

Town and Country Planning Act 1990

Refusal of Planning Permission

Reference: H05/0877/96

Received: 15-NOV-96 Type: FULL

Name: Mr H Payne
Anglia Motel
Washway Road
Holbeach
Spalding Lincs

Agent: Cooper Architectural Design
Hocklesgate
Fleet
Spalding
Lincs

Description: Car sales in conjunction with existing petrol filling
station approval

Location : Anglia Motel, Washway Road Holbeach
Spalding Lincs

South Holland District Council hereby give notice that PERMISSION HAS
BEEN REFUSED for the development for the following reason(s):

- 1 The Lincolnshire Structure Plan (Alteration No 2) seeks to preclude inappropriate commercial development in the open countryside. The proposed development is considered to be inappropriate in this rural location and therefore contrary to that Plan.
- 2 The proposed development is contrary to the Deposit Draft of the District Local Plan which seeks, inter alia, to restrict retail development in the open countryside to that which is small scale and which cannot be undertaken in any nearby settlement.
- 3 The proposed development is contrary to the advice contained in Planning Policy Guidance Note No. 6 'Town Centres and Retail Developments' which advocates a sequential approach to the location of retail development and Planning Policy Guidance Note No. 13 'Transport' which advises against the sporadic location of comparison goods shopping along road corridors.

Director of Housing and Planning Services
25-MAR-97 H05/0877/96

This decision refers only to that required for the purposes of the Town and Country Planning Act and not for Building Regulations or any other legislation. See enclosed notes relating to rights of appeal.

Town and Country Planning Act etc

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20-MAR-97

Checked*tu*.....

Authorised to issue (inc Delegation).....*24/3*.....