FILE COPY

SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Planning Permission

Reference: H09/0460/92 Received:16-APR-92 Type:FULL

Name: Mr & Mrs D Duncan
Fenwinds
Damgate
Holbeach
Spalding, Lincs

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

Description: Erection of garage

Location : Fenwinds Damgate
Holbeach Spalding

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.

Director of Planning and Building Control Services
14-MAY-92 H09/0460/92

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.

BRIAN SMITH Dip TP MRTPI Director of Planning & Building Control Services

Planning & Building Control Department, Council Offices, Priory Road, Spalding, Lincolnshire. PE11 2XE (Tel: 0775 761161)

PLANNING APPLICATION

For office use only

Application No. H09 | 0460 | 92

Date Registered 16 APR 1992

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

MR & MRS. D. DUNCAN.
FENWINDS.
DAMGATE.
HOLBEACH.

Tel. No.

NAME AND ADDRESS OF AGENT
(if form completed by agent)

G. R. MERCHANT.
4 CHAPEL GARDENS.
WHAPLODE.
SPALDING.
LINCS.
PE12 6UG.

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

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

AS ABOVE.

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

GARAGE.

Please complete

Signed. G.R. Merchant Date. 6.3.92

I attach * Four copies of all plans
*an ownership certificate (see back page)
*a fee of £55 If you consider no fee is payable include a written explanation instead.

Previous application No:

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 works (✓) ✓ → Now complete Parts 3, 4 and 5 and an Ownership Certificate

or This is an **outline** application ☐

Please state Site Area (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 building(s)	✓	GARAGE.
(ii) Alterations or extension		
(iii) Change of use		

B. If new dwellings are proposed, please state how many: N/A.

4. A. If building works are proposed, other than residential, please state extra floorspace to be created:	N/A.	sq. metres
B. Please state size of any new structure:- (a) max. height:	3.7	metres
(b) max. length:	5.5	metres
(c) max. width:	4.1	metres
C. Please state type and colour of materials for facing external walls:	L.B.C TUDOR FACINGS.	
D. Please state type and colour of roofing materials.	SANDTOFT - LUDLOW TILES.	
E. Has a survey of the site been undertaken? State Yes or No	YES.	

5. GENERAL INFORMATION Please complete each section

EXISTING USES
Please state existing or, if vacant, the last use(s) of site. — HOUSE & OUTBUILDINGS

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: / Will there be — Individual access(es) ☐ / New estate road ☐

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

TREES Please tick **one** box

A. The proposal does **not** involve the felling of any trees — NO

B. The proposal does involve the felling of one of more trees — ☐ → If so, please show details on plans

DRAINAGE Please complete

A. Please state how surface water will be disposed of — SOAKAWAY.

B. For estate developments, please state how highway surface water will be disposed of — N/A.

C. Please state whether a land drain will be affected — NO

D. Foul sewerage will be disposed of to:

Mains sewer ☐ Cesspool ☐ Septic tank ☐ N/A.

OTHER MATTERS Please complete

	State Yes or No	
The proposal is in connection with agriculture	NO	→ If so, **please give details in Part 6**
The proposal affects a listed building	NO	
The proposal affects a public footpath	NO	
The proposal is known to affect contaminated or filled land	NO	
The proposal is for industrial, warehousing, offices or shopping purposes	NO	→ 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.	NO	→ 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.

OWNERSHIP CERTIFICATES

PLEASE COMPLETE ALL THREE SECTIONS.

Use the notice at the bottom of the page only when necessary.

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).	OWNER.

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.** You can use the notice at the bottom of the form to send to the owner. (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 G.R. Morelent (~~Applicant~~/Agent) Date 6.3.92.

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.

State Name and address of owner: 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 there is no agricultural tenant, complete Certificate 1.
If the site does relate to an agricultural holding, you must give notice to any tenant, and complete Certificate 2. (You can use the notice at the bottom of the form to send to the tenant). 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 G.R. Morelent ~~Applicant~~/Agent) Date 6.3.92.

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.

State Name and address of tenant: State Date notice served:

~~Signed~~ ..... (Applicant/Agent) Date .....

NOTICE UNDER SECTION 27 OF TOWN AND COUNTRY PLANNING ACT 1971

TO BE COMPLETED BY APPLICANT OR HIS AGENT

Proposed development at

Take notice that application is being made to South Holland District Council by

for planning permission for

If you should wish to make representations about the application, you should make them in writing within 21 days from the date of service of this notice, to Chief Executive, South Holland District Council, Priory Road, Spalding, Lincolnshire.

Signed ..... Date .....

ADMIN RECORD SHEET

INITIAL

Submitted Fee £ 55...

Receipt Issued ..... No. P1037

Date First Received 16 APR 1992

REGISTRATION

REFERENCY H09/0460/92

Cross-Ref B09/0339/92

Date 21/4/92

VALIDATION Date 21/4/92

Type ...Full... Earliest permission date (Cert B) .....

Site area ..... No. of dwellings ..... Floorspace 19.89

New build/site enlargement/redevelopment/change of use/extension/alteration

Earlier permission ref .....

EM:-	Siting	Design	Ext app	Access	Lands
Previous					
Current					

Description

Technical:
- Certificate ☐
- Site plans ☐
- Description ☐
- Accuracy ☐
- Incomplete form ☐
- S65 Advert required ☐ Expiry date .....

Fees:
- Nil fee – previous app ☐ Ref .....
- – type ☐
- Discounted fee ☐ Reason .....
- Correct fee £ 55 Additional £ ..... Receipt no. .....
- Refund £ ..... Issued .....

CONSTRAINTS Date 23.4

Index Sheets 170. OS Nos ..... Grid Ref S 36460 B 34300

Ward ..Hl... Parish ...HOLBEACH...

Inside IDB ..NO Inside LB area..NO

TR Rural ☐ CA ☐
TR Bypass ☐ LB ☐ Grade /
Level crossing ☐ TPO ☐
Footpath ☐ Other:

Linked to site.....Ref...B.....

Linked to property.....Ref.0069669

Planning Records:
Earlier apps

B Reg Records:
Already submitted Ref.....
Requested .....

Inputs completed.....

APPLICATION ASSESSMENT

Notes for Case Officer

Site Notes: Accuracy

Boundaries

Inspected by: GS
date: 8/5

Neighbours NO

Other

Site Features 3m high hedge on frontage
Red pantile roof - red brick existing garage/store.
Use - rendered grey
Small one storey ext to north

Case Officer Conclusions (issues)

Case Officer Recommendations (summary) (details overleaf)

GRANT
REFUSE

Recommended approvals -

Departure from policy — Yes .... / No ....

Ward member request — Yes .... / No ....

Recommend approval against material objection — Yes ....

- Any objection received? No
- If yes, is any obj. material? No .... / Yes
- Yes / No

[Reason:

Other circumstances needing Committee decision — Yes .... / No ....

- Flagged by Senior Officer
- Signed .....

ALL OF ABOVE

Recommended refusals -

Refusal on adopted policy grounds on first Applic. — No .... / Yes ....

- Nil fees (not first Submission)
- Other info. viz:
- Signed .....

ANY ONE OF ABOVE

Committee report
Sub-Committee:
SV recommended .....
Est/Ind. recommended.....

Delegation confirmed by Senior Officer
..DE. 12/5..

Recommendation/draft report produced.....

F U R T H E R I N F O R M A T I O N / C O N S U L T A T I O N S

APPLICATION REF:

DIRECTIONS

		Siting	Design	Ext App	Access	Lands
Art 7 (Outlines) RM Checklist:	Previous					
	Current					
	Required					

Reg 4 Scale drawing ..... Highway S/W ..... Agric appraisal .....

[Indicate if other Regs] Precise details, for non-standard direction:

CONSULTATION/PUBLICITY REQUIRED DMG 5/1 22/5

Publicity : General
Departure
Setting of LB Viz

Residents (Postal):

Residents (Delivery):

Consults : Dept of Transport
Env Health
Conservation consults : Local
Local & National
English Heritage LBC I, II*
Setting I, II*
Major CA

Consultant : Name
Order No:

Other :

R E V A L I D A T I O N A F T E R D I R E C T I O N

Information satisfactory/unsatisfactory Signed .....

Further direction: Precise details

Amended description:

Reconsultations required -
Parish Council
Ward Members
Residents
Advertise
Other

New valid date ..... Re-Registered .....
Ack/Reception .....

Town and Country Planning Act etc

DRAFT DECISION

Reference: H09/0460/92 Received:16-APR-92 Type:FULL

Name: Mr & Mrs D Duncan
Fenwinds
Damgate
Holbeach
Spalding, Lincs

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

Description: Erection of garage

Location : Fenwinds Damgate
Holbeach Spalding

South Holland District Council hereby give notice
that permission has been granted/refused etc
on the following conditions/reasons:

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.

Authorised to issue:

12-MAY-92 H09/0460/92 AD..M.....DC..PP....
13/5 14/5

BI I 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

SOUTH HOLLAND DISTRICT COUNCIL

Application no: H09/0460/92 Type: FULL

Applicant: Mr & Mrs D Duncan Agent: G R Merchant
Tel: 0406 370853

Description: Erection of garage

Location: Fenwinds
Damgate
Holbeach
Spalding

Valid date: 16-APR-92 Terminal date: 11-JUN-92
Target dates: Target Committee: 02-JUN-92
To case officer 21-APR-92 Report deadline: 19-MAY-92
Inspected by 26-APR-92
Extra contacts 01-MAY-92 Case Officer:
Report if not clear by 21-MAY-92 D M GEDNEY

DEVELOPMENT/CONSTRAINTS

Size: 19.89 M2
Category: Newbuild
Listed building:
Conservation Area:

CONSULTATIONS CARRIED OUT

	Sent	Expiry
Clerk to Holbeach PC 0406 26739	24-APR-92	08-MAY-92
Cllr N P Judge MBE 0406 330300	24-APR-92	08-MAY-92

L.C.C - No objections to as 30/4/92

NGGJA
SHOC

BI I **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

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Application no: H09/0460/92

Applicant: Mr & Mrs D Duncan
Fenwinds
Damgate
Holbeach
Spalding, Lincs

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

Description: Erection of garage

Location: Fenwinds Damgate
Holbeach Spalding

Type: FULL

Date received: 16-APR-92

24-APR-92

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 09-MAY-92. 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:

Supported

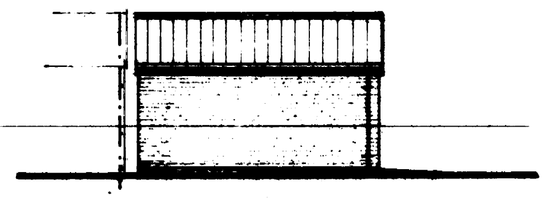
Signed:

MP Judge

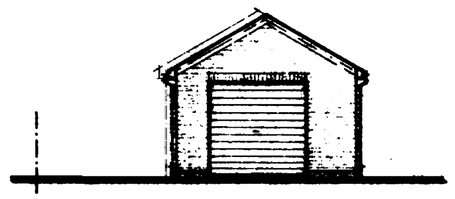
11/5/92

S.H.D.C. PLANNING DEPT.
RECEIVED
14 MAY 1992

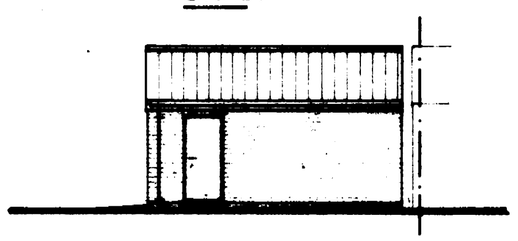
Attention of	File Nos.
DPO NRM	
DOPO BS	
JC ACP	
Action by	Acknowledge YES/NO
Discuss with	By
Copy to	Date



FRONT.

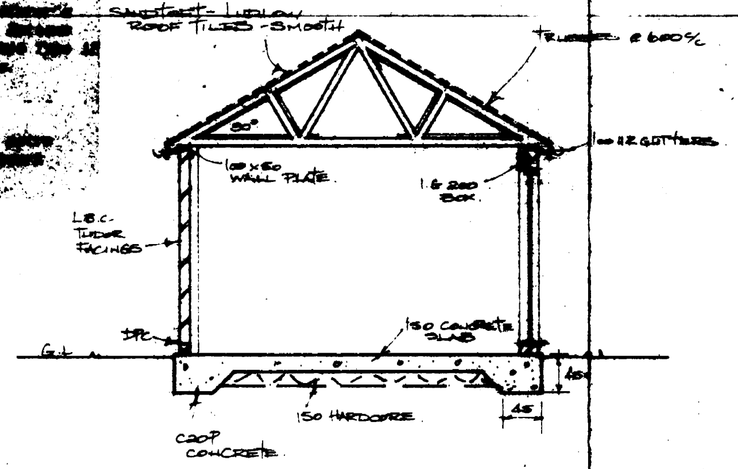


SIDE.



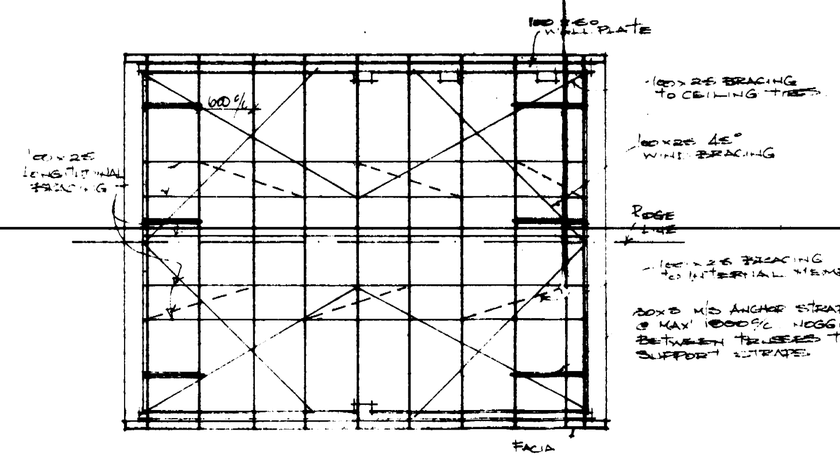
REAR.

[redacted]

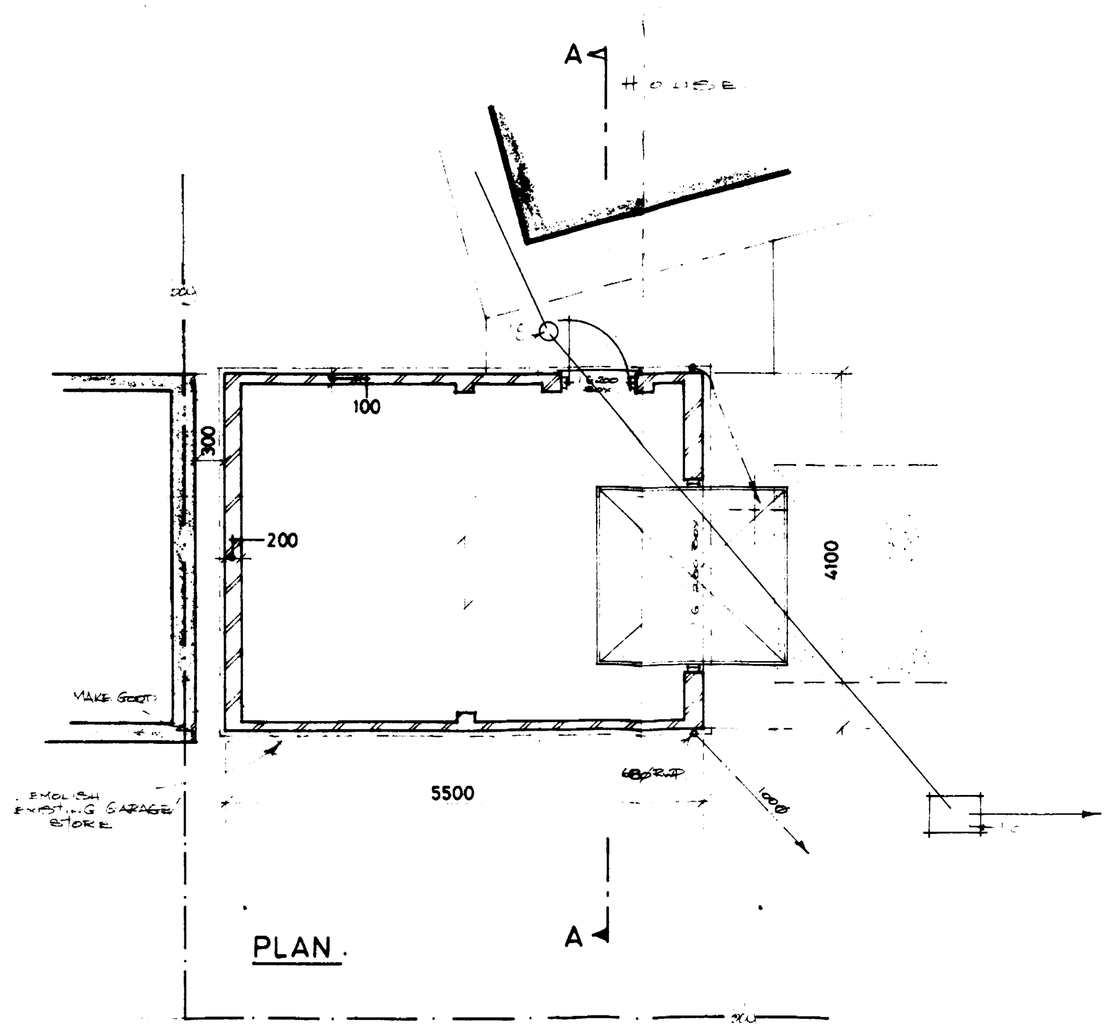


SECTION AA.

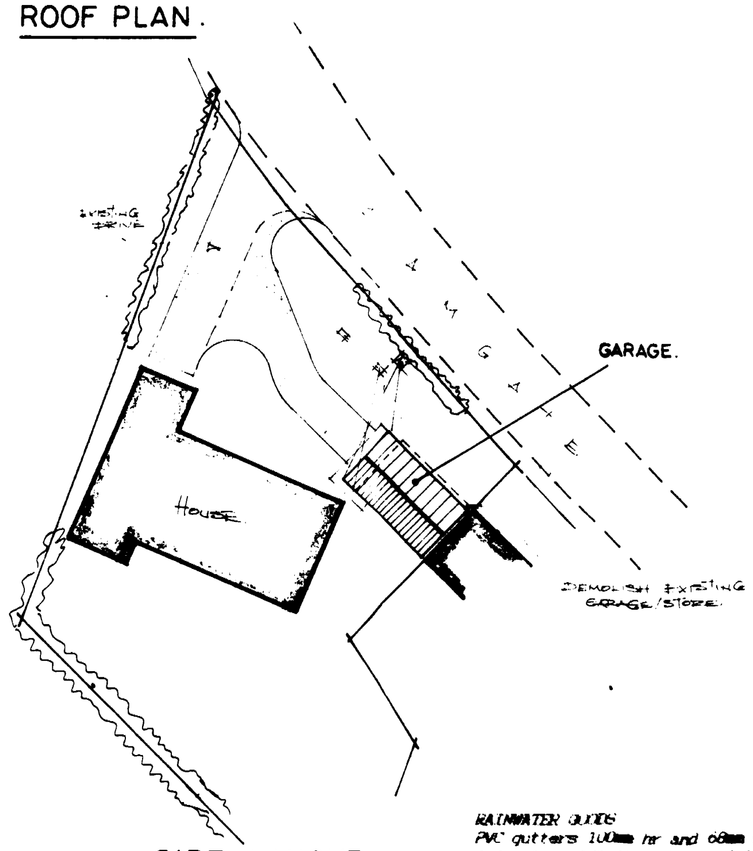
Roof constructed to BS: 5268 PART 7: 1985.



ROOF PLAN.



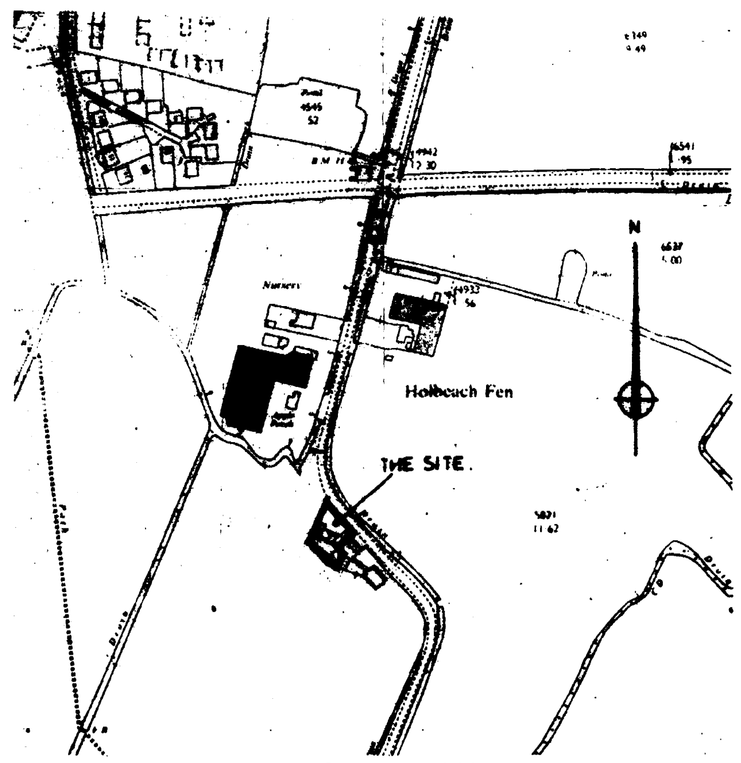
PLAN.



SITE LAYOUT.
SCALE: 1/250.

RAINWATER GUTTERS
PVC gutters 100mm nr and 68mm dia down pipes to match including all bends outlets clips, brackets connectors etc and connect to underground drain to soakaway

SOAKAWAYS
To be minimum 5.0 metres from any building and to be 1.00 m.s. rubble filled with inlet pipe discharging to centre of soakaway



LOCATION PLAN.
SCALE: 1/2500.

SOUTH [illegible]
PLA[illegible]
16 APR 1992
REF ...S/460/92.

G. R. MERCHANT
I.ENG AMICE, FIOW,
ARCHITECTURAL, STRUCTURAL & LAND DRAINAGE CONSULTANT
TEL: HOLBEACH (0406) 370853.

PROJECT:
PROPOSED GARAGE AT "FENWINDS", DAMGATE. HOLBEACH.

CLIENT:
MR & MRS. D. DUNCAN.
FENWINDS.
DAMGATE.
HOLBEACH.
SPALDING. LINCS.

SCALES:	DATE:
1/50 & 1/100 (UNLESS OTHERWISE STATED)	APRIL 1992.
G.R.MERCHANT.	DRAWING No.: DD.3.

REVISIONS: