SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Planning Permission

Reference: H05/0640/98 Received:23-JUN-98 Type:FULL

Name: Mr and Mrs J W Doubleday
Fleetway Park
Fleet Road
Holbeach
Spalding Lincolnshire

Agent: G R Merchant
Unit 4 Wrights Mews
12A Park Road
Holbeach
Spalding Lincolnshire

Description: Replacement dwelling

Location : Foxes Lowe Road Holbeach
Spalding Lincolnshire

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

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

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

2 Before the vehicular access is commenced to be used the access and turning facility shall be provided on site in accordance with the plan accompanying the application.

Reason: To ensure the provision of adequate facilities for safe entry and exit of vehicles calling at the site in the interests of road safety.

3 Before the permitted access is commenced to be used the existing access between the site and Foxes Lowe Road shall be stopped-up permanently to the satisfaction of the Local Planning Authority.

Reason: In the interests of road safety.

4 Before the commencement of development, a survey shall be undertaken to the reasonable satisfaction of the Local Planning Authority to establish the presence of bats and owls in the existing building on the site. Such survey shall include a statement as to what measures will be undertaken to conserve the habitats of the bats and owls and to protect the bats and owls themselves (assuming the presence of bats and owls in the existing building is established) and such measures shall be undertaken to the reasonable satisfaction of the Local Planning Authority, in consultation with English Nature.

Reason: In the interests of nature conservation and because bats and owls are a protected species under the Wildlife and Conservation Act 1981.

5 Before the commencement of the construction of the dwelling, the existing

SOUTH HOLLAND DISTRICT COUNCIL

dwelling shall be totally demolished and the resultant rubble removed from the site or, as rubble, otherwise used in the development approved, to the reasonable satisfaction of the Local Planning Authority.

Reason: To define the terms of the permission and to meet the particular needs of the applicant.

The applicant is reminded that separate notification to the Council is required under Section 80 of the Building Act 1984 prior to any demolition and that Building Control Services should therefore be advised at the appropriate time.

Director of Housing and Planning Services
06-AUG-98 H05/0640/98

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.

MRS SALLY WALTHAM BA (Hons) F.C.I.H. Director of Housing & Planning Services

Housing & Planning Services Department, Council Offices, Priory Road, Spalding, Lincolnshire. PE11 2XE (Tel: 01775 761161)

Town and Country Planning Act etc

DRAFT PERMISSION

Reference: H05/0640/98 Received:23-JUN-98 Type:FULL

Name: Mr and Mrs J W Doubleday
Fleetway Park
Fleet Road
Holbeach
Spalding, Lincolnshire

Agent: G R Merchant
Unit 4, Wrights Mews
12A Park Road
Holbeach
Spalding, Lincolnshire

Description: Replacement dwelling.

Location : Foxes Lowe Road Holbeach
Spalding Lincolnshire

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

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

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

2 Before the vehicular access is commenced to be used the access and turning facility shall be provided on site in accordance with the plan accompanying the application.

Reason: To ensure the provision of adequate facilities for safe entry and exit of vehicles calling at the site in the interests of road safety.

3 Before the permitted access is commenced to be used the existing access between the site and Foxes Lowe Road shall be stopped-up permanently to the satisfaction of the Local Planning Authority.

Reason: In the interests of road safety.

4 Before the commencement of development, a survey shall be undertaken to the reasonable satisfaction of the Local Planning Authority to establish the presence of bats and owls in the existing building on the site. Such survey shall include a statement as to what measures will be undertaken to conserve the habitats of the bats and owls and to protect the bats and owls themselves (assuming the presence of bats and owls in the existing ~~farm~~ buildings is established) and such measures shall be undertaken to the reasonable satisfaction of the Local Planning Authority, in consultation with English Nature.

Reason: In the interests of nature conservation and because bats and owls are a protected species under the Wildlife and Conservation Act 1981.

5 Before the commencement of the construction of the dwelling, the existing

dwelling shall be totally demolished and the resultant rubble removed from the site or, as rubble, otherwise used in the development approved, to the reasonable satisfaction of the Local Planning Authority.

Reason: To define the terms of the permission and to meet the particular needs of the applicant.

The applicant is reminded that separate notification to the Council is required under Section 80 of the Building Act 1984 prior to any demolition and that Building Control Services should therefore be advised at the appropriate time.

03-AUG-98 Checked .....

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