage development permits views across the playing fields northwards, from High Street and southwards from Church Lane. The view from High Street is not, in my opinion, a particularly significant feature of the conservation area, being relatively narrow and available only in the immediate vicinity of the site.

31. I consider the view from Church Lane to be more significant, because it is wider and encompasses the frontage opposite the site, framed by the modern school buildings to the east. The effect of the proposed block of dwellings would be to conceal the existing frontage development and to foreshorten the view by reducing it to the rear wall of the proposed garage court and the rear elevation of the proposed dwellings beyond. This factor was recognised in designing the scheme, which therefore aims to ensure that appearance of the rear elevations and boundary wall would be sufficiently attractive to form an adequate substitute for the view of the frontage opposite.

32. The suggested design of the dwellings should not be inappropriate in this area of mixed styles, particularly given the close proximity of Victorian development at the adjoining school; and their intended siting close to the footway would reflect the building line of adjoining development. They should therefore be capable of absorbtion into the High Street frontage as an attractive feature of the street scene - given suitable materials and detailing, which could be subject to control by the District Council at the "reserved matters" stage.

33. The demolition of the existing boundary wall would not, in my opinion, result in harm to the character or appearance of the conservation area, given the nature of the proposed scheme - which should result in a degree of enhancement by bringing the existing vacant and dilapidated building back into use and by providing a block of attractive dwellings.

34. I recommend as follows:-

(A) In respect of application H4/615/92 to the Secretary of State for the Environment, seeking Conservation Area Consent to demolish the existing front boundary wall:

That I be authorised upon expiration of the statutory consultation period to request the South Holland District Council to send the application to the Secretary of State forthwith, advising him that the Sub-Committee supports the proposal.

(B) Provided that in my opinion, following consultation with the Chairman, the observations of all the consultees warrant no reconsideration, in respect of proposal:

H4/616/92 seeking deemed planning permission to erect dwellings

and construct an access; that at such time as Conservation Area Consent authorising demolition of the front boundary wall is received from the Secretary of state, the Chief Executive be authorised to grant deemed planning permission, subject to the statutory time limit condition (S92 of the 1990 Act) and the following conditions:

(i) Before any development is commenced on site, details of the siting, design and external appearance (including materials) of the proposed dwellings and garages, and of the means of access thereto and of all boundary walls, fences or other means of enclosure shall be submitted to and approved by the District Planning Authority.

(ii) Before the vehicular access is commenced to be used, the access and turning facility shall be provided in accordance with the details shown on Plan 90 339/02/A.

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

(iv) No more than 4 dwellings comprising a 2 storey block of 3 houses and a first floor flat shall be provided on the site.

(v) The proposed development shall be carried out in general accordance with the scheme shown on Plan 90 339/02A.

(vi) Notwithstanding condition (i), the materials for the proposed dwellings, garages and boundary walls shall comprise red facing brick, slate and natural stone as appropriate, samples to be submitted to and approved by the District Planning Authority before the commencement of development.

(vii) Before any of the proposed dwellings are occupied the proposed garages and the whole of the proposed rear boundary wall shall be constructed in general accordance with the scheme shown on Plan 90 339/02/A.

(viii) When application is made to the District Planning Authority for approval of the "reserved matters", that application shall be accompanied by a scheme of landscaping and tree planting (indicating, inter alia, the number, species, height on planting and positions of all the trees) in respect of the land to which that application relates; and such scheme shall require the approval of the District Planning Authority before any development is commenced. Such scheme as approved by the District Planning Authority shall be carried out in its entirety within the period of 12 months beginning with the date on which development of that land is commenced (or within such longer period as may be agreed in writing with the District Planning Authority). All trees, shrubs and bushes shall be adequately maintained

for the period of 10 years beginning with the date of completion of the scheme and during that period all losses shall be made good as and when necessary.

REASONS

(i) The proposal is in "outline" form.

(ii) To enable vehicles to enter and leave the highway in forward gear in the interests of road safety.

(iii) In the interests of the safety and convenience of traffic using the adjacent road.

(iv)-(viii) In order to ensure that the proposed development enhances the character and appearance of the Donington Conservation Area within which the site is located.

AND H4/616/92 seeking deemed planning permission to use a former Scout Headquarters as a dwelling; that the Chief Executive be authorised to grant deemed planning permission subject to the statutory time limit condition (S91 of the 1990 Act) and the following conditions:

(i) The temporary means of access indicated on plan H4/617/92/1 via the opening in the existing front boundary wall shall be kept available for use in connection with the proposed dwelling until such time as a permanent means of access, adequate to serve the dwelling has been provided in connection with proposed residential development on the adjoining land to the west.

(ii) Before any development is commenced the approval of the District Planning Authority is required to a scheme of landscaping and tree planting for the site (indicating inter alia the number, species, heights on planting and positions of all the trees). Such scheme as approved by the District Planning Authority shall be carried out in its entirety within the period of 12 months beginning with the date on which development is commenced, (or within such longer period as may be agreed in writing with the District Planning Authority). All trees, shrubs and bushes shall be adequately maintained for the period of 10 years beginning with the date of completion of the scheme and during that period all losses shall be made good as and when necessary.

(iii) Notwithstanding the provisions of Part 1 of Schedule 2 of the Town and Country Planning General Development Order 1988, no enlargement, improvement, or other alteration shall be made to the exterior of the building, unless the prior written consent of the District Planning Authority is obtained to the proposed location, design and materials of any such enlargement, improvement or alteration.

(iv) Any garage for the proposed dwelling shall be provided and located as part of the block of 3 garages, shown on plan H4/617/92/1, for which a separate planning permission has been granted.

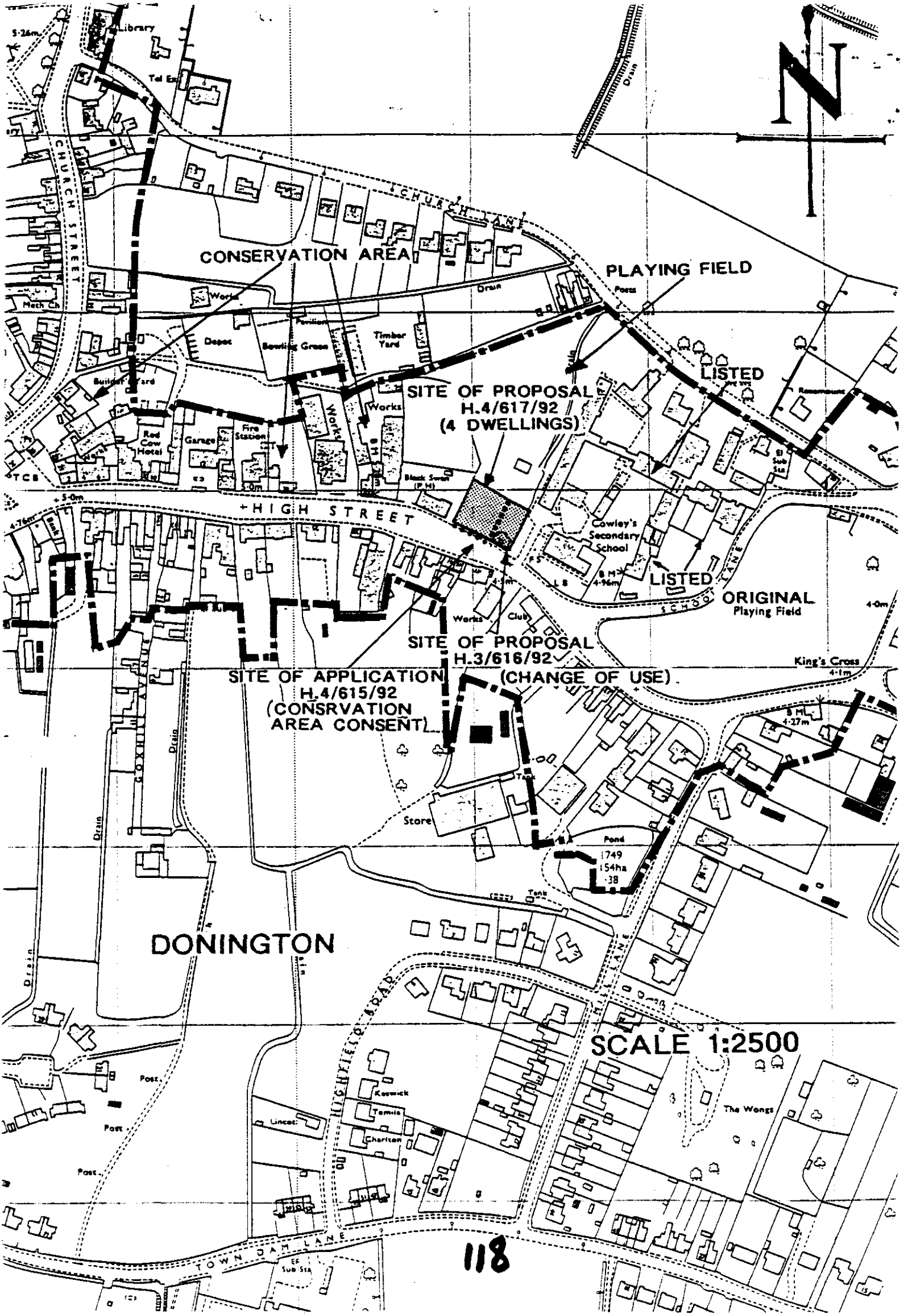
REASONS

(i) In order to ensure that an adequate means of access is available at all times, in the interests of highway safety.

(ii), (iii) & (iv) In order to ensure that the proposed development enhances the character and appearance of the Donington Conservation Area within which the site is located.

The following Note should be appended to the Notice of Decision (H4/617/92):

Attention is drawn to the fact that the existing front boundary wall is within the Donington Conservation Area. It is an offence to demolish the wall unless Conservation Area consent for such demolition is first obtained from South Holland District Council.


CONSERVATION AREA
PLAYING FIELD
SITE OF PROPOSAL
H.4/617/92
(4 DWELLINGS)
LISTED
SITE OF PROPOSAL
H.3/616/92
(CHANGE OF USE)
SITE OF APPLICATION
H.4/615/92
(CONSRVATION
AREA CONSENT)
LISTED
ORIGINAL
Playing Field
DONINGTON
SCALE 1:2500
HIGH STREET
CHURCH LANE
CHURCH STREET
TOWN DAM LANE
SCHOOL LANE
Cowley's
Secondary
School
Red
Cow
Hotel
Fire
Station
Bowling Green
Timber
Yard
Depot
Store
Pond
Drain
Post
The Wongs
Keswick
Charlton
Lincot
Tennis

DEPARTMENT OF HIGHWAYS AND PLANNING

LCP.63

APPLICATION FOR CONSERVATION AREA CONSENT

Town and Country Planning Act 1990
Town and Country Planning General Regulations 1976
Planning (Listed Buildings and Conservation Areas) Act 1990

Four completed copies of this form and plans should be sent to the Chief Executive

	For official use only
Application No.	
Date Received	
Grid Reference	

PART 1 - to be completed by or on behalf of all applicants as far as applicable to the particular proposal

1. **Applicant** (complete details below in block capitals)

Name LINCOLNSHIRE COUNTY COUNCIL
Address COUNTY OFFICES, NEWLAND,
LINCOLN
Tel. No.

Applicant (if any) to whom correspondence should be sent (complete details below in block capitals)

Name LAND & BUILDINGS CONSULTANCY
Address ORCHARD HOUSE,
NEWLAND, LINCOLN
Tel. No. 552645

2. **Particulars of proposal for which Conservation Area Consent is sought.**

(a) Full address or location of the building(s) to which the application relates: HIGH STREET DONNINGTON

(b) Applicant's interest, eg owner, tenant, prospective purchaser: OWNER

(c) Conservation Area: DONNINGTON

(d) Particulars of proposed works: DEMOLITION OF WALL SHOWN BY RED LINE

(e) List of drawings and plans submitted with the application which should include photographs, a location plan 1:2500 scale and a block plan 1:500 scale.: 1:1250 LOCATION PLAN ATTACHED. ONE PHOTOGRAPH OF WALL.

3. (a) Particulars of any redevelopment proposals: RESIDENTIAL DEVELOPMENT OF LAND TO REAR OF WALL. THE WALL TO BE REPLACED BY SUITABLE REPLACEMENT.

(b) If redevelopment is proposed has planning permission been applied for/granted?: PLANNING PERMISSION APPLIED FOR IN CONJUNCTION WITH THIS APPLICATION.

If so, state date and application/permission number.: NOT KNOWN.

14 MAY 1992
HIGHWAYS AND PLANNING

PART 2

Application is hereby made for Conservation Area Consent to carry out the works described herein and on the attached plans.

I have completed the relevant certificate

Signed ..... N J May

* On behalf of LINCOLNSHIRE COUNTY COUNCIL

(Insert applicant's name if signed by an agent)

Date 7 MAY 1992

* Delete if not applicable

Note An appropriate certificate must accompany this application. The following certificate will be appropriate if the County Council are the sole owner of the building(s). Only one copy need be completed. Certificates B, C or D can be obtained from the Director of Highways and Planning.

Certificate under Section 11 of the Planning (Listed Buildings and Conservation Areas) Act 1990

Certificate A

I hereby certify that:-

1. No person other than * ~~myself~~ the applicant was an owner (a) of any part of the building(s) to which the * application ~~appeal~~ relates at the beginning of the period of 20 days before the date of the accompanying * application ~~appeal~~

Signed ..... N J May

* Delete whichever is not applicable

* On behalf of LINCOLNSHIRE COUNTY COUNCIL

(Insert applicant's name if signed by an agent)

(a) Owner means a person having a freehold interest or a leasehold interest the unexpired term of which was not less than seven years.

Date 7 MAY 1992

ADDITIONAL INFORMATION

THE APPLICATION CANNOT BE CONSIDERED UNLESS PART 2 OF THIS FORM AND AN APPROPRIATE CERTIFICATE HAS BEEN COMPLETED AND SIGNED

Lincolnshire County Council
Proposal for Deemed Planning Permission

LCP.7

Town and Country Planning Act 1971

Town and Country Planning General Regulations 1976

Five unsigned and undated but otherwise completed copies of this form and plans should be sent to the County Solicitor

Planning Ref. No.	*For official use only*
Date received	
Grid reference	

~~● 1. I hereby give notice to the Lincolnshire County Council that I propose, for the purposes of Regulation 4 of the Town and Country Planning General Regulations 1976, to seek planning permission to carry out the following development (in accordance with such plans, showing details of the operations concerned, as are specified herein)~~

~~namely, to .....~~

~~.....~~

~~at .....~~

~~Drg Nos .....~~

or ● 1. I hereby give notice to the Lincolnshire County Council that I propose, for the purposes of Regulation 5 of the Town and Country Planning General Regulations 1976, to seek planning permission for the carrying out of the following development

~~★ in accordance with such plans, showing details of the operations concerned, as are specified herein~~

or ★ on the basis that the details of the operations are to be reserved for the approval of the local planning authority in the event of planning permission being obtained

namely, to ERECT DWELLINGS AND CONSTRUCT AN ACCESS

at 32 HIGH STREET, DONNINGTON

Drg Nos 90 339/02, A4/1125/12

2. Particulars of the proposal

(a) Council's interest, e.g. owner, tenant, prospective purchaser. — OWNER

(b) State whether Council owns or controls any adjoining land and, if so, give its location and identify the land on a plan. — YES, SHOWN VERGED BLUE

(c) State whether this proposal is for renewal of a temporary permission previously deemed to have been granted. If yes, state date and number of the permission. — ~~Yes~~ No

Date .....

Number .....

● *Complete as appropriate*

★ *Delete as appropriate*

22 APR 1992

HIGHWAYS AND PLANNING

This proposal must be entered in the statutory register of planning applications maintained by the District Council (as required by the Town and Country Planning General Regulations 1976)

(d) State whether the proposal involves:-			State Yes or No
(i) Construction of a new access to a highway		vehicular	YES
		pedestrian	YES
(ii) Alteration, including change of use, of an existing access to a highway		vehicular	NO
		pedestrian	NO
(e) State whether the proposal involves:-			
(i) New building(s)			YES
(ii) Alteration or extension			NO
(iii) Change of use			NO
(f) Size of any new structure:-			
(a) height (b) length (c) width			TO BE DETERMINED
(g) Type and colour of materials for facing external walls			TO BE DETERMINED
(h) Type and colour of roofing materials			TO BE DETERMINED
(i) What provision exists or is proposed for parking vehicles on the site?			Operational vehicles: TO BE DETERMINED
(indicate also on the submitted plans)			Non-operational vehicles: TO BE DETERMINED
(j) If school development, state:-			
(i) the number of teachers, pupils and other staff (ii) the number and size of school buses calling (iii) whether joint use is planned			N/A

3. Particulars of Present and Previous Use of Buildings or Land

State

(i) Present use of buildings/land: SCHOOL PLAYING FIELD

(ii) If vacant, the last previous use including the date when the use was discontinued:

4. Additional information	State Yes or No	
(a) Is the proposal for industrial, office, warehousing, storage or shopping purposes?	NO	If yes, further particulars may be requested.
(b) Is the proposal in connection with agriculture?	NO	If yes, give full information on separate sheet.
(c) Does the proposal affect a listed building?	NO	
(d) Does the proposed development involve the felling of any trees?	NO	If yes, indicate their positions on plan.
(e) Does the proposal affect a land drain?	NO	If yes, indicate position(s) on plan.
(f) (i) How will surface water be disposed of?	TO EXISTING	
(ii) How will foul sewage be dealt with?	TO EXISTING	

5.

Signed [signature]

Date 13 April 1992

Designation: County Solicitor, Lincolnshire County Council

Lincolnshire County Council
Proposal for Deemed Planning Permission

LCP.7

Town and Country Planning Act 1990

Town and Country Planning General Regulations 1976

Five unsigned and undated but otherwise completed copies of this form and plans should be sent to the County Solicitor

Planning Ref. No.	*For official use only*
Date received	
Grid reference	

● 1. I hereby give notice to the Lincolnshire County Council that I propose, for the purposes of Regulation 4 of the Town and Country Planning General Regulations 1976, to seek planning permission to carry out the following development (in accordance with such plans, showing details of the operations concerned, as are specified herein)

namely, to .....

.....

at .....

Drg Nos .....

or ● 1. I hereby give notice to the Lincolnshire County Council that I propose, for the purposes of Regulation 5 of the Town and Country Planning General Regulations 1976, to seek planning permission for the carrying out of the following development

★ in accordance with such plans, showing details of the operations concerned, as are specified herein

or ★ on the basis that the details of the operations are to be reserved for the approval of the local planning authority in the event of planning permission being obtained

namely, to CHANGE OF USE TO RESIDENTIAL USE

.....

at 32 HIGH STREET, DONNINGTON

Drg Nos A4/1125/12

2. Particulars of the proposal

(a) Council's interest, e.g. owner, tenant, prospective purchaser. OWNER

(b) State whether Council owns or controls any adjoining land and, if so, give its location and identify the land on a plan. YES SHOWN VERGED BLUE

(c) State whether this proposal is for renewal of a temporary permission previously deemed to have been granted. If yes, state date and number of the permission. XYes/No

Date .....

Number .....

HIGHWAYS AND PLANNING
14 MAY 1992

● *Complete as appropriate*

★ *Delete as appropriate*

This proposal must be entered in the statutory register of planning applications maintained by the District Council (as required by the Town and Country Planning General Regulations 1976)

(d) State whether the proposal involves:-

		State Yes or No
(i) Construction of a new access to a highway	vehicular	NO
	pedestrian	NO
(ii) Alteration, including change of use, of an existing access to a highway	vehicular	NO
	pedestrian	NO

(e) State whether the proposal involves:-

(i) New building(s)	NO
(ii) Alteration or extension	NO
(iii) Change of use	YES

(f) Size of any new structure:-

(a) height	N/A
(b) length	N/A
(c) width	N/A

(g) Type and colour of materials for facing external walls — N/A

(h) Type and colour of roofing materials — N/A

(i) What provision exists or is proposed for parking vehicles on the site?

(indicate also on the submitted plans)

Operational vehicles — N/A

Non-operational vehicles — TO BE ETERMINED

(j) If school development, state:-

(i) the number of teachers, pupils and other staff
(ii) the number and size of school buses calling
(iii) whether joint use is planned

N/A

3. Particulars of Present and Previous Use of Buildings or Land

State

(i) Present use of buildings/land — VACANT

(ii) If vacant, the last previous use including the date when the use was discontinued — SCOUT HQ APPROX 1980

4. Additional information

	State Yes or No	
(a) *Is the proposal for industrial, office, warehousing, storage or shopping purposes?*	NO	If yes, further particulars may be requested.
(b) Is the proposal in connection with agriculture?	NO	If yes, give full information on separate sheet.
(c) Does the proposal affect a listed building?	NO	
(d) Does the proposed development involve the felling of any trees?	NO	If yes, indicate their positions on plan.
(e) Does the proposal affect a land drain?	NO	If yes, indicate position(s) on plan.

(f) (i) How will surface water be disposed of? — TO EXISTING

(ii) How will foul sewage be dealt with? — TO EXISTING

5.

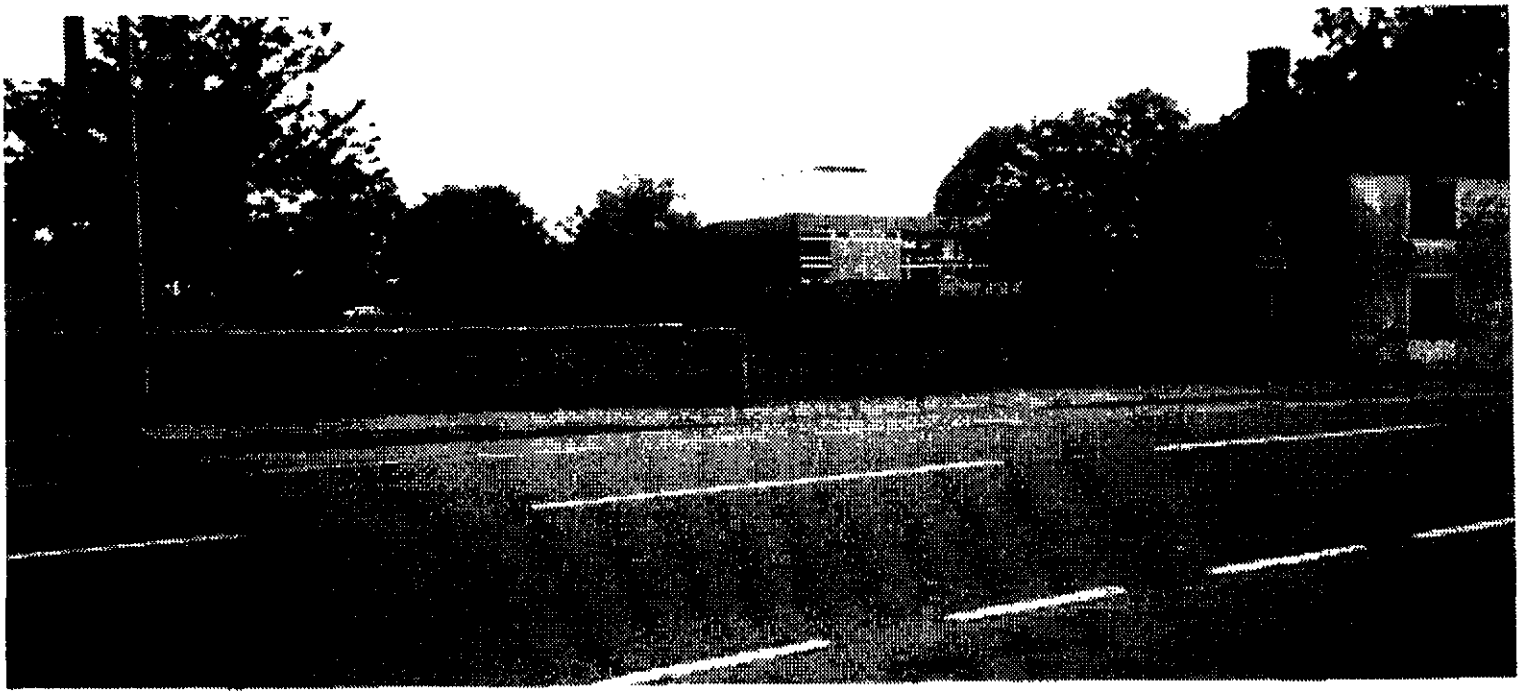
Signed .....

Date 12 May 1992

Designated Officer, Lincolnshire County Council

Rear View (from north)





C1. HIGH STREET, DONINGTON



My Ref: SMD/H4/92/JS

2 June 1992

Planning Officer
South Holland District Council
Council Offices
Priory Road
SPALDING
PE11 2XE

Mr D Gregory

Lincoln 553130

Dear Sir

32 HIGH STREET : DONINGTON
APPLICATION TO THE SECRETARY OF STATE FOR THE ENVIRONMENT FOR CONSERVATION AREA CONSENT TO DEMOLISH FRONT BOUNDARY WALL.

I enclose for your attention a copy of the above application which should be taken in conjunction with 2 separate deemed applications for the site to i) use former scout headquarters for residential purposes and ii) erect dwellings and construct an access.

Would you please let me have planning reference numbers and your Council's observations as soon as possible for eventual transmission to the Secretary of State.

Please note that I have consulted the following:

Parish Council
Lincs. & South Humbs. Historic Buildings Joint Committee
Ancient Monuments Society
Council for British Archaeology
Society for the Protection of Ancient Buildings
The Georgian Group
The Victorian Society
National Rivers Authority

The applications will be publicised by site notice and press insertion pursuant to Section 67 and 73 and Regulation 13.

Should you wish to discuss any aspects of these cases with my staff, perhaps you would contact Mr Gregory on Lincoln 553130.

Yours faithfully

Director of Highways and Planning

My Ref: SMD/H4/92/JS

2 June 1992

Mrs W E Goodacre
Clerk to Donington Parish Council
Walnut Lodge
Church Lane
DONINGTON
PE11 4UD

Mr D Gregory

Lincoln 553130

Dear Madam

32 HIGH STREET : DONINGTON
APPLICATION TO THE SECRETARY OF STATE FOR THE ENVIRONMENT FOR CONSERVATION AREA CONSENT TO DEMOLISH FRONT BOUNDARY WALL.

I enclose for your attention a copy of the above application which should be taken in conjunction with 2 separate deemed applications for the site to i) use former scout headquarters for residential purposes and ii) erect dwellings and construct an access.

I would appreciate your observations as soon as possible but in any case within 28 days of the date of this letter.

Should you feel that you require an extension to the period of consultation for any reason, please do not hesitate to contact Mr Gregory at this office on Lincoln 553130.

Yours faithfully

Director of Highways and Planning

My Ref: SMD/H4/92/JS

2 June 1992

National Rivers Authority
(Anglian Region)
Northern Area
Aqua House
Harvey Street
LINCOLN
LN1 1TF

Mr D Gregory

Lincoln 553130

Dear Sirs

32 HIGH STREET : DONINGTON
APPLICATION TO THE SECRETARY OF STATE FOR THE ENVIRONMENT FOR CONSERVATION AREA CONSENT TO DEMOLISH FRONT BOUNDARY WALL. PROPOSALS SEEKING DEEMED PLANNING PERMISSION TO USE FORMER SCOUT HEADQUARTERS FOR RESIDENTIAL PURPOSES AND ERECT DWELLINGS AND CONSTRUCT AN ACCESS.

I enclose for your attention copies of the above applications and would appreciate your observations as soon as possible but in any case within 28 days of the date of this letter.

I should be grateful if you would also please arrange to consult the appropriate Internal Drainage Board should you deem it necessary.

Should you feel that you require an extension to the period of consultation for any reason, please do not hesitate to contact Mr Gregory at this office on Lincoln 553130.

Yours faithfully

Director of Highways and Planning

My Ref: SMD/H4/92/JS

2 June 1992

The Society for the Protection of Ancient
Buildings
37 Spital Square
LONDON
E1 6DY

Mr D Gregory

Lincoln 553130

Dear Sirs

32 HIGH STREET : DONINGTON
APPLICATION TO THE SECRETARY OF STATE FOR THE ENVIRONMENT FOR CONSERVATION AREA CONSENT TO DEMOLISH FRONT BOUNDARY WALL.

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Yours faithfully

Director of Highways and Planning

My Ref: SMD/H4/92/JS

2 June 1992

The Georgian Group
37 Spital Square
LONDON
E1 6DY

Mr D Gregory

Lincoln 553130

Dear Sirs

32 HIGH STREET : DONINGTON
APPLICATION TO THE SECRETARY OF STATE FOR THE ENVIRONMENT FOR CONSERVATION AREA CONSENT TO DEMOLISH FRONT BOUNDARY WALL.

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I would appreciate your observations as soon as possible but in any case within 28 days of the date of this letter.

Should you feel that you require an extension to the period of consultation for any reason, please do not hesitate to contact Mr Gregory at this office on Lincoln 553130.

Yours faithfully

Director of Highways and Planning

My Ref: SMD/H4/92/JS

2 June 1992

Mrs C Waby
Lincolnshire and South Humberside
Historic Buildings Joint Committee
94 West Parade
LINCOLN
LN1 1JZ

Mr D Gregory

Lincoln 553130

Dear Madam

32 HIGH STREET : DONINGTON
APPLICATION TO THE SECRETARY OF STATE FOR THE ENVIRONMENT FOR CONSERVATION AREA CONSENT TO DEMOLISH FRONT BOUNDARY WALL.

I enclose for your attention a copy of the above application which should be taken in conjunction with 2 separate deemed applications for the site to i) use former scout headquarters for residential purposes and ii) erect dwellings and construct an access.

I would appreciate your observations as soon as possible but in any case within 28 days of the date of this letter.

Should you feel that you require an extension to the period of consultation for any reason, please do not hesitate to contact Mr Gregory at this office on Lincoln 553130.

Yours faithfully

Director of Highways and Planning

My Ref: SMD/H4/92/JS

2 June 1992

The Victorian Society
1 Priory Gardens
Bedford Park
LONDON
W4 1TT

Mr D Gregory

Lincoln 553130

Dear Sirs

32 HIGH STREET : DONINGTON
APPLICATION TO THE SECRETARY OF STATE FOR THE ENVIRONMENT FOR CONSERVATION AREA CONSENT TO DEMOLISH FRONT BOUNDARY WALL.

I enclose for your attention a copy of the above application which should be taken in conjunction with 2 separate deemed applications for the site to i) use former scout headquarters for residential purposes and ii) erect dwellings and construct an access.

I would appreciate your observations as soon as possible but in any case within 28 days of the date of this letter.

Should you feel that you require an extension to the period of consultation for any reason, please do not hesitate to contact Mr Gregory at this office on Lincoln 553130.

Yours faithfully

Director of Highways and Planning

My Ref: SMD/H4/92/JS

2 June 1992

Council for British Archaeology
The Kings Manor
YORK
YO1 2EP

Mr D Gregory

Lincoln 553130

Dear Sirs

32 HIGH STREET : DONINGTON
APPLICATION TO THE SECRETARY OF STATE FOR THE ENVIRONMENT FOR CONSERVATION AREA CONSENT TO DEMOLISH FRONT BOUNDARY WALL.

I enclose for your attention a copy of the above application which should be taken in conjunction with 2 separate deemed applications for the site to i) use former scout headquarters for residential purposes and ii) erect dwellings and construct an access.

I would appreciate your observations as soon as possible but in any case within 28 days of the date of this letter.

Should you feel that you require an extension to the period of consultation for any reason, please do not hesitate to contact Mr Gregory at this office on Lincoln 553130.

Yours faithfully

Director of Highways and Planning

My Ref: SMD/H4/92/JS

2 June 1992

Anglian Water Services Limited
P.O. Box 62
Waterside House
Waterside North
LINCOLN
LN2 5HA

Mr D Gregory

Lincoln 553130

For the Attention of Mr L Outram.

Dear Sirs

32 HIGH STREET : DONINGTON
APPLICATION TO THE SECRETARY OF STATE FOR THE ENVIRONMENT FOR CONSERVATION AREA CONSENT TO DEMOLISH FRONT BOUNDARY WALL.
PROPOSAL SEEKING DEEMED PLANNING PERMISSION TO USE FORMER SCOUT HEADQUARTERS FOR RESIDENTIAL PURPOSES AND ERECT DWELLINGS AND CONSTRUCT AN ACCESS.

Please find attached a copy of the above applications which are sent to you solely for information purposes.

Yours faithfully

Director of Highways and Planning

My Ref: SMD/H4/92/JS

2 June 1992

Councillor Mrs S M Bingham
Crossroads Nurseries
QUADRING
Spalding
Lincs

Mr D Gregory

Lincoln 553130

Dear Councillor Mrs Bingham

32 HIGH STREET : DONINGTON
APPLICATION TO THE SECRETARY OF STATE FOR THE ENVIRONMENT FOR CONSERVATION AREA CONSENT TO DEMOLISH FRONT BOUNDARY WALL PROPOSALS SEEKING DEEMED PLANNING PERMISSION TO USE FORMER SCOUT HEADQUARTERS FOR RESIDENTIAL PURPOSES AND ERECT DWELLINGS AND CONSTRUCT AN ACCESS.

Please find attached a copy of the above proposals.

The proposals are sent to you primarily for information purposes, but if you have any observations I shall be pleased to receive them, either in writing or by telephone within 14 days of receipt of this letter.

Should you wish to discuss these before replying, please contact either Ted Banks (ext. 3115) or Dave Gregory (ext. 3130) who will be pleased to assist.

Yours sincerely

Director of Highways and Planning

My Ref: SMD/H4/92/JS

2 June 1992

Ancient Monuments Society
St. Ann's Vestry Hall
2 Church Entry
LONDON
EC4V 5HB

Mr D Gregory

Lincoln 553130

Dear Sirs

32 HIGH STREET : DONINGTON
APPLICATION TO THE SECRETARY OF STATE FOR THE ENVIRONMENT FOR CONSERVATION AREA CONSENT TO DEMOLISH FRONT BOUNDARY WALL.

I enclose for your attention a copy of the above application which should be taken in conjunction with 2 separate deemed applications for the site to i) use former scout headquarters for residential purposes and ii) erect dwellings and construct an access.

I would appreciate your observations as soon as possible but in any case within 28 days of the date of this letter.

Should you feel that you require an extension to the period of consultation for any reason, please do not hesitate to contact Mr Gregory at this office on Lincoln 553130.

Yours faithfully

Director of Highways and Planning

My Ref: SMD/H4/92/JS

David Gregory
3130

3 June 1992

To: Director of Recreational Services
(For the Attention of the County Archaeological Officer)

From: Chief Planning Officer

32 HIGH STREET : DONINGTON
APPLICATION TO THE SECRETARY OF STATE FOR THE ENVIRONMENT FOR CONSERVATION AREA CONSENT TO DEMOLISH FRONT BOUNDARY WALL

I enclose for your information a copy of the above application which should be taken in conjunction with 2 separate Deemed applications for the site to i) use former scout headquarters for residential purposes and ii) erect dwellings and construct an access.

I would appreciate your observations as soon as possible but in any case within 28 days of the date of this Memorandum.

Should you feel that you require an extension to the period of consultation for any reason, please do not hesitate to contact David Gregory on extension 3130.

for Director of Highways and Planning

My Ref: SMD/H4/92/JS

5 June 1992

As Attached.

Mr D Gregory

Lincoln 553130

Dear Sir/Madam

32 HIGH STREET : DONINGTON
APPLICATION TO THE SECRETARY OF STATE FOR THE ENVIRONMENT FOR CONSERVATION AREA CONSENT TO DEMOLISH FRONT BOUNDARY WALL

I enclose for your attention a copy of the above application and am writing to notify you that the County Council are also applying for outline Deemed Planning Permission to:

i) use the former scout headquarters for residential purposes, and

ii) erect dwellings and construct an access

on this land near to your property at Donington. Copies of these proposals are attached for your use.

The County Council hope to eventually dispose of the land. Details of the dwellings therefore will not be determined until some future owner of the site applies to South Holland District Council for approval of the reserved matters of detail.

The purpose of this letter, basically, is to acquaint you with the proposals in order to avoid any future misunderstanding as to the nature of the scheme.

Should you have any comments or objections regarding the scheme, or would wish to discuss any aspects of it, perhaps you would contact Mr Gregory on Lincoln 553130 who would be pleased to speak to you.

Any objections should be submitted in writing to this office by 22 June 1992.

All comments received will be reported to the appropriate Planning and General Sub-Committee when the proposal is considered.

Yours faithfully

Director of Highways and Planning

The Occupier
The Black Swan Public House
High Street
DONINGTON
Spalding
Lincs

The Occupier
35 High Street
DONINGTON
Spalding
Lincs

The Occupier
37 High Street
DONINGTON
Spalding
Lincs

The Occupier
39 High Street
DONINGTON
Spalding
Lincs

The Occupier
41 High Street
DONINGTON
Spalding
Lincs

The Occupier
43 High Street
DONINGTON
Spalding
Lincs

The Occupier
45 High Street
DONINGTON
Spalding
Lincs

C Rollinson to Brian Smith

H04/616/92
H04/617/92

16th June 1992

LINCS COUNTY COUNCIL APPLICATION, HIGH STREET, DONINGTON.

I would like this application to go before Committee because I believe Donington as a village needs more amenity areas rather than less; not having them swallowed by development will the next application be for frontage development on the Cowley field?

Cllr Rollinson

Director of Highways and Planning
Linc nshire County Council
City Hall
Beaumont Fee
Lincoln
LN1 1DN

FILE COPY

Dear Sir

APPLICATION TO THE SECRETARY OF STATE FOR THE ENVIRONMENT FOR CONSERVATION AREA CONSENT

TO DEMOLISH FRONT BOUNDARY WALL
AT 32 HIGH STREET, DONINGTON

This resolution was placed in my Council's Statutory Register of Planning Applications on 4 June 1992 and the number allocated to the proposal was 0406S/92

In addition to the consultations and publicity which you have carried out (ticked in Column A), I consider that the following extra consultations and publicity are necessary (marked by a tick in Column B).

CONSULTATIONS

	A	B		A	B
Parish Council	[✓]	[ ]	Lincs & Sth Humbs. Historic Bldgs. Joint Committee	[✓]	[ ]
Regional Water Authority	[✓]	[ ]			
Drainage Board	[✓]	[ ]	Georgian Group	[✓]	[ ]
Victorian Society	[✓]	[ ]	Society for the Protection of Ancient Buildings	[✓]	[ ]
Council for British Archaeology	[✓]	[ ]			
Ancient Monuments Society	[✓]	[ ]			

PUBLICITY
TOWN AND COUNTRY PLANNING ACT 1990

	A	B
R. 13 ~~s.65~~ Notices	[✓]	[ ]
s.67/73 Notices	[✓]	[ ]
Neighbouring Residents	[✓]	[ ]

Yours faithfully

Lincolnshire County Council

Director of Highways and Planning
J Emmerson BSc MSc PhD CEng FICE

4th Floor
City Hall
Beaumont Fee
Lincoln
LN1 1DN

Telephone Lincoln 552222 STD 0522

For further information contact
Mr D Gregory

Telephone Lincoln 553130

My Ref: SMD/H4/92/JS

2 June 1992

Planning Officer
South Holland District Council
Council Offices
Priory Road
SPALDING
PE11 2XE

Dear Sir

32 HIGH STREET : DONINGTON
APPLICATION TO THE SECRETARY OF STATE FOR THE ENVIRONMENT FOR CONSERVATION AREA CONSENT TO DEMOLISH FRONT BOUNDARY WALL.

I enclose for your attention a copy of the above application which should be taken in conjunction with 2 separate deemed applications for the site to i) use former scout headquarters for residential purposes and ii) erect dwellings and construct an access.

Would you please let me have planning reference numbers and your Council's observations as soon as possible for eventual transmission to the Secretary of State.

Please note that I have consulted the following:

Parish Council
Lincs. & South Humbs. Historic Buildings Joint Committee
Ancient Monuments Society
Council for British Archaeology
Society for the Protection of Ancient Buildings
The Georgian Group
The Victorian Society
National Rivers Authority

The applications will be publicised by site notice and press insertion pursuant to Section 67 and 73 and Regulation 13.

Should you wish to discuss any aspects of these cases with my staff, perhaps you would contact Mr Gregory on Lincoln 553130.

Yours faithfully

Director of Highways and Planning

H04/0615/92

DEPARTMENT OF HIGHWAYS AND PLANNING

LCP.63

APPLICATION FOR CONSERVATION AREA CONSENT

Town and Country Planning Act 1990
Town and Country Planning General Regulations 1976
Planning (Listed Buildings and
Conservation Areas) Act 1990

Four completed copies of this form and plans should be sent to the Chief Executive

	For official use only
Application No.	H04/0615/92
Date Received	04 JUN 1992
Grid Reference	

PART 1 - to be completed by or on behalf of all applicants as far as applicable to the particular proposal

1. **Applicant** (complete details below in block capitals)

Name LINCOLNSHIRE COUNTY COUNCIL

Address COUNTY OFFICES, NEWLAND,
LINCOLN

Tel. No.

Applicant (if any) to whom correspondence should be sent (complete details below in block capitals)

Name LAND & BUILDINGS CONSULTANCY

Address ORCHARD HOUSE,
NEWLAND, LINCOLN

Tel. No. 552645

2. **Particulars of proposal for which Conservation Area Consent is sought.**

(a) Full address or location of the building(s) to which the application relates: HIGH STREET DONNINGTON

(b) Applicant's interest, eg owner, tenant, prospective purchaser: OWNER

(c) Conservation Area: DONNINGTON

OFFICE COPY

(d) Particulars of proposed works: DEMOLITION OF WALL SHOWN BY RED LINE

(e) List of drawings and plans submitted with the application which should include photographs, a location plan 1:2500 scale and a block plan 1:500 scale.: 1:1250 LOCATION PLAN ATTACHED. ONE PHOTOGRAPH OF WALL.

3. (a) Particulars of any redevelopment proposals: RESIDENTIAL DEVELOPMENT OF LAND TO REAR OF WALL. THE WALL TO BE REPLACED BY SUITABLE REPLACEMENT.

(b) If redevelopment is proposed has planning permission been applied for/granted?: PLANNING PERMISSION APPLIED FOR IN CONJUNCTION WITH THIS APPLICATION.

If so, state date and application/permission number.: NOT KNOWN.

14 MAY 1992

HIGHWAYS AND PLANNING

PART 2

Application is hereby made for Conservation Area Consent to carry out the works described herein and on the attached plans.

I have completed the relevant certificate

Signed ..... N T Iley .....

* On behalf of LINCOLNSHIRE COUNTY COUNCIL
(Insert applicant's name if signed by an agent)

Date 7 MAY 1992

* Delete if not applicable

Note An appropriate certificate must accompany this application. The following certificate will be appropriate if the County Council are the sole owner of the building(s). Only one copy need be completed. Certificates B, C or D can be obtained from the Director of Highways and Planning.

Certificate under Section 11 of the Planning (Listed Buildings and Conservation Areas) Act 1990

Certificate A

I hereby certify that:-

1. No person other than * myself / the applicant was an owner (a) of any part of the building(s) to which the * application / appeal relates at the beginning of the period of 20 days before the date of the accompanying * application / appeal

Signed ..... N T Iley .....

* On behalf of LINCOLNSHIRE COUNTY COUNCIL
(Insert applicant's name if signed by an agent)

Date 7 MAY 1992

* Delete whichever is not applicable

(a) Owner means a person having a freehold interest or a leasehold interest the unexpired term of which was not less than seven years.

ADDITIONAL INFORMATION

THE APPLICATION CANNOT BE CONSIDERED UNLESS PART 2 OF THIS FORM AND AN APPROPRIATE CERTIFICATE HAS BEEN COMPLETED AND SIGNED

548. PLANNING APPLICATIONS (Continued)

(f) **Advertisement Consent**

The Director of Planning and Building Control Services be authorised to grant consent for the display of the undermentioned advertisements in accordance with his recommendations, *and subject to standard advertising conditions:-*

Plan No. and Applicant	Proposal
H09/0255/92 David Lefley and Sons	Illuminated fascia signs and totem sign, non-illuminated directional signs at Bellevue Garage, Station Street, Holbeach.
H11/0391/92 Main Road Garage	Illuminated signs including 1 Fascia, Roundel, Totem and two wall signs plus one directional sign at Main Road Garage, Long Sutton.

(g) **Reserved Matters Approval**

The reserved matters submitted in connection with the undermentioned development be approved in accordance with the recommendation of the Director of Planning and Building Control Services:-

Plan No. and Applicant	Proposal
H23/0539/92 A & D Mablethorpe Ltd	Two dwellings with garages at Washway Road Saracens Head.

(h) Deemed Applications by Lincolnshire County Council

The Lincolnshire County Council be informed of this authority's observations in respect of the undermentioned developments in accordance with the recommendations of the Director of Planning and Building Control Services as follows:-

Plan No. and Applicant	Proposal
H14/0606/92 Lincolnshire County Council	Dwelling, garage and construction of vehicular access at Glenside South, Pinchbeck Bars, Pinchbeck West.

(The Council objects strongly to the above development.)

H04/0616/92 Lincolnshire County Council	Change of use to residential use at 32 High Street, Donington.

(No objections be raised to the above development.)

H04/0617/92 Lincolnshire County Council	Dwellings at 32 High Street, Donington.

(The Council objects to the above application.)

H04/0615/92 Lincolnshire County Council	Demolition of wall at High Street, Donington.

(The Council objects to the above application.)