SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Outline Planning Permission

Reference: H09/1035/93 Received:01-NOV-93 Type:OUTLINE

Name: D A & R J Foster
c/o Rose Dale
Roman Bank
Holbeach Bank
Spalding, Lincs

Agent: Loweth Cowling Design
16 Fleet Street
Holbeach
Spalding
Lincs

Description: Erection of dwelling including means of access, plus demolition of existing building on site
Location : Roman Bank Holbeach Bank
Spalding Lincs

South Holland District Council hereby give notice that OUTLINE PLANNING PERMISSION HAS BEEN GRANTED for the development in accordance with the application submitted, subject to the following condition(s):

1 Application for approval of reserved matters must be made not later than three years beginning with the date of this permission, and the development must be begun not later than whichever is the later of the following dates:
(a) the expiration of five years from the date of this permission,
(b) the expiration of two years from the final approval of reserved matters or in the case of approval on different dates, the final approval of the last such matter to be approved.

Reason: As required by Section 92 of the Town and Country Planning Act 1990.

2 The following matters are reserved for subsequent approval by the Local Planning Authority, and no development to which they relate shall be carried out until these matters have been approved, viz:
(1) Detailed drawings to a scale of not less than 1/100 showing the siting design and external appearance of the buildings, including particulars of the materials to be used for external walls and roofs;
(2) Landscaping of the site, including details of positions, heights on planting and species of trees and shrubs.

Reason: The application was submitted in outline only.

3 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.

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)

SOUTH HOLLAND DISTRICT COUNCIL

4 Before the vehicular access is commenced to be used a turning facility shall be provided on site in accordance with details to be submitted to and approved by the Local Planning Authority.

Reason: To enable vehicles to enter and leave the highway in forward gear in the interests of road safety.

5 The existing hedge shall be retained at a height of at least 1 metre along the south western boundary of the site apart from at the access point and in the event of the existing hedge dying, it shall be replaced within 6 months by hawthorn hedging. Such replanting shall be maintained by the owner or owners of the land on which it is situated for the period of five years beginning with the date of completion of the planting and during that period all losses shall be made good as and when necessary; the replanting shall be allowed to reach a height of at least 1 metre.

Reason: In the interests of the visual amenities of the street scene.

6 Before any development is commenced the existing building on site shall be demolished and rubble cleared from the site.

Reason: To ensure a satisfactory development upon the site, in the interests of the visual amenities of the locality.

This permission is granted in accordance with the application submitted as revised by the amended plan (drawing number 9338/1C) received by the Local Planning Authority on the 7 December 1993.

Director of Planning and Building Control Services
10-JAN-94 H09/1035/93

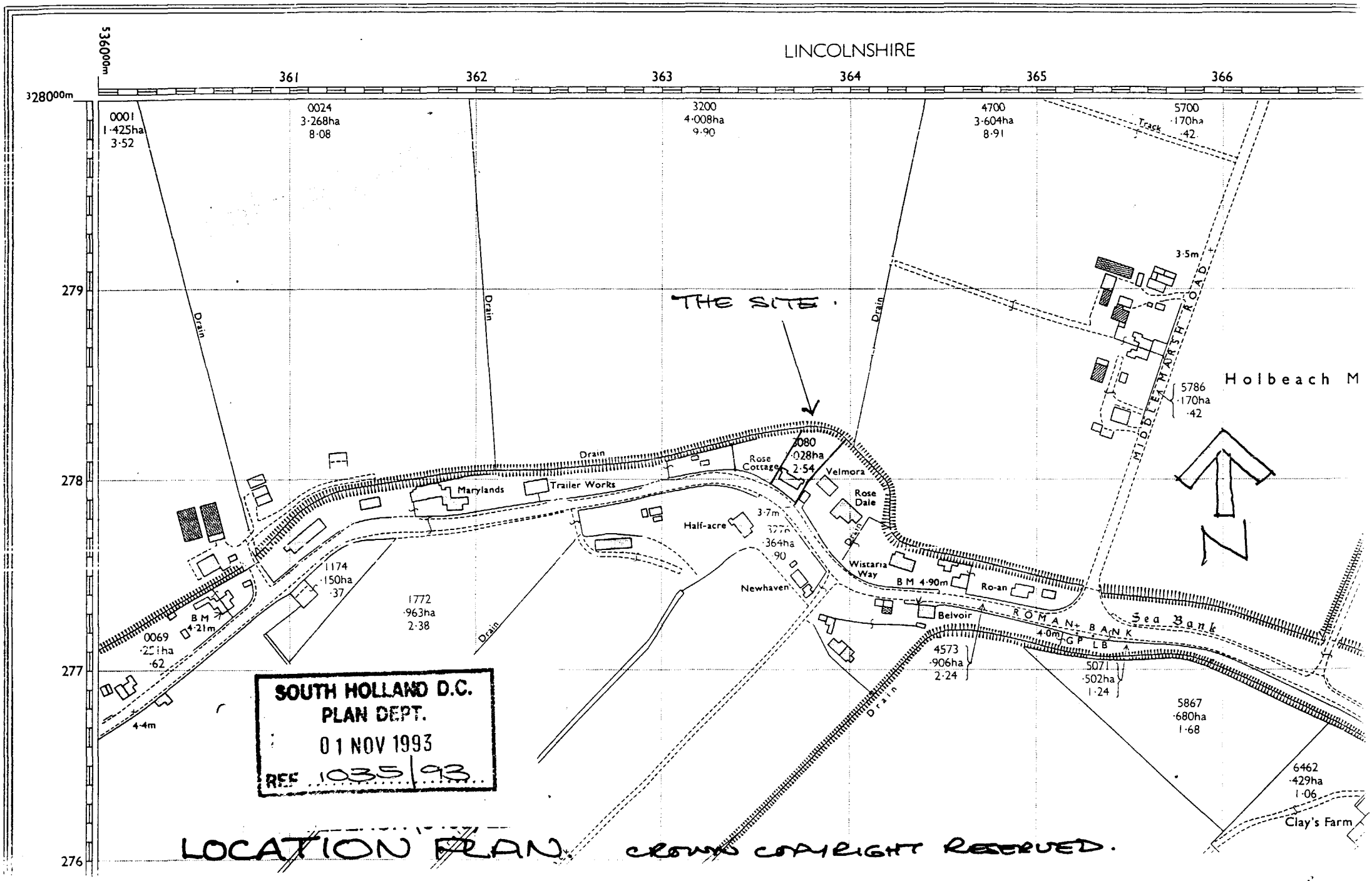
This decision refers only to that required for the purposes of the Town and Country Planning Act and not for Building Regulations or any other legislation. See enclosed notes relating to rights of appeal.

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)

NATIONAL GRID PLANS Scale 1:2500

Dwg. 9338/2A



SOUTH HOLLAND D.C.
PLAN DEPT.
01 NOV 1993
REF 1035/93

LOCATION PLAN.

CROWN COPYRIGHT RESERVED.

FOUR COPIES REQUIRED

PLANNING APPLICATION

For office use only

Application No. H09 | 1035 | 93

Date Registered 01 NOV 1993

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

D.A. + R.J. FOSTER
C/O ROSE DALE
ROMAN BANK
HOUBEACH BANK
SPALDING. LINES.

Tel. No.

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

LOWETH COWLING DESIGN
16 FLEET STREET.
HOLBEACH.
SPALDING. LINES.

Tel. No. 04066 - 22126
(Personal contact name) LOWETH

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

ROMAN BANK HOLBEACH BANK
SPALDING. LINES.

OFFICE COPY

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

ERECTION OF DWELLING WITH ACCESS + PARKING AREAS PLUS DEMOLITION OF EXIST. BUILDING ON SITE

Please complete

I attach
* Four copies of all plans
* an ownership certificate (see back page)
* a fee of £120-00 If you consider no fee is payable include a written explanation instead.

Signed.. Date 28.10.93 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 works [ ] ➡ Now complete Parts 3, 4 and 5 and an Ownership Certificates

or This is an **outline** application [✓]

Please state Site Area [0.071] (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 pervious 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 Dwellings	✓	If so, how many: (1)
(ii) Other new building(s)		
(iii) Alterations or extension		
(iv) Change of use		

4. A. Please state site area (in all cases)	hectares
B. If building works are proposed, please state extra floor space to be created:	sq. metres
C. Please state size of any new structure:- (a) max. height:	metres
(b) max. length:	metres
(c) max. width:	metres
D. Please state type and colour of materials for facing external walls:	
E. Please state type and colour of roofing materials.	
F. 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.

demolish building and garden area

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: Roman Bank
Will there be—
Individual access(es) ✓
New estate road ☐

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

to be 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 or more trees ☐ ➡ If so, please show details on plans.

DRAINAGE Please complete

A. Please state how surface water will be disposed of — Soakaways
B. For estate developments, please state how highway surface water will be disposed of —
C. Please state whether a land drain will be affected — NO
D. Foul sewerage will be disposed of to:
Mains sewer ☐ Cesspool ☐ Septic tank ✓

PLEASE COMPLETE IN ALL CASES

	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 right of way	NO	
The proposal is known to affect contaminated or filled land	NO	
The proposal is for industrial, warehousing, offices, shopping or similar commercial 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?	YES	➡ Application No. H05/0178/13

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.

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.** (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 ..... ~~(Applicant~~ / Agent) Date 28/10/93

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.
Owner's Name:
Address of owner at which notice was served: 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 farmed by the owner and there is no agricultural tenant, complete Certificate 1.
If the site does relate to an agricultural holding, you must give notice to the tenant, and complete Certificate 2. 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 ..... ~~(Applicant~~ / Agent) Date 28/10/93

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.
Tenant's Name:
Address of tenant at which notice was served: State Date notice served:

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

APPLICATION ASSESSMENT

~~N~~es for Case Officer

Site Inspection

Accuracy :
Neighbours : cottage privately on site. Hedge along frontage.
Boundaries :
Site Features : Bungalow to east and also opposite.
No access/footpath at present.

Inspected by DMG.
Date 11/11

Site Notice posted by DMG
Date 11/11
Expiry
Amended Notice
13/12 MG

Individual Resident Notices required:

Addresses to be sent to – →

Addresses delivered to –

Case Officer Conclusions DMG 1/12

No objection to single replacement dwelling (previous refusal for two).
Submitted plans indicative only.
Neighbours will not be materially affected subject to satisfactory siting, design, etc.

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)) Refuse (or equiv)

Signed DMG... Date...1/12

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)

(1) TL2
(2) SC8 ... exclude (2) (means of access). Reason standard
(3) SC27 Reason standard
(4) ~~Before the~~ Before the vehicular access is commenced hereby approved ~~the~~ a turning facility shall be provided on site in accordance with details to be submitted to and approved by the LPA. Reason B21
(5) PTO.

Prior Works ✓
Works Later ✓

(5) The existing hedge shall be retained at a height of at least 1 metre along the ~~southern~~ western boundary of the site apart from at the access point and in the event of the existing hedge dying, it shall be replaced within 6 months by hawthorn hedging. Such replanting shall be maintained by the owner or owners of the land on which it is situated for the period of five years beginning with the date of completion of the planting and during that period all losses shall be made good as and when necessary; the replanting shall be allowed to reach a height of at least 1 metre.

Reason: In the interests of the visual amenities of the street scene.

(6) Before any development is commenced the existing ~~~~ building on site shall be demolished and rubble cleared from the site. Reason: To ensure a satisfactory development upon the site, in the interests of the visual amenities of the locality.

Note

(7) (1) (N1 --- drg n° 9338/1c received by the LPA on 7/12/93.

DC INSTRUCTION SHEET

APPLICATION REF: H 09/1035/93

Directions

Art 7 ☐ RM checklist

	Sit	Des	Ext	Acc	Land
Previous					
Current				✓	
Required					

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

RECONSULTS

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

Extra Consultations:

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

Transport	D/Transp A15	..... G* T15	
TRA	D/Transp A18	.....	
	B Rail	.....	
Environment/ Drainage	Env Services	.....	
	NRA	.....	
WAT	IDB	.....	
	Env Assess	..... G ENV	Specify:
Conservation LB	LB Demolish	..... G* DEM	
	Archaeology	..... G ARC	Specify:
	Eng Heritage	.....	
	Consultant	.....	Order No:
	Other	.....	Specify:
Hazards	HSC Group	..... G* HAZ	
	Specific	.....	Specify:
Other PLA		.....	Specify:

Press
PC
WM
Residents

Case Officer: David Gedney

Senior Officer Confirmed ..... Date.....

Recorded DC....

ADMIN RECORD SHEET

Initial

Submitted Fee £ 120-00

Receipt No P3452

Date first Rec'd 01 NOV 1993

Registration

Reference H09 | 1035 | 93

Cross-Ref

Date 2 | 11 | 93

Validation

TYPE OUT

Site area 0.07
No of dwellings 1
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 £ 120
Nil fee ☐
Discounted ☐
Previous app – ref:
Type of app
Reason:

Additional £
Refund £
Receipt No
Voucher No
Date
Date

Information

Index sheet 17 OS Plots
Grid ref 5[illegible]

Ward 9 Parish HOLBEACH

Inside IBD YES Inside LP area NO

Linked to site Ref 1700

Linked to property Ref

Constraints:

CA Cons Area ☐
LB Listed – Grade: ☐
ARC Archaeology ☐
AM Ancient Mon ☐
SSI Special Int ☐

Hazards –
Dist Bound ☐
Other: ☐

TR Rural ☐
BP TR proposed 67m ☐
LC Level Cross ☐
FP Footpath ☐
TPO Tree Pres ☐

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

Planning Records:
Earlier apps 1795/93

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

Town and Country Planning Act etc

DRAFT DECISION

Reference: H09/1035/93 Received:01-NOV-93 Type:OUTLINE

Name: D A & R J Foster
c/o Rose Dale
Roman Bank
Holbeach Bank
Spalding, Lincs

Agent: Loweth Cowling Design
16 Fleet Street
Holbeach
Spalding
Lincs

Description: Erection of dwelling including means of access, plus demolition of existing building on site
Location : Roman Bank Holbeach Bank
Spalding Lincs

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

1 Application for approval of reserved matters must be made not later than three years beginning with the date of this permission, and the development must be begun not later than whichever is the later of the following dates:
(a) the expiration of five years from the date of this permission,
(b) the expiration of two years from the final approval of reserved matters or in the case of approval on different dates, the final approval of the last such matter to be approved.

Reason: As required by Section 92 of the Town and Country Planning Act 1990.

2 The following matters are reserved for subsequent approval by the Local Planning Authority, and no development to which they relate shall be carried out until these matters have been approved, viz:
(1) Detailed drawings to a scale of not less than 1/100 showing the siting design and external appearance of the buildings, including particulars of the materials to be used for external walls and roofs;
(2) Landscaping of the site, including details of positions, heights on planting and species of trees and shrubs.

Reason: The application was submitted in outline only.

3 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.

4 Before the vehicular access is commenced to be used a turning facility shall be provided on site in accordance with details to be submitted to and approved by the Local Planning Authority.

Reason: To enable vehicles to enter and leave the highway in forward gear in the interests of road safety.

5 The existing hedge shall be retained at a height of at least 1 metre along the south western boundary of the site apart from at the access point and in the event of the existing hedge dying, it shall be replaced within 6 months by hawthorn hedging. Such replanting shall be maintained by the owner or owners of the land on which it is situated for the period of five years beginning with the date of completion of the planting and during that period all losses shall be made good as and when necessary; the replanting shall be allowed to reach a height of at least 1 metre.

Reason: In the interests of the visual amenities of the street scene.

6 Before any development is commenced the existing building on site shall be demolished and rubble cleared from the site.

Reason: To ensure a satisfactory development upon the site, in the interests of the visual amenities of the locality.

This permission is granted in accordance with the application submitted as revised by the amended plan (drawing number 9338/1C) received by the Local Planning Authority on the 7 December 1993.

05-JAN-94 AD check....N.J.H....

Authorised to issue (inc Delegation).....[signature].....

BRIAN SMIT ip 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

H09/1035/93

OUTLINE

Applicant: D A & R J Foster
Tel:

Agent: Loweth Cowling Design
0406 22126

Description: Erection of dwelling including means of access, plus demolition of existing building on site

Location: Roman Bank
Holbeach Bank
Spalding
Lincs

Valid date:	01-NOV-93	Terminal date:	~~29-DEC-93~~ 31-JAN-94
Target dates:		Target Committee:	25-JAN-94
To case officer	08-NOV-93	Report deadline:	11-JAN-94
Inspected by	15-NOV-93	Agreed TD Ext:	31-JAN-94
Extra contacts	22-NOV-93	Case Officer:	
Report if not clear by	06-DEC-93		D M GEDNEY

DEVELOPMENT/CONSTRAINTS

Size: .07 HA
Category: Newbuild
Listed building:
Conservation Area:

Other Constraints:

CONSULTATIONS CARRIED OUT

	Sent	Expiry	
Site/Press Advert MIN	~~07~~ 13-DEC-93	~~07~~ 03-JAN-94	NOTIFIED OF AMENDED PLANS RECEIVED
Clerk to Holbeach PC 0406 26739	13-DEC-93	27-DEC-93	
Cllr J R Pearl 0406 32 207	13-DEC-93	20-DEC-93	

SITE RECORD

Grid ref: 536350 327820
OS Sheet: 117 Parcel:

c.c.c - Obs Attached /2 OS

BRIAN SMI 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

H09/1035/93

OUTLINE

Applicant: D A & R J Foster
Tel:

Agent: Loweth Cowling Design
0406 22126

Description: Erection of dwelling ~~with access and parking areas, plus~~ including means of access & plns 13/12 demolition of existing building on site

Location: Roman Bank
Holbeach Bank
Spalding
Lincs

31 JAN 94

Valid date:	01-NOV-93	Terminal date:	~~27-DEC-93~~
Target dates:		Target Committee:	07-DEC-93
To case officer	08-NOV-93	Report deadline:	23-NOV-93
Inspected by	15-NOV-93	Agreed TD Ext:	
Extra contacts	22-NOV-93	Case Officer:	
Report if not clear by 06-DEC-93		D M GEDNEY	

DEVELOPMENT/CONSTRAINTS

Size: .07 HA
Category: Newbuild
Listed building: Other Constraints:
Conservation Area:

CONSULTATIONS CARRIED OUT

	Sent	Expiry
Site/Press Advert MIN	~~12~~ 11-NOV-93	~~03~~ 02-DEC-93
Clerk to Holbeach PC 0406 26739	05-NOV-93	19-NOV-93
Cllr J R Pearl 0406 32 207	05-NOV-93	12-NOV-93

SITE RECORD

Grid ref: 536350 327820
OS Sheet: 117 Parcel:

L C C - OS Attached JE 18/11/93
~~plan taken 05/11/93~~

PLANNING AMENDMENT

For office use only

Application No. H09/1035/93

Date Registered 07 DEC 1993

Case Officer

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

D.A+R.S. FOSTER
C/O ROSE DALE
ROMAN BANK
HOUBEARH BANK
Tel. No. SPALDING LINES.

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

LOWETH CONSULTING DESIGN
16 FLEET STREET
HOUBEARH
SPALDING LINES
Tel. No. 0406 22126 (Contact) LOWETH

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

ROMAN BANK. HOUBEARH BANK
SPALDING. LINES.

Please complete **EARLIER APPLICATION No.** This application **cannot be considered** unless the relevant reference is stated	H09/1035/93
Building Regulation reference relating to same development	—

2. Please tick **one** box only

A		B
Amendment is proposed where permission already granted. If yes, submit two forms and two plans.	[ ] or	Amendment is to a proposal currently being considered. If yes, submit four forms and four plans. [✓]

Has a similar amendment been submitted under Building Regulations? ~~Yes~~/No

Please complete

I attach the necessary plans and request that the changes described below be accepted as an amendment. I understand that the Council may require a fresh application, together with fee if appropriate.

Signed ..... Date 7.12.93

3. Please complete in block letters **FULL DESCRIPTION OF DEVELOPMENT IN ORIGINAL APPLICATION**	ERECTION OF DWELLING WITH ACCESS + PARKING AREAS PLUS DEMOLITION OF EXIST BUILDING ON SITE
State details of amendments proposed (Give a full detailed list of the changes, and also mark these clearly on the accompanying plans)	description. ERECTION OF DWELLING INCLUDING MEANS OF ACCESS, PLUS DEMOLITION OF EXISTING BUILDING ON SITE
State drawing no's of the current submission	9338/1C
Has this amendment been requested by the Council? (If so, state Officer dealing with the application)	YES. Mr Godley
Describe any part of the original development which is excluded by virtue of the amendment, and state any alteration to plot numbers	—

AMENDMENT RECORD SHEET – LIVE APPLICATION

Admin

Validation:

Inadequate/Inappropriate ☐

Clarification/Details required:

Appears valid ✓ KL

Registered .....

Terminal date/committee updated ..... ✓ 13/12

DC Procedural Assessment

Is the information given correct? Yes/~~No~~ (If No, state above what details are needed)

Has this amendment been requested? Yes/~~No~~ *

If Yes, is it what was asked for? Yes/~~No~~ *

Who do you need to reconsult as a result of this amendment? PC (13/12) WM Press Residents Other – None ☐

Is it an amendment in principle? Yes/~~No~~

Is it the same character/description for fee purposes? Yes/~~No~~ (Refer to Admin ?)

If No, but Yes to (*) requested :-

Do development objectives outweigh financial objectives? Yes/No Confirmed.....

REJECTED as an amendment – new application needed

Confirmed: .....

Notes/Advice/Rejection Reason:

☐ Tick if you wish this note to be a paragraph in the Rejection Notice

AUTHORISED to treat as amendment

Confirmed: ....MC..... 13/12

Superseded details removed ✓

Give a revised description if the details accepted are different to the submission:

Please amend description as shown on front sheet.

Acceptance issued: ✓ 14/12

Public register updated:

DC Professional Assessment

NOTES:

BRIAN SMITH Dip TP MRTPI
Director 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: H09/1035/93

Applicant: D A & R J Foster
c/o Rose Dale
Roman Bank
Holbeach Bank
Spalding, Lincs

Agent: Loweth Cowling Design
16 Fleet Street
Holbeach
Spalding
Lincs

Description: Erection of dwelling including means of access, plus demolition of existing building on site

Location: Roman Bank
Holbeach Bank
Spalding
Lincs

Amendment: Omit parking areas from description (drawing number 9338/1C)

13-DEC-93

Dear Sir/Madam

ACKNOWLEDGEMENT OF AMENDMENT

I acknowledge receipt of the amended details in respect of the above proposal. These have been incorporated into the application which will now only be considered in its amended form.

The terminal date for dealing with the application has now been extended to 31-JAN-94, based on the date of receipt of the amendment, and your rights of appeal remain as explained on the original acknowledgement.

You are reminded that revision to any submission made under the Building Regulations may also be necessary.

Yours faithfully

Director of Planning and Building Control Services

LOWETH COWLING DESIGN

16 Fleet Street,
Holbeach,
Spalding,
Lincolnshire
PE12 7AF
Telephone: (0406) 22126

SOUTH HOLLAND D.C.
PLAN DEPT.
07 DEC 1993
REF 1035/93

SHDC.
Plans Dept.
Priory Road
Spalding. Lincs.

7th Dec 93.

F.A.O. D.M. Godfrey Esq.

Dear Sir.

Ref. H09/1035/93.

Further to yours of the 6th Dec 93 ref. above we hereby agree to the revised description as follows. "Erection of dwelling including means of access, also demolition of existing building on site.

Revised Block plans and amendment forms are also enclosed.

We trust that you will be able to proceed as soon as you are able with this application.

Yours faithfully.

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

SOUTH HOLLAND DISTRICT COUNCIL

Application no: H09/1035/93

Applicant: D A & R J Foster
c/o Rose Dale
Roman Bank
Holbeach Bank
Spalding, Lincs

Agent: Loweth Cowling Design
16 Fleet Street
Holbeach
Spalding
Lincs

Description: Erection of dwelling with access and parking areas, plus demolition of existing building on site

Location: Roman Bank Holbeach Bank
Spalding Lincs

Type: OUTLINE

Date received: 01-NOV-93

05-NOV-93

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 19-NOV-93. 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

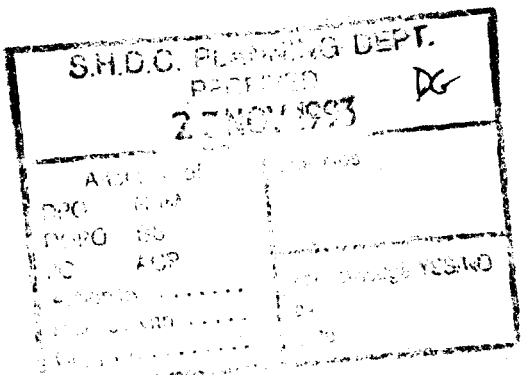
Clerk to Holbeach PC
Parish Council Office
2 Spalding Road, Holbeach
Spalding, Lincs

FOR PARISH COUNCIL USE ONLY

Comments:

Supported.

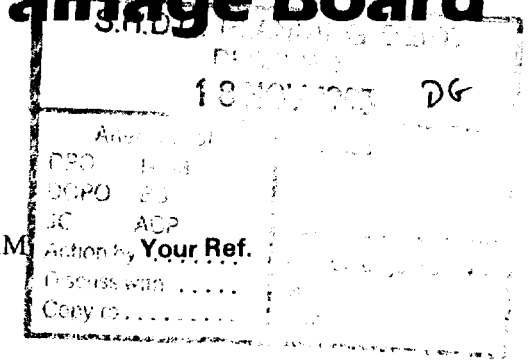
Signed:



DPO

SOUTH HOLLAND
Internal Drainage Board

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



Please contact: Mr. Staines

Tel: Holbeach (0406) 24933
Fax: (0406) 26501

Our Ref. RS/PA-P/1035/93/JAM **Your Ref.**

Date 17 November 1993

Dear Sirs,

OUTLINE PLANNING APPLICATION - D.A. & R.J. FOSTER
DWELLING AT ROMAN BANK, HOLBEACH BANK

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 and prospective purchasers attention.

The watercourse along the sites Northern boundary is my Board's Peartree Drain and the Board's Byelaws as summarised on the enclosed standard conditions apply and must be brought to your clients attention. I am pleased to confirm the siting of the dwelling and septic tank conform with my Board's requirements but I must be informed when works are due to commence in order the indicated clearance can be verified on site.

With regard to the provision of plot boundary fencing, my Board will raise no objection to this being erected provided it terminates at least 1 metre from the brink of the watercourse and is of a temporary nature in order it can be easily removed at no cost to my Board should the need arise. Your client and prospective purchasers must however be informed that the Board's prior permission must be sought for any future works alongside the Board's watercourse as set out in clause 1 of the enclosed conditions.

I note soakaway drainage systems are intended in respect of which the consent of the National Rivers Authority may be required. It is suggested 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.

The contribution rate is currently £138 per dwelling drained via a direct outfall and subject to an engineering and administration fee of £35 and V.A.T., although these figures are subject to periodic review.

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

Yours faithfully,

JTE

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

ENGINEER TO THE BOARD

Loweth Cowling Design
16 Fleet Street
Holbeach
Spalding
Lincs

Mr D M Gedney

DMG/LAC
H09/1035/93

6 December 1993

Dear Sir

Planning Application H09/1035/93 - Erection of Dwelling With Access and Parking Areas, Plus Demolition of Existing Building On Site, Roman Bank, Holbeach Bank (D A & R J Foster).

I refer to the above application submitted by yourself.

It is my opinion that the most appropriate form of development upon the site is a replacement cottage positioned slightly further forward than that shown on the indicative layout. Since this may influence the layout/design of the parking area it is considered that this should be deleted from the current application.

Pursuant to the above, therefore, could you please confirm whether or not you would be agreeable to the following amended description; namely, "erection of dwelling including means of access, plus demolition of existing building on site".

I look forward to your response in respect of the above as soon as possible so that I am in a position to proceed with the application.

Yours faithfully

N R Midlen
Principal Planning Officer
Development Control

LINCOLNSHIRE COUNTY COUNCIL
DEPARTMENT OF HIGHWAYS AND PLANNING

FORM NO: H/A/3B

To: South Holland District Council Application Reference H09/1035/93.

Form of notification by the County Director of Highways and Planning for DEVELOPMENT AFFECTING HIGHWAYS

With reference to the application dated
relating to the following proposed development:

1. National Grid Reference of a central point on site

	horizontal			vertical		
	3	6	3	2	7	8.

2. Address or location

Roman Bank Herbaich Bank.

3. Name, classification and number of road

III

4. Date application referred 10-11-93

5. State whether outline, detailed application etc.

OL.

6. Description of proposed development/change of use including access details

Erection of Dwelling with Access
Plus Demolition of Existing Building

7. Delete as appropriate

Notice is hereby given under the provisions of article 15 of the Town and Country Planning General Development Order, 1988, that the County Council as local highway authority:—

a. ~~Does not wish to restrict the grant of permission~~.

b. (b.) Requests that any permission given by the local planning authority shall include the conditions shown overleaf.

c. ~~Requests that the local planning authority refuse the application (reason overleaf).~~

d. ~~Requests the local planning authority to complete Form T.R. 108 para 10b as shown overleaf.~~

Date: 12-1-93 Signed: [signature]
Director of Highways and Planning

CONDITIONS:—

Delete as appropriate

(i) For applications where items are to be reserved for subsequent approval in consultation with the Director of Highways and Planning

(ii) For other applications

(i) B22.

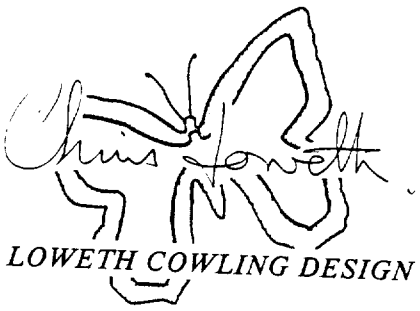
Delete as appropriate

(i) REASONS FOR a, b, or c overleaf

(ii) COMMENTS FOR FORM T.R. 108 para 10b

(1) B21

Note:— use continuation sheet(s) as necessary.

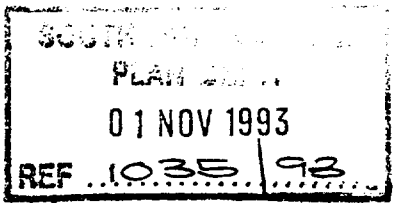


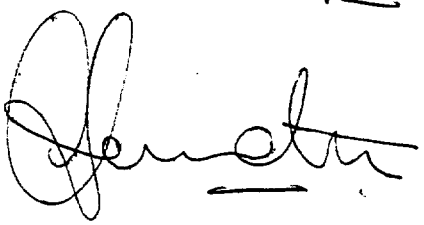
LOWETH COWLING DESIGN

16 Fleet Street,
Holbeach,
Spalding,
Lincolnshire
PE12 7AF
Telephone: (0406) 22126

with compliments

Application documents ref. site at Roman Bank, Holbeach Bank.





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

SOUTH HOLLAND DISTRICT COUNCIL

AMENDED PLANS RECEIVED

Application no: H09/1035/93

Applicant: D A & R J Foster
c/o Rose Dale
Roman Bank
Holbeach Bank
Spalding, Lincs

Agent: Loweth Cowling Design
16 Fleet Street
Holbeach
Spalding
Lincs

Description: Erection of dwelling including means of access, plus demolition of existing building on site

Location: Roman Bank Holbeach Bank
Spalding Lincs

Type: OUTLINE

Date received: 01-NOV-93

13-DEC-93

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 27-DEC-93. 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:

Support - Provided there is sufficient room.

Signed:

G 11/1

S.H.D.C. PLANNING DEPT.
RECEIVED
20 JAN 1994 DG
Plans.
YES/NO

EXISTING HAWTHORN HEDGES SHOWN THUS ≈≈≈≈

NEW PLANTING AND FENCING TO H/A REQUIREMENTS.

NOTE. EXISTING DERELICT COTTAGES ON SITE OF PROPOSED TO BE REMOVED.

THIS SITE APPROVED UNDER H09/0179/93.

DETERMINED PLAN

~~COTTAGE~~ TYPE DWELLING INDICATIVE LAYOUT SITING AS REQD BY SHDC.

SEPTIC TANKS SHOWN THUS ⊕.

COTTAGE TYPE SINGLE 2 STOREY DWELLING OF 1000 SQFT

SEPTIC TANK SHOWN THUS ⊕.

SHDC DRAIN.

SHDC BUILDING LINE 9M.

NORTH

ROMAN BANK.

GRAVEL FINISH TO TURNING HEADS.

NEW ACCESS POINT WITH TURNING HEAD ALL TO HIGHWAY REQUIREMENTS.

TP.

VELMORA.

THE SITE

SOUTH HOLLAND D.C.
PLAN DEPT.
07 DEC 1993
REF 1035/93

BLOCK PLAN.

SCALE 1:500.

LOWETH COMPLNTG. DESIGN.

DWG. 9338/1A

CDUG 22126.C

BRIAN SMITH Dip TP MRTPI
Director of Planning & Building Control Services
Pla & Building Control Department,
Council Offices,
Priory Road, Spalding,
Lincolnshire. PE11 2XE

Telephone: (0775) 761161
Fax: (0775) 710772

SOUTH HOLLAND DISTRICT COUNCIL

VAT Reg No 121 5277 01

OFFICIAL RECEIPT - APPLICATION FEES

Receipt No : P3452
Date received : 01-NOV-93

Received from

Loweth Cowling Design

Address

16 Fleet Street
Holbeach
Spalding
Lincs

Fee paid	£	120.00
VAT	£	0.00
Total received	£	120.00

Cash/Cheque : Cheque

Signed.....S Dicks.....
(Authorised Collector)

