

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

Telephone: (01775) 761161
Fax: (01775) 710772



FILE COPY

Town and Country Planning Act 1990

Planning Permission

Reference: H08/0656/99

Received: 05-JUL-99

Type: FULL

Name: Mr M Yould
Dovedale House
Cheal Road
Surfleet Cheal
Spalding, Lincs PE11 4BA

Agent: L A Building Design
55 Hannam Boulevard
Spalding
Lincs
PE11 1LB

Description: Erect bungalow with garage

Location : Building Plot at Clough Road Gosberton Risegate
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.

- 2 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.

- 982/99 ✓
- 3 Before the development hereby permitted is commenced details of the type and colour of the materials to be used for external walls and roofs shall be submitted to and approved in writing by the Local Planning Authority.

Reason: To ensure that the external appearance of the proposed development harmonises with existing buildings in the area.

- 982/99 ✓
- 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.

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

Telephone: (01775) 761161

Fax: (01775) 710772



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 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.

- 6 Before development commences details of acoustic vents for bedrooms 2 and 3 shall be submitted to and approved in writing by the Local Planning Authority. Prior to occupation of the dwelling the vents shall be installed as part of the construction of the building and maintained and retained thereafter.

Reason: The agricultural building to the rear of the site is a drier with a fan. This condition is attached to provide ventilation to the bedrooms without noise disturbance from the operation of the drying fan.

The determined plans are:-

Site location plan & dwg no. 01 received on 5 Jul 99

Director of Housing and Planning Services

17 AUG 1999

H08/0656/99

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.

Town and Country Planning Act etc
DRAFT PERMISSION

Reference H08/0656/99

Received: 05-JUL-99 Type: FULL

Name: Mr M Yould
Dovedale House
Cheal Road
Surfleet Cheal
Spalding, Lincs PE11 4BA

Agent: L A Building Design
55 Hannam Boulevard
Spalding
Lincs
PE11 1LB

Description: Erect bungalow with garage

Location : Building Plot at Clough Road Gosberton Risegate
Spalding Lincs

**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.

- 2 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.

- 3 Before the development hereby permitted is commenced details of the type and colour of the materials to be used for external walls and roofs shall be submitted to and approved in writing by the Local Planning Authority.

Reason: To ensure that the external appearance of the proposed development harmonises with existing buildings in the area.

- 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.

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 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.

The determined plans are:-

Site location plan & dwg no. 01 received on 5 Jul 99

Director of Housing and Planning Services
13 AUG 1999

H08/0656/99

✓ 13/8

Par 16/8

UJ 17/8/99.

- 6 Before development commences details of acoustic vents, ^{for bedrooms} shall be submitted to & approved by the L.P.A. ^{for bedrooms} The vents shall ~~thereafter~~ be installed as part of the construction of the building & maintained & retained thereafter.

prior to the
occupation &
redwelling

Reason the agricultural building ^{the site} to be used as a ^{the site} ~~dwelling~~ ^{dwelling} with a fan. This condition is attached to provide ventilation ^{to the bedrooms} without ~~the possible noise~~ disturbance from the operation of the drying fan.