SOUTH HOLLAND DISTRICT COUNCIL

Council Offices
Priory Road
Spalding
Lincolnshire
PE11 2XE

contacts:
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FILE COPY

Town and Country Planning Act 1990

Planning Permission

Reference: H07-0134-15 **Received:** 16th February 2015 **Type:** FULL

Name: Mr P Clough
Harvest Lodge
Station Road
Gedney Hill
Spalding
Lincs
PE12 0NP

Agent: David Broker Design Services
Danbrooke House
Station Road
Wisbech St Mary
Wisbech
Cambs
PE13 4RW

Description: Proposed stables and menage

Location : HARVEST LODGE STATION ROAD
GEDNEY HILL SPALDING

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 three years beginning with the date of this permission.

Reason: As required by Section 91 of the Town and Country Planning Act 1990 as amended by the Planning and Compulsory Purchase Act 2004.

2 The development hereby permitted shall be carried out in accordance with the following approved plans:
Dwg. nos. 1820 G A Plan, 1820-2 site and location plan.

Reason: For the avoidance of doubt and in the interests of proper planning.

3 The stables and menage shall only be used for private domestic purposes ancillary to the use of Harvest Lodge, Station Road, Gedney Hill, Spalding.

Reason: The site is in an unsustainable rural location unsuited for commercial livery and in order to safeguard the amenities of properties in the vicinity.
This Condition is imposed in accordance with SG4 of the South Holland Local Plan 2006.

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4 No lighting shall be erected on site without the prior written consent of the Local Planning Authority.

Reason: In the interests of the amenities of both the area and near neighbours.
This Condition is imposed in accordance with Policies SG14 and SG17 of the South Holland Local Plan 2006.

5 There shall be no chattels, mobile or temporary structures placed or erected on the site without the prior approval in writing of the Local Planning Authority.

Reason: To safeguard the amenity of the area.
This Condition is imposed in accordance with SG17 of the South Holland local Plan 2006.

6 No burning of manure, stable sweepings or other waste shall take place anywhere on the site, and full details of the proposed method of storage and disposal of waste from the stable building/paddocks, including the location of storage and frequency of off-site disposal, shall be submitted to and approved in writing by the Local Planning Authority prior to the commencement of the development hereby permitted. The method of waste storage and disposal shall at all times thereafter accord with the approved details.

Reason: The application as submitted does not contain enough information to address these issues and in the interest of preventing pollution and to protect the amenity of nearby residents.
This Condition is imposed in accordance with Policies SG13 and SG17 of the South Holland Local Plan 2006.

The Local Planning Authority has acted positively and proactively in determining this application by assessing the application against all material considerations, including national guidance, planning policies and representations that have been received during the public consultation exercise and subsequently determining to grant planning permission in as timely a manner as possible in accordance with the presumption in favour of sustainable development, as set out within the National Planning Policy Framework.

Copies of all documentation submitted in connection with this application can be viewed online at www.sholland.gov.uk/doitonline/plandev/plansearch.aspx.

Note(s):

Should unexpected contamination be discovered on the site at any time, the applicant is advised to contact the District Council's Environmental Protection Department immediately.

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Paul Jackson
Planning Manager

11th May 2015 **H07-0134-15**

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.