SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Outline Planning Permission

Reference: H08/0156/95 Received:28-FEB-95 Type:OUTLINE

Name: The Vicar, Churchwardens & Parochial Church Council of St Gilbert & St Hugh's Church c/o Brown & Co, 18 South St Boston Lincs PE21 6HE

Agent: Barnhay Design Services 51 Tytton Lane East Boston Lincs PE21 7HP

Description: Residential development for three residential units, including siting and means of access
Location : Adj. St Gilbert & St Hugh's Church, Clough Road Gosberton Risegate Spalding Lincs

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 design and external appearance of the buildings, including particulars of the materials to be used for external walls and roofs;
(2) 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 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 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.

MRS SALLY WALTHAM BA (Hons) FC.I.H. Director of Housing & Planning Services

Housing & Planning Services Department, Council Offices, Priory Road, Spalding, Lincolnshire. PE11 2XE (Tel: 01775 761161)

SOUTH HOLLAND DISTRICT COUNCIL

4 Before the vehicular access is commenced to be used the access and turning facility shall be provided on site in accordance with the plan accompanying the application.

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

5 Before any development is commenced the applicants shall submit to and agree with the Local Planning Authority details of a 2 metre high fence along the eastern boundary of plot 1, and the agreed fence shall be erected before any of the dwellings are occupied, and thereafter retained on it.

Reason: To safeguard the amenities of future occupants against noise from the adjacent commercial premises.

6 Before development is commenced the applicant shall submit to, and have approved by the Local Planning Authority details for a scheme for the acoustic protection of the dwellings to safeguard against noise from the neighbouring business premises, and such details as may be approved shall be implemented before any of the dwellings are occupied.

Reason: To safeguard the amenities of future occupants.

This permission is granted in accordance with the application submitted as revised by the amended plans (drawing number 94:33:1B), received by the Local Planning Authority on 10 July 1995.

Director of Housing and Planning Services
01-AUG-95 H08/0156/95

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: H08/0156/95 Received:28-FEB-95 Type:OUTLINE

Name: The Vicar, Churchwardens & Parochial Chuch Council of St Gilbert & St Hugh's Church c/o Brown & Co, 18 South St Boston Lincs PE21 6HE

Agent: Barnhay Design Services 51 Tytton Lane East Boston Lincs PE21 7HP

Description: Residential development for three residential units incl. siting & means of access.

Location : Adj. St Gilbert & St Hugh's Church, Clough Road Gosberton Risegate Spalding Lincs

DC PLEASE CHECK

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 2 planting and species of trees and shrubs.

Reason: The application was submitted in outline only.

3 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 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.

4 Before the vehicular access is commenced to be used the access and turning facility shall be provided on site in accordance with the plan accompanying the application.

Reason: To ensure the provision of adequate facilities for safe entry and exit of vehicles calling at the site in the interests of road safety.

5 Before any development is commenced the applicants shall submit to, and agree with the Local Planning Authority details of a 2 metre high fence along the eastern boundary of plot 1, and the agreed fence shall be erected before any of the dwellings are occupied, and thereafter retained on it.

Reason: To safeguard the amenities of future occupants against noise from the adjacent commercial premises.

6 Before development is commenced the applicant shall submit to, and have approved by the Local Planning Authority details for a scheme for the acoustic protection of the dwellings to safeguard against noise from the neighbouring business premises, and such details as may be approved shall be implemented before any of the dwellings are occupied.

Reason: To safeguard the amenities of future occupants.

This permission is granted in accordance with the application submitted as revised by the amended ~~details~~ received by the Local Planning Authority on 10.7.95 Plans (drg no 94:33 1B)

24-JUL-95 AD check...

Authorised to issue (inc Delegation)...