SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Refusal of Planning Permission

Reference: H08/1203/95 Received:11-JAN-96 Type:FULL

Name: Mr J Lee
Oak Lodge
Cheal Road
Gosberton Risegate
Spalding Lincs

Agent: Mr J Lee
Oak Lodge
Cheal Road
Gosberton Risegate
Spalding Lincs

Description: Change of use of premises for parking of HGV's and laying of hardcore area and access road
Location : Oak Lodge, Cheal Road Gosberton Risegate Spalding Lincs

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

1 The site is outside the confines of a settlement in an area of open countryside where it is the policy of the Local Planning Authority to permit new development only in exceptional cases where it is satisfied that there is a special need, particularly in connection with agriculture. In the opinion of the Local Planning Authority the circumstances of this case are not sufficient to justify permission, which would be contrary to Policy 97 of the Lincolnshire Structure Plan. This policy is in accordance with national planning policies as set out in Planning Policy Guidance Note No. 7, 1992 (The Countryside and the Rural Economy), and is aimed at the conservation of agricultural land, the preservation of the character of the countryside, and the economic provision of services. In the opinion of the Local Planning Authority the granting of permission for the development as proposed would be harmful to the purposes of this policy, because as well as its individual effect on these issues, it would encourage further similar proposals which would be difficult to resist.

2 The site is located on Cheal Road which is a narrow rural road. The carriageway width is inadequate for two vehicles to pass in safety. This proposal, if permitted, would establish haulage use on this site generating large vehicles. Such vehicles when meeting other traffic would have to either make long reversing movements to the detriment of highway safety or overrun the adjoining carriageway edges and verge to the detriment of the environment. To allow this proposal would make it difficult to resist any similar proposals exacerbating the problems referred to.

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)

SOUTH HOLLAND DISTRICT COUNCIL

Director of Housing and Planning Services
28-FEB-96 H08/1203/95

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

Reference: H08/1203/95 Received:11-JAN-96 Type:FULL

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Oak Lodge
Cheal Road
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Agent: Mr J Lee
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Description: Change of use of premises for parking of HGV's and laying of hardcore area and access road
Location : Oak Lodge, Cheal Road Gosberton Risegate Spalding Lincs

South Holland District Council hereby give notice that permission has been refused etc for the following reasons:

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ex

26-FEB-96 AD check..... 28/2

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