

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

Housing and Planning
Services Department,
Council Offices,
Priory Road,
Spalding,
Lincolnshire. PE11 2XE

Telephone: (01775) 761161
Fax: (01775) 710772

FILE COPY



Town and Country Planning Act 1990

Planning Permission

Reference: H05/0944/00

Received: 28-JUL-00

Type: FULL

Name: JMG Homes
5 Damgate
Holbeach
Spalding
Lincs PE12 8BH

Agent: Status Construction Ltd
2 Edinburgh Walk
Holbeach
Spalding
Lincs PE12 7AP

Description: Bungalow and garage including vehicular access

Location : Hallgate Fleet
Spalding Lincs

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

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

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

- 2 Those trees indicated to be retained shall not be lopped, topped, felled or uprooted without the prior written consent of the Local Planning Authority.

Reason: To safeguard the trees, in the interests of the visual amenities of Fleet Conservation Area.

- 3 The existing hedge shall be retained at a height of at least 1 metre along the south eastern boundary of the site (apart from at the access point) and in the event of the existing hedge dying, it shall be replaced within 6 months by privet or a species to be agreed in writing with the Local Planning Authority. Such replanting shall be maintained by the owner or owners of the land on which it is situated for the period of five years, beginning with the date of completion of the planting, and during that period all losses shall be made good as and when necessary; the replanting shall be allowed to reach a height of at least 1 metre.

Reason: In the interests of the visual amenity of the street scene.

- 4 Before the dwelling is occupied the north eastern boundary of the site shall be screened in accordance with the details accompanying the application.

DAVID VYALICHAKI
BA (Hons) F.C.I.H.
Director of Housing & Planning Services

Housing and Planning
Services Department,
Council Offices,
Priory Road,
Loughborough,
Leicestershire. LE11 2XE

Telephone: (01775) 761161
Fax: (01775) 710772



Reason: In the interests of the amenities of the locality.

- 5 The dwelling hereby approved shall not be occupied until the drainage works have been completed in accordance with the approved details.

Reason: To ensure the provision of satisfactory foul and surface water drainage.

- 6 Arrangements shall be made for an archaeologist recognised by the Local Planning Authority to monitor all stages of the development involving ground disturbance in accordance with a scheme to be submitted to and approved in writing by that authority before development is commenced. A report of the archaeologist's findings shall be submitted to and approved in writing by the Local Planning Authority within one month of the last day of the watching brief, and shall include arrangements for the conservation of artefacts removed from the site.

Reason: The site is of archaeological interest.

The determined plans are:-

1:2500 plan received on 28 July 00. Amended Dwg. Nos. SC244/05 and SC244/06 received on 6 October 00. Letter from Status Construction dated 5 October 00.

The permitted development will require the provision of a new vehicular access crossing. Applicants are requested to contact the Local Highway Authority's Divisional Office at Pote Hole - (Tel: 01775 769091) prior to the commencement of any works within the public highway.

Director of Housing and Planning Services
17 OCT 2000

H05/0944/00

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

Town and Country Planning Act etc

DRAFT PERMISSION

Reference H05/0944/00

Received: 28-JUL-00 Type: FULL

Name: JMG Homes
5 Damgate
Holbeach
Spalding
Lincs PE12 8BH

Agent: Status Construction Ltd
2 Edinburgh Walk
Holbeach
Spalding
Lincs PE12 7AP

Description: Bungalow and garage including vehicular access

Location : Hallgate Fleet
 Spalding Lincs

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

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

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

- 2 Those trees indicated to be retained shall not be lopped, topped, felled or uprooted without the prior written consent of the Local Planning Authority.

Reason: To safeguard the trees, in the interests of the visual amenities of Fleet Conservation Area. 

- 3 The existing hedge shall be retained at a height of at least 1 metre along the south eastern boundary of the site (apart from at the access point) and in the event of the existing hedge dying, it shall be replaced within 6 months by privet or a species to be agreed in writing with the Local Planning Authority. Such replanting shall be maintained by the owner or owners of the land on which it is situated for the period of five years, beginning with the date of completion of the planting, and during that period all losses shall be made good as and when necessary; the replanting shall be allowed to reach a height of at least 1 metre.

Reason: In the interests of the visual amenity of the street scene.

- 4 Before the dwelling is occupied the north eastern boundary of the site shall be screened in accordance with the details accompanying the application.

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

Housing and Planning
Services Department,
Council Offices,
Tory Road,
Loding,
Lincolnshire, PE11 2XE

Telephone: (01775) 761161
Fax: (01775) 710772



Reason: In the interests of the amenities of the locality.

- 5 The dwelling hereby approved shall not be occupied until the drainage works have been completed in accordance with the approved details.

Reason: To ensure the provision of satisfactory foul and surface water drainage.

- 6 Arrangements shall be made for an archaeologist recognised by the Local Planning Authority to monitor all stages of the development involving ground disturbance in accordance with a scheme to be submitted to and approved in writing by that authority before development is commenced. A report of the archaeologist's findings shall be submitted to and approved in writing by the Local Planning Authority within one month of the last day of the watching brief, and shall include arrangements for the conservation of artefacts removed from the site.

Reason: The site is of archaeological interest.

The determined plans are:-

1:2500 plan received on 28 July 00. Amended Dwg. Nos. SC244/05 and SC244/06 received on 6 October 00. Letter from Status Construction dated 5 October 00.

The permitted development will require the provision of a new vehicular access crossing. Applicants are requested to contact the Local Highway Authority's Divisional Office at Pote Hole - (Tel: 01775 769091) prior to the commencement of any works within the public highway.

Director of Housing and Planning Services
13 OCT 2000

H05/0944/00

U70 16-10-00
13/10