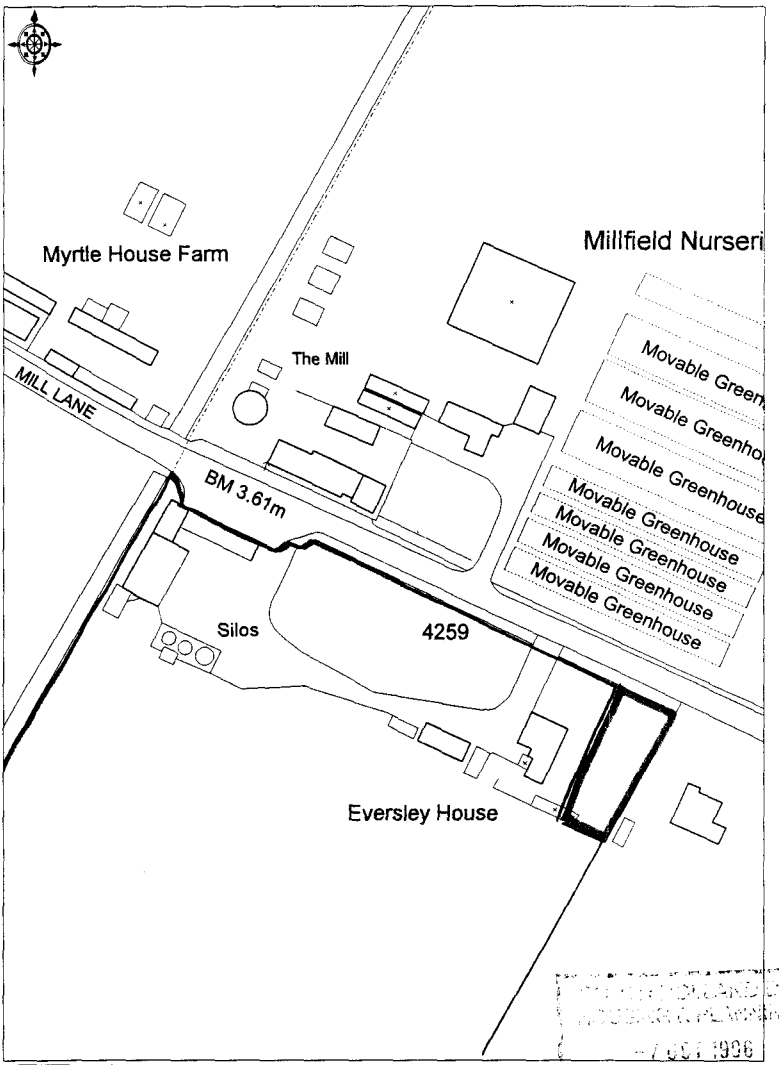
Pt.O.S.4259 Land East and West of Eversley House, Mill Lane, Gedney Hill.



Ordnance Survey
Value Added Reseller
© Crown Copyright 1996 Based on Ordnance Survey digital data
Survey Scale - 1:0 Plotted Scale - 1:1250

7 OCT 1996
0934/96

JOHN CASTLEY &Co.
Chartered Surveyors
7 West End, Langtoft, Peterborough, PE6 9LS

FILE COPY

SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Outline Planning Permission

Reference: H07/0934/96 Received:07-OCT-96 Type:OUTLINE

Name: Mr R W Bee & Mrs A R Brewster
23 Weston Road
Edith Weston
Oakham
Rutland Leics.

Agent: John Castley & Co
7 West End
Langtoft
Peterborough
PE6 9LS

Description: Erection of dwelling

Location : East of Eversley House (Pt. OS 4259)
Mill Lane Gedney Hill

South Holland District Council hereby give notice that OUTLINE PLANNING PERMISSION HAS BEEN GRANTED for the development in accordance with the application submitted, subject to the following condition(s):

1 Application for approval of reserved matters must be made not later than three years beginning with the date of this permission, and the development must be begun not later than whichever is the later of the following dates:
(a) the expiration of five years from the date of this permission.
(b) the expiration of two years from the final approval of reserved matters or in the case of approval on different dates, the final approval of the last such matter to be approved.

Reason: As required by Section 92 of the Town and Country Planning Act 1990.

2 The following matters are reserved for subsequent approval by the Local Planning Authority, and no development to which they relate shall be carried out until these matters have been approved, viz:
(1) Detailed drawings to a scale of not less than 1/100 showing the siting design and external appearance of the buildings, including particulars of the materials to be used for external walls and roofs;
(2) The siting and design of any vehicular access to a road;
(3) Landscaping of the site, including details of positions, heights on planting and species of trees and shrubs.

Reason: The application was submitted in outline only.

3 Before the access is commenced to be used, provision shall be made within the site to the satisfaction of the Local Planning Authority for a motor vehicle to turn to enable it to enter and leave the highway in forward gear.

Reason: To enable vehicles to enter and leave the highway in forward gear in the interests of road safety.

4 Before any development is commenced, a scheme of landscaping and tree

SOUTH HOLLAND DISTRICT COUNCIL

planting for the site, including details of positions, heights on planting and species of trees and shrubs, shall be submitted to and approved in writing by the Local Planning Authority. Such scheme shall provide for frontage hedging.

Reason: In the interests of visual amenity.

5 The approved scheme of landscaping and/or screening 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. 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 five 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.

6 Before the occupation of the dwelling the existing buildings or structures on the site shall be removed to the satisfaction of the Local Planning Authority.

Reason: In the interests of residential amenity.

7 Before the development hereby permitted commences on the site, a soil survey of the site shall be undertaken and the results provided to the Local Planning Authority. The survey shall be taken at such points and to such depth as the Local Planning Authority may stipulate. A scheme for decontamination of the site shall be submitted to and approved by the Local Planning Authority in writing and the scheme as approved shall be fully implemented and completed before any (residential) unit hereby permitted is first occupied.

Reason: In the interests of residential amenity.

Director of Housing and Planning Services
25-NOV-96 H0770934/96

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.

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: H07/0934/96 Received:07-OCT-96 Type:OUTLINE

Name: Mr R W Bee & Mrs A R Brewster
23 Weston Road
Edith Weston
Oakham
Rutland Leics.

Agent: John Castley & Co
7 West End
Langtoft
Peterborough
PE6 9LS

Description: Erection of dwelling

Location : East of Eversley House (Pt. OS 4259)
Mill Lane Gedney Hill

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

1 Application for approval of reserved matters must be made not later than three years beginning with the date of this permission, and the development must be begun not later than whichever is the later of the following dates:
(a) the expiration of five years from the date of this permission.
(b) the expiration of two years from the final approval of reserved matters or in the case of approval on different dates, the final approval of the last such matter to be approved.

Reason: As required by Section 92 of the Town and Country Planning Act 1990.

2 The following matters are reserved for subsequent approval by the Local Planning Authority, and no development to which they relate shall be carried out until these matters have been approved, viz:
(1) Detailed drawings to a scale of not less than 1/100 showing the siting design and external appearance of the buildings, including particulars of the materials to be used for external walls and roofs;
(2) The siting and design of any vehicular access to a road;
(3) Landscaping of the site, including details of positions, heights on planting and species of trees and shrubs.

Reason: The application was submitted in outline only.

3 Before the access is commenced to be used, provision shall be made within the site to the satisfaction of the Local Planning Authority for a motor vehicle to turn to enable it to enter and leave the highway in forward gear.

Reason: To enable vehicles to enter and leave the highway in forward gear in the interests of road safety.

4 Before any development is commenced, a scheme of landscaping and tree

planting for the site, including details of positions, heights on planting and species of trees and shrubs, shall be submitted to and approved in writing by the Local Planning Authority. Such scheme shall provide for frontage hedging.

Reason: In the interests of visual amenity.

5 The approved scheme of landscaping and/or screening 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. 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 five 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.

6 X Before the occupation of the dwelling the existing buildings or structures on the site shall be removed to the satisfaction of the Local Planning Authority.

Reason: In the interests of residential amenity.

15-NOV-96 Checked ....

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

PLEASE ADD FOLLOWING CONDITION :—

Before the development hereby permitted commences on the site, a soil survey of the site shall be undertaken and the results provided to the local planning authority. The survey shall be taken at such points and to such depth as the local planning authority may stipulate. A scheme for decontamination of the site shall be submitted to and approved by the local planning authority in writing and the scheme as approved shall be fully implemented and completed before any [residential] unit hereby permitted is first occupied.

REASON : IN THE INTERESTS OF RESIDENTIAL AMENITY