

Town and Country Planning Act 1990

Planning Permission

Reference: H09/0837/93

Received:03-SEP-93 Type:FULL

Name: Mr & Mrs S Smith
Sycamore Grange
New Fen Drove
Gedney Hill
Spalding, Lincs

Agent: Loweth Cowling Design
16 Fleet Street
Holbeach
Spalding
Lincs

Description: Extensions to form kitchen and bathroom

Location : Bridge House Holbeach Drove
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 materials to be used for the construction of the proposed extension shall match, as closely as possible, those used for the construction of the existing house.

Reason: In the interests of visual amenity.

Director of Planning and Building Control Services
11-OCT-93 H09/0837/93

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.

SOUTH HOLLAND D.C.
PLAN DEPT.

03 SEP 1993

REF ..0537.93

NOTE.

SEPTIC TANK SIZE
600 GAL KANGESTER
WITH MIN 30M
SOAKAWAY PIPES
IN 600MM WIDE
GRAVEL FILLED
TRENCHES.
I.C. TO FRONT AND
REAR OF SEPTIC
TANK.

R.W. SOAKAWAYS
MIN 5M FROM PROPOSED

SEPTIC TANK MIN
9M FROM DRAIN
AS SHOWN BY PLAN.

OLD GOLDEN
BRN P.H.

School

427
1-068

U.D.B.Y.

S.D.

563a
230

563
2-808

564
2-043

565
6-670

566
537

School

567
1-765

568
4-896

569
1-196

570
5-645

Oak L

576
6-845

579
5-108

582
4-939

584
3-951

583
2-394

588
510

581
5-073

LOCATION PLAN.
SCALE 1:2500
CROWN COPYRIGHT.

THE SITE

FROM HOUSE

N

PLANNING APPLICATION

For office use only

Application No. 409 | 0837 | 93

Date Registered 03 SEP 1993

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

MR + MRS - S. SMITH
 SYCAMORE GRANGE
 NEW FEN BROVE
 GEDNEY HILL
 SPALDING - LINES
 Tel. No.

NAME AND ADDRESS OF AGENT

(if form completed by agent)

LOWETH CONLINE DESIGN
 16 RUSSET STREET,
 HOVEBEACH,
 SPALDING - LINES
 Tel. No. 0406 22126
 (Personal contact name) LOWETH

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

BRIDGE HOUSE, HOVEBEACH BROVE
 SPALDING - LINES.

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

EXTENSIONS TO FORM KITCHEN
 AND BATHROOM

Please complete

I attach * Four copies of all plans

*an ownership certificate (see back page)

*a fee of £60.00

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

Signed... *[Signature]*

Date... 3.9.93

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 worksor This is an **outline** application

(✓)

✓

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

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)

(ii) Alterations or extension

(iii) Change of use

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

4. A. If building works are proposed, other than residential, please state extra floorspace to be created:

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

(b) max. length:

(c) max. width:

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

sq. metres

metres

metres

metres

as existing
as existing
81' 10" o/a
rough render to match
pantries to match exist.

YES

5. GENERAL INFORMATION Please complete each section

EXISTING USES

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

dwellings

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

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

If so, name of road:

Will there be —

Individual access(es)

New estate road

provided

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 of 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
—
NO

OTHER MATTERS Please complete

The proposal is in connection with agriculture

The proposal affects a listed building

The proposal affects a public footpath

The proposal is known to affect contaminated or filled land

The proposal is for industrial, warehousing, offices or shopping purposes

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.

Is this application related to a previous submission

State Yes or No

NO

NO

NO

NO

NO

If so, please give details in Part 6

If so, please complete Part 7

NO

NO

NO

Date:

Consultee(s):

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

[Signature]

(Applicant/Agent)

Date

1/9/93

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.

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

[Signature]

(Applicant/Agent)

Date

1/9/93

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.

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

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.

TO BE COMPLETED
BY APPLICANT OR
HIS AGENT

Signed

Date

APPLICATION ASSESSMENT

Notes for Case Officer

Site Inspection

Accuracy : *Rearward cottage Parbita/Slate roof*
Neighbours : *Lean to nearest to road. Brangahwa*
Boundaries : *opposite.*
Site Features :

Inspected by *DMG*
Date *16/9*

Site Notice posted by *DMG*
Date *16/9*
Expiry

Individual Resident Notices required:

Addresses to be
sent to -

Addresses
delivered to -

Case Officer Conclusions *DMG 11/10*

Alterations to existing dwelling appear to be "permitted development".
Extension appears acceptable in terms of siting/design.
External appearance to match existing.
Neighbours not materially affected in my judgement.

RECOMMENDATION/DECISION

NON-DETERMINATION

Permitted Dev (or equiv)
Non Development (or equiv)
Non Response after Direction
Senior Officer confirmed
Withdrawn

DELEGATED DECISION

Case Officer Recommendation

Approve (or equiv) *DMG* Refuse (or equiv)

Signed *DMG* Date *21/10*

COMMITTEE

Confirmed as agenda

SUB-COMMITTEE

Confirmed as agenda

DPBCS AUTHORISED

Decision Issue confirmed

Notes:

☐
☐
☐

Disabled
Prev conditions
Amended plans -
Dwg no:
Received:

Conditions/Reasons: (cont overleaf)

TL ①

SCA ②
The materials to be used for the construction of the proposed extension shall match, as closely as possible, those used for the construction of the existing house.

in the interests of visual amenity.

DC INSTRUCTION SHEET

APPLICATION REF: 409/0837/93

Directions

Art 7

☐

RM checklist

Previous
Current
Required

Sit	Des	Ext	Acc	Land

Reg 4

☐

Scale dwg:

Highway S/W:

Agric appraisal:

LB Advt

☐
☐

Non-std:
Details
needed

Other.....

Direction authorised by Senior Officer.....

Date.....

Revalidation after Direction

Information satisfactory

Signed.....

Date.....

Valid date:

Amended description

Reconsultations:

All

See below

☐
☐

Unsatisfactory -
Further direction:
Signed.....
Senior Off.....

Precise details:

Additional Consultation/Publicity Required

Departure	Publicity: >>	Consultations:
Setting of LB	.....	County
Public Right of Way	.....	E Heritage
Discretionary	.....	Societies
		 G ROW

Extra Consultations:

Transport	D/Transp A15	 G* T15
TRA	D/Transp A18	.....
	B Rail	.....

Environment/	Env Services	.....
Drainage	NRA	.....
WAT	IDB	.....
	Env Assess	 G ENV Specify:

Conservation	LB Demolish	 G* DEM
LB	Archaeology	 G ARC Specify:
	Eng Heritage	.....
	Consultant	.....
	Other	.....

Hazards	HSC Group	 G* HAZ
	Specific	.....

Other PLA

Order No:
Specify:

Specify:
Specify:

RECONSULTS

Press
PC
WM
Residents

WP Note -
G Group available
G* Group essential
(longer expiry)

Case Officer: DAVID CUDNEY

Senior Officer Confirmed M

Date: 9/6

Recorded DC....

ADMIN RECORD SHEET

Initial

Submitted Fee £ 60 .

Receipt No P3211

Date first Rec'd 03 SEP 1993

Registration

Reference H09/0837/93.

Cross-Ref B09/0538/93

Date 6/98

Validation

TYPE Full

Site area
No of dwellings
Floorspace

Earlier permission - Ref:
New/Redevelop/Use(Ext/Alt/Works

Description
to be recorded

--

Invalid

Site plans
Certificate

--

Fee
Fee (not free)

--

Inaccurate
Incomplete
Unclear

--

Fees

Correct fee £60 .

Nil fee

--

Previous app - ref:
Type of app
Reason:

Discounted

Additional £
Refund £

Receipt No
Voucher No

Date
Date

Information

Index sheet 363 OS Plots
Grid ref 539850 312350

Ward H Parish HOUSEBACH

Inside IBD 4100 Inside LP area NO
partly

Constraints:

CA Cons Area

LB Listed - Grade:
ARC Archaeology
AM Ancient Mon
SSI Special Int

TR Rural
BP TR proposed 67m
LC Level Cross
FP Footpath

TPO Tree Pres

Hazards -

Dist Bound

Other:

HAZ Site
AIR Safeguard
LIN Elect
PIP Pipe
CON Waste/contamin

Linked to site

Ref

Linked to property

Ref

0078568

Planning Records:
Earlier apps

B Reg Records:
Already submitted - Ref:
Request needed
Requested

BRIA WITH 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



H09/0837/93

FULL

Applicant: Mr & Mrs S Smith
Tel:

Agent: Loweth Cowling Design
0406 22126 Loweth

Description: Extensions to form kitchen and
bathroom

Location: Bridge House
Holbeach Drove
Spalding
Lincs

Valid date: 03-SEP-93
Target dates:
To case officer 10-SEP-93
Inspected by 17-SEP-93
Extra contacts 24-SEP-93
Report if not clear by 08-OCT-93

Terminal date: 29-OCT-93
Target Committee: 26-OCT-93
Report deadline: 12-OCT-93
Agreed TD Ext:
Case Officer:
D M GEDNEY

DEVELOPMENT/CONSTRAINTS

Size:
Category: Extension
Listed building:
Conservation Area:

Other Constraints:

CONSULTATIONS CARRIED OUT

	Sent	Expiry
Site/Press Advert MIN	¹⁶ 17-SEP-93	⁰⁷ 08-OCT-93
Clerk to Holbeach PC 0406 26739	09-SEP-93	23-SEP-93
Cllr N P Judge MBE 0406 330300	09-SEP-93	16-SEP-93

lcc - No objections jcb 14/9/93

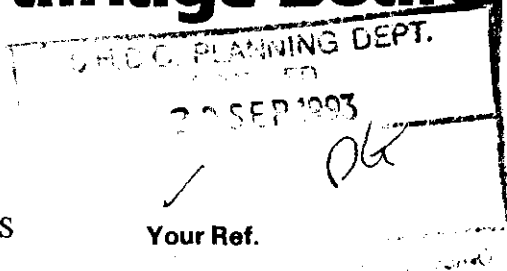
DOF

SOUTH HOLLAND Internal Drainage Board

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

Please contact: Mr. Staines

Our Ref. RS/PA-E/837/93/FES



Tel: Holbeach (0406) 24933

Fax: (0406) 26501

Date 15 September 1993

Dear Sir,

FULL PLANNING APPLICATION - MR. & MRS. S. SMITH
EXTENSION TO BRIDGE HOUSE, HOLBEACH DROVE

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 attention.

The watercourse along the sites South Eastern boundary is my Board's Lambert Drain and the Board's Byelaws as summarised on the enclosed standard conditions apply and must be brought to your clients attention.

I gather from your letter that the proposal is a replacement for an existing structure which scaling suggests will not contravene the Boards requirements that I note are referred to on your drawing with reference to the septic tank and rainwater soakaways.

Prior to the installation of these I would suggest that appropriate tests be undertaken to ensure the subsoils are suitable and that such systems will function adequately. Also that steps are taken where necessary to prevent highway surface water run-off from creating embarrassment. In the event that a direct storm water outfall to my Board's watercourse is intended, full details must be provided for my Board's approval. Any consent given will be subject to an annual acknowledgement of the Board's system to ensure adequate capacity for increasing flows from continuing development.

A copy of this letter is being forwarded to the Director of Planning.

Yours faithfully,

ENGINEER TO THE BOARD

Loweth Cowling Design,
16 Fleet Street,
Holbeach,
Spalding,
Lincs PE12 7AF.

S O U T H

H O L L A N D
DISTRICT COUNCIL

MR J. G. J.

[illegible]

BRIAN 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 : P3211
Date received : 03-SEP-93

Received from

A A Smith

Address

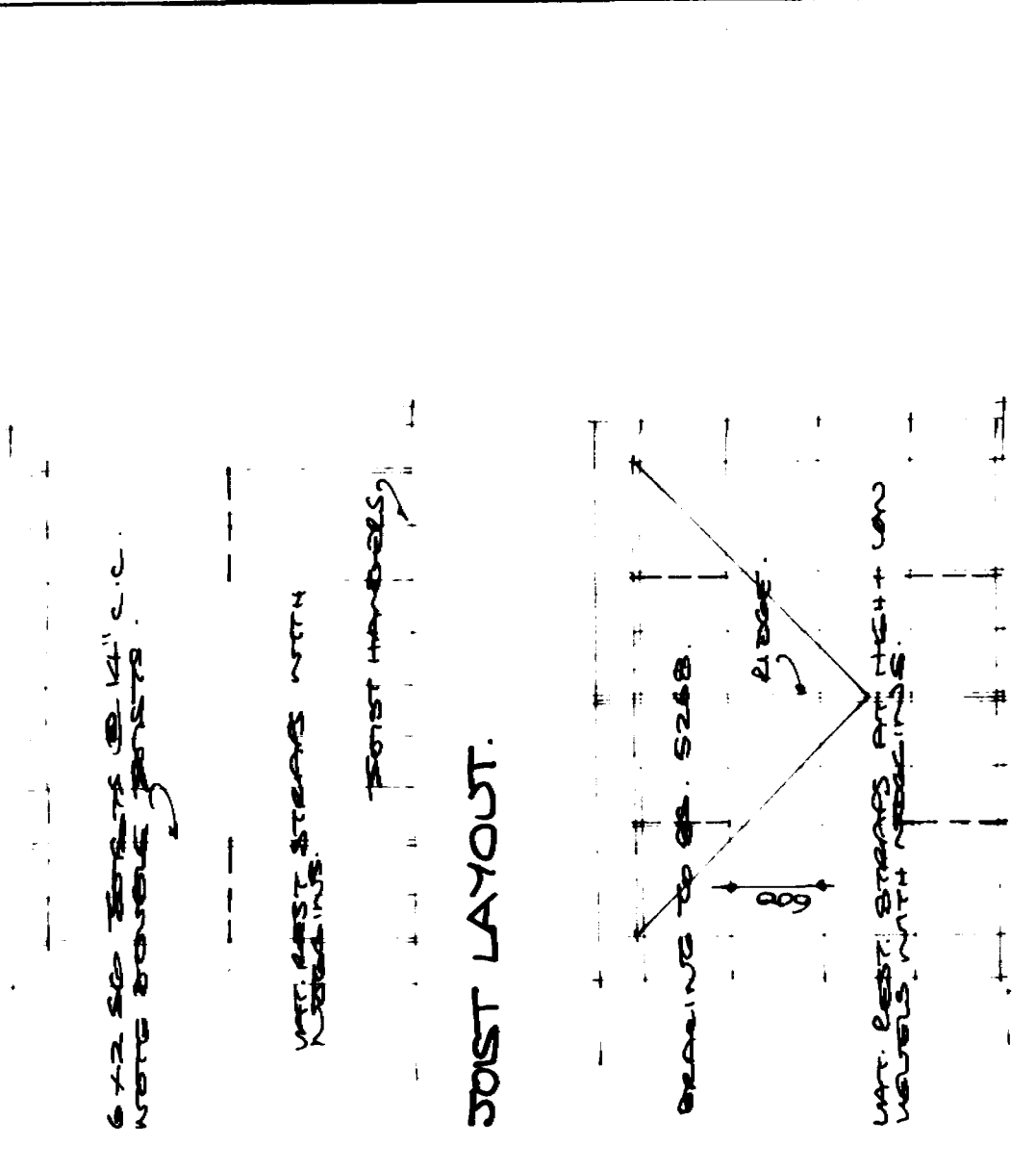
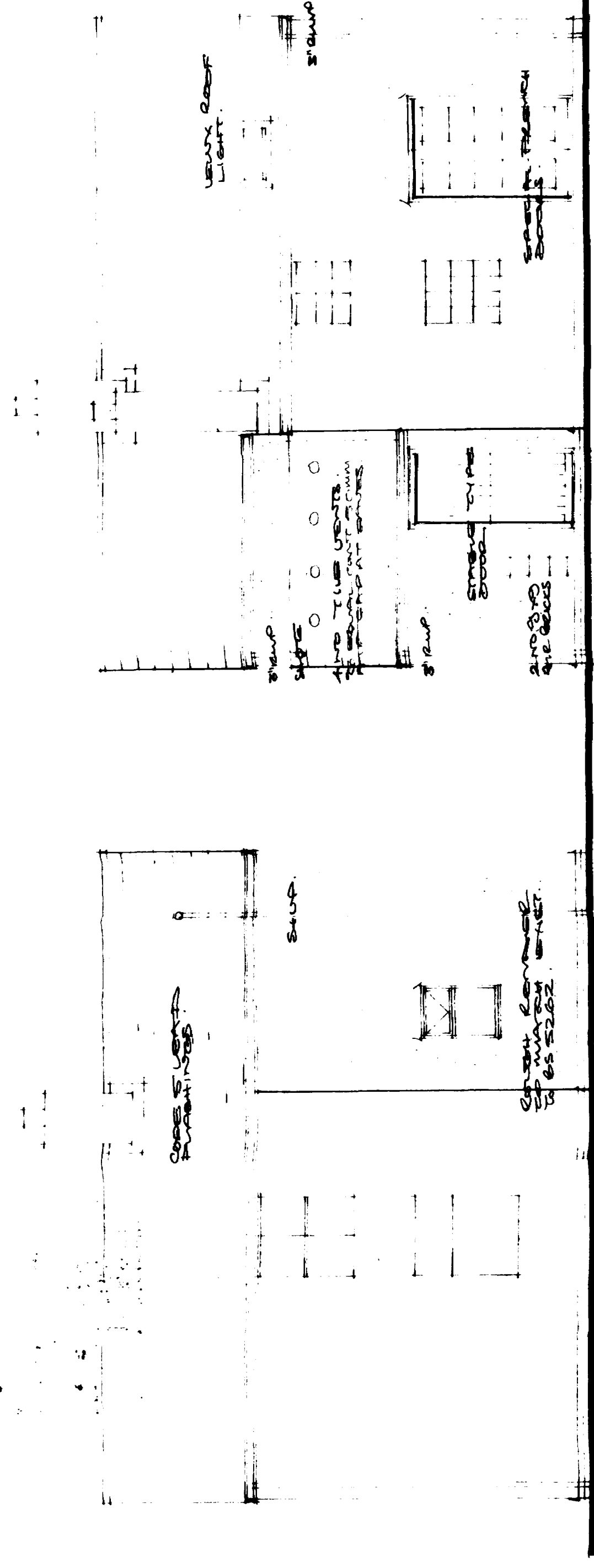
Bridge House
Holbeach Drove
Spalding

Fee paid	£	60.00
VAT	£	0.00

Total received £ 60.00

Cash/Cheque : Cheque

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

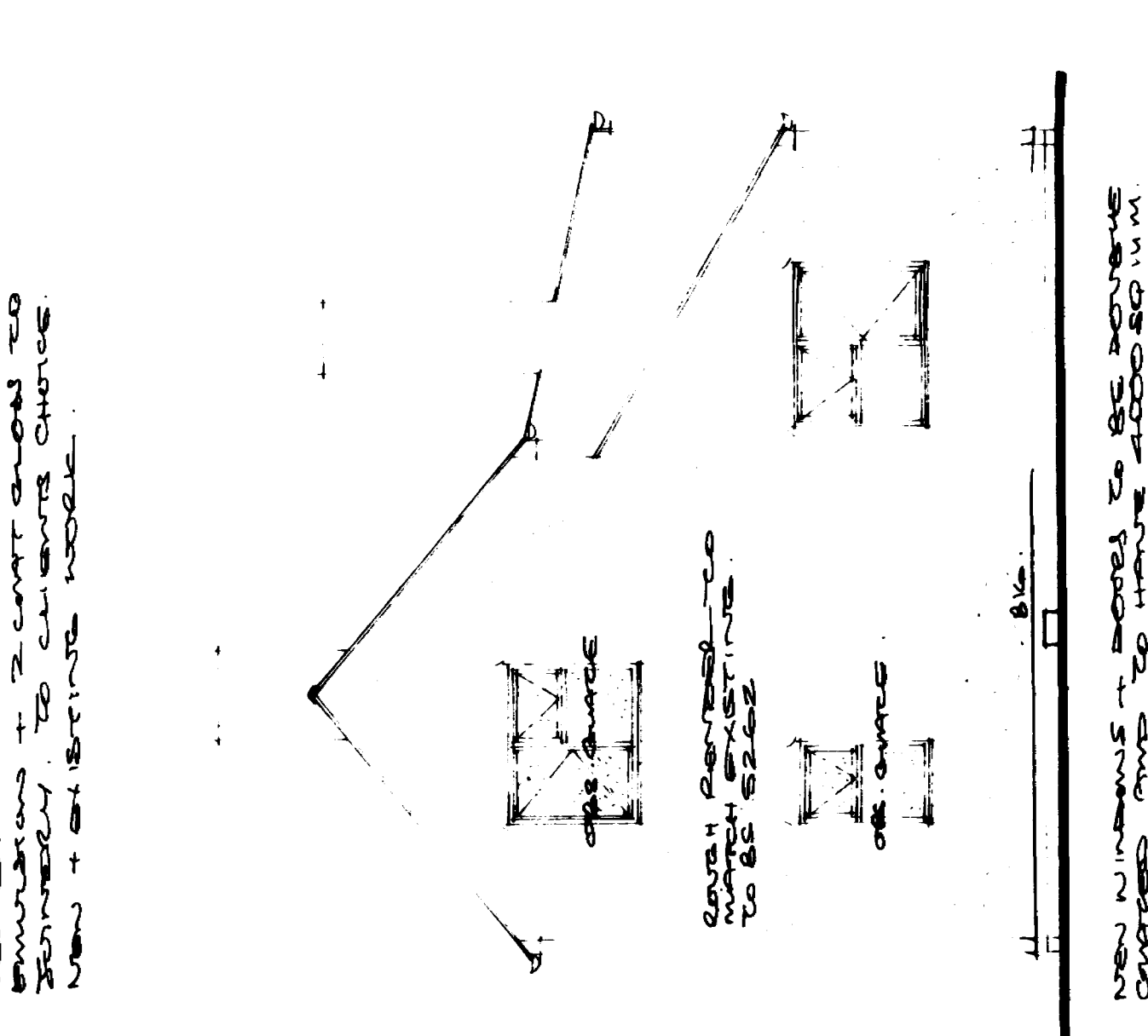
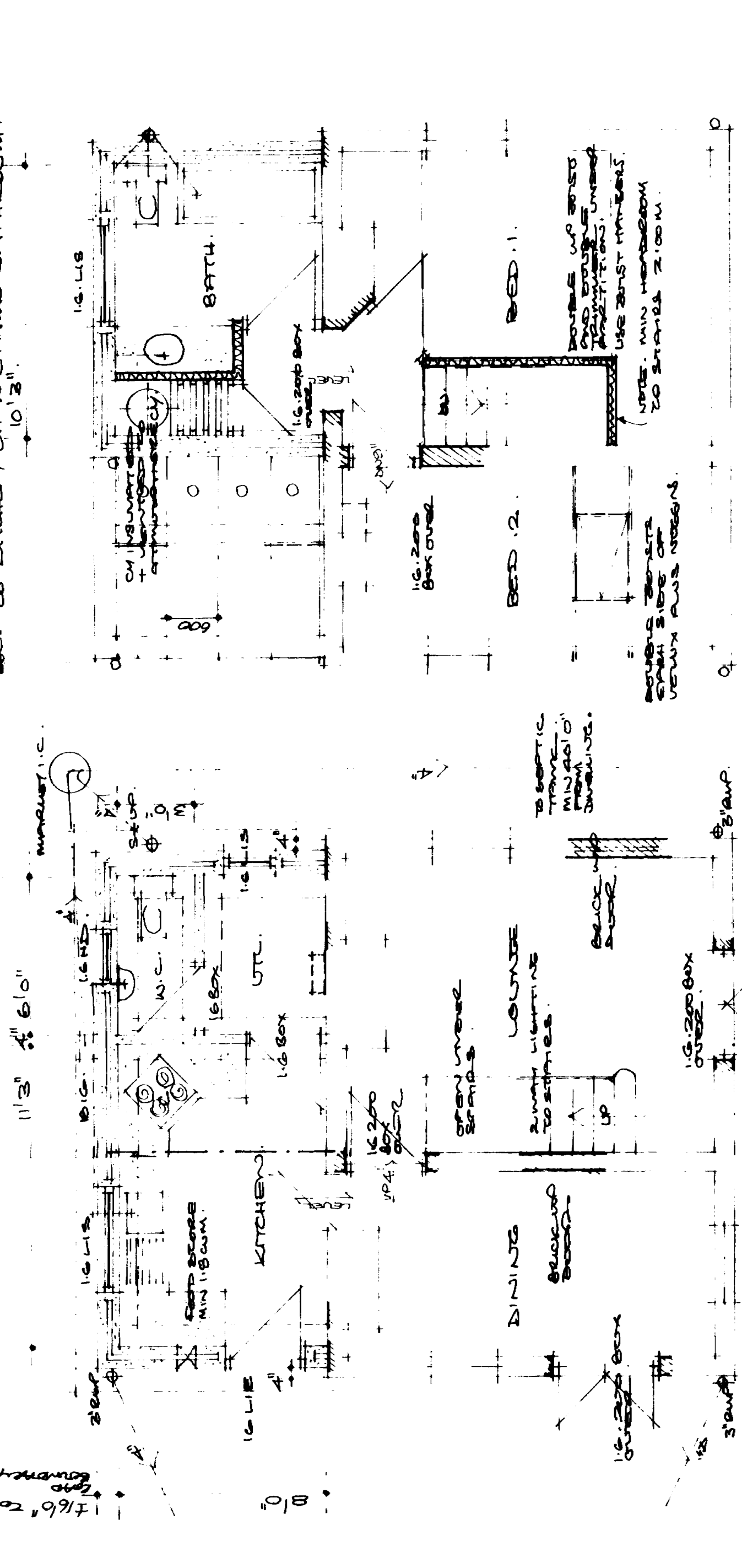


SIDE - TO BEANS.
 AND EXIST. ROOF + INTER. WOODS TIMBERS
 TO BE REINFORCED.

ROOF PLAN - F/F

SIDE - SOUTH.
 INTERIOR TO BE TO EXIST. WALLS. STRIP OFF
 EXIST. ROOF TO EX. AND RE-ROOFED + 2" MIN
 TO EXIST. ROOF. EXIST. EXIST. EXIST.
 EXIST. EXIST. EXIST. EXIST. EXIST.

REAR - SOUTH.
 INTERIOR TO BE TO EXIST. WALLS. STRIP OFF
 EXIST. ROOF TO EX. AND RE-ROOFED + 2" MIN
 TO EXIST. ROOF. EXIST. EXIST. EXIST.
 EXIST. EXIST. EXIST. EXIST. EXIST.



GROUND FLOOR
 SURFACE WATER TO BE REMOVED FROM
 FROM PROPOSED VIA 100MM HOLE.
 EXIST. EXIST. EXIST. EXIST. EXIST.
 EXIST. EXIST. EXIST. EXIST. EXIST.

SECTION
 NOTE: EXIST. EXIST. EXIST. EXIST. EXIST.
 EXIST. EXIST. EXIST. EXIST. EXIST.
 EXIST. EXIST. EXIST. EXIST. EXIST.

DATE 8/93. LENGTH CONTIN. 000622126.

DATE 8/93. LENGTH CONTIN. 000622126.

PROPOSED WORKS TO BRIDGE HOUSE, HOLEBEACH DRIVE.
 LINES FOR MR + MRS S. SMITH.

PROPOSED WORKS TO BRIDGE HOUSE, HOLEBEACH DRIVE.
 LINES FOR MR + MRS S. SMITH.

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