

Town and Country Planning Act 1990

## Refusal of Planning Permission

Reference: H09/0049/93

Received: 25-JAN-93 Type: OUTLINE

Name: Mr & Mrs L E Taylor  
'The Poplars'  
Wignall's Gate  
Holbeach  
Spalding Lincs

Agent: G R Merchant  
4 Chapel Gardens  
Whaplode  
Spalding  
Lincs PE12 6UG

Description: Residential development including details of means  
of access

Location : Wignall's Gate Holbeach  
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 Holbeach Interim Boundary of Development in an area where it is contrary to Policy 7a of the Lincolnshire Structure Plan to grant permission for additional residential development, except that essential in the agricultural interest. In view of the fact that there are currently sufficient residential permissions and also available land within the Interim Boundary of Development, there appears to be no circumstances that would justify granting permission, contrary to Structure Plan Policy and advice contained with Planning Policy Guidance Note 3, 1992 (Housing).

Director of Planning and Building Control Services  
14-APR-93 H09/0049/93

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.

# PLANNING APPLICATION

## For office use only

Application No. H09/0049/93

Date Registered 25 JAN 1993

1. Please complete in block letters

### NAME AND ADDRESS OF APPLICANT

MRS. L.E. TAYLOR.  
"THE POTTERS"  
SIGNAL'S GATE.  
HOLBEACH.  
SPALDING.  
Lincs.

Tel. No.

### NAME AND ADDRESS OF AGENT

(if form completed by agent)

G.R. MERCHANT.  
4 CHAPEL GARDENS.  
WHARFLODE.  
SPALDING.  
Lincs.

Tel. No. 461 370853.  
(Personal contact name)

DEIR 6UG.

Please complete in block letters

### FULL POSTAL ADDRESS OF THE APPLICATION SITE

SIGNAL'S GATE. HOLBEACH.

# OFFICE COPY

Please complete in block letters

### DESCRIPTION OF PROPOSED DEVELOPMENT

RESIDENTIAL DEVELOPMENT. including  
details of means of access

Please complete

I attach

\* Four copies of all plans

\* an ownership certificate (see back page)

\* a fee of 720.....

If you consider no fee is payable include a written explanation instead.

Previous application No.

Signed.....

G.R. Merchant

Date 15.1.93

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 worksor This is an **outline** application

(✓)

Now complete Parts  
3, 4 and 5 and an  
Ownership Certificate

Please state Site Area 0.587 (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 previous 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  
(ii) Other new building(s)  
(iii) Alterations or extension  
(iv) Change of use

☒  
☐  
☐  
☒

If so, how many:

POSSIBLY 8.

4. A. If building works are proposed, please state extra floor space to be created:

- B. Please state size of any new structure:- (a) max. height:  
(b) max. length:  
(c) max. width:

sq. metres  
metres  
metres  
metres

C. Please state type and colour of materials for facing external walls:

D. Please state type and colour of roofing materials.

E. Has a survey of the site been undertaken? State Yes or No

☐5. **GENERAL INFORMATION** Please complete each section**EXISTING USES**

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

DERELICT NURSERY.

**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 road

☒

If so, name of road: WIGGINS GATE.

Will there be—

Individual access(es)

New estate road

☐  
☐

C. What provision will be made for garages or parking within the site?

**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

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

☐

SOAKAWAYS

N/A.

NO

**PLEASE COMPLETE IN ALL CASES**

State Yes or No

The proposal is in connection with agriculture

☐

⇒ If so, please give details in Part 6

The proposal affects a listed building

☐

The proposal affects a public right of way

☐

The proposal is known to affect contaminated or filled land

☐

The proposal is for industrial, warehousing, offices, shopping or similar commercial purposes.

☐

⇒ 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.

INFILL BETWEEN EXISTING PROPERTIES & APPROVED DEVELOPMENT.  
DERELICT NURSERY - NOT VIABLE AS NURSERY NOW.

# 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).

OWNERS

## 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 J. A. Merchant (Applicant / Agent) Date 15.1.93

**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 J. A. Merchant (Applicant / Agent) Date 15.1.93

**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

### Site Inspection

Site features

Inspected by  
Date

Notice posted by  
Date

Accuracy

Neighbours

Boundaries

Other

Vacant building standing on site. Also glasshouse.  
House at rear. Land to rear. With outlying wall.  
Footpath along fringe. Boundary to north.  
Existing access.

Resident Notices required

### Case Officer Conclusions

PAID - please have a word  
on this.

Sent

Delivered

123 - 139 (old) Main Rd, Holbeach  
9/2  
DONE  


## RECOMMENDATION

### COMMITTEE

Departure from Policy

Ward Member request

Recommend approval against  
material objection

Other circumstance  
vizi

Change to Committee recorded

### DELEGATED

Case Officer

Senior Officer

### Case Officer Recommendation

Approve

Refuse

Signed

Conditions/Reasons  
(continue overleaf)

Notes to applicant

|  |
|--|
|  |
|  |
|  |

Disabled  
Outstanding RM  
Amended plans

# DC RECORD SHEET

APPLICATION REF. \_\_\_\_\_

## Directions

Art 7 (Outlines)  
RM checklist

Previous  
Current  
Required

Siting Design Ext app Access Landscape

|  |  |  |  |  |
|--|--|--|--|--|
|  |  |  |  |  |
|  |  |  |  |  |
|  |  |  |  |  |

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

Extra Publicity:

Department

Requested

Sent

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 \_\_\_\_\_

Other: \_\_\_\_\_

Order No \_\_\_\_\_

Case Officer *DAVID GIBBY*

Recorded on board

# ADMIN RECORD SHEET

## Initial

Submitted Fee £ 730

Receipt Issued PA162

Date first Rec'd 25 JAN 1993

## Registration

Reference HO9/0049/93

Cross-Ref N/A

Date 26/1

## Validation

TYPE OUTLINE

Earliest permission

Site area 0.567

No of dwellings

Floorspace

Description

Tech

Certificate  
Site plans  
Description

|  |
|--|
|  |
|  |
|  |

Accuracy  
Incomplete form

|  |
|--|
|  |
|  |

Fees

Nil fee

|  |
|--|
|  |
|  |
|  |

Previous app  
Type

Discounted fee

Correct fee £720

Additional  
Refund

Receipt  
Issued

## Information

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

Earlier permission Ref

RM

Previous  
Current

Siting Design Ext app Access Landscaping

|  |  |  |  |  |
|--|--|--|--|--|
|  |  |  |  |  |
|  |  |  |  |  |

Index sheets 107

OS No's

Grid ref 534750 324640

Ward J

Parish HOLEBENCH

TR Rural  
TR Bypass  
Level Cross  
Footpath

|  |
|--|
|  |
|  |
|  |
|  |

CA  
LB  
TPO

|  |
|--|
|  |
|  |
|  |
|  |

Inside IBD NO

Inside LP area NO

Linked to site

Ref 1078

Linked to property

Ref

Planning Records  
Earlier apps

B Reg Records  
Already submitted - Ref  
Request  
Requested

**BRIAN S** .4 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



COM

Application no: H09/49/93

Type: OUTLINE

Applicant: Mr & Mrs L E Taylor  
Tel:

Agent: G R Merchant  
0406 370853

Description: Residential development  
including details of means  
of access

Location: Wignall's Gate  
Holbeach  
Spalding  
Lincs

Valid date: 25-JAN-93

Terminal date: 22-MAR-93

Target dates:

Target Committee: 09-MAR-93

To case officer 01-FEB-93

Report deadline: 23-FEB-93

Inspected by 04-FEB-93

Extra contacts 08-FEB-93

Case Officer:

Report if not clear by 01-MAR-93

D M GEDNEY

#### DEVELOPMENT/CONSTRAINTS

Size: .58 HA

Category: Newbuild

Listed building:

Other Constraints: PIT

Conservation Area:

#### CONSULTATIONS CARRIED OUT

|                                 | Sent      | Expiry    |
|---------------------------------|-----------|-----------|
| Owner/Occupier, 123 Main Road   | 09-FEB-93 | 23-FEB-93 |
| Owner/Occupier, 125 Main Road   | 09-FEB-93 | 23-FEB-93 |
| Owner/Occupier, 127 Main Road   | 09-FEB-93 | 23-FEB-93 |
| Owner/Occupier, 129 "           | 09-FEB-93 | 23-FEB-93 |
| Owner/Occupier, 131 "           | 09-FEB-93 | 23-FEB-93 |
| Owner/Occupier, 133 "           | 09-FEB-93 | 23-FEB-93 |
| Owner/Occupier, 135 "           | 09-FEB-93 | 23-FEB-93 |
| Owner/Occupier, 137 "           | 09-FEB-93 | 23-FEB-93 |
| Owner/Occupier, 139 "           | 09-FEB-93 | 23-FEB-93 |
| Clerk to Holbeach PC 0406 26739 | 28-JAN-93 | 11-FEB-93 |
| Cllr N I Capes 0406 23830       | 28-JAN-93 | 11-FEB-93 |
| Cllr T G M Tyler 0406 22285     | 28-JAN-93 | 11-FEB-93 |
| Cllr D S Venni                  | 28-JAN-93 | 11-FEB-93 |
| Site/Press Advert MAT           | 16-FEB-93 | 09-MAR-93 |

L.C.C. - Ops Attached job 11/2/93

**BRIAN S** A 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



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D M GEDNEY

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Listed building:

Other Constraints: PIT

Conservation Area:

#### CONSULTATIONS CARRIED OUT

|                                 | Sent      | Expiry    |
|---------------------------------|-----------|-----------|
| Clerk to Holbeach PC 0406 26739 | 28-JAN-93 | 11-FEB-93 |
| Cllr N I Capes 0406 23830       | 28-JAN-93 | 11-FEB-93 |
| Cllr T G M Tyler 0406 22285     | 28-JAN-93 | 11-FEB-93 |
| Cllr D S Venni                  | 28-JAN-93 | 11-FEB-93 |
| Site/Press Advert MIN           | 02-FEB-93 | 23-FEB-93 |

L.C.C. - Cllr Attached Jock 4/2/93

1 March

#### SITE DETAILS

Grid ref: 534280 324640

OS Sheets: 169

Parcel:

G R Merchant  
4 Chapel Gardens  
Whaylode  
Spalding  
Lincs  
PE12 5UG

Mr D M Gedney

DMG/AR  
803/0049/93

13 April 1993

Dear Sir

Planning Application 803/0049/93 - Residential Development  
including Details of Means of Access, Wignalls Gate, Golbeach.

I refer to the above planning application recently submitted by  
yourself on behalf of Mr and Mrs L E Taylor.

I regret to inform you that at the Plans Sub Committee Meeting  
held on the 12 March 1993 it was resolved that planning  
permission be refused and a decision notice is hereby attached.

However, it was also resolved that the applicants be advised  
that the publication of the draft District Local Plan in the  
relatively near future will be an opportunity for planning  
policy to be reconsidered. The resolution also stressed that  
attention should be drawn to the fact that future decisions in  
respect of adjacent land owned by Lincolnshire County Council  
might affect the development potential of the application site.

I hope the above information is of assistance to you.

Yours faithfully

  
N R Midlen  
Principal Planning Officer  
Development Control

Rm

TYPE: Outline

DESCRIPTION: Residential development including details of means of access

LOCATION: Wignal's Gate, Holbeach

APPLICANT: Mr &amp; Mrs L E Taylor

AGENT: G R Merchant

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REASON FOR COMMITTEE CONSIDERATION

Recommendation of refusal.

RECOMMENDATION

Refuse permission.

SOUTH HOLLAND DISTRICT COUNCIL  
REPORT TO PLANNING COMMITTEE  
Date - 9 MAR 1993

- 1 The site is outside Holbeach Interim Boundary of Development in an area where it is contrary to Policy 7a of the Lincolnshire Structure Plan to grant permission for additional residential development, except that essential in the agricultural interest. In view of the fact that there are currently sufficient residential permissions and also available land within the IBD, there appears to be no circumstances that would justify granting permission, contrary to Structure Plan Policy and advice contained with Planning Policy Guidance Note 3, 1992 (Housing).

---

PLANNING ISSUES

- 1 Whether the proposal is acceptable on policy grounds. Notwithstanding that planning permission was granted by the County Council for residential development on 10.7 hectares of agricultural land immediately to the east. It is my opinion that the proposal is unacceptable on policy grounds. The site is outside Holbeach Interim Boundary of Development and there is sufficient land/planning permissions within it to ensure a more than adequate supply of residential land within the next 10 years. For example, at the end of September 1992 there were approximately 20 dwellings under construction and a further 257 with planning permission.
- 2 Highway considerations - the County Highways Authority have requested a number of conditions including the provision of a 2.4 metre x 90 metre visibility splay.

REPRESENTATIONS

Parish Council: Not supported. Not in IBD.

County Highways: Request conditions.

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**PLANS SUB-COMMITTEE - 22nd March 1993**

**197. PLANNING APPLICATIONS (continued)**

**RESOLVED:** Consideration of this application be deferred to enable the Director of Planning and Building Control Services to investigate the matters arising from the site visit relating to the present use of the premises, including further information regarding window glazing.

H09/0031/93  
Mr J Hayes

Extension to bungalow at 10  
Kennedy Road, Holbeach.

**RESOLVED:** Planning permission be granted for the above development in accordance with the recommendation of the Director of Planning and Building Control Services, subject to the provision of close boarded screening along part of the boundary with 12 Kennedy Road, from the rear wall of that property.

H02/0032/93  
Miss C Wright

Hobby workshop and store for private use at 35  
Postland Road, Crowland.

**RESOLVED:** Planning permission be granted for the above development in accordance with the recommendation of the Director of Planning and Building Control Services.

 H09/0049/93  
Mr & Mrs L E Taylor

O.A. Residential development including details of  
means of access at Wignals Gate, Holbeach.

**RESOLVED:** Planning permission be refused for the above development in accordance with the recommendation of the Director of Planning and Building Control Services but a note be attached to the decision notice explaining that publication of the Draft District Local Plan will be an opportunity for Planning Policy to be considered and how future decisions in respect of adjacent land owned by Lincolnshire County Council might affect the development potential of the application site.

H06/0104/93  
Mr & Mrs Edgley

Bungalow with vehicular access and installation  
of septic tank at Watkins Lane, Gedney Drove  
End.

**RESOLVED:** Planning permission be granted for the above development contrary to the recommendation of the Director of Planning and Building Control Services, subject to appropriate conditions.

**198. UNAUTHORISED DEVELOPMENT. MACHINS SITE, NORTH PARADE, HOLBEACH**

**RESOLVED:**

As there was insufficient time to inspect this site, consideration of the matter be deferred until a special site inspection and meeting to be held on 5th April 1993.

**199. DEVELOPMENT BRIEF - HAWTHORN BANK (HOLLAND PARK), SPALDING**

**RESOLVED:**

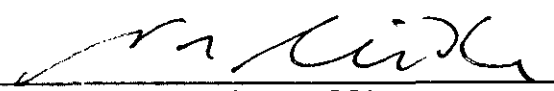
As there was insufficient time to inspect this site, consideration of this proposal be deferred until a special site inspection and meeting to be held on 5th April 1993.

22nd MARCH 1993 PLANNING SUB-COMMITTEE  
PLANNING APPLICATIONS - POST COMMITTEE INSTRUCTIONS

| <u>Application Number/<br/>Applicant</u> | <u>Case<br/>Offr</u> | <u>Instructions/<br/>Decision</u>                                                                                                                                                                                                                                 |
|------------------------------------------|----------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| H13/1177/92<br>D E Simpson               | DMG                  | Deferred for Site Visit.<br>Unable to visit site in time.                                                                                                                                                                                                         |
| H12/0005/93<br>Mr & Mrs Knight           | DMG                  | Refused as recommended.                                                                                                                                                                                                                                           |
| H12/0006/93<br>Mr & Mrs Knight           | DMG                  | Deferred.<br>Concerned over whether access would<br>be appropriate//necessary.                                                                                                                                                                                    |
| H16/0015/93<br>S & S Developments        | DJR                  | Deferred.<br>Check with Building Regs whether proposed<br>dwelling units would meet standards re<br>fenestrations/daylight etc if<br>condition required windows to be<br>obscure glazing.<br>If windows need to be clear glass would<br>overlooking be a problem. |
| H09/0031/93<br>Mr J Hayes                | DMG                  | Grant as recommended.<br>Screening along No 12's boundary to be<br>substantial i.e. Close Board Fencing.                                                                                                                                                          |
| H02/0032/93<br>Miss C Wright             | DJR                  | Grant as recommended.<br>Ensure note relating to use is worded<br>as clearly and straightforward as<br>possible.<br>Frontage appears to be being prepared<br>for new access. Check on site and if<br>so letter saying planning permission<br>will be required.    |
| H09/0049/93<br>Mr & Mrs Taylor           | DMG                  | Refused as recommended.<br>Applicant to be advised of forthcoming<br>District Wide Local Plan and how they<br>may make representations as appropriate.<br>Also that they may wish to re-submit if<br>change of status of adjoining land<br>becomes more certain.  |
| H06/0104/93<br>Mr & Mrs Edgley           | DMG                  | Grant planning permission.<br>Conditions as necessary.                                                                                                                                                                                                            |

24th Mar 93

Signed

  
Principal Planning Officer

**PLANNING COMMITTEE - 9th March, 1993**

**165. PLANNING APPLICATIONS (Continued)**

**(c) Applications Deferred (Continued)**

| <u>Plan No. and Applicant</u>      | <u>Proposal</u>                                                                               |
|------------------------------------|-----------------------------------------------------------------------------------------------|
| H09/0049/93<br>Mr & Mrs L E Taylor | O.A. Residential development including details of means of access at Wignal's Gate, Holbeach. |

(Pending a site inspection to assess the suitability of the site for the proposed development.)

|                                |                                                                                                   |
|--------------------------------|---------------------------------------------------------------------------------------------------|
| H06/0104/93<br>Mr & Mrs Edgley | Bungalow with vehicular access and installation of septic tank at Watkins Lane, Gedney Drove End. |
|--------------------------------|---------------------------------------------------------------------------------------------------|

(Pending a site inspection to assess the suitability of the site for the proposed development.)  
(It was reported that the parish council had now indicated that it raised no objections to the proposed development subject to the access arrangements and the design of the bungalow being found satisfactory.)

|                              |                                                                         |
|------------------------------|-------------------------------------------------------------------------|
| H02/0032/93<br>Miss C Wright | Hobby workshop and store for private use at 35 Postland Road, Crowland. |
|------------------------------|-------------------------------------------------------------------------|

(Pending a site inspection to enable members to assess the suitability of the site for the proposed development.)

**(d) Application Approved Subject to Planning Obligation**

Subject to the applicants first entering into a planning obligation under the provisions of Section 106 of the Town and Country Planning Act 1990 to ensure that occupation of the bungalow to the south east of the site is restricted to the owner manager or an employee of the horticultural business, the Director of Planning and Building Control Services be authorised to grant planning permission for the undermentioned development in accordance with his recommendation:-

| <u>Plan No. and Applicant</u>              | <u>Proposal</u>                                                                                                          |
|--------------------------------------------|--------------------------------------------------------------------------------------------------------------------------|
| H16/0069/93<br>Parigo Horticultural Co Ltd | Continuation of occupation with removal of agricultural occupation clause at Millfield House, Spalding Common, Spalding. |

**(e) Application Director of Planning and Building Control Services Authorised to Approve**

The Director of Planning and Building Control Services be authorised to grant the relevant planning permission, in accordance with his recommendation, in respect of the following proposal:-

| <u>Plan No. and Applicant</u> | <u>Proposal</u>                                                                                                                            |
|-------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------|
| H11/0102/93<br>S Goodband     | Conservation Area Consent for replacement windows and new shop front and demolition of existing shop front at 31 High Street, Long Sutton. |

**(f) Development by Lincolnshire County Council**

The Lincolnshire County Council be advised that this authority raises no objections to the undermentioned development in accordance with the recommendation of the Director of Planning and Building Control Services:-

**IAN 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



VAT Reg No 121 5277 01

OFFICIAL RECEIPT - APPLICATION FEES  
-----

Receipt No : P2162  
Date received : 25-JAN-93

Received from

Nationwide Building Society

Address

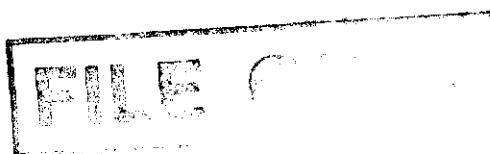
Wignalls Gate  
Holbeach  
Spalding

|          |   |        |
|----------|---|--------|
| Fee paid | £ | 720.00 |
| VAT      | £ | 0.00   |

Total received £ 720.00

Cash/Cheque : Cheque

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



---

# PLANNING APPLICATION

Town and Country Planning General Development Order 1988

## NOTICE UNDER ARTICLE 12B

Notice is hereby given that Mr & Mrs L E Taylor  
is applying to the Council for planning permission for the following:

Reference No: H09/49/93  
Description: Residential development  
including details of means  
of access

Location: Wignall's Gate  
Holbeach  
Spalding  
Lincs

Members of the Public may inspect copies of the application, plans and any other documents submitted with it at the Department of Planning and Building Control Services, Council Offices, Priory Road, Spalding, during normal office hours until 09-MAR-93

Any observations should be sent to me by 09-MAR-93 quoting the above reference number.

B Smith  
Director of Planning and Building Control Services

16-FEB-93

DPO

# SOUTH HOLLAND Internal Drainage Board

Marsh Reeves,  
Foxes Lowe Road,  
Holbeach,  
Spalding, Lincs.  
PE12 7PA.

Please contact: Mr. Staines

Our Ref. RS/PA-F/49/93/JAM

Dear Sir,

|                                                          |                                                                  |
|----------------------------------------------------------|------------------------------------------------------------------|
| S.H.D.C. PLANNING DEPT.<br>RECEIVED<br>11 FEB 1993       |                                                                  |
| Attention of<br>DPO DPA<br>DPO DPA<br>DPO DPA<br>DPO DPA | Eng Nos.<br><br><br><br><br>YES/NO<br>YES/NO<br>YES/NO<br>YES/NO |

Tel: Holbeach (0406) 24933

Fax: (0406) 26501

Date 9 February 1993

**OUTLINE PLANNING APPLICATION - MR. & MRS. L.E. TAYLOR**  
**RESIDENTIAL DEVELOPMENT - WIGNALS GATE, HOLBEACH**

Thank you for the site plan of your above clients proposed development regarding which I have the following observations that should be brought to your clients and prospective purchasers attention.

No Board's watercourse adjoins the site which drains via the bordering privately owned and maintained dyke to my Board's Turnpike Drain West situated some 100 metres to the North thence to the Holbeach New River some 500 metres to the West via a small diameter culvert approximately 230 metres long, fronting existing development alongside Spalding Road. This structure is totally inadequate to accommodate increased run-off from developments without major improvement which would of course have to be undertaken prior to such development commencing. Alternatively, developers may be able to negotiate an outfall to the open section of the Holbeach New River alongside Wignals Gate some 400 metres to the East of the site.

In this particular instance, I note a foul sewer connection is proposed and that soakaways are intended for the disposal of roof water run-off. I would suggest appropriate tests be undertaken to ensure the subsoils are suitable and that such soakaway systems will function adequately bearing in mind that high ground water levels may be experienced during periods of prolonged heavy rainfall.

No information is however given regarding the means of surface water disposal from the indicated access roadway which, bearing in mind my above comments should I feel be resolved.

The following general advice will also be applicable.

The riparian owners consent must be obtained prior to any filling being undertaken or extra stormwater run-off discharged to the private dyke. Prior to such works being undertaken however full details must be provided for my Board's approval in order I can ensure existing drainage interests will not be affected. Should improvements be required to privately owned dykes to cater for increased flows from the development such works must be carried out at the applicants expense following my Board's approval of details.

The applicant is advised that should a direct surface water outfall be constructed to either a Board's or private watercourse, the Board will seek a single once and for all time contribution towards future improvements of their system to ensure adequate capacity for increasing flows from continuing developments unless on-site storage facilities are provided. The contribution

Your Ref: RS/PA-F/49/93/JAM

Your Ref

9 February 1993

rate is currently £6,870 per acre of new impermeable surface drained via a direct outfall and subject to engineering and administration fees as set out in the scale below, and V.A.T., although these figures are subject to periodic review.

The Engineering & Administration Fees are:-

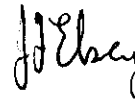
| <u>Contribution</u> | <u>Percentage Fee</u> |
|---------------------|-----------------------|
| up to £25,000       | 15%                   |
| £25,000 to £100,000 | 12.5%                 |
| over £100,000       | 10%                   |

MINIMUM CHARGE £35

Naturally, full details of the route and quantity of run-off for surface water disposal will be required for my prior approval.

A copy of this letter is being forwarded to the Director of Planning in order he is aware of my observations.

Yours faithfully,



ENGINEER TO THE BOARD

Mr. G.R. Merchant,  
4 Chapel Gardens,  
Whaplode,  
Spalding,  
Lincs. PE12 6UG

LINCOLNSHIRE COUNTY COUNCIL  
DEPARTMENT OF HIGHWAYS AND PLANNING

FORM NO: H/A/3B

To: South Humbers District Council

Application  
Reference

H 09/0049/93

Form of notification by the County Director of Highways and Planning for  
DEVELOPMENT AFFECTING HIGHWAYS

With reference to the application dated  
relating to the following proposed development:

1. National Grid Reference of a  
central point on site

| horizontal |   |   |   | vertical |     |
|------------|---|---|---|----------|-----|
|            | 3 | 4 | 2 | 2        | 46. |

2. Address or location

WIGWAG'S GATE HOLBEACH

3. Name, classification and number of road

4. Date application referred

4 - 2 - 93

5. State whether outline, detailed application etc.

Outline CZ

6. Description of proposed development/change of use  
including access details

RESIDENTIAL DEV'T.

- 7.

Delete as  
appropriate

Notice is hereby given under the provisions of article 15 of the Town and Country Planning General Development Order, 1988, that the County Council as local highway authority:—

- ~~a. Does not wish to restrict the grant of permission.~~  
☒ b. Requests that any permission given by the local planning authority shall include the conditions shown overleaf.  
~~c. Requests that the local planning authority refuse the application (reason overleaf).~~  
~~d. Requests the local planning authority to complete Form T.R. 108 para 10b as shown overleaf.~~

Date:

4-3-93

Signed:

Emmerson  
Director of Highways and Planning

CONDITIONS:—

Delete as appropriate

- (i) For applications where items are to be reserved for subsequent approval in consultation with the Director of Highways and Planning
- (ii) For other applications

(1) Before the access to any heritage plots are amended to be used, permission shall be made, within the sites, to the satisfaction of the L.P.A for a vehicle to turn to enable it to enter and leave the highway in forward gear

(2) Visibility splays of 2-way 90m shall be provided at the junction of the private drive with Signals Gate

(3) B12 The access to the private drive shall incorporate 7.5m radius - - - - - 4.5m.

(4) The private drive shall incorporate a turning head to allow a service vehicle to turn to enable it to enter and leave the site in forward gear

Delete as appropriate

- (i) REASONS FOR a, b, or c overleaf
- (ii) COMMENTS FOR FORM T.R. 108 para 10b

(1) B21

(2) B4

(3) B6

(4) B21

**AN 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



Application no: H09/49/93

Applicant: Mr & Mrs L E Taylor  
'The Poplars'  
Wignal's Gate  
Holbeach  
Spalding Lincs

Agent: G R Merchant  
4 Chapel Gardens  
Whaplode  
Spalding  
Lincs PE12 6UG

Description: Residential development including details of means  
of access

Location: Wignal's Gate Holbeach  
Spalding Lincs

Type: OUTLINE

Date received: 25-JAN-93

28-JAN-93

Dear Sir/Madam

**CONSULTATION WITH PARISH COUNCIL**

I have received an application for the above proposal and enclose a copy for your information. Any observations which the Parish Council wish to make should be set out below and returned to me by 12-FEB-93. If no observations have been received by that date, it will be assumed that the Parish Council have no comments to make. The officer dealing with this application is D M GEDNEY

Yours faithfully

B SMITH

Director of Planning and Building Control Services

Clerk to Holbeach PC  
Parish Council Office  
2 Spalding Road, Holbeach  
Spalding, Lincs

-----  
FOR PARISH COUNCIL USE ONLY

Comments:

*Not supported. Not in IBD*

Signed:

*NR Jones*

|                                                     |                    |
|-----------------------------------------------------|--------------------|
| S.H.D.C. PLANNING DEPT.<br>RECEIVED<br>- 2 FEB 1993 |                    |
| Attention of<br>PPO MCM<br>DOPO BS<br>PC ACP        | File nos.          |
| Approved by .....                                   | Acknowledge YES/NO |
| By .....                                            | by                 |
| Date .....                                          | Date               |

G R Merchant  
4 Chapel Gardens  
Whaplode  
Spalding  
Lincs  
PE12 6UG

Mr D M Gedney

DMG/LAB  
H09/0049/93

13 April 1993

Dear Sir

Planning Application H09/0049/93 - Residential Development  
Including Details of Means of Access, Wignals Gate, Holbeach.

I refer to the above planning application recently submitted by yourself on behalf of Mr and Mrs L E Taylor.

I regret to inform you that at the Plans Sub-Committee Meeting held on the 22 March 1993 it was resolved that planning permission be refused and a decision notice is hereby attached.

However, it was also resolved that the applicants be advised that the publication of the draft District Local Plan in the relatively near future will be an opportunity for planning policy to be considered. The resolution also stressed that attention should be drawn to the fact that future decisions in respect of adjacent land owned by Lincolnshire County Council might affect the development potential of the application site.

I hope the above information is of assistance to you.

Yours faithfully

N R Midlen  
Principal Planning Officer  
Development Control

Enc

**WANTED**  
Part-time  
**FLORIST**  
required, needs to be trustworthy and enthusiastic. Apply in writing Sue Lamb, The Gambles, Herdgate Lane, Pinchbeck, Spalding

**WANTED**  
Part-time  
**FLORIST**  
required, needs to be trustworthy and enthusiastic. Apply in writing Sue Lamb, The Gambles, Herdgate Lane, Pinchbeck, Spalding

**FROMG**  
**OUNG**  
**ERSON**  
to assist in carrying out at roofing and flooring work. Training given. Apply to: **EACH ASPHALT PANY 1959 LTD** Tel: 0406 362585

**SALES**  
**CONSULTANT**  
Spalding - Part-time  
400-£9,090 pro rata

looking for part-time work with satisfaction? You may already experience in sales or retail, but if you know the travel business and put your knowledge to the test, so much better - you'll be able to make use of our comprehensive training facilities.

us prospects and a highly competitive salary plus incentive earnings offer, together with a benefits package that includes free uniform, a pension scheme, discounted mortgage facility, plus generous holiday with discounted travel expenses.

Regional Sales Manager, Lunn Poly Ltd  
Peter's Street, Derby DE1 1SR.  
Written applications only.

**WORKERS**  
required

# Food Processing Line Workers



Work is now available in our Food Processing areas preparing Salads, Recipe Dishes and Delicatessen Products, working in a predominantly female environment.

Duties will include working on the filling lines, cooking and manually chopping and peeling fruit and vegetables. Experience is not necessary but the ability to work quickly to set standards is essential.

The following shifts are available:

- 6.00 a.m. - 2.00 p.m.
- 8.00 a.m. - 4.00 p.m.
- 2.00 p.m. - 10.00 p.m.
- 4.00 p.m. - 10.00 p.m./Midnight
- 6.00 a.m. - 2.00 p.m./2.00 p.m. - 10.00 p.m. (rotating)
- Night shifts

Join our team of line workers now and help produce our exciting range of products.

Apply now by telephoning Geest Prepared Foods, Personnel Department, on (0775) 761111 ext. 2064.

## PUBLIC NOTICES

### LINCOLNSHIRE COUNTY COUNCIL SCHEME OF WASTE RECYCLING CREDIT PAYMENTS

ARE YOU COLLECTING BOTTLES, CANS, PAPER, TEXTILES OR OTHER RECYCLABLE WASTE MATERIALS? If so, then you may be able to claim payments from Lincolnshire County Council.

The County Council will make payments of £4.50 per tonne if the waste arises from households in Lincolnshire and is recycled by you or some other organisation into marketable products.

#### HOW TO CLAIM FOR PAYMENT OF THESE CREDITS

You must first register with the County Council, providing details of yourself or your organisation, types and sources of materials collected and means of reprocessing. An application form and further details may be obtained from The Director of Highways and Planning, Lincolnshire County Council, Fourth Floor, City Hall, Lincoln LN1 1DN. Tel No (0522) 553097.

### INDUSTRIAL AND PROVIDENT SOCIETIES ACT 1965

#### NOTICE OF CANCELLATION PURSUANT TO SECTION 16 OF THE ACT

NOTICE IS HEREBY GIVEN that the Central Office have pursuant to the above mentioned section this day cancelled the registration of Holbeach Self-Build Housing Association Limited (Register No 25682 R) the registered office of which is at The Old Court House, Hurst Green, Etchingham, East Sussex TN19 7QP at its request.

The society ceases to enjoy the privileges of a registered society, but without prejudice to any liability incurred by the society, which may be enforced against it as if such cancellation had not taken place.

S. H. WILSON,  
Acting for Chief Registrar  
of Friendly Societies.

2nd February, 1993  
cWVN 5p2785 187 507LF16-2

### LINCOLNSHIRE COUNTY COUNCIL

#### NOTICE OF APPLICATION FOR PLANNING PERMISSION

#### TOWN & COUNTRY PLANNING GENERAL DEVELOPMENT ORDER 1988

#### NOTICE UNDER ARTICLE 12B

#### PROPOSED DEVELOPMENT AT WENSOR CASTLE FARM, MARKET DEEPI

I GIVE NOTICE that Wyatt of Snetterton Limited is applying to Lincolnshire County Council for planning permission to extract gravel

## PLANNING APPLICATIONS

NOTICE IS HEREBY GIVEN that application has been made to the Council in respect of the following proposals:

H09/49/93

Mr and Mrs L. E. Taylor OUTLINE Residential development including details of means of access. Wignall's Gate, Holbeach, Spalding, Lincs.

H16/82/93

The Tanglewood Group FULL Erection of elderly persons' home. Cedar Falls, London Road, Little London, Spalding.

The following proposals involve, or affect the setting of, a building listed by the Secretary of State for the Environment as a building of special architectural or historic interest, and/or affect the character of a Conservation Area.

H16/73/93

Longhurst Housing Assoc Ltd FULL Conversion of No 45 & 48 to 4 flats. Longs Warehouse into 16 flats and erection of 14 new self-contained flats 45 & 48 and Long's Warehouse and vacant plot. Double Street, Spalding.

H16/74/93

Longhurst Housing Assoc Ltd LISTED BUILDING Conversion of existing warehouse into 16 No self contained flats. Long's Warehouse, Double Street, Spalding.

Applications and plans showing the above proposals can be inspected at the Planning Department, Priory Road, Spalding during normal office hours. Any comments should be sent to me within 21 days of this notice, quoting the relevant reference number.

B. SMITH  
Director of Planning and Building Control Services

February 18, 1993.

SOUTH HOLLAND DISTRICT COUNCIL

## Public Notice

### ROAD TRAFFIC REGULATION ACT 1984 - SECTION 14

### THE A16 TRUNK ROAD (SURFLEET BRIDGE, LINCOLNSHIRE) (TEMPORARY PROHIBITION OF TRAFFIC) ORDER 19

NOTICE is hereby given that the Secretary of State for Transport intends to make an Order on the A16 Trunk Road at Surfleet Bridge, at Surfleet in the District of South Holland in the County of Lincolnshire.

The Order is being made to enable carriageway resurfacing to take place and will have a maximum duration of 18 months. The works are expected to start on 14 March 1993 and take about 2 Sundays to

**WANTED**  
RECENTLY LAID off jobbing builder, experienced all aspects of building trade, seeks work. PAYE, self employed, anything considered. Holbeach 380164.

**FLOWER TRANSPORT SERVICE**  
Commencing on 14th February, 1993  
To the London Flower Markets.  
For competitive prices contact:  
T. E. PATTERN  
Sutton Crosses, Long Sutton (0406) 362253

**VEHICLES WANTED**  
CARS AND MOTORCYCLES wanted. Any age, any condition, just anything. Immediate cash payments. Tel: (0850) 936884 (0406) 350266 evenings.

**WANTED**  
CREW-BUSES available for the season, at competitive prices. Ask for details  
TRANS-HIRE  
(0406) 26647  
(0406) 490134 2764

**TENDERS**  
NORTH LEVEL INTERNAL DRAINAGE BOARD  
SALE BY TENDER  
Renault Extra Van Reg No D238 BEG, 36,259 miles.  
Renault Extra Van Reg No D239 BEG, 35,025 miles.  
Turner 25s Flail Mower (1986) FC6.  
Turner 25s Flail Mower (1987) FC7.  
Westwood D1200 Garden Tractor Lawn Mower 1988.  
Tender forms available from: North Level Internal Drainage Board, Thorney, Peterborough, PE6 0QE. Tel: (0733) 270333.  
1pCWVN 6996 175/5075G12-2

**PARTS & ACCESSORIES**

PERKINS DIESEL engine, currently fitted in Range Rover, can be seen running, £450. Tel: (0775) 820543.

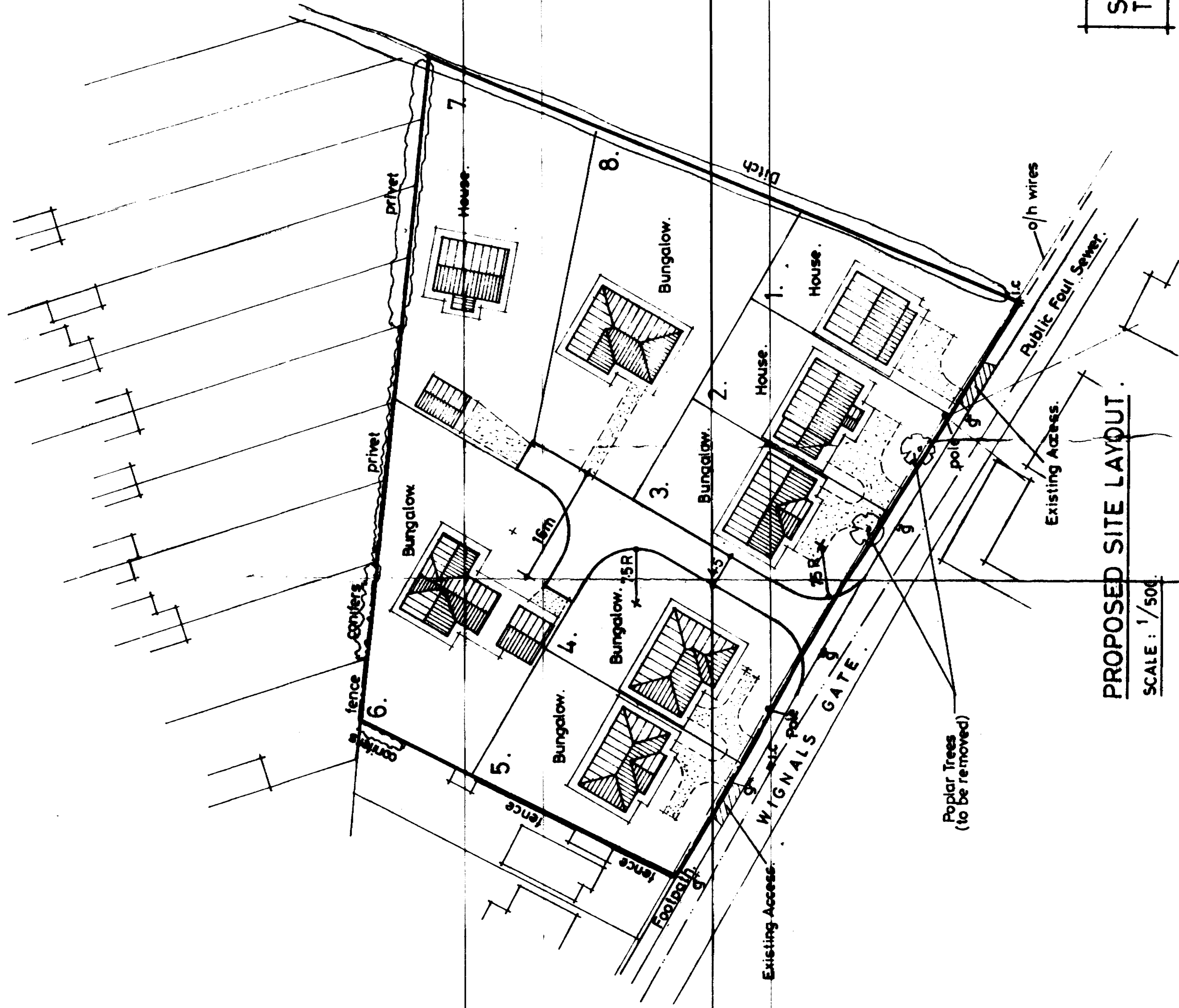
OUR 91,000 readers could be your customers, advertise your special event in our Entertainment Columns and make it a success. Telephone Joan on 0775 725484.

**MOTOR CYCLES FOR SALE**

KAWASAKI, Peterborough. New and used motorcycles, sales, spares, service, MOT testing, CBT - Motor Cycle Training. Tel (0733) 341003.  
KMX 125 'C' reg, vgc, pink tank, blue seat, T&T, £850 ono. Free CBT (worth £50) Phone Spalding 711662.  
YAMAHA: FJ 1200, showroom condition, F reg, many extras, superb tourer. Can deliver, £2,950 ono. (0553) 764211.

**DRIVING TUITION**

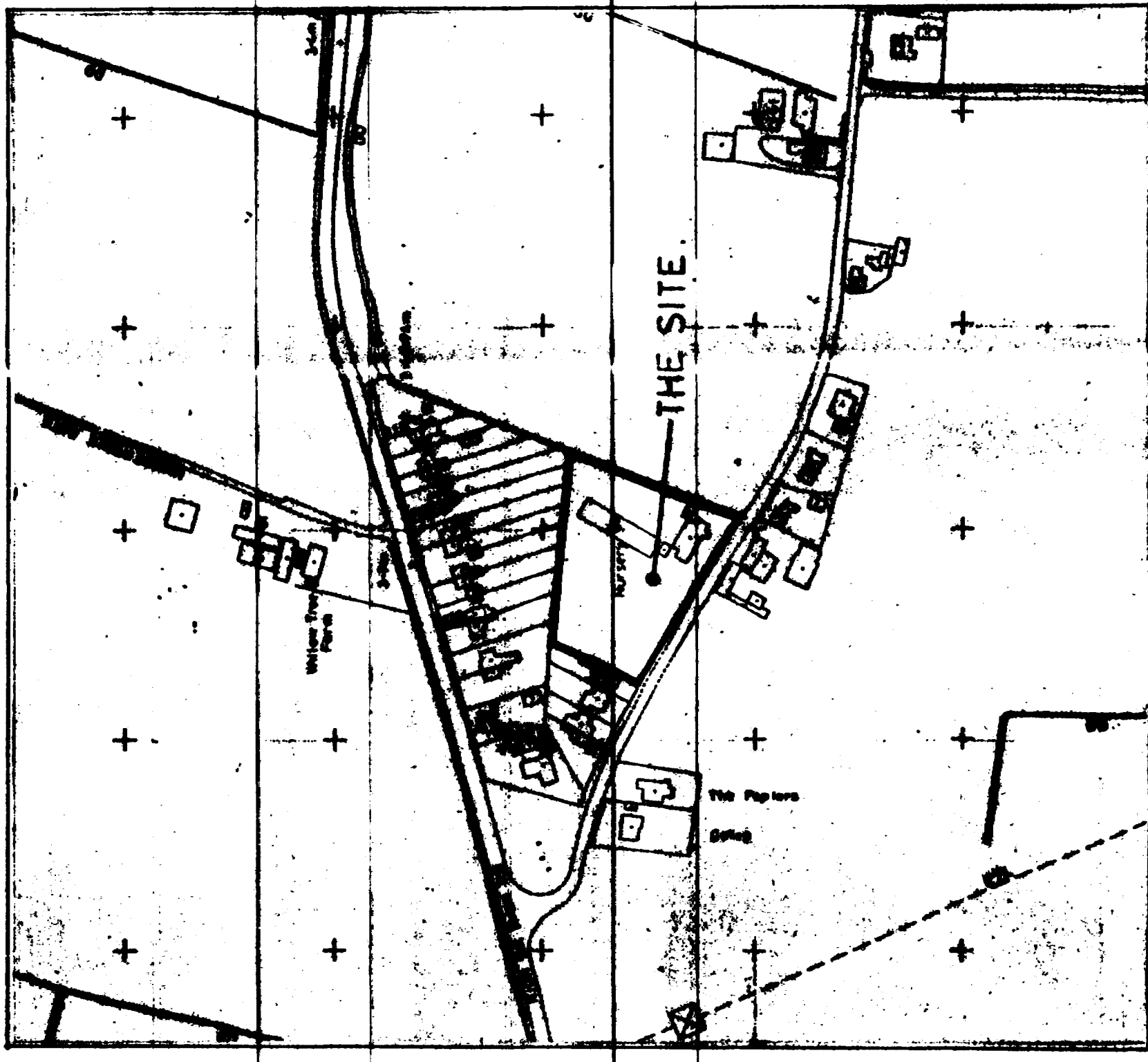
**BOB BLACK SCHOOL OF MOTORING**  
First 4 lessons £8 each  
Free video hire.  
ALL PUPILS HAVE A



PROPOSED SITE LAYOUT.  
SCALE: 1/500.

SITE LAYOUT & DWELLING  
TYPES INDICATIVE ONLY.

SITE AREA - 0.587 Ha.



LOCATION PLAN.  
SCALE: 1/2500.

25 JAN 1993  
0049103

|                                                                                                                                     |                          |
|-------------------------------------------------------------------------------------------------------------------------------------|--------------------------|
| <b>G. R. MERCHANT</b><br>ENGINEER, FROW,<br>ARCHITECTURAL, STRUCTURAL<br>& LAND DRAINAGE CONSULTANT<br>TEL: HOLBEACH (0408) 370883. |                          |
| PROJECT:<br>RESIDENTIAL DEVELOPMENT,<br>WIGNALLS GATE,<br>HOLBEACH.                                                                 |                          |
| CLIENT:<br>MR & MRS. L. E. TAYLOR,<br>THE PORPLARS,<br>WIGNALLS GATE,<br>HOLBEACH.                                                  |                          |
| SCALES:<br>AS INDICATED.                                                                                                            | DATE:<br>JAN 1993.       |
| G. R. MERCHANT.                                                                                                                     | DRAWING NO.:<br>L.E.T. 1 |
| REVISIONS:                                                                                                                          |                          |