FILE COPY

SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Planning Permission

Reference: H09/0645/94 Received:17-OCT-94 Type:FULL

Name: E A Lane (Holbeach) Ltd
Magaretta House
Clenchwarton
Kings Lynn
Norfolk

Agent: Cruso & Wilkin
Waterloo Street
Kings Lynn
Norfolk
PE30 1NZ

Description: Convert farm building into two units of accommodation

Location : Town Farm Holbeach
Spalding Lincs

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.

2 The development shall be carried out strictly in accordance with the approved plans.

Reason: To ensure a satisfactory development, in the interests of the visual amenities of the locality and the setting of Town Farmhouse, which is a Grade II Listed Building.

3 The bricks and tiles to be used for the proposed development shall match, as closely as possible, those existing.

Reason: In the interests of the visual amenities of the locality.

4 Before the development is commenced, details of screening along the northern, eastern and western boundaries of the site shall be submitted to and approved by the Local Planning Authority. Such scheme as may be approved shall be put into effect before occupation of the dwellings.

Reason: To protect the residential amenity of future occupiers.

5 The existing three mature ash trees to the south west of the range of buildings to which this application relates shall not be lopped, topped, felled or uprooted.

Reason: In the interests of the visual amenities of the locality.

6 Before the dwellings hereby permitted are occupied, double glazing shall be installed to noise sensitive rooms to the reasonable satisfaction of the

SOUTH HOLLAND DISTRICT COUNCIL

Local Planning Authority.

Reason: To safeguard the amenities of the dwellings, bearing in mind their proximity to the A17 trunk road, and also the adjacent farmyard.

7 Before the development is commenced, fully detailed plans of:-

(a) The new windows and doors, including lintels and sills;
(b) The eaves and gutters; and
(c) The external timber panels

shall be submitted to and approved by the Local Planning Authority.

Reason: The submitted plans do not show sufficient detail for the Local Planning Authority to be sure that the development will be carried out successfully and without detriment to the setting of Town Farmhouse, which is a Grade II Listed Building.

That applicant is informed that the existing ash trees to the south west of the buildings to which this application relates are the subject of a Tree Preservation Order. Consent will therefore be required from the Local Planning Authority for any works carried out to them.

Director of Planning and Building Control Services
18-NOV-94 H09/0645/94

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)

Town and Country Planning Act etc

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18-NOV-94 AD check.....

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