

SALLY WALTHAM

BA (Hons) F.C.I.H.
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FILE COPY

S O U T H



H O L L A N D
DISTRICT COUNCIL

**HOUSING & PLANNING
SERVICES DEPARTMENT**

Town and Country Planning Act 1990 Planning Permission

Reference: H09/0989/99

Received: 01-OCT-99

Type: FULL

Name: Kitchen Plus
Welbourn Lane (East)
Holbeach
Spalding
Lincs

Agent: Status Design
2 Edinburgh Walk
Holbeach
Spalding
Lincs PE12 7AP

Description: Storage building with offices

Location : Welbourn Lane (East) 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 approved scheme of landscaping and/or screening shall be carried out in its entirety within a period of two years beginning with the date on which development of the land is commenced. The trees, shrubs or bushes shall be adequately maintained by the owner(s) of the land on which they are situated for a period of ten years beginning with the date of completion of the scheme, and all losses shall be made good during that period.

Reason: In the interests of visual amenity and to ensure that the approved scheme is implemented satisfactorily.

- 3 No part of the land outside the building(s) shall be used for the deposit, storage or display of any goods or materials or other items.

Reason: To safeguard the amenities of the locality.

- 4 No retail sales whatsoever shall take place from the building or any part of the site which formed part of this application for planning permission.

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Reason: The site is within an area where retail activity would not have been permitted in view of its location outside an existing settlement.

- 5 The fencing on the approved plan shall be erected prior to the commencement of the building.

Reason: In the interests of the proper development of the site.

- 6 The building hereby approved shall be used solely in conjunction with, and ancillary to, the existing building on site.

Reason: The formation of a separate business use in this location outside any development boundary would be contrary to Policy EMP4 of the South Holland District Local Plan which only allows for the expansion of existing businesses in the open countryside.

- 7 Adequate space shall be reserved within the curtilage of the site at all times for the parking, loading, unloading and manoeuvre of all vehicles expected to call at the business at any one time.

Reason: To ensure the provision of parking, loading, unloading and manoeuvring facilities clear of the public highway in the interests of the safety and convenience of local residents and their visitors.

- 8 No loading or unloading shall take place between the hours of 19.00 and 07.00 Monday to Saturday inclusive and not at all on Sundays or Bank Holidays.

Reason: In the interests of the amenity of adjacent residential occupiers.

The determined plans are:- Drawing No.s 772025/5 and 6 received 1st October 1999.

Director of Housing and Planning Services

31 JAN 2000

H09/0989/99

This decision refers only to that required for the purposes of the Town and Country Planning Acts and not for Building Regulations or any other legislation. See enclosed notes relating to rights of appeal.

Town and Country Planning Act etc
DRAFT PERMISSION

Reference H09/0989/99

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Agent: Status Design
2 Edinburgh Walk
Holbeach
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Lincs PE12 7AP

Description: Storage building with offices

Location : Welbourn Lane (East) Holbeach
Spalding Lincs

**South Holland District Council hereby give notice
that permission has been granted (or equiv)
on the following condition(s):**

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Reason: As required by Section 91 of the Town and Country Planning Act 1990.

- 2 The approved scheme of landscaping and/or screening shall be carried out in its entirety within a period of two years beginning with the date on which development of the land is commenced. The trees, shrubs or bushes shall be adequately maintained by the owner(s) of the land on which they are situated for a period of ten years beginning with the date of completion of the scheme, and all losses shall be made good during that period.

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- 8 No loading or unloading shall take place between the hours of 19.00 at Saturday inclusive and not at all on Sundays or Bank Holidays.

Reason: In the interests of the amenity of adjacent residential occupiers

The determined plans are:- Drawing No.s 772025/5 and 6 received 1st ~~Nov~~

October

Highways written
taken off
'Pink'. OK?
J.

Director of Housing and Planning Services
26 JAN 2000

H09/0989/99

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LPS
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