

_planningadvice

From: Joseph Clayton <joe.claytonarchitecture@hotmail.com>
Sent: 09 April 2019 10:59
To: _planningadvice; Gedney, David
Subject: Re: H09-0185-19 - Renovation of the Chequers, etc, The Chequers Hotel, 15 High St, Holbeach
Attachments: 117-03 Proposed Floor Plans REVB.pdf; 117-04 Proposed Elevations REVB.pdf; Amendment Form.pdf

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Good Morning,

Completed amendment form and drawings attached. Will this amendment cause any delays to the decision date?

Kind Regards,

Joseph Clayton BA(int), MArch, ADPPA
Director / Architect
Clayton Architecture Limited

mob - 07435569465

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From: Seymour, Sarah <SSeymour@sholland.gov.uk> on behalf of _planningadvice
<planningadvice@sholland.gov.uk>
Sent: 09 April 2019 10:32
To: Joseph Clayton
Subject: RE: H09-0185-19 - Renovation of the Chequers, etc, The Chequers Hotel, 15 High St, Holbeach

Morning

Many thanks for your Amended Plans, however, we require an Amendment Form to be submitted with the plans.

Attached, herewith, Amendment Form for your use.

Regards

From: Joseph Clayton [mailto:joe.claytonarchitecture@hotmail.com]

Sent: 09 April 2019 10:15

To: Gedney, David <DGedney@sholland.gov.uk>; _planningadvice <planningadvice@sholland.gov.uk>

Subject: H09-0185-19 - Renovation of the Chequers, etc, The Chequers Hotel, 15 High St, Holbeach

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Good Morning David,

The drawings have had to be amended slightly as the client has been obtaining quotes for various portions of the works and one element has come back far too expensive and as such has had to be omitted.

The large arched window on elevation 03 has had 3 quotes back in the region of £15,000 + VAT which makes that element non viable and as such it will have to remain blocked as is for the this application. Our documents suggest that this window has actually been blocked for 80/90 years and I presume this cost has something to do with it.

Also on the amended drawings is a slightly revised floor plan. We have reviewed the units and where possible made them more appropriate from a fire regulations point of view by creating enclosed escape routes where possible.

Please let me know if a drawing amendment application needs to be made as I know that this differs council to council.

Kind Regards,

Joseph Clayton BA(int), MArch, ADPPA
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From: Joseph Clayton <joe.claytonarchitecture@hotmail.com>
Sent: 28 March 2019 17:34
To: Gedney, David
Subject: Re: H09-0185-19 - Renovation of the Chequers, etc, The Chequers Hotel, 15 High St, Holbeach

Good Afternoon David,

It appears as though they have not read the attached letter.

As stated the access will be gated and we are willing to only allow access for the residents and staff of The Chequers and the public but only if this is practical. If Highways would not like the car park available to the public at this stage that is fine we will simply limit access to just staff and residents of The Chequers.

Assuming we would only like access for staff and residents this is not an increase in traffic as previously the car park has been 100% open and used by the public accessing town, people visiting events at the church opposite, local residents that live near by and trades working in the local area. Our proposal will result in quite a big reduction in traffic as the flow will be controlled.

Kind Regards,

Joseph Clayton BA(int), MArch, ADPPA
Director / Architect
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From: Gedney, David <DGedney@sholland.gov.uk>
Sent: 28 March 2019 14:26
To: joe.claytonarchitecture@hotmail.com
Subject: FW: H09-0185-19 - Renovation of the Chequers, etc, The Chequers Hotel, 15 High St, Holbeach

Afternoon Joe,

We have now received a reply from LCC Highways to your email dated 26 March 2019 (see below).

I look forward to receipt of the information requested in due course.

Regards.

David Gedney

David Gedney | Senior Planning Officer | South Holland District Council
dgedney@sholland.gov.uk
DDI: 01775 764468 |
www.sholland.gov.uk

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From: Lisa Gilbert [<mailto:Lisa.Gilbert@lincolnshire.gov.uk>]
Sent: 28 March 2019 13:52
To: Gedney, David
Subject: FW: H09-0185-19 - Renovation of the Chequers, etc, The Chequers Hotel, 15 High St, Holbeach

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David

From the email below it sounds as if they are planning to increase the usage of this car park. This concerns me due to the visibility and width of the access, and the pedestrian and vehicular usage of High Street. I believe this has the possibility to have detrimental impact on highway safety. Therefore can the applicant please submit a transport statement detailing the current use of the car park and the proposed use, with vehicle movements for each across the access.

Thanks

Lisa

From: Gedney, David [<mailto:DGedney@sholland.gov.uk>]
Sent: 26 March 2019 14:26
To: Lisa Gilbert
Subject: FW: H09-0185-19 - Renovation of the Chequers, etc, The Chequers Hotel, 15 High St, Holbeach

Afternoon Lisa,

We have now received a response from the applicant's agent to your email dated 25 March 2019 (see below and attached).

I welcome your further comments in due course.

Regards.

David Gedney

David Gedney | Senior Planning Officer | South Holland District Council
dgedney@sholland.gov.uk
DDI: 01775 764468 |
www.sholland.gov.uk

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From: Joseph Clayton [<mailto:joe.claytonarchitecture@hotmail.com>]
Sent: 26 March 2019 13:17
To: Gedney, David
Subject: Re: H09-0185-19 - Renovation of the Chequers, etc, The Chequers Hotel, 15 High St, Holbeach

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Good Afternoon David,

The access road from High Street is proposed to have a set back gate which aims to provide a secure space as well as control the flow of traffic. The proposed access will ideally be for staff of The Chequers, residents of the residential units and the public using the town center, however if this is a concern to highways then the car park can be just for staff for the time being.

As discussed on the phone there are also alternative vehicle connection method under negotiation between my client and the council. Pending the outcome of those discussions an in/out system will then be implemented later down the line so that the car park may service the town center and local residents.

Letter attached from Cllr Nick Worth which explains the proposal in more detail.

Kind Regards,

Joseph Clayton BA(int), MArch, ADPPA
Director / Architect
Clayton Architecture Limited

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