SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Refusal of Planning Permission

Reference: H08/0731/95 Received:07-AUG-95 Type:FULL

Name: Miss D Russell
178 Fishtoft Road
Boston
Lincs

Agent: Miss D Russell
178 Fishtoft Road
Boston
Lincs

Description: Partial demolition and conversion of existing property to form residential accommodation
Location : 12 Wargate Way Gosberton

South Holland District Council hereby give notice that PERMISSION HAS BEEN REFUSED for the development for the following reason(s):

1 In the opinion of the Local Planning Authority, the proposed development would have an unacceptable effect on the Gosberton Conservation Area. The remaining building will be reduced to single storey and will be located between two two-storey dwellings. It will therefore look cramped and out of character with its surroundings.

2 The proposed residential unit owing to its fenestration would demonstrably harm the residential amenities of the adjacent property, 10 Wargate Way, which will have no private amenity space. In addition, the proposed residential unit will be overlooked from the rear garden area of 10 Wargate Way. The interaction of the two curtilages is therefore considered to be mutually harmful to residential amenity.

Director of Housing and Planning Services
30-OCT-95 H08/0731/95

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 REFUSAL

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23-OCT-95 AD check...A24/10.....

Authorised to issue (inc Delegation)...