FILE COPY

SOUTH HOLLAND DISTRICT COUNCIL

Terry Huggins
Acting Chief Executive
Andrew Petcher
Acting Director of Customer Services
Bob Atkins
Director of Corporate Services

**Town and Country Planning Act 1990**

# Planning Permission

Reference: H06/0327/03 Received: 13-MAR-03 Type: FULL

Name: Maria Helena Care Home
Dawsmere Road
Dawsmere
Spalding
Lincs.

Agent: East Midlands Design Assoc.
"Willow Lodge"
Horseshoe Road
Spalding
Lincs PE11 3JA

Description: Alteration and change of use of existing residential dwelling to respite accommodation in connection with existing residential care home

Location : Dawsmere Road Dawsmere

**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.

Note(s):

The determined plans are:
1:2500 site location plan and dwg. no. 02/49/01 received 13 March 2003.

Your attention is drawn to the need to comply with the provisions of Section 4, 7, 8 and 8(a) of the Chronically Sick and Disabled Persons Act 1970, where appropriate, and Section 21 of the Disability Discrimination Act 1991, and to the Code of Practice for Access of the Disabled to Buildings (British Standard Institutions code of practice BS 5810:1979) or to Design Note 18 'Access for Disabled People to Educational Buildings', or to documents replacing such codes. Any work required which would alter the proposal hereby permitted may need a further application for planning permission.

Council Offices
Priory Road
Spalding
Lincolnshire
PE11 2XE

Telephone: (01775) 761161
Fax: (01775) 711253
Email: Info@sholland.gov.uk

SOUTH HOLLAND DISTRICT COUNCIL

Terry Huggins
Acting Chief Executive
Andrew Petcher
Acting Director of Customer Services
Bob Atkins
Director of Corporate Services

**Head of Planning & Development**
**22 MAY 2003**

H06/0327/03

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.

Council Offices
Priory Road
Spalding
Lincolnshire
PE11 2XE

Telephone: (01775) 761161
Fax: (01775) 711253
Email: info@sholland.gov.uk

**Town and Country Planning Act etc**

# DRAFT PERMISSION

Reference H06/0327/03 Received: 13-MAR-03 Type: FULL

Name: Maria Helena Care Home
Dawsmere Road
Dawsmere
Spalding
Lincs.

Agent: East Midlands Design Assoc.
"Willow Lodge"
Horseshoe Road
Spalding
Lincs PE11 3JA

Description: Alteration and change of use of existing residential dwelling to respite accommodation in connection with existing residential care home

Location : Dawsmere Road Dawsmere

**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.

Note(s):

The determined plans are:
1:2500 site location plan and dwg. no. 02/49/01 received 13 March 2003.

**Head of Planning & Development**
**19 MAY 2003**

H06/0327/03

N1

TOWN AND COUNTRY PLANNING ACT 1971

# PLANNING PERMISSION

REFERENCE : H03/0551/90

DATE RECEIVED : 17 5 90

APPLICANT : Mr & Mrs A Simpkins
Parklands Nrsng.Home
Dawsmere Road
Gedney Drove End
Spalding, Lincs

AGENT : Scott Design & Build
1 Welland Road
Spalding
Lincs

TYPE : Full GRID REF : 542480 323630

DESCRIPTION : Extensions/alterations to nursing home, conversion of outbuildings for family/staff accommodation

LOCATION : Nursing Home: Dawsmere Road, Gedney Drove End

The South Holland District Council hereby gives notice that permission has been granted for the carrying out of the development in accordance with the application and plans submitted, subject to 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 41 of the Town and Country Planning Act 1971.

2 The additional living accommodation hereby permitted shall be occupied only by persons employed in connection with the adjoining house.

Reason: The site is in an area where it is the policy of the Local Planning Authority not to permit residential development unless there is an overriding agricultural need or some other overriding need connected with the use of the land. In this case permission has only been granted in view of the applicants need for additional living accommodation in connection with the nursing home and this condition is imposed accordingly.

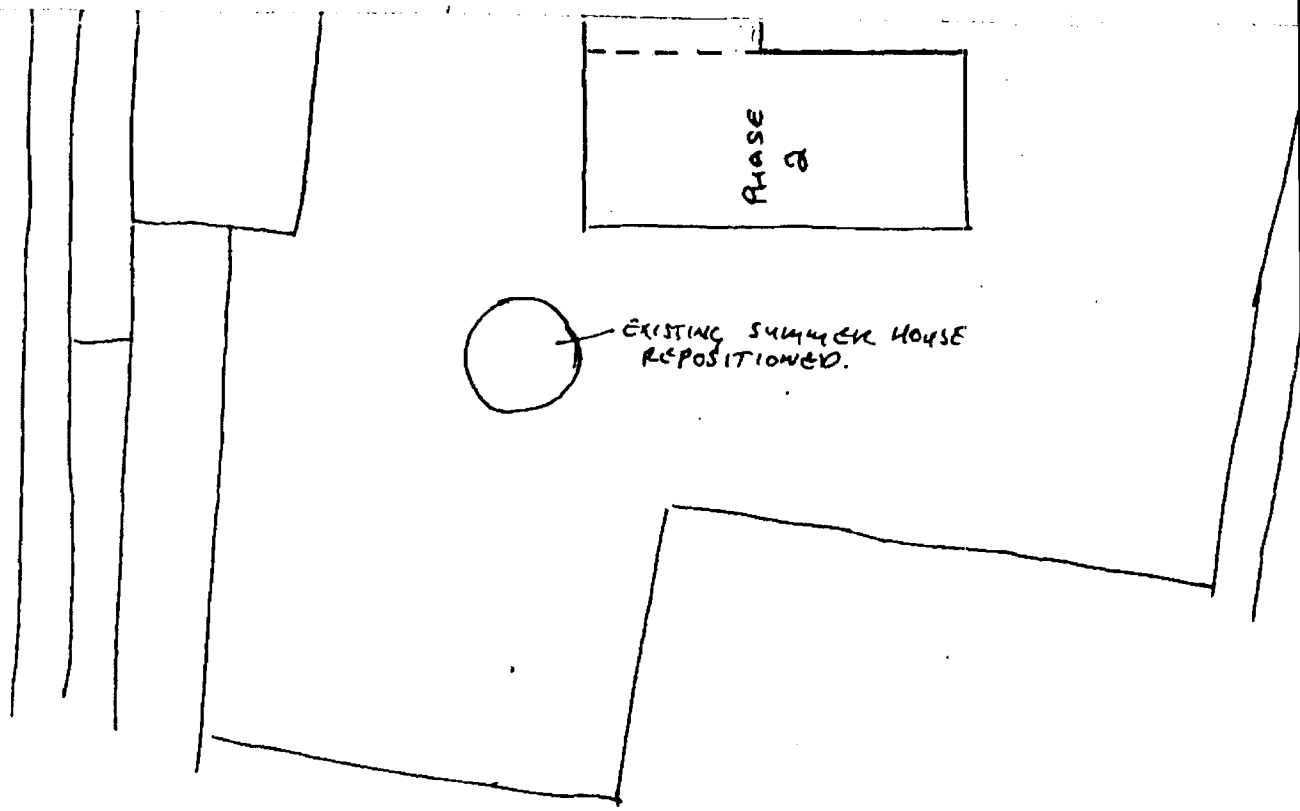
B Smith.

District Planning Officer
20th June 1990

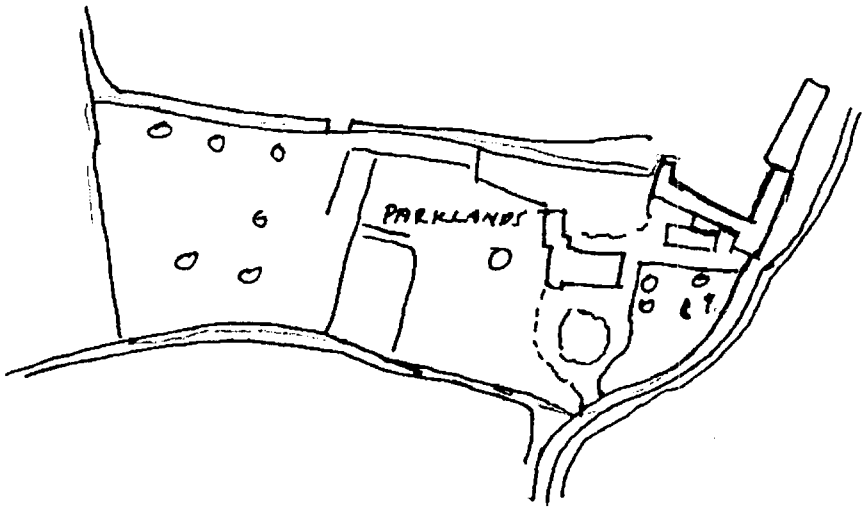
*IMPORTANT NOTE*
*This permission refers only to that required by the Town and Country Planning Acts.*
*If approval is required under the Building Regulations or any other enactment, this must be obtained separately.*

SOUTH HOLLAND DISTRICT COUNCIL

B. SMITH M.R.T.P.I., DISTRICT PLANNING OFFICER
CHATTERTON TOWER, WINFREY AVENUE, SPALDING, LINCOLNSHIRE TELEPHONE: SPALDING 761161

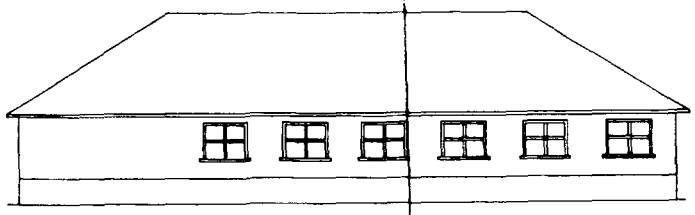



SITE PLAN. 1:500

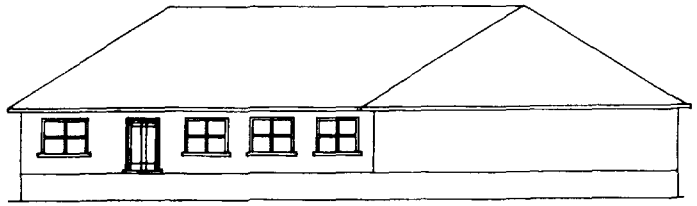



LOCATION PLAN.
1:2500

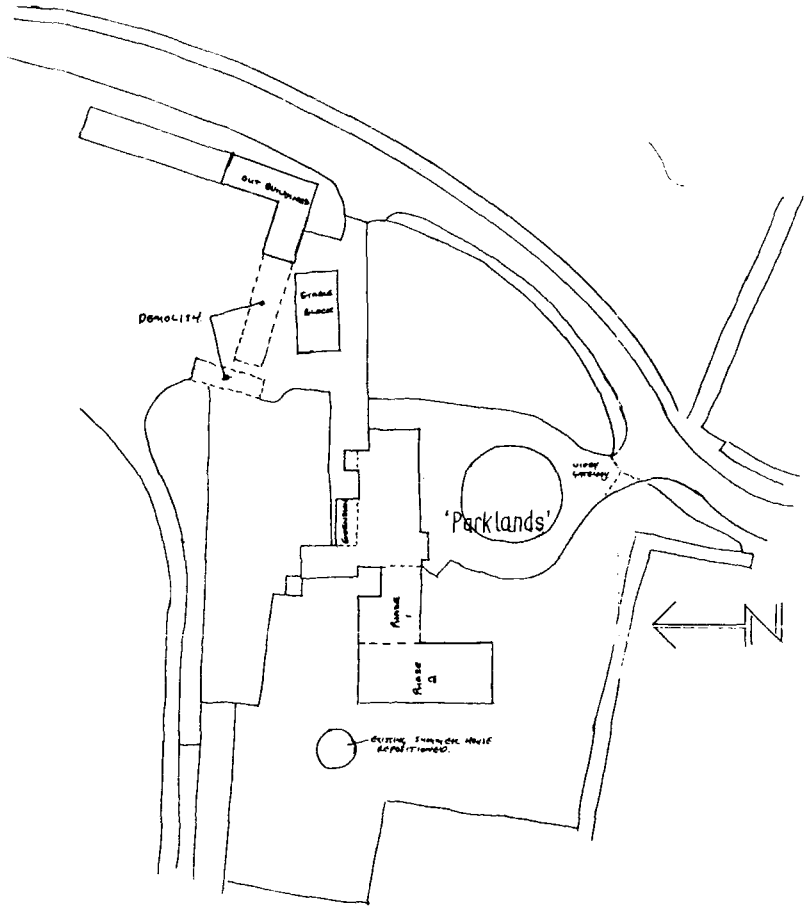
TF4229-4329 SHEET 88



WEST ELEVATION - NURSING HOME

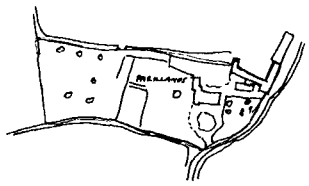


EAST ELEVATION - NURSING HOME




SITE PLAN 1:500

591190




LOCATION PLAN
1:2500

TF4229-4329 SHEET 98

NOTES
All dimensions must be checked on site and not scaled from this drawing

| | | |
|---|---|---|
| A | | |
| | Date | Revisions |

© copyright

Scott Design & Build
1 WELLAND ROAD, SPALDING, LINCS. PE11 2TF
TELEPHONE: (0775) 723106

Client
Mr + Mrs A Simkins

Job Title
Conversion of Proprietors' flat to Patients Bedrooms + Outbuilding + Stable Block to Proprietors' + Staff Residences. New Extensions for Staff Room, Day Use Room, Sun Shade + Workshop/Services Apartment to Comply to Requirements of New Lincs Area Health Authority Regulations

Drawing Title
Parklands Nursing Home
Dawsmere Road
Barney Bridge End
Spalding
Lincs

Scale 1:500 & 1:2500 · 1:100

Date April 1990 | Drawn by T. Scott

Drg No 2405/3 | Rev

A PRODUCT OF THE CAD RANGE - ARCHITECT CAD for PCs

SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

## Planning Permission

Reference: H06/1037/94 Received:10-NOV-94 Type:FULL

Name: Mr & Mrs A Simkins
Parklands Nursing Home
Dawsmere Road
Gedney Drove End
Spalding, Lincs

Agent: Scott Design & Build
1 Welland Road
Spalding
Lincs

Description: First floor extension to provide nine single rooms with no increase in the total home accommodation
Location : Parklands Nursing Home Dawsmere Road Gedney Drove End 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.

Director of Planning and Building Control Services
30-DEC-94 H06/1037/94

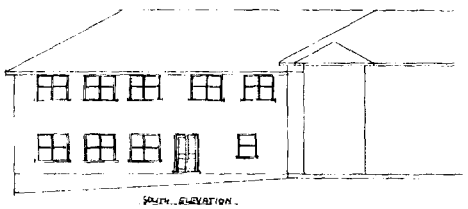
This decision refers only to that required for the purposes of the Town and Country Planning Act and not for Building Regulations or any other legislation. See enclosed notes relating to rights of appeal.

**BRIAN SMITH** Dip TP MRTPI Director of Planning & Building Control Services

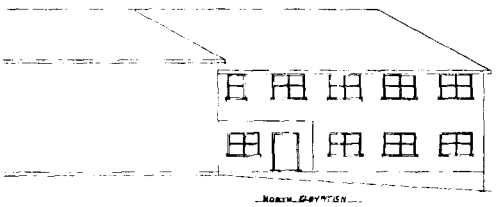
Planning & Building Control Department, Council Offices, Priory Road, Spalding, Lincolnshire. PE11 2XE (Tel: 0775 761161)



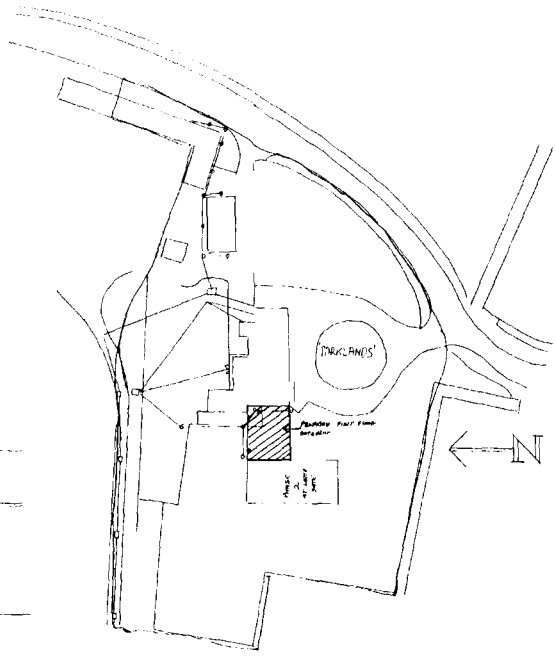
WEST ELEVATION



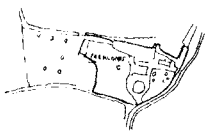
SOUTH ELEVATION



NORTH ELEVATION




SITE PLAN 1:500



LOCATION PLAN
1:2500

TF4329-4329 SHEET 8A

NOTES

All dimensions must be checked on site and not scaled from this drawing

| No. | Date | Revisions |
|---|---|---|
| 2 | | |

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Scott Design & Build

1 WELLAND ROAD, DEEPING, LINCS. PE11 3YF

TELEPHONE (0775) 123106

Client

MR & MRS A. SIMKINS.

Job Title

FIRST FLOOR EXTENSION BUILT OVER PHASE 1 DEVELOPMENT TO PROVIDE TWO SINGLE BEDROOMS WITHOUT INCREASE IN TOTAL HOME ACCOMMODATION

Drawing Title

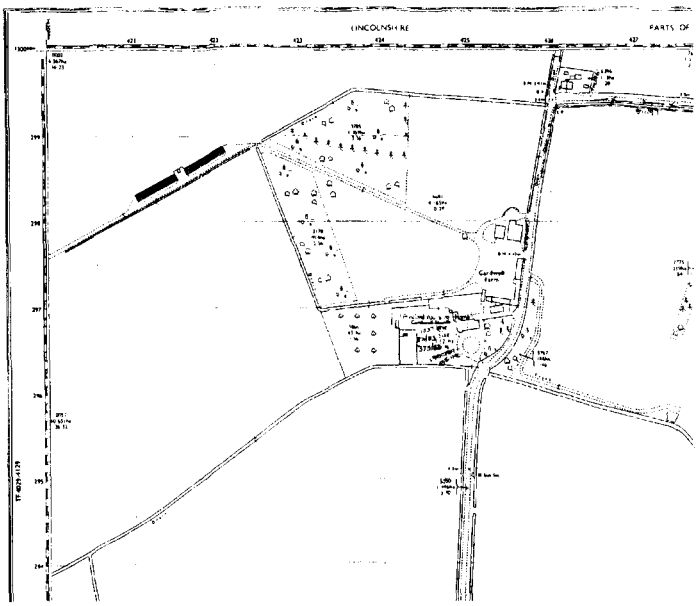
PARKLANDS NURSING HOME
DOWSMERE ROAD
SPRING DROVE END
SPALDING LINCS.

Scale 1:100 1:500 1:2500

Date OCTOBER 1994 Drawn by T.S.J.

Drg No. 10/94/01 Rev.

NATIONAL GRID PLANS Scale 1:2500



N1

TOWN AND COUNTRY PLANNING ACT 1971

REFERENCE : H06/0375/88

APPLICANT : ... Estates Ltd
... Agnes's House
Talbot Street
...ttingham
...

TYPE : ...

DESCRIPTION : Single storey extension to ... early nursing home to provide ... bedrooms with shower room, etc

LOCATION : ... Nursing ...

The South Holland District Council hereby gives notice that permission has been granted for the carrying out of the development in accordance with the application and plans submitted, subject to the following condition(s):

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

Reason: ... Section ... Town and Country Planning Act ...

... the development shall be carried out in ... detailed details of the type and colour of the materials to be used on the external walls and roofs shall be submitted to and approved in writing by the Local Planning Authority.

Reason: ... ensure that the materials used in the proposed development are ... area.

... development is commenced, ... landscaping and tree planting on the site, including ... positions, heights and species of trees and shrubs to be planted, and specifying ... shall be submitted to and approved in writing by the ...

Reason: ...

...

*IMPORTANT NOTE*
*This permission refers only to that required by the Town and Country Planning Acts.*
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## SOUTH HOLLAND DISTRICT COUNCIL

B. SMITH M.R.T.P.I., DISTRICT PLANNING OFFICER
CHATTERTON TOWER, WINFREY AVENUE, SPALDING, LINCOLNSHIRE TELEPHONE: SPALDING 61161

The approved scheme of landscaping and tree planting shall be carried out in its entirety within a period of two years beginning with the date on which development of the land is commenced, or within such longer period as may be agreed in writing with the Local Planning Authority. The trees, shrubs or bushes shall be adequately maintained by the owner(s) of the land on which they are situated for a period of ten years beginning with the date of completion of the scheme, and all losses shall be made good during that period.

Reason: In the interests of visual amenity and to ensure that the approved scheme is implemented satisfactorily.

District Planning Officer
8th May, 1989

FOUR COPIES REQUIRED

# PLANNING APPLICATION

**For office use only**
Application No. H6375/88
Date Registered 17 MAR 1988
Grid Reference ~~TF~~ 542440 329650

1. Please complete in block letters

**NAME AND ADDRESS OF APPLICANT**

Mr and Mrs E Adams
Parklands Nursing Home
Dawsmere
Spalding
Lincs PE12 9NQ

Tel. No. 04068 403

**NAME AND ADDRESS OF AGENT**
(if form completed by agent)

Bradbury Estates Ltd
St James's House
116 Talbot Street
Nottingham NG1 5GL

Tel. No. 0602 413340
(Personal contact name) M R Winder

Please complete in block letters

**FULL POSTAL ADDRESS OF THE APPLICATION SITE**

Parklands Nursing Home, Dawsmere, Spalding, Lincs PE12 9NQ

Please complete in block letters

**DESCRIPTION OF PROPOSED DEVELOPMENT**

Single storey extension to existing elderly people's nursing home to provide an additional 15 bedrooms with en-suite shower rooms, dayroom and other support facilities.

Please complete

Signed... John Corden ..... Date... 15/3/88 .....

I attach
* Four copies of all plans drgs 6534/02a 6534/03a
* an ownership certificate 6534/04
*a fee of £462.00

(If you consider no fee is payable include a written explanation instead)

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

2. **TYPE OF APPLICATION**

A. This is a **full** application for change of use and/or new building works [✓] → **Now complete Parts 3 4 and 5 & 6**

B. This is an **outline** application [ ]

A. Please tick **any** box where you wish the matters to be considered as part of this application.

Siting [ ] Design [ ] External Appearance [ ]

Means of Access [ ] Landscaping [ ]

B. Please state Site Area [ ] (Hectares)

**Now complete Parts 3 and 5**

C. 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**

D. 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 | |
| C. Please state variation required | |

**Now complete Part 3 only**

## 4. TYPE OF DEVELOPMENT

Please complete

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

| | |
|---|---|
| (i) New building(s) | ☐ |
| (ii) Alterations or extension | ☑ |
| (iii) Change of use | ☐ |

| | | |
|---|---|---|
| B. If new dwellings are proposed, please state how many: | | |
| C. If building works are proposed, other than residential, please state extra floorspace to be created: | 464 m² | sq. metres |
| D. Please state size of any new structure:- (a) max. height: | 7 m | metres |
| (b) max. length: | 35.5 m | metres |
| (c) max. width: | 22.5 m | metres |
| E. Please state type and colour of materials for facing external walls: | clay brickwork | ) colour and |
| F. Please state type and colour of roofing materials: | artificial slate | ) manufacturers to be determined later |

## 5. GENERAL INFORMATION Please complete each section

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

Elderly People's Nursing Home

**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 ☑

B. There will be a new or altered access to a public road ☐ ➡ If so, name of road:

**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 of 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 | not applicable |
| C. Please state whether a land drain will be affected | no |
| D. Foul sewerage will be disposed of to: | |

Mains sewer ☐ Cesspool ☐ Septic tank ☑

**OTHER MATTERS** Please complete

| | 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 footpath | No | |
| The proposal is for industrial, warehousing or shopping purposes | No | ➡ If so, **please complete Part 7** |

## 6. ANY OTHER INFORMATION Please add any details you wish in support of your application.

Continue on back page if necessary.

The proposed extension is to an existing institutional building in extensive (2.152 ha) grounds. The proposed extension is substantially screened in all directions by existing trees and hedges. There are already ample on site parking, servicing and turning facilities.

N1

TOWN AND COUNTRY PLANNING ACT 1971

# PLANNING PERMISSION

APPLICATION NO: H6/0871/83 4 5 DATE RECEIVED: 27/10/83

APPLICANT: Ernest Adams
28 Chancery Close
Skegby
Sutton-in-Ashfield
NOTTS

AGENT:

TYPE: Full GRID REF: 542450 329650

DESCRIPTION: Change of use of land and buildings to private nursing home

LOCATION: Cardwell House, Dawsmere, Gedney, Spalding

The South Holland District Council hereby give notice that PERMISSION HAS BEEN GRANTED for the carrying out of the development in accordance with the application and plans submitted, subject to 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 41 of the Town and Country Planning Act 1971.

- NOTES TO APPLICANTS
  You are advised that any alterations which may be proposed to the external appearance of the building will require a further application for planning permission (and/or listed building consent).

B. Smith

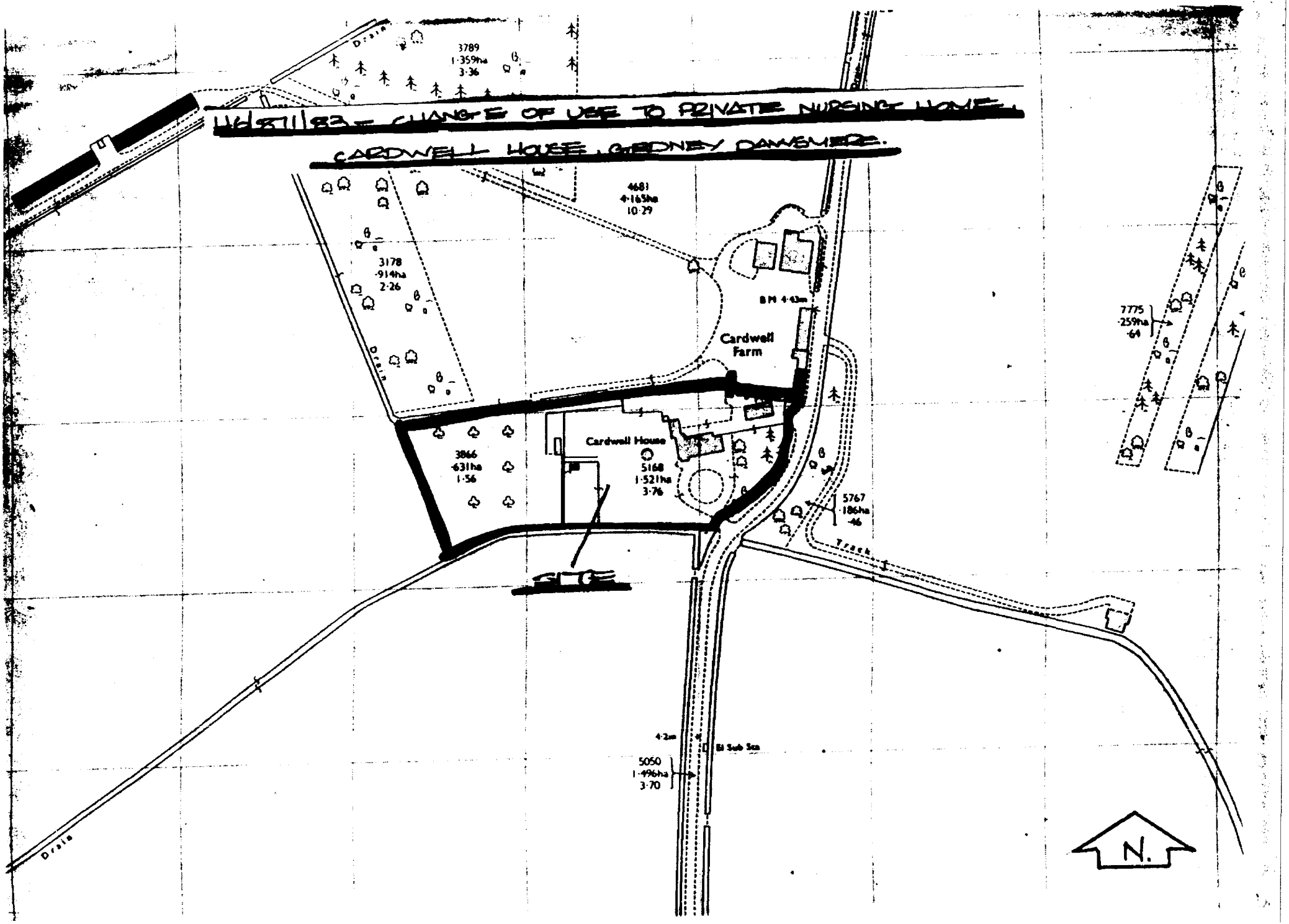
21st December, 1983

IMPORTANT NOTE
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*If approval is required under the Building Regulations or any other enactment, this must be obtained separately.*

## SOUTH HOLLAND DISTRICT COUNCIL

B. SMITH M.R.T.P.I., DISTRICT PLANNING OFFICER
12 MARKET PLACE, SPALDING, LINCOLNSHIRE TELEPHONE: SPALDING 3272

Note:
New tel no. 61161


H/6/371/83 - CHANGE OF USE TO PRIVATE NURSING HOME.
CARDWELL HOUSE, GIDDEY DAMEREL.
3789
1·359ha
3·36
4681
4·165ha
10·29
3178
·914ha
2·26
BM 4·43m
Cardwell Farm
Cardwell House
3866
·631ha
1·56
5168
1·521ha
3·76
7775
·259ha
·64
5767
·186ha
·46
4·2m
BI Sub Sta
5050
1·496ha
3·70
N.

*Please read the accompanying "Notes for Applicants" before completing any part of this form* LCP.1

# Application for permission to develop land etc.

Town and Country Planning Act 1971 as amended

COPY

*Four completed copies of this form and plans should be sent to the District Council*

| | For official use only |
|---|---|
| Application no. | H6/871/83 |
| Date received | 27 OCT 1983 |
| Grid reference | 542450 329650 |

**PART 1** – to be completed by or on behalf of all applicants as far as applicable to the particular development

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

Name ERNEST ADAMS.

Address 28, CHANCERY CLOSE, SKEGBY, SUTTON-IN-ASHFIELD, NOTTS.

Tel. No. 0623 - 553592.

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

Name .....

Address .....

.....

Tel No. .....

**2. Particulars of proposal for which permission or approval is sought**

(a) Full address or location of the land to which this application relates (and site area if known): CARDWELL HOUSE, DAWSMERE, SPALDING, LINCS.

(b) Applicant's interest, e.g. owner, tenant, prospective purchaser: PROSPECTIVE PURCHASER.

(c) Brief particulars of proposed development including the purpose(s) for which the land and/or buildings are to be used: CHANGE OF USE OF LAND AND BUILDINGS TO PRIVATE NURSING HOME.

(d) State whether applicant owns or controls any adjoining land and, if so, give its location: No.

**3. Particulars of application** (see note 3 of the "Notes for Applicants")

State whether this application is for: –

| | State Yes or No | If yes, tick those items below which you wish to be considered as part of this application |
|---|---|---|
| (a) Outline planning permission | NO | 1 siting; 2 design; 3 external appearance; 4 means of access; 5 landscaping |
| (b) Full planning permission | YES | |
| (c) Approval of reserved matters following the grant of outline permission | NO | If yes, state the date and number of outline permission<br>Date<br>Number |
| (d) Renewal of a temporary permission or permission for retention of building or continuance of use without complying with a condition subject to which planning permission has been granted | NO | If yes, state the date and number of previous permission and identify the particular condition (see note 3(d) of the "Notes for Applicants")<br>Date<br>Number<br>The condition |

PART 3

**Application is hereby made for permission/approval to carry out the development described herein and on the attached plans.**

**I have completed the relevant certificate.**

**Signed** E. Adams

~~***On behalf of**~~ .....

*(insert applicants name if signed by an agent)*

**Date** 26/10/85

**Delete whichever is not applicable*

**Note** *An appropriate certificate must accompany this application unless you are seeking approval of reserved matters— see Note 10 of the "Notes for Applicants". The following certificate will be appropriate if you are the owner of all the land. Only one copy need be completed. Certificates B, C or D can be obtained from your Council Offices*

---

**Certificate under section 27 of the Town and Country Planning Act 1971 as amended**

**Certificate A** I hereby certify that:-

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

* 2. None of the land to which the *application / appeal relates constitutes or forms part of an agricultural holding:

or

* 2. *I have / The applicant has / The appellant has given the requisite notice to every person other than *myself / himself who 20 days before the date of the *application / appeal was a tenant of any agricultural holding any part of which was comprised in the land to which the *application / appeal relates, viz: —

| Name of Tenant *(e)* | Address | Date of Service of Notice |
|---|---|---|
| | | |

**Signed** .....

***On behalf of** .....

*(insert applicants name if signed by an agent)*

**Date** .....

**Delete whichever is not applicable*

*(a)* Owner means a person who is for the time being the estate owner in respect of the fee simple in the land or is entitled to a tenancy of the land granted or extended for a term of years certain of which not less than seven years remain unexpired

*(e)* If you are the sole agricultural tenant enter "None"

---

*ADDITIONAL INFORMATION*

**YOUR APPLICATION CANNOT BE CONSIDERED UNLESS YOU HAVE SIGNED PART 3 OF THIS FORM AND COMPLETED AND SIGNED AN APPROPRIATE CERTIFICATE**

## 4. Particulars of Present and Previous Use of Buildings or Land

(a) State

(i) Present use of buildings/land — RESIDENTIAL

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

## 5. Additional Information

(a) State whether the proposal involves: —

| | | State Yes or No |
|---|---|---|
| (i) Construction of a new acess to a highway | vehicular | NO |
| | pedestrian | NO |
| (ii) Alteration, including change of use, of an existing access to a highway | vehicular | NO |
| | pedestrian | NO |
| (iii) The crossing of a ditch or other water course | | NO |

(b) State whether the proposal involves: —

| | | |
|---|---|---|
| (i) New building(s) If residential development, state number of dwelling units proposed and type if known, e.g. houses, bungalows, flats | NO | |
| (ii) Alteration or extension | NO | |
| (iii) Change of use | YES | |

(c) Size of any new structure: —

(a) height

(b) length — N/A.

(c) width

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

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

(f) What provision exists or is proposed for garaging and/or parking vehicles within the site? — EXISTING GARAGING FOR 4 VEHICLES → ■ AND PARKING FOR 12 VEHICLES → ■ (SEE SITE PLAN.)

(g) Is the application for industrial, office, warehousing, storage or shopping purposes? — NO — If yes, complete Part 2 of this form

(h) Is the application in connection with agriculture? — NO — If yes, give brief details on page 4

(i) Does the proposal affect a listed building? — NO

(j) Does the proposed development involve the felling of any trees? — NO — If yes, indicate their positions on plan

(k) (i) How will surface water be disposed of?
(ii) How will foul sewage be dealt with? — EXISTING. — Continue on page 4 If necessary

(l) Does the proposal affect a land drain? — NO — If yes, indicate positions on plan

## 6. Plans

List of drawings and plans submitted with the application

SITE PLAN.

*Note: The proposed means of enclosure, the materials and colour of the walls and roof, landscaping details etc. should be clearly shown on the submitted plans, unless the application is in outline only*

# Town and Country Planning Act 1971 - Certificate under section 27

**Certificate B***

I hereby certify that:–

1. *~~The applicant has~~ I have given the requisite notice to all the persons other than *~~the applicant~~ myself who, 20 days before the date of the accompanying application, were owners **(a)** of any part of the land to which the application relates, viz.–

| Name of owner | Address | Date of service of notice |
|---|---|---|
| MRS K. M. HARRIS | CARDWELL HOUSE<br>DAWSMERE<br>SPALDING<br>LINCS. | 6/10/83 |

*2. None of the land to which the application relates constitutes or forms part of an agricultural holding;

**Or:–** *2. *~~The applicant has~~ I have given the requisite notice to every person other than *~~himself~~ myself who, 20 days before the date of the application, was a tenant of any agricultural holding any part of which was comprised in the land to which the application relates, viz.–

| Name of tenant **(e)** | Address | Date of service of notice |
|---|---|---|
| | | |

Signed E. Adams

X *~~On behalf of~~

Date 26/10/83

**Delete where inappropriate*

**(a) "Owner" means a person having a freehold interest or a leasehold interest the unexpired term of which was not less than 7 years.**

**(e) If you are the sole agricultural tenant, enter "None".**

# Parklands Nursing Home

Partners:
P. A. Adams, S.R.N.
E. Adams.

Dawsmere,
Spalding, Lincs. PE12 9NQ.
Telephone (04068) 403

SOUTH HOLLAND DISTRICT COUNCIL
PLANNING DEPT.
RECEIVED Ack'd
31 JUL 1984
Attention of
Dir. Fm
BC
AD
Action
Discuss
File
Copy to

South Holland District Council
Planning Dept.
Spalding

30/7/84

Dear Sir

I am advised to inform you of my intension to erect two Signwritten Timber Name Boards, on the above property, at positions indicated on the enclosed sketch.

Dims of Board 'A' located to front of property :- 1090 x 920

Dims of Board 'B' located to rear of property :- 780 x 420

I would appreciate a reply concerning the above proposal at your earliest convenience

Yours faithfully

E. Adams.

H3/0871/83/10 Full

Change of use of land and buildings to private nursing home, Cardwell House, Dawsmere, Gedney

App: E Adams

OBSERVATIONS RECEIVED

Parish Council: No reply received

County Highways: No objections

Env. Health: No objections

Information from Applicant: Likely numbers of patients and staff are as follows:-

| | | |
|---|---|---|
| Patients ..... | 19 | maximum |
| Residents & Staff ..... | 3 | |
| Non Resident Staff to cover a 24 hour period ..... | 3 | (morning) |
| ..... | 2 | (afternoon) |
| ..... | 2 | (evening) |
| ..... | 2 | (night) |

PLANNING POLICIES/DOE ADVICE

1. Site outside IBD
2. Structure Plan Policy 5

New residential development in the open countryside, outside the confines of settlements, will not normally be permitted unless the local planning authority is satisfied that there is an essential agricultural or horticultural or forestry need for such development to be located outside the towns, villages and other settlements. When permission is granted for such development an appropriate occupancy condition will be attached.

OTHER PLANNING CONSIDERATIONS

1. The application site is situated 1 mile west of Dawsmere and comprises a large dwelling house and outbuildings set in approx. 3¾ acres of garden and grounds.
2. The house contains 15 habitable rooms including 8 bedrooms and 2 bathrooms and is served by 2 vehicular accesses. The grounds are extensively screened by trees and shrubs and ample parking provision exists.
3. The applicant has supplied information regarding the likely numbers of patients and staff. These are considered to be acceptable given the size of the building but final numbers will be determined by other Authorities.

CONCLUSIONS

Notwithstanding the fact that the site is outside the IBD the layout and schale of the building's grounds would seem to be appropriate for the proposed use as a nursing home.

---

**PLANNING OFFICER'S RECOMMENDATION**

That permission be granted.

SN 5 (no external alterations without permission)

---

H6/0871/83/10
Full

Change of use of land and buildings to private nursing home, Cardwell House, Dawsmere, Gedney

App: E Adams

OBSERVATIONS RECEIVED

Parish Council: No reply received
County Highways: No objections
Env. Health: No objections
Information from Applicant: Likely numbers of patients and staff are as follows:-

| | |
|---|---|
| Patients ..... | 19 maximum |
| Residents & Staff ..... | 3 |
| Non Resident Staff to cover a 24 hour period ..... | 3 (morning) |
| ..... | 2 (afternoon) |
| ..... | 2 (evening) |
| ..... | 2 (night) |

X

PLANNING POLICIES/DOE ADVICE

1. Site outside IBD
2. Structure Plan Policy S. "Re-use of rural buildings"

OTHER PLANNING CONSIDERATIONS

1. The application site is situated 1 mile west of Dawsmere and comprises a large dwelling house and outbuildings set in approx. 3¾ acres of garden and grounds.
2. The house contains 15 habitable rooms including 8 bedrooms and 2 bathrooms and is served by 2 vehicular accesses. The grounds are extensively screened by trees and shrubs and ample parking provision exists.
3. The applicant has supplied information regarding the likely numbers of patients and staff. These are considered to be acceptable given the size of the building but final numbers will be determined by ~~the~~ Authorities.

CONCLUSIONS

~~The proposed development is considered to be~~ would seem to be appropriate ~~and the~~ in regard to the scale of the buildings ~~should readily lend itself to~~ the proposed use as a nursing home. It is ~~recommended therefore that permission be granted.~~ on grounds

---

**PLANNING OFFICER'S RECOMMENDATION**

That permission be granted.

SN 5 (no external alterations without permission)

---

Notwithstanding the Parish Council ~~objection~~ the site is outside the IBD

28/11

Re change of address

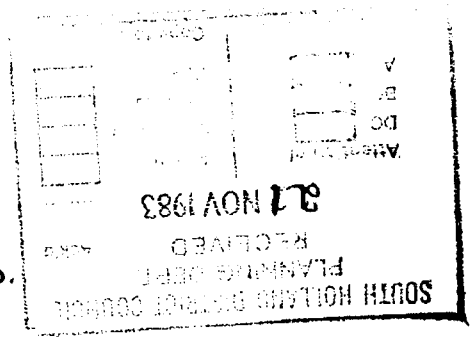
Dear Sir,

Please note that as from Wednesday 9th November 1983 our new address will be;

11, Bramcote Court,
Bellamy Road Estate
Mansfield,
Notts.
NG 18 4 LU
Tel. (0623) 24470

Yours sincerely

E. Adams.



11, Brancote Court.
Bellamy Rd Estate.
Mansfield
Notts. NG18 4LU.
(0623) 24470

Application No. 116/0871/83.

Dear Mr Roberts,

16/11/83

Re:- Change of use of land & buildings to Private Nursing Home,- Cardwell House, Dawsmere, Spalding.

Further to your enquiry regarding the numbers of patients & staff likely to occupy the premises. Details as follows:-

| | | |
|---|---|---|
| Patients | —— 19 | (Max.) |
| Resident Staff | —— 3 | |
| Non-Resident Staff to cover a 24hr period | —— 3 | (Morning) |
| | —— 2 | (Afternoon) |
| | —— 2 | (Evening) |
| | —— 2 | (Night.) |

Yours faithfully

E. Adams.

# MEMO

| | |
|---|---|
| From: DEPUTY CHIEF ENVIRONMENTAL HEALTH OFFICER AND TRANSPORT MANAGER. | Date: 9.11.83. |
| To: DISTRICT PLANNING OFFICER. | Our: GR/SS. |
| | Your Ref: |

H6/0871/83
Cardwell House, Dawsmere, Gedney

I respond to the above application(s) and make no objections.

Deputy Chief Environmental Health Officer
and Transport Manager.

SOUTH HOLLAND DISTRICT COUNCIL
PLANNING DEPT.
RECEIVED
10 NOV 1983
Ack'd
Action
Attention of
DC
BC
AO

, Chancery close,
[illegible]by,
Sutton - Ashfield,
Notts.

7th November 1983.

Re change of address

APPLICATION NO:- H6/0871/83

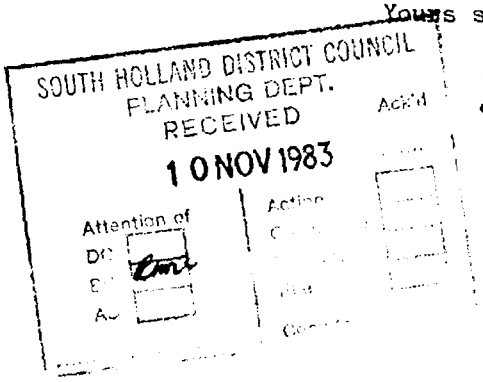
Dear Sir,

Please note that as from Wednesday 9TH November 1983 our new address will be;

11, Bramcote Court,
bellamy road est,
Mansfield,
Notts.
NG 18 4 [illegible]

Yours sincerely

Ernest Adams.



DC5

# FILE SHEET

871 DR2

Special Requirements:

APPLICATION NO: H6/0871/83 4 5 DATE RECEIVED: 27/10/83

APPLICANT: Ernest Adams
28 Chancery Close
Skegby
Sutton-in-Ashfield
NOTTS

New Address

AGENT:
11, Bramcote Court
Bellamy Road Est.
Mansfield
Notts

TYPE: Full GRID REF: 542450 329650

DESCRIPTION: Change of use of land and buildings to private nursing home

LOCATION: Cardwell House, Dawsmere, Gedney, Spalding

Terminal Date 22/12/83

3rd November 1983

Last Committee before terminal Date: 14-12-83

| | CONSULTATIONS | | | | RECONSULTATIONS | | |
|---|---|---|---|---|---|---|---|
| | Sent | Expiry | Received | OBJ | Sent | Exp. | Rec'd |
| Parish Council | 3/11 | 17/11 | | | | | |
| Ward Member | 3/11 | 10/11 | | | | | |
| County Highways | 16/11 | T/F | no objs mod | | | | |
| Dept. of Transport | | | | | | | |
| Ministry of Agriculture | | | | | | | |
| Consultant Architect | | | | | | | |
| Environmental Health | 3/11 | 17/11 | No objection | | | | |
| Water Authority | | | | | | | |
| County Planning | | | | | | | |
| Publicity: | | | | | | | |
| Residents | | | | | | | |
| Advertisement | | | | | | | |
| Applicant: | 3/11 | | 24/11 | | | | |

Check column 2

61161

DJR/TA S6/871/83

Mrs D. Roberts

8th November, 1983

Mr. E Adams,
28, Chancery Close,
Skegby,
Sutton-in-Ashfield,
Notts.

Dear Sir,

RE: CHANGE OF USE OF LAND AND BUILDINGS TO PRIVATE NURSING HOME - CARDWELL HOUSE, [redacted], [redacted], SPALDING

Before I determine the above application, I would be grateful if you could supply information regarding the number of people (both patients and staff) likely to occupy the premises.

Yours faithfully,

District Planning Officer

208

M6/871/83 PM/SJW

Miss. F. Murray.

Parklands Nursing Home,
Deeamere,
SPALDING,
Lincs.
PE12 9NQ

9th. August, 1984.

Dear Sirs,

RE:- ~~ERECTION TIMBER NAME BOARDS AT:-~~
~~PARKLANDS NURSING HOME, SPALDING~~.

With regard to your letter of the 30th. July, I write to advise you as follows. Advertisement consent will not be required to display one of the boards, as detailed in your letter, but consent will be required for the other one. Express consent is not required for a single advertisement, not exceeding 1.2 square metres in area and either Board A or B would comply with this.

If you require any further information, please contact my assistant Miss. Murray.

Yours faithfully,

District Planning Officer.

83404

88

DC/CH/1

Reference H6/0871/83 BC 4287

Type FUL Terminal date (Apparent)

BC app needed ~~[ ]~~

Post-decision [ ]

Requested [✓] 3/11

**VALIDATION** 1. **Submission** Documents incomplete [ ] complete; confirmed 27/10/83

Subject to S.27 notice [✓] Earliest permission 27 10 83

Submitted fee: £44

2. **Permitted Development** Checked: .....

PD CONFIRMED [ ] Inspection required [ ]

**Information** Site Area H 1·57

Floorspace Primary M —

Secondary M —

Calculated by: D

3. **Additional Requirements**

Other certificates

Article 5 [ ] Rec'd .....

S.26 [ ] Rec'd .....

IDC [ ] Rec'd .....

4. **Fee assessment**

Non-fee earning: [ ] Type of application

[ ] Previous application Ref: .....

[ ] Condition only Ref: .....

[ ] Other exception, i.e.

Correct Fee: £44

Receipt confirmed 6637

Adjustment:

VALIDITY CONFIRMED: ..... VALID DATE [ ]

CONFIRMED TERMINAL DATE [ ]

**INFORMATION**

IDB S.H

Councillors S

OBD/[redacted]

TOW/MAJ/MIN

Settlement No .....

Local Plan Area [ ]

**Constraints**

| | | | |
|---|---|---|---|
| TR | [ ] | CA | [ ] |
| FP | [ ] | LB | [ ] |
| EL | [ ] | TPO | [ ] |
| GAS | [ ] | PRATN | [ ] |
| HAZ | | | |
| Oth | Admin | | |

Previous applications:

871

| DETERMINATION | Type | Lev |
|---|---|---|
| DPO | [ ] | |
| COMMITTEE | [✓] | |
| SUB SV | [ ] | |
| SUB ESTATE | [ ] | N |
| SUB INDUSTRY | [ ] | [✓] |
| CAAC | [ ] | [ ] |

Please Return File to DSR ASAP for letter To App.

DSR 4/11

Publicity: CA / [redacted] / [redacted]

[ ] Residents: See Map [ ] Addresses: details overleaf

[ ] Applicant (Art 5) - details required:

Officer responsible DSR

FOR DC USE

Residents identified:

| Initial Comments: | Policy View: |
| --- | --- |
| | |

Site Inspection: Date 16/11.....
By DP.....
Notice posted ☐

Checklist:

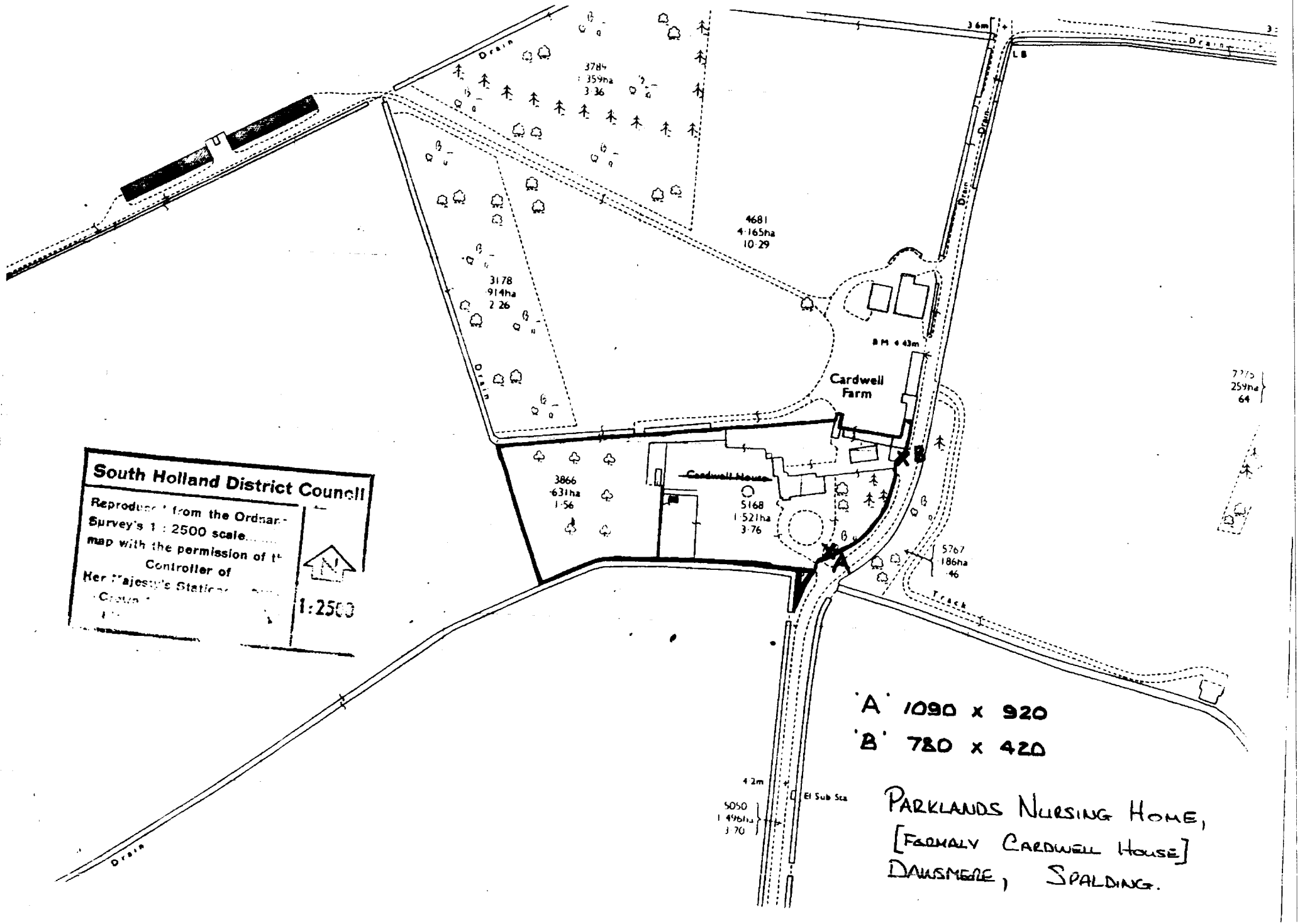
| | |
| --- | --- |
| PD confirmed | ☐ |
| unconfirmed | ☐ |
| Extra residents | ☐ |
| Extra consultations | ☐ |
| Policy implications | ☐ |
| Section 32 identified | ☐ |

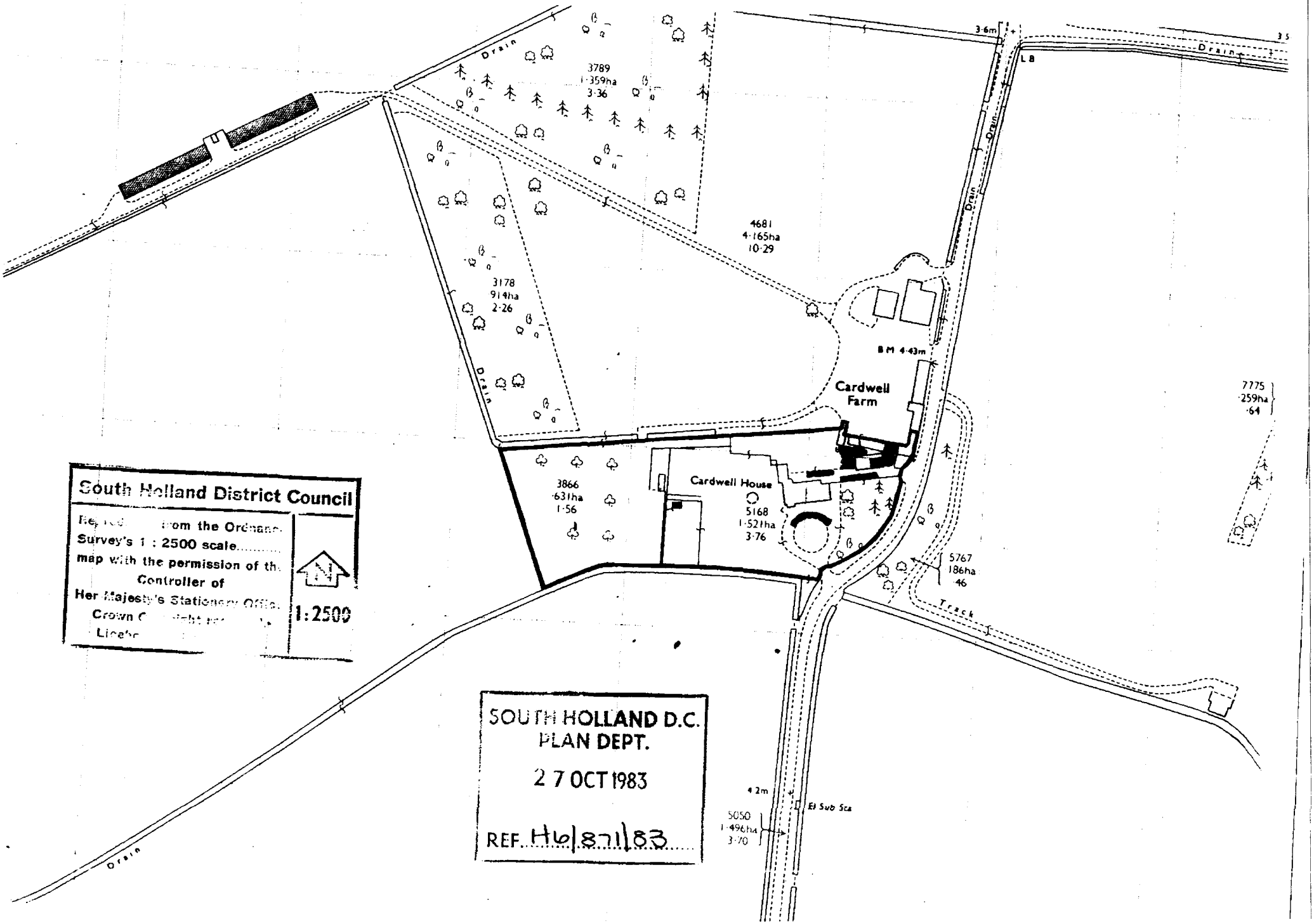
Site assessment

100 sq Rooms / 15 total. { info from appl. for
8. Bedrooms
2. Bathrooms

Site adjoins Park - nice quiet open land to Rear - Site well screened by extensive trees/shrubs
Range of outbuildings within site
Very large Victorian House - would suit proposal admirably
no problems as far as I can see

DPO applications: Recommendation


South Holland District Council
Reproduced from the Ordnance Survey's 1 : 2500 scale map with the permission of the Controller of Her Majesty's Stationery Office
Crown
1:2500
N
Drain
3784
1·359ha
3·36
4681
4·165ha
10·29
3178
·914ha
2·26
3866
·631ha
1·56
5168
1·521ha
3·76
5767
186ha
·46
7775
259ha
64
Cardwell Farm
Cardwell House
B M 4·43m
3·6m
L B
Track
4·2m
El Sub Sta
5050
1·496ha
3·70
'A' 1090 x 920
'B' 780 x 420
PARKLANDS NURSING HOME,
[FORMALY CARDWELL HOUSE]
DAWSMERE, SPALDING.


Drain
3789
1·359ha
3·36
4681
4·165ha
10·29
3178
·914ha
2·26
3·6m
L B
Drain
Drain
Drain
Drain
B M 4·43m
Cardwell
Farm
Cardwell House
3866
·631ha
1·56
5168
1·521ha
3·76
7775
·259ha
·64
5767
186ha
·46
Track
4·2m
El Sub Sta
5050
1·496ha
3·70
Drain
South Holland District Council
Reproduced from the Ordnance Survey's 1 : 2500 scale map with the permission of the Controller of Her Majesty's Stationery Office. Crown Copyright reserved. Licence
1:2500
SOUTH HOLLAND D.C.
PLAN DEPT.
27 OCT 1983
REF. H6/871/83