FILE COPY

SOUTH HOLLAND DISTRICT COUNCIL

Chris Simpkins
Chief Executive
Terry Huggins
Director of Customer Services
Bob Atkins
Director of Corporate Services

Town and Country Planning Act 1990

Planning Permission

Reference: H11/0280/02 Received: 08-MAR-02 Type: FULL

Name: W H Kerkham (Rhoon) Ltd.
Rhoon Farm
Terrington St Clements
Norfolk
PE34 4JA

Agent: W H Kerkham (Rhoon) Ltd.
Rhoon Farm
Terrington St Clements
Norfolk
PE34 4JA

Description: Change of use from agricultural buildings/yard to HGV operating centre (part retrospective)

Location : Pear Tree Farm 153 St James Road
Long Sutton

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 use hereby permitted shall be carried out only by Souters Transport and shall be for a maximum period of 3 years from the date of this decision notice.

Reason: To enable the Local Planning Authority to review the situation and/or consider what effect a change of operator would have upon the nature of the haulage business presently carried out.

2 The number of heavy goods vehicles upon the site at any one time shall not exceed 8 and such vehicles shall not enter or leave the site between 1900 hours and 0600 hours, nor at any time on Saturdays, Sundays, Bank or Public Holidays.

Reason: In the interests of highway safety and also the amenity of nearby residential property.

3 Within 28 days of the date of this decision the roadside hedge to the south-west of the access to the site shall, for a distance of no less than 120 metres from the centreline of the access, be lowered to a height of no more than 1.05 metres above the carriageway and shall be so maintained thereafter.

Reason: To provide adequate visibility for drivers leaving the site.

Council Offices
Priory Road
Spalding
Lincolnshire
PE11 2XE

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Fax: (01775) 711253
Email: Info@sholland.gov.uk

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4 Within 28 days of the date of this permission the existing entrance gates shall be set back a distance of at least 15 metres from the edge of the carriageway and shall open inwards towards the site.

Reason: To allow heavy goods vehicles to be parked wholly clear of the public highway whilst the gates are being opened or closed, in the interests of highway safety.

5 No machinery shall be operated and no loading/unloading undertaken between 1900 hours and 0730 hours, nor at any time on Saturdays, Sundays, Bank or Public Holidays.

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

6 No static HGV refrigerated units shall be operated on the site other than by means of mains electric power supply.

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

7 Any noise from fixed plant and equipment on the premises shall not exceed a level equivalent to 35db LA eq 15 minutes when measured at a height of 1.5 metres at any residential façade unassociated with the site.

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

The determined plans are:
1:1250 site plan received on 22 Jul 02.

Any future applications to increase the number of vehicles upon the site may not be favourably considered by the Local Planning Authority because of the likely impact upon the amenity of nearby residential property and also highway safety.

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Head of Planning & Development
09 SEP 2002

H11/0280/02

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.

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Town and Country Planning Act etc

DRAFT PERMISSION

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Agent: W H Kerkham (Rhoon) Ltd.
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Description: Change of use from agricultural buildings/yard to HGV operating centre (part retrospective)

Location : Pear Tree Farm 153 St James Road
Long Sutton

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

1 The use hereby permitted shall be carried out only by Souters Transport and shall be for a maximum period of 3 years from the date of this decision notice.

Reason: To enable the Local Planning Authority to review the situation and/or consider what effect a change of operator would have upon the nature of the haulage business presently carried out.

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The determined plans are:

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Head of Planning & Development
05 SEP 2002

H11/0280/02