FILE COPY

SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Planning Permission

Reference: H08/0180/93 Received:01-MAR-93 Type:FULL

Name: Mr & Mrs J C Hickman
56 Wargate Way
Gosberton
Spalding
Lincs

Agent: A Roffe
1 Green Lane
Spalding
Lincs
PE11 2YB

Description: Alterations and extension

Location : 56 Wargate Way Gosberton
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
29-MAR-93 H08/0180/93

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)

FOUR COPIES REQUIRED

PLANNING APPLICATION

For office use only

Application No. H08|0180|93

Date Registered 02 MAR 1993

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

Mr. and Mrs. J.C. Hickman
56, Wargate Way,
GOSBERTON, Spalding

Tel. No. 840831

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

A. ROFFE
Building Design and Plans
1 Green Lane
SPALDING, Lincs. PE11 2YB
Tel: (0775) 723680

Tel. No.
(Personal contact name)

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

56, Wargate Way, GOSBERTON.

OFFICE COPY

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

Alterations and Extension to dwelling

Please complete

Signed A. Roffe

I attach
* Four copies of all plans
* an ownership certificate (see back page)
* a fee of £60-00 If you consider no fee is payable include a written explanation instead.

Date 26th February 1993

Previous application No.

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

2. **TYPE OF APPLICATION**

(✓)

This is a **full** application for change of use and/or new building works [✓] ➡ **Now complete Parts 3, 4 and 5 and an Ownership Certificates**

or This is an **outline** application [ ]

Please state Site Area [ ] (Hectares)

Please tick **any** box where you are including details which you wish to be considered as part of this application.

Siting [ ] Design [ ] External Appearance [ ]

Means of Access [ ] Landscaping [ ]

Now complete Parts 3 and 5 and an Ownership Certificate.

or 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

or 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
Now complete an Ownership Certificate

or This is an application for **modification** of a condition on a planning permission which has not yet been implemented. [ ]

A. Please state Reference Number of pervious permission
B. Please state Condition Number referred to
C. Please state variation required
Now complete an Ownership Certificate.

TYPE OF DEVELOPMENT

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

(i) New Dwellings		If so, how many:
(ii) Other new building(s)		
(iii) Alterations or extension	✓	
(iv) Change of use		

4. A. If building works are proposed, please state extra floor space to be created:	sq. metres
B. Please state size of any new structure:- (a) max. height:	4.3 metres
(b) max. length:	5.1 metres
(c) max. width:	11.8 metres
C. Please state type and colour of materials for facing externa walls:	L.B.C. Hereward light to match
D. Please state type and colour of roofing materials.	Goxhill Standard to match
E. Has a survey of the site been undertaken? State Yes or No	YES

5. **GENERAL INFORMATION** Please complete each section

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

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	✓	
or		
B. There will be a new or altered access to a public roac		➡ If so, name of road: Will there be— Individual access(es) / New estate road
C. What provision will be made for garages or parking within the site?	garage/drive	

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 or more trees		➡ If so, please show details on plans.

DRAINAGE Please complete

A. Please state how surface water will be disposed of	to soakaway
B. For estate developments, please state how highway surface water will be disposed of	—
C. Please state whether a land drain will be affected	—

D. Foul sewerage will be disposed of to:
Mains sewer ✓ Cesspool ☐ Septic tank ☐

PLEASE COMPLETE IN ALL CASES

	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 right of way	NO	
The proposal is known to affect contaminated or filled land	NO	
The proposal is for industrial, warehousing, offices, shopping or similar commercial purposes.	NO	➡ If so, **please complete Part 7**
In cases where a statutory consultation will be required, please state whether you have sent a copy of the application to the consultee yourself. If yes, please give date sent.		➡ Date: Consultee(s)
Is this application related to a previous submission?		➡ Application No.

6. **ANY OTHER INFORMATION** Please add any details you wish in support of your application. Continue on separate sheet if necessary.

OWNERSHIP CERTIFICATES

PLEASE COMPLETE ALL THREE SECTIONS.

1. **APPLICANT'S INTEREST**
Please state interest in site (e.g. owner, prosp. purchaser)
(Please remember to indicate on the location plan any other land under your control).

OWNER

2. **OWNERSHIP OF THE SITE**

This certificate is to make sure that the owners of land are aware of applications made on it.

If the applicant is the **sole owner of the whole site,** complete **Certificate A.**
In **any other case** (i.e. if the applicant is a prospective purchaser, or a tenant, or a joint owner, or the sole owner of only part of the site) then you must give notice to all other owners, and complete **Certificate B.** (An "owner" is a person having a freehold interest, or having a leasehold interest where seven years or more remains unexpired). If you are unable to trace the owner, please contact the Planning Office as a different certificate will be required.

Certificate A Nobody except the applicant was an owner of any part of the land to which the application relates at the beginning of the period of 21 days ending with the date of the accompanying application.

Signed A. Kolle (~~Applicant~~ / Agent) Date 26/2/93

Certificate B The applicant has given the required notice to everyone else who were owners of any part of the land to which the application relates at the beginning of the period of 21 days ending with the date of the accompanying application.
Owner's Name:
Address of owner at which notice was served: State Date notice served:

Signed ..... (Applicant / Agent) Date .....

3. **AGRICULTURAL HOLDINGS CERTIFICATE**

If the land is not in agricultural use complete Certificate 1.
If the land is agricultural, but farmed by the owner and there is no agricultural tenant, complete Certificate 1.
If the site does relate to an agricultural holding, you must give notice to the tenant, and complete Certificate 2. If you are the sole agricultural tenant yourself, sign certificate 2 but insert 'not applicable' in the tenant details.

Certificate 1 None of the land to which the application relates is or is part of any agricultural holding.

Signed A. Kolle (~~Applicant~~ / Agent) Date 26/2/93

Certificate 2 The applicant has given the required notice to every other person who, at the beginning of the period of 21 days ending with the date of the application, was a tenant of an agricultural holding on all or part of the land to which the application relates.
Tenant's Name:
Address of tenant at which notice was served: State Date notice served:

Signed ..... (Applicant / Agent) Date .....

APPLICATION ASSESSMENT

Notes for Case Officer: Photos may be required.

Site Inspection | Accuracy | Neighbours | Boundaries

Site features | Other

Inspected by PM
Date 5-3

Notice posted by PM
Date 5-3

Resident Notices required

Sent | Delivered

Case Officer Conclusions

Plot proch to front Hundred

No building at corner + to rear of garage else seems to be

re management of existing Single Storey Networked contents Tally

legislation & boundary

RECOMMENDATION

COMMITTEE

Departure from Policy .....

Ward Member request .....

Recommend approval against material objection .....

Other circumstance viz: .....

Change to Committee recorded

DELEGATED

Case Officer P.A.

Senior Officer .....

Case Officer Recommendation

Approve / Refuse

Signed P.M. 26-3

Conditions/Reasons
(continue overleaf)

Notes to applicant

- [ ] Disabled
- [ ] Outstanding RM
- [ ] Amended plans

DC RECORD SHEET

APPLICATION REF:

Directions

Art 7 (Outlines)
RM checklist

	Siting	Design	Ext app	Access	Landscape
Previous					
Current					
Required					

Reg 4 Scale drawing ..... Highway S/W ..... Agric appraisal .....

Other ....

Precise details, for non-standard direction:

Senior Officer authorised: ..... Sent: .....

Revalidation after Direction

Information satisfactory/unsatisfactory Signed: .....

Further direction: Precise details:

Amended description:

New valid date: .....

Consultation/Publicity Required PR 417

		Requested	Sent
Extra Publicity:			
	Departure	.....	.....
	Setting of LB	.....	.....
	Public Right of Way	.....	.....
	Discretionary	.....	.....
Extra Consultations:			
	Dept of Transport	.....	.....
	Environmental Serv.	.....	.....
	LB/Cons. Area - Local	.....	.....
	- Local & National	.....	.....
	- English Heritage	.....	.....
	Consultant: Name.....		..... Order No .....
	Other:	.....	.....

Case Officer PM

Recorded on board:

ADMIN RECORD SHEET

Initial

Submitted Fee £ 60

Receipt Issued P2317

Date first Rec'd 1993

Registration

Reference H08 | 0180 | 93

Cross-Ref B08 | 0109 | 93

Date 2 | 3

Validation

TYPE FULL 1993

Earliest permission

Site area

No of dwellings

Floorspace

Description

Tech

Certificate
Site plans
Description

Accuracy
Incomplete form

Fees

Nil fee

Previous app Type

Discounted fee

Correct fee 60.

Additional Refund

Receipt Issued

Information

Newbuild/Redevelopment/Change of use/Extension/Alteration/Works

Earlier permission Ref

RM

	Siting	Design	Ext app	Access	Landscaping
Previous					
Current					

Index sheets 46

OS No's

Grid ref 523790 331950.

Ward F 1

Parish GOSBERTON

TR Rural
TR Bypass
Level Cross
Footpath

CA
LB
TPO

Inside IBD YES

Inside LP area NO

Linked to site

Ref

Linked to property 0060764 Ref

Planning Records:
Earlier apps 782/91
162/62.

B Reg Records:
Already submitted - Ref
Request
Requested

BRI SMITH Dip TP MRTPI
Director of Planning & Building Control Services
Planning & Building Control Department,
Council Offices,
Priory Road, Spalding,
Lincolnshire. PE11 2XE

Telephone: (0775) 761161
Fax: (0775) 710772

SOUTH HOLLAND DISTRICT COUNCIL

H08/0180/93

FULL

Applicant: Mr & Mrs J C Hickman
Tel: 0775 840831

Agent: A Roffe
0775 723680

Description: Alterations and extension

Location: 56 Wargate Way
Gosberton
Spalding
Lincs

Valid date:	01-MAR-93	Terminal date:	26-APR-93
Target dates:		Target Committee:	20-APR-93
To case officer	08-MAR-93	Report deadline:	06-APR-93
Inspected by	15-MAR-93		
Extra contacts	22-MAR-93	Case Officer:	
Report if not clear by	05-APR-93	P J UDY	

DEVELOPMENT/CONSTRAINTS

Size: 52 M2
Category: Extension
Listed building:
Conservation Area:

Other Constraints:

CONSULTATIONS CARRIED OUT

	Sent	Expiry
Clerk to Gosberton P 0775 840415	04-MAR-93	18-MAR-93
Cllr W D Skells 0775 840415	04-MAR-93	18-MAR-93
Site/Press Advert MIN	05-MAR-93	24 ~~30~~-MAR-93

L.C.C - No Objections 11/3/93

B[illegible] SMITH Dip TP MRTPI
Director of Planning & Building Control Services
Planning & Building Control Department,
Council Offices,
Priory Road, Spalding,
Lincolnshire. PE11 2XE

Telephone: (0775) 761161
Fax: (0775) 710772

SOUTH HOLLAND DISTRICT COUNCIL

VAT Reg No 121 5277 01

OFFICIAL RECEIPT - APPLICATION FEES

Receipt No : P2317
Date received : 01-MAR-93

Received from

E Hickman

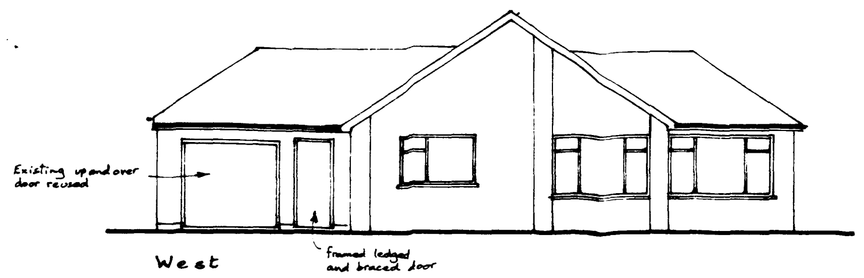
Address

56 Wargate Way
Gosberton
Spalding

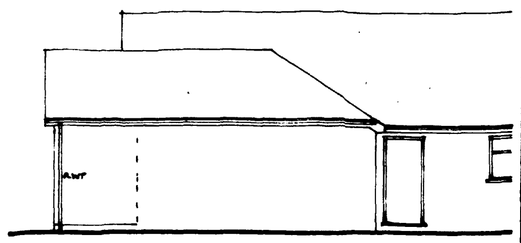
Fee paid	£	60.00
VAT	£	0.00
Total received	£	60.00

Cash/Cheque : Cheque

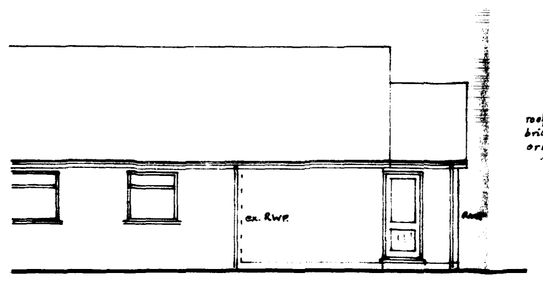
Signed.....K. Lowe
(Authorised Collector)



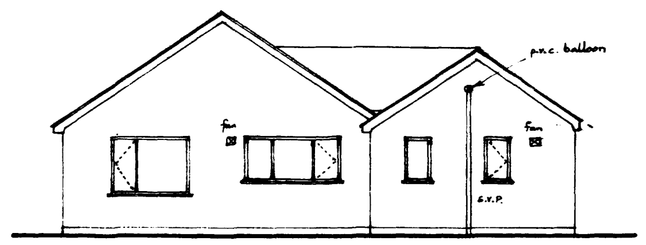
West



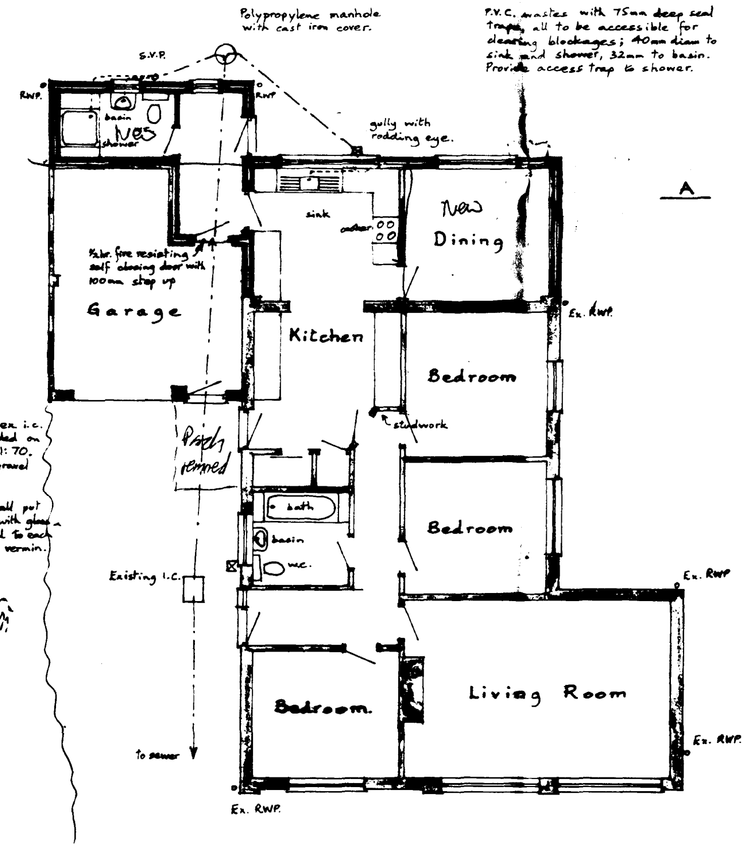
North.



South



East



New new foul drainage from ex. I.C. with 100mm P.V.C. pipe bedded on pea gravel with fall of 1:70. Surrounded with 150mm pea gravel under building.

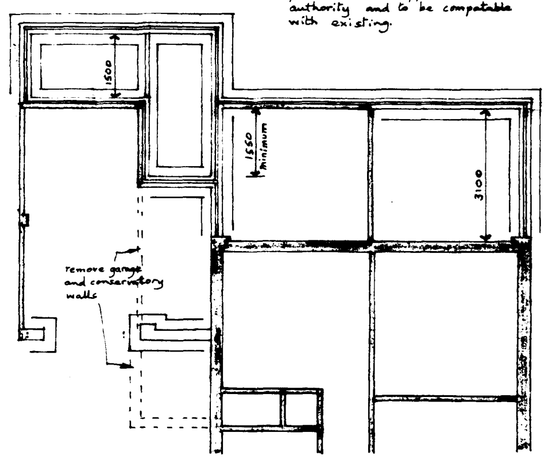
Where pipes pass through small pot holes with 50mm pipe filled with glass fibre and put sheet material to each side to prevent ingress of vermin.

Leylandii hedge

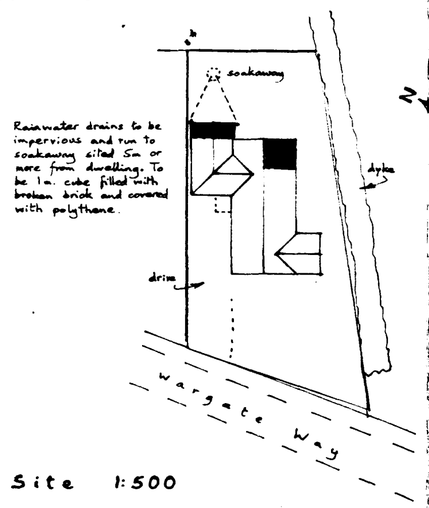
Floor Plan.

P.V.C. ansoles with 75mm deep seal traps, all to be accessible for cleaning blockages; 40mm diam to sink and shower, 32mm to basin. Provide access trap to shower.

Foundations to be 750mm wide to cavity walls; 450mm wide to 100mm walls all 230mm deep with C15P concrete. To be taken down to firm strata to approval of local authority and to be compatable with existing.



Foundations



Site 1:500

New windows and doors to be double glazed (doors with safety glass)

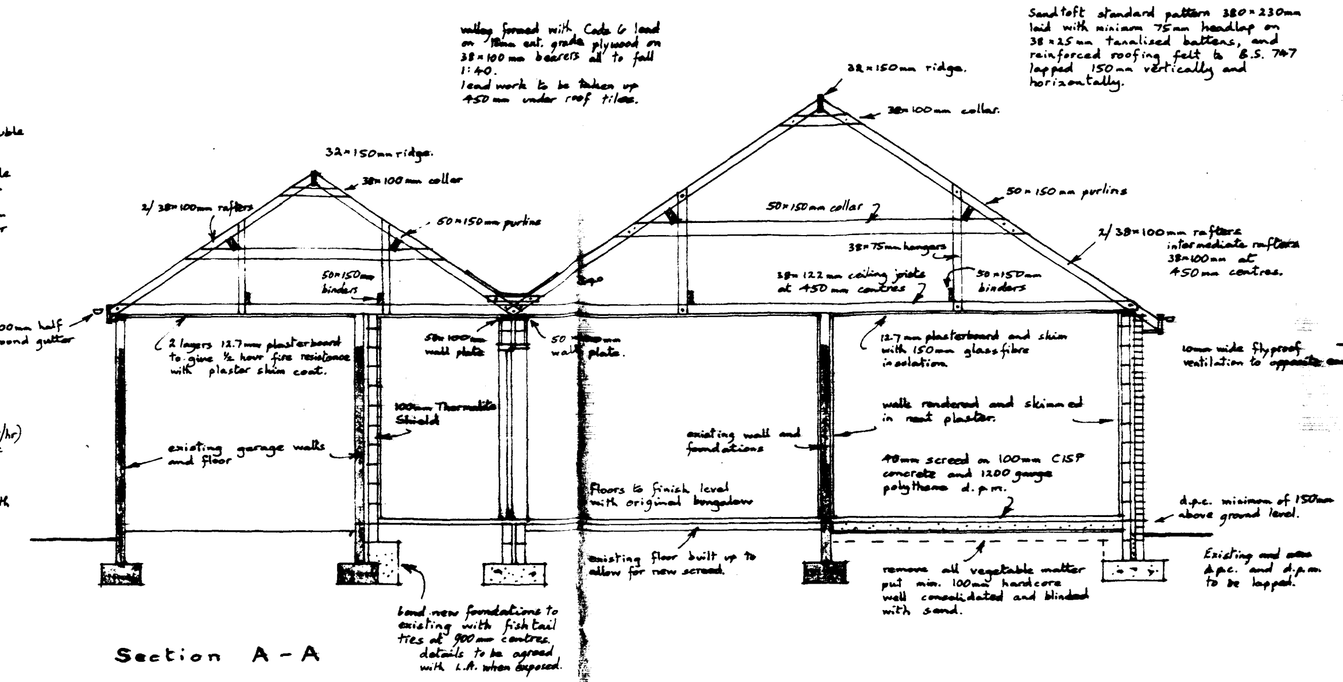
To habitable rooms provide trickle ventilation of 4,000 mm² minimum

Lintels to be I.G. L/S with 150mm end bearings and cavity Tray over where situated in gable walls.

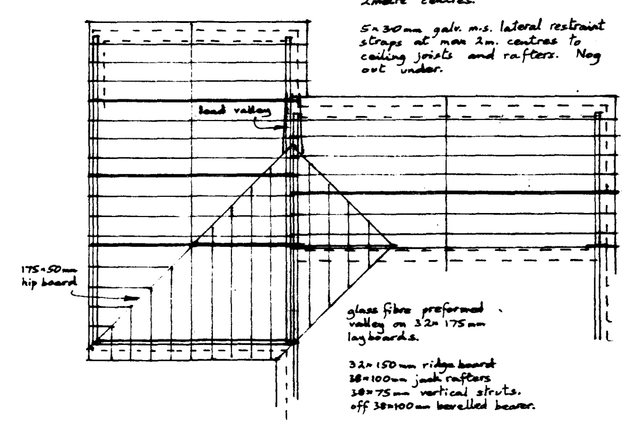
Provide horizontal and vertical d.p.c.s To all openings. Put 'Dangcor' or similar insulation To jambs.

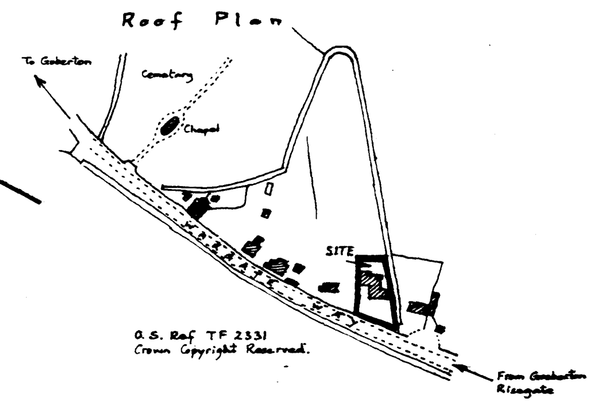
To Kitchen provide extractor fan capable of removing 60 l/sec (216m³/hr) or similar hood capable of 30 l/sec (108 m³/hour)

To Shower / Toilet room put fan capable of 3 air changes/hour with 15 min. overrun period.



Section A-A





Roof Plan

Location 1:2500

Roof timbers and construction to match original (FFB/sub/41)

Cavity Walls

104mm facing brickwork to match original with 50mm cavity filled with 50mm Dritherm insulation. 100mm inner leaf of Thermalite Shield insulating blocks.

wall ties at 450mm vertically and 900mm horizontally; and at 225mm vertically to jambs of openings

mortar to be 1:1:6 cement lime sand or equal

weak concrete fill to cavity to ground level.

FL quality brickwork (frostproof) or Class "A" concrete blocks below damp proof course.

Cavity closed at eaves with blockwork.

Bond new and existing walls with Furfix profiles to manufacturers instructions.

02 MAR 1993
0180/93.

All dimensions and construction to match original and to be verified on site before ordering.

Mr. and Mrs. J. C. Hickman,
56, Wargate Way, GOSBERTON
Extension to Bungalow

Scale: 1:100	
Drawing No: 1	L. A. Ref.:
Date: February 1993	

A. ROFFE
BUILDING DESIGN & PLANS
1 Green Lane,
SPALDING,
Lincs. PE11 2YB Tel. (0775) 723689