FILE COPY

SOUTH HOLLAND DISTRICT COUNCIL

Application no: H05/0121/93

Applicant: Mr & Mrs Chenery
6 Eastgate Gardens
Fleet Hargate
Spalding
Lincs

Agent: Broadgate Builders
(Spalding) Limited
Broadgate House
Weston Hills
Spalding Lincs

Description: Proposed ground floor flat roof extension

Location: 6 Eastgate Gardens
Fleet Hargate
Spalding
Lincs

Type: FULL

Date received: 15-FEB-93

26-FEB-93

Dear Sir/Madam

TOWN AND COUNTRY PLANNING (GENERAL DEVELOPMENT) ORDER 1988

NOTICE OF PERMITTED DEVELOPMENT

It appears that by virtue of the above Order the proposed development is deemed to be permitted and further planning permission is not therefore required. No further action will therefore be taken on your application and any fee paid will be refunded as soon as possible.

You should be aware however that approval under the Building Regulations may still be required.

Yours faithfully

Director of Planning and Building Control Services

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)

FOUR COPIES REQUIRED

PLANNING APPLICATION

For office use only

Application No. H05/0121/93

Date Registered 15 FEB 1993

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

MR+MRS CHENERY
6 EASTGATE GARDENS,
FLEET HARGATE,
HOLBEACH, LINCS.

Tel. No.

NAME AND ADDRESS OF AGENT

(if form completed by agent)
BROADGATE BUILDERS (SPALDING) LTD
BROADGATE HOUSE,
WESTON HILLS, SPALDING, LINCS.

Tel. No. (0406) 380532
(Personal contact name)

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

6 EASTGATE GARDENS, FLEET HARGATE, HOLBEACH, LINCS.

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

PROPOSED GROUND FLOOR FLAT ROOF EXTENSION

OFFICE COPY

Please complete

Signed... Mark Dennis ..... Date 12.2.93 .....

I attach
* Four copies of all plans
* an ownership certificate (see back page)
* a fee of £60 ..... If you consider no fee is payable include a written explanation instead.

Previous application No.

Please tick **one** box and answer the extra questions under that section.

2. **TYPE OF APPLICATION**

(✓)

This is a **full** application for change of use and/or new building works [✓] ➡ **Now complete Parts 3, 4 and 5 and an Ownership Certificates**

or This is an **outline** application [ ] ⬇

Please state Site Area [ ] (Hectares)

Please tick **any** box where you are including details which you wish to be considered as part of this application.

Siting [ ] Design [ ] External Appearance [ ]

Means of Access [ ] Landscaping [ ]

Now complete Parts 3 and 5 and an Ownership Certificate.

or This is a **reserved matters** application. [ ] ⬇

A. Please state Reference Number of outline permission.
B. Please state which reserved matters are dealt with in this application.
Now complete Part 4 only

or This is an application for **renewal** of temporary permission or **continuation** without complying with planning condition. [ ] ⬇

A. Please state reference Number of previous permission
B. Please state Condition Number referred to
Now complete an Ownership Certificate

or This is an application for **modification** of a condition on a planning permission which has not yet been implemented. [ ] ⬇

A. Please state Reference Number of pervious permission
B. Please state Condition Number referred to
C. Please state variation required
Now complete an Ownership Certificate.

TYPE OF DEVELOPMENT

3. A. Please state whether the proposal involves:- (Tick one or more boxes)

(i) New Dwellings		If so, how many:
(ii) Other new building(s)		
(iii) Alterations or extension	✓	
(iv) Change of use		

4. A. If building works are proposed, please state extra floor space to be created: 4.94 sq. metres

B. Please state size of any new structure:- (a) max. height: 2.8 metres
(b) max. length: 2.0 metres
(c) max. width: 3.35 metres

C. Please state type and colour of materials for facing external walls: FACING BRICKS AS EXISTING

D. Please state type and colour of roofing materials. GREY STONE CHIPPINGS

E. Has a survey of the site been undertaken? State Yes or No YES

5. **GENERAL INFORMATION** Please complete each section

EXISTING USES
Please state existing or, if vacant, the last use(s) of site. DOMESTIC

ACCESS TO ROADS (VEHICULAR AND PEDESTRIAN) Please tick **one** box

A. There will be **no** new access to a public road and **no** alteration to any existing access to a public road NO

or

B. There will be a new or altered access to a public road NO ➡ If so, name of road:
Will there be—
Individual access(es)
New estate road

C. What provision will be made for garages or parking within the site? EXISTING GARAGE + DRIVE.

TREES Please tick **one** box

A. The proposal does **not** involve the felling of any trees ✓

B. The proposal does involve the felling of one or more trees ➡ If so, please show details on plans.

DRAINAGE Please complete

A. Please state how surface water will be disposed of SOAKAWAYS

B. For estate developments, please state how highway surface water will be disposed of —

C. Please state whether a land drain will be affected NO

D. Foul sewerage will be disposed of to: N/A.

Mains sewer ☐ Cesspool ☐ Septic tank ☐

PLEASE COMPLETE IN ALL CASES

	State Yes or No	
The proposal is in connection with agriculture	NO	➡ If so, **please give details in Part 6**
The proposal affects a listed building	NO	
The proposal affects a public right of way	NO	
The proposal is known to affect contaminated or filled land	NO	
The proposal is for industrial, warehousing, offices, shopping or similar commercial purposes.	NO	➡ If so, **please complete Part 7**
In cases where a statutory consultation will be required, please state whether you have sent a copy of the application to the consultee yourself. If yes, please give date sent.	NO	➡ Date: Consultee(s)
Is this application related to a previous submission?	NO	➡ Application No.

6. **ANY OTHER INFORMATION** Please add any details you wish in support of your application. Continue on separate sheet if necessary.

7. **INDUSTRIAL, WAREHOUSING, OFFICES OR SHOPS** Please complete if appropriate

Please tick **one** box and complete B if necessary

A. The proposal does not involve any alteration in existing floorspace ☐

B. The proposal involves the creation of or an alteration in total **gross** floorspace ☐ ➡

Proposed total gross floorspace ☐ sq. m. Previous total gross floor space ☐ sq. m.

This new total includes the following net floorspace:

Retail ☐ sq. m. Office ☐ sq. m. Industrial ☐ sq. m. Warehousing ☐ sq. m.

Other ☐ sq. m. ➡ If so, please state use:

	Office Staff	Industrial staff	Other staff
How many office, industrial and other staff will be employed on the site as a result of the development proposed? If you have existing premises on the site, how many of the employees will be new staff?			
If you propose to transfer staff from other premises please give details of the numbers involved and of the premises affected.			
In the case of industrial development, give a description of the processess to be carried out and of the end products, and the type of plant or machinery to be installed.			
If the proposal forms a stage of a larger scheme for which planning permission is not at present sought, please give what information you can about the ultimate development			
Is the proposal related to an existing use on or near the site?	State Yes or No ☐		
If so, please explain the relationship			
Is this a proposal to replace existing premises in this area or elsewhere which have become obsolete, inadequate or otherwise unsatisfactory?	State Yes or No ☐		
If so, please give details including gross floor area of such premises and state your intentions in respect of those premises.			
What provisions have been made for the parking, loading and unloading of vehicles within the curtilage of the site? (Please show the location of such provision on the plans and distinguish between parking for operational needs and other purposes)			
What is the estimated vehicular traffic flow to the site during a normal working day? (Please include all vehicles except those used by individual employees driving to work)			
What is the nature, volume and proposed means of disposal of any trade effluents or trade refuse?			
Will the proposed use involve the use of storage of any hazardous materials?	State Yes or No ☐ If yes, you may need to apply for Hazardous Substances Consent		
What provision is being made for access to premises for the disabled?			

OWNERSHIP CERTIFICATES

PLEASE COMPLETE ALL THREE SECTIONS.

1. **APPLICANT'S INTEREST**
Please state interest in site (e.g. owner, prosp. purchaser)
(Please remember to indicate on the location plan any other land under your control).

OWNER

2. **OWNERSHIP OF THE SITE**

This certificate is to make sure that the owners of land are aware of applications made on it.

If the applicant is the **sole owner of the whole site,** complete **Certificate A.**
In **any other case** (i.e. if the applicant is a prospective purchaser, or a tenant, or a joint owner, or the sole owner of only part of the site) then you must give notice to all other owners, and complete **Certificate B.** (An "owner" is a person having a freehold interest, or having a leasehold interest where seven years or more remains unexpired). If you are unable to trace the owner, please contact the Planning Office as a different certificate will be required.

Certificate A Nobody except the applicant was an owner of any part of the land to which the application relates at the beginning of the period of 21 days ending with the date of the accompanying application.

Signed ..... (~~Applicant~~ / Agent) Date 12.2.93

Certificate B The applicant has given the required notice to everyone else who were owners of any part of the land to which the application relates at the beginning of the period of 21 days ending with the date of the accompanying application.
Owner's Name:
Address of owner at which notice was served: State Date notice served:

Signed ..... (Applicant / Agent) Date .....

3. **AGRICULTURAL HOLDINGS CERTIFICATE**

If the land is not in agricultural use complete Certificate 1.
If the land is agricultural, but farmed by the owner and there is no agricultural tenant, complete Certificate 1.
If the site does relate to an agricultural holding, you must give notice to the tenant, and complete Certificate 2. If you are the sole agricultural tenant yourself, sign certificate 2 but insert 'not applicable' in the tenant details.

Certificate 1 None of the land to which the application relates is or is part of any agricultural holding.

Signed ..... (~~Applicant~~ / Agent) Date 12.2.93

Certificate 2 The applicant has given the required notice to every other person who, at the beginning of the period of 21 days ending with the date of the application, was a tenant of an agricultural holding on all or part of the land to which the application relates.
Tenant's Name:
Address of tenant at which notice was served: State Date notice served:

Signed ..... (Applicant / Agent) Date .....

DC RECORD SHEET

APPLICATION REF:

Directions

Art 7 (Outlines)
RM checklist

	Siting	Design	Ext app	Access	Landscape
Previous					
Current					
Required					

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

Other ....

Precise details, for non-standard direction:

Senior Officer authorised: ..... Sent: .....

Revalidation after Direction

Information satisfactory/unsatisfactory Signed: .....

Further direction: Precise details:

Amended description:

New valid date: .....

Consultation/Publicity Required

		Requested	Sent
Extra Publicity:			
	Departure	.....	.....
	Setting of LB	.....	.....
	Public Right of Way	.....	.....
	Discretionary	.....	.....
Extra Consultations:			
	Dept of Transport	.....	.....
	Environmental Serv.	.....	.....
	LB/Cons. Area - Local	.....	.....
	- Local & National	.....	.....
	- English Heritage	.....	.....
	Consultant: Name.....		..... Order No .....
	Other:	.....	.....

Case Officer

DAVID GEDNEY

Recorded on board:

APPLICATION ASSESSMENT

Notes for Case Officer

Site Inspection | Accuracy | Neighbours | Boundaries

Site features | Other

Inspected by
Date

Notice posted by
Date

Resident Notices required

Sent | Delivered

Case Officer Conclusions DMF. 23/2

Permitted development

RECOMMENDATION

COMMITTEE

Departure from Policy .....

Ward Member request .....

Recommend approval against material objection .....

Other circumstance viz: .....

Change to Committee recorded

DELEGATED

Case Officer .....

Senior Officer .....

Case Officer Recommendation

~~Approve~~ Refuse

Signed .....

Permitted development

~~Conditions/Reasons~~
(continue overleaf)

Notes to applicant

☐ Disabled
☐ Outstanding RM
☐ Amended plans

ADMIN RECORD SHEET

Initial

Submitted Fee £60

Receipt Issued P3391

Date first Rec'd 15 FEB 1993

Registration

Reference H05/0121/93

Cross-Ref B05/0079/93

Date 16/2

Validation

TYPE HOU

Earliest permission

Site area

No of dwellings

Floorspace 4·94

Description

Tech

Certificate
Site plans
Description

Accuracy
Incomplete form

Fees

Nil fee

Previous app Type

Discounted fee

Correct fee 60

Additional Refund

Receipt Issued

Information

Newbuild/Redevelopment/Change of use/Extension/Alteration/Works

Earlier permission Ref

RM

	Siting	Design	Ext app	Access	Landscaping
Previous					
Current					

Index sheets 171

OS No's

Grid ref 5 351630 3 345940

Ward D

Parish FLEET

TR Rural
TR Bypass
Level Cross
Footpath

CA
LB
TPO

Inside IBD YES

Inside LP area NO

Linked to site

Ref

Linked to property 0035950

Ref

Planning Records:
Earlier apps

B Reg Records:
Already submitted – Ref
Request
Requested

BR[illegible] SMITH Dip TP MRTPI
Dir[illegible] 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

H05/121/93

FULL

Applicant: Mr & Mrs Chenery
Tel:

Agent: Broadgate Builders
0406 380532

Description: Proposed ground floor flat roof extension

Location: 6 Eastgate Gardens
Fleet Hargate
Spalding
Lincs

Valid date:	15-FEB-93	Terminal date:	12-APR-93
Target dates:		Target Committee:	31-MAR-93
To case officer	22-FEB-93	Report deadline:	17-MAR-93
Inspected by	01-MAR-93		
Extra contacts	08-MAR-93	Case Officer:	
Report if not clear by 22-MAR-93		D M GEDNEY	

DEVELOPMENT/CONSTRAINTS

Size: 4.94 M2
Category: Extension
Listed building:
Conservation Area:

Other Constraints:

CONSULTATIONS CARRIED OUT

		Sent	Expiry
Clerk to Fleet PC	Holbeach 26739	18-FEB-93	04-MAR-93
Cllr B A Paul	0406 23100	18-FEB-93	04-MAR-93
Site/Press Advert MIN		23-FEB-93	16-MAR-93

PLANNING APPLICATION

Town and Country Planning General Development Order 1988

NOTICE UNDER ARTICLE 12B

Notice is hereby given that Mr & Mrs Chenery
is applying to the Council for planning permission for the following:

Reference No: H05/121/93
Description: Proposed ground floor flat
roof extension

Location: 6 Eastgate Gardens
Fleet Hargate
Spalding
Lincs

Members of the Public may inspect copies of the application, plans and any other documents submitted with it at the Department of Planning and Building Control Services, Council Offices, Priory Road, Spalding, during normal office hours for a period of 21 days beginning with the date shown below.
Any observations should be sent to me, quoting the above reference number also within 21 days of the date shown below.

B Smith
Director of Planning and Building Control Services

Date of Notice:

SOUTH HOLLAND DISTRICT COUNCIL

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

VAT Reg No 121 5277 01

OFFICIAL RECEIPT - APPLICATION FEES

Receipt No : P2251
Date received : 15-FEB-93

Received from

Broadgate Blds (Spalding) Ltd.

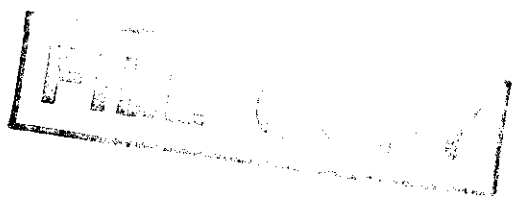
Address

Broadgate
Weston Hills
Spalding

Fee paid	£	60.00
VAT	£	0.00
Total received	£	60.00

Cash/Cheque : Cheque

Signed.....K. Lowe....
(Authorised Collector)



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: H05/121/93

Applicant: Mr & Mrs Chenery
6 Eastgate Gardens
Fleet Hargate
Spalding
Lincs

Agent: Broadgate Builders
(Spalding) Limited
Broadgate House
Weston Hills
Spalding Lincs

Description: Proposed ground floor flat roof extension

Location: 6 Eastgate Gardens Fleet Hargate
Spalding Lincs

Type: FULL

Date received: 15-FEB-93

18-FEB-93

Dear Sir/Madam

CONSULTATION WITH PARISH COUNCIL

I have received an application for the above proposal and enclose a copy for your information. Any observations which the Parish Council wish to make should be set out below and returned to me by 05-MAR-93. If no observations have been received by that date, it will be assumed that the Parish Council have no comments to make. The officer dealing with this application is D M GEDNEY

Yours faithfully
B SMITH
Director of Planning and Building Control Services

Clerk to Fleet PC
Parish Council Office
2 Spalding Road, Holbeach
Spalding, Lincs

FOR PARISH COUNCIL USE ONLY

Comments: NO OBJECTION IF NEIGHBOURS HAVE BEEN CONSULTED

P.D 1/3 ?

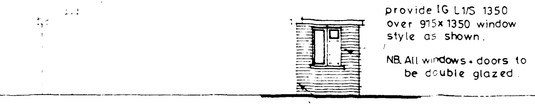
Signed:

S.H.D.C. PLANNING DEPT.
RECEIVED
- 1 MAR 1993 DG

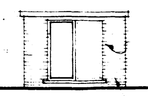
Allocation of
DPO AGM
SDPO DC
PO ACP
Action by .....
Acknowledge .....

File Nos.

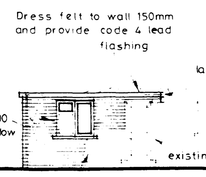
Acknowledge YES/NO
By
Date



Side Elevation



Rear Elevation



Side Elevation

FOUNDATIONS
PROVIDE 600 x 225mm CONCRETE STRIP FOUNDATIONS TO 260mm WALLS.
ALL CONCRETE TO BE 1:2:4 MIX.
FOUNDATIONS TO BE TAKEN DOWN TO A DEPTH OF EXISTING OR TO AN APPROVED LOAD BEARING SUB-STRATA (MIN. DEPTH 760mm).
IF SHRINKABLE SUB SOIL IS FOUND ON SITE, FOUNDATIONS TO BE TAKEN DOWN TO A DEPTH WHICH IS SUITABLE FOR THE CONDITIONS (1000mm MIN).

SUB-STRUCTURE WALLING
TO BE CLASS A: DENSE CONCRETE BLOCKS, MIX BRICKWORK BELOW D.P.C. LEVEL, TO BE OF FROST RESISTANT BRICKS.
DAMP PROOF COURSE TO EXTERNAL WALL 150mm ABOVE FINISHED GROUND LEVEL.
WEAK CONCRETE INFILL TO CAVITIES TO TERMINATE 225mm BELOW LOWEST D.P.C. LEVEL.

GROUND FLOOR CONSTRUCTION
50 mm SAND CEMENT SCREED
100 mm OVERSITE CONCRETE (1:2:4 MIX)
50mm U.R. JABLITE S.D. GRADE FLOOR INSULATION, WITH 25mm JABLITE INSULATION TO EXTERNAL WALL/SLAB PERIMETER
1200 GAUGE P.V.C. D.P.M. LAP FLOOR D.P.M. TO WALL D.P.C. 100mm MIN
150mm BLINDED AND CONSOLIDATED HARDCORE BASE.

CAVITY WALL CONSTRUCTION
100mm FACING BRICKWORK TO MATCH EXISTING (CLAY BRICKS TO COMPLY WITH B.S. 3921: 1974)
60mm CAVITY - FILLED WITH TERRAFIRM DRY CAVITY WALL INSULATION INSTALLED BY TERRAFIRM LTD IN STRICT ACCORDANCE WITH AGREEMENT BOARD CERTIFICATE NO 86-1606.
100mm SOLID INSULATING BLOCKWORK (HEMELITE)
N.B. CAVITY WALLS TIED TOGETHER USING GALVANISED STEEL WALL TIES SPACED 450mm VERTICALLY & 900 HORIZONTALLY TO B.S. 1243: 1978.
WALL TIES TO BE STAGGERED AT UNBONDED CLOSURE OF CAVITY, POSITION WALL TIES AT 225mm CTRS.

FLAT ROOF CONSTRUCTION
11mm WHITE SPAR CHIPPINGS BEDDED ON BITUMEN QUINO LAYERS BUILT UP ROOFING FELT (B.S. 747) (1 LAYER ASB BASED)
12mm EXTERIOR QUALITY PLYWOOD DECKING ON S.W. FIRRINGS GIVING 1:40 FALL (MIN. THICKNESS 25mm)
50 x 170 S.C.S. GRADE JOISTS AT 400mm CTRS.
150mm FIBREGLASS INSULATION BETWEEN JOISTS
12.5mm GYPROCK PLASTERBOARD WITH MEDIA FINISH
50 x 5mm MILD STEEL ANGLE AND LATERAL RESISTANT STRAPS TO ROOF STRUCTURE AT CEILING LEVEL.
PROVIDE STRAPS AT 2.0m CTRS.
FASCIA TO MATCH EXISTING
CLOSE CAVITIES ABOVE EAVES LEVEL.

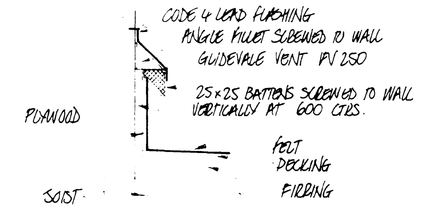
ROOF VENTILATION
FLAT ROOF TO BE VENTILATED IN ACCORDANCE WITH BUILDING REGULATION F2 BY PROVIDING A 25mm GAP IN FASCIA LEVEL
BY SPACING FASCIA OF WALL 25mm & HAVING PLY PROOF MESH OVER
AT ROOF WALL ABUTMENT PROVIDE GUDEVALE FV 250 VENTS.

SURFACE WATER DRAINAGE
112.5mm NOMINAL HALF ROUNDED GUTTERING WITH Ø 68mm DOWNPIPES IN U.P.V.C. TO MATCH EXISTING.
PIPES TO DISCHARGE INTO EXISTING SOAKAWAYS.
N.B. WHERE FOUL DRAINS RUN THROUGH WALLS PROVIDE CONCRETE LINTEL OVER 900mm MIN IN LENGTH.
A 50mm GAP SHOULD BE LEFT ALL AROUND THE PIPE WITH THE OPENING COVERED BY A RIGID SHEET MATERIAL.

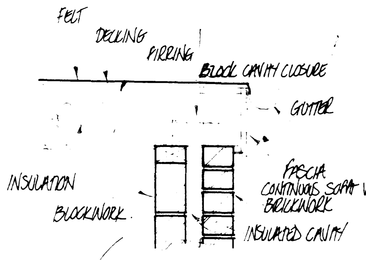
VENTILATION PROVISION
ALL ROOMS TO BE SERVED BY WINDOWS INCORPORATING VENT OPENING N.L.T. 1/20th FLOOR AREA.

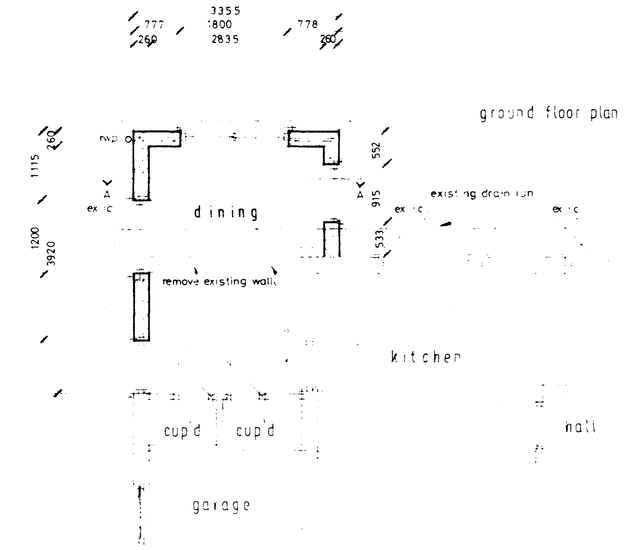
200mm TO HOME PROPRIETARY TRICKLE VENTS INSTALLED TO WINDOW FRAME AT HIGH LEVEL. VENT AREA N.L.T. 4000mm²

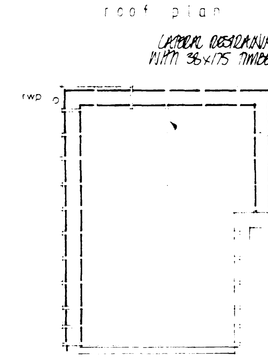
LINTOLS
ALL NEW LINTOLS TO BE 1G TYPE INSTALLED IN ACCORDANCE WITH MANUFACTURERS INSTRUCTIONS AND TO HAVE 150mm MIN END BEARING.
ABOVE LINTELS IN CAVITY WALL PROVIDE D.P.C. CAVITY TRAYS OVER.

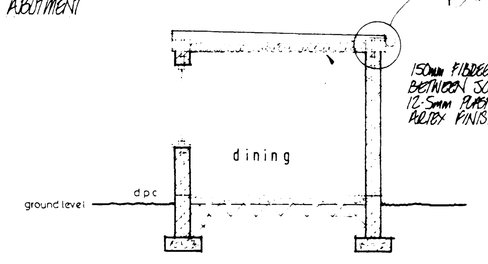


DETAIL AT WALL ABUTMENT





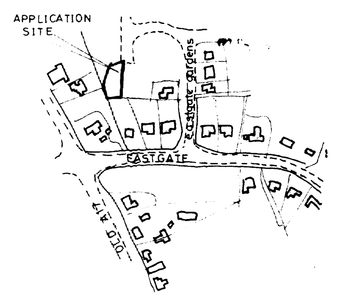




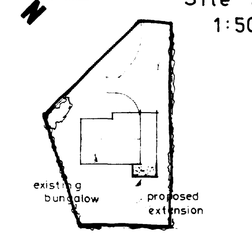
Section A-A

NOTES

Location Plan 1:2500



Site Plan 1:500



South Holland D.C.
PLANNING
15 FEB 1993
0121/93

Broadgate Builders

Broadgate Builders (Spalding) Limited
Broadgate House, Weston Hills, Spalding, Lincolnshire, PE12 6DB.
Telephone: Holbeach (0406) 380532.

TITLE
Proposed Extension for :
Mr + Mrs Chenery
6 Eastgate Gardens
Fleet Hargate

Floor plans, Elevations & tec. notes

DATE FEB / 93	DRAWN MARK DAVIS
DRWG. No. E00293 / AB01	SCALE 1:100, 1:50

REVISIONS	DES.	DATE	SIGN

PLANNING	BUILDING REGS.
CHECK BY	

THIS DRAWING MUST NOT BE REPRODUCED WITHOUT PERMISSION FROM BROADGATE BUILDERS (SPALDING) LTD.

SUMMIT