SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Planning Permission

Reference: H11/1178/93 Received:15-DEC-93 Type:PERMISSION RENEWAL

Name: Lincs County Council
Dept Highways & Planning
4th Floor, City Hall
Beaumont Fee
Lincoln LN1 1DN

Agent: Robert Doughty Consultancy
32 High Street
Helpringham
Sleaford
Lincs NG34 ORA

Description: Erection of dwellings and construct accesses (Renewal of deemed consent H11/1061/90).
Location : Rear of Former Primary School Bull Lane Long Sutton Spalding

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 Before any development is commenced on site, details of the siting, design and external appearance (including materials) of the proposed dwellings and any garages and of the means of access thereto, and of all boundary walls, fences and other means of enclosure, shall be submitted to and approved by the Local Planning Authority.

Reason: The proposal is in "outline" form.

2 Before any development is commenced the approval of the Local Planning Authority is required to:
(i) a *specification of the type of construction proposed for roads and/or footways;
(ii) a programme for the making up of the roads and/or footways;
(iii) details of the method and means of disposal of surface water;
(iv) detailed plans to a scale of 1/500 showing the layout of the roads and footways together with longitudinal sections to a scale of 1/500 horizontal and not less than 1/100 vertical showing the gradients of carriageways and full details of surface water drainage proposals. (Cross-sections taken at not more than 30 metres intervals normal to the proposed carriageway plotted to a scale of 1/100 natural will also be required where the adjoining ground levels will vary 0.5 metres plus from the proposed finished footway levels of the estate road);
(v) details of all proposed services showing location within the highway in accordance with the Report of the Joint Committee on the location of underground services published by the Institute of Civil Engineers in 1963.
*This specification shall be such as to enable the Local Highway Authority in due course to take over the roads and/or footways as highways maintainable at the public expense

Reason: To ensure an adequate standard of access to the estate in the interests of local amenity and convenience.

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)

3 No dwelling to which this permission relates shall be commenced unless or until the carriageway basecourse and kerb foundation of the new estate roads onto which it fronts, is adjacent to, or gains access from, has been constructed to the satisfaction of the Local Planning Authority.

Reason: To enable the position of the dwelling(s) and associated estate road(s) in the layout to be fixed more accurately in the interests of the proper planning of the area.

4 Before any development is commenced the approval of the Local Planning Authority is required to the detailed design of the scheme to provide for the satisfactory disposal of highway surface water run-off from the development; and such scheme as approved shall be carried out before any building is occupied.

Reason: To ensure that highway surface water run-off from the development will not adversely affect, by reason of flooding, the amenity of nearby land.

5 Before the accesses to any plot fronting Bull Lane are brought into use provision shall be made within the site to the satisfaction of the Local Planning Authority for a motor vehicle to turn to enable it to enter and leave the highway in forward gear.

Reason: In the interests of the safety and convenience of traffic using Bull Lane.

6 When application is made to the Local Planning Authority for approval of the "reserved matters", that application shall be accompanied by a scheme of landscaping and tree planting (indicating, inter alia, the number, species, height on planting and positions of all the trees) in respect of the land to which that application relates; and such scheme shall require the approval of the Local Planning Authority before any development is commenced. Such scheme as approved by the Local Planning Authority shall be carried out in its entirety within the period of 12 months beginning with the date on which development of that land is commenced (or within such longer period as may be agreed in writing with the Local Planning Authority). All trees, shrubs and bushes shall be adequately maintained for the period of 10 years beginning with the date of completion of the scheme and during that period all losses shall be made good as and when necessary.

Reason: In the interests of visual amenity.

7 No trees or shrubs on the site shall be lopped, topped, felled or uprooted Any trees dying or becoming dangerous shall be replaced with trees of such size and species as may be agreed in writing with the Local Planning Authority.

Reason: The trees, which are subject to a Tree Preservation Order, make a valuable contribution to the street scene.

Attention is drawn to the requirements of:

SOUTH HOLLAND DISTRICT COUNCIL

(i) National Rivers Authority in their letter of 12 October 1990 (reference 90/1/LCC/0135) addressed to Lincolnshire County Council.
(ii) Anglian Water Services Ltd in their letter of 15 October 1990 (reference SH/90066) addressed to Lincolnshire County Council.

Attention is drawn to the fact that the Victorian former infant school fronting Bull Lane, and the former school's brick boundary walls, are 'listed' as Buildings of Special Architectural or Historic Interest. It is an offence to carry out any works for any demolition, or alteration or extension affecting their character, unless Listed Building Consent for such works is first obtained from the South Holland District Council.

The development should include measures (i.e. layout, design, dwelling types) which provide protection against the activities of the commercial garage immediately to the north.

Director of Planning and Building Control Services
07-MAR-94 H11/1178/93

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)

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 14 Dec., 1993

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**

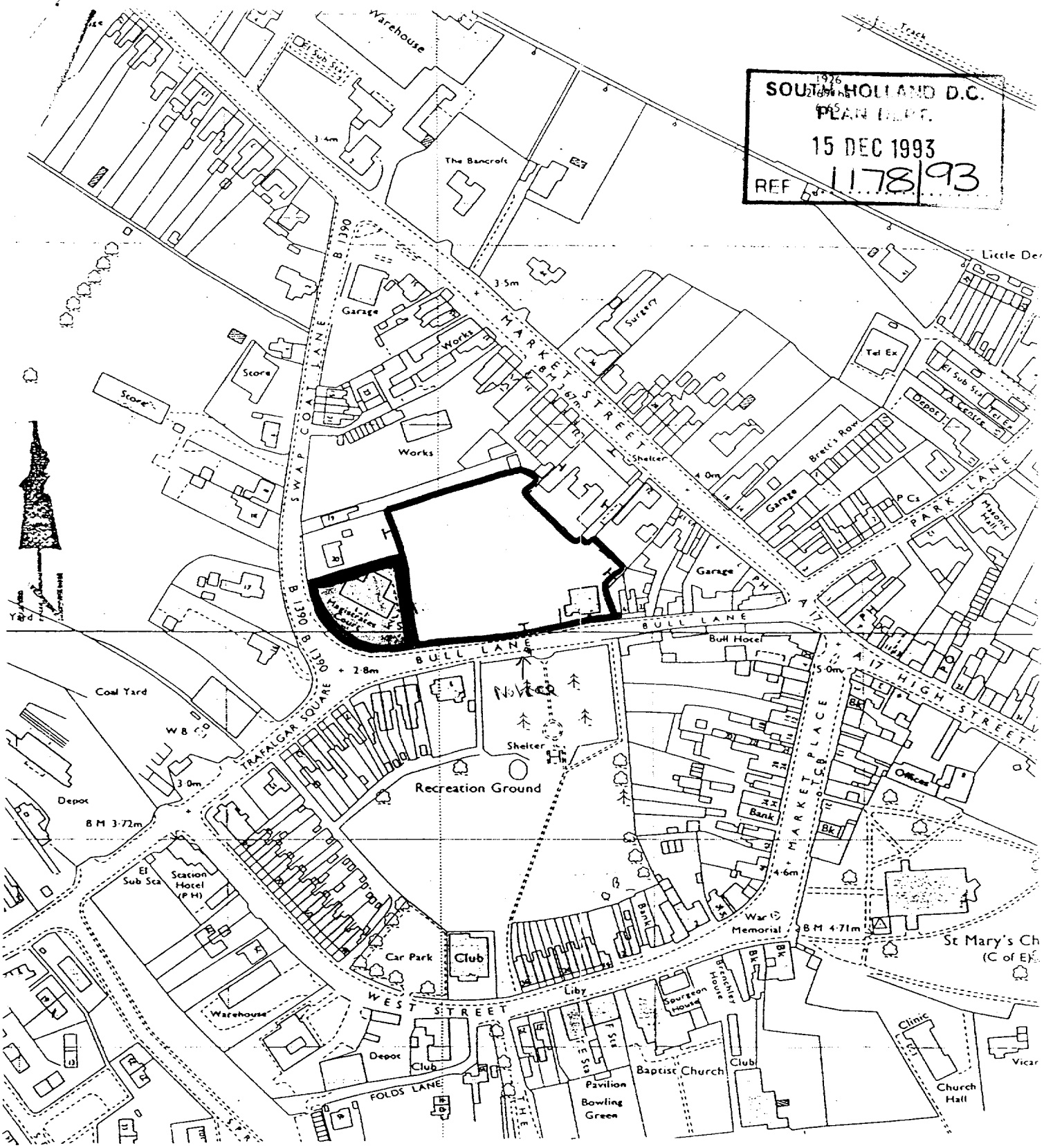
If the land is not in agricultural use complete Certificate 1.
If the land is agricultural, but farmed by the owner and there is no agricultural tenant, complete Certificate 1.
If the site does relate to an agricultural holding, you must give notice to the tenant, and complete Certificate 2. If you are 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 14 Dec., 1993

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 .....



SOUTH HOLLAND D.C.
PLAN DEPT.
15 DEC 1993
REF 1178/93

Disposal of former C.P. School - LONG SUTTON.

T.M.T. Hopkins FRICS
Director of Property Services

Lincolnshire

LINCOLNSHIRE COUNTY COUNCIL
County Offices Lincoln
Reproduced from/Based upon the O.S. Map with the sanction of the Controller of H.M. Stationery Office.
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For Illustrative Purposes Only
Approved
Scale 1:2500
Date 4/1/1988 A4/1283/10

DETERMINED
PLAN

DC INSTRUCTION SHEET

APPLICATION REF: H11/1178/93

Directions

Art 7 ☐ RM checklist

	Sit	Des	Ext	Acc	Land
Previous					
Current					
Required					

EA ☐ Reg4 – ☐ Scale dwg: Highway S/W: Agric appraisal:

LB ☐ Advt ☐

Details needed: (Non-std only)

Other.....

Direction authorised by Senior Officer..... Date.....

Revalidation after Direction

Information satisfactory Signed..... Date.....

Valid date:

Amended description

Superseded plans indicated ☐

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

Precise details:

Extra Consultations/Publicity Required

☐ None identified initially

RECONSULTS (revalidated) ☐

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

All

Press
PC
WM
Residents

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 WAT	Env Services	✓	
	NRA	.....	
	IDB	.....	
	Env Assess	☐ G ENV (See separate sheet)	
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:

Affects setting of Listed Buildings (Old Primary School, 21, 23, 25 + 27 Market St) + also Conservation Area. + 19 Swap Coat Lane 20 Swap Coat Lane Rover Exchange Garage

Case Officer: David Gosney

Senior Officer Confirmed ..... Date 20/12

Recorded DC....

.COMMENDATION/DECISION

NON-DETERMINATION

Permitted Dev (or equiv) .....
Non Development (or equiv) .....
Non Response after Direction .....

Senior Officer confirmed .....

Withdrawn .....

COMMITTEE

Confirmed as agenda

SUB-COMMITTEE

Confirmed as agenda .....

DPBCS AUTHORISED

Decision Issue confirmed .....

DELEGATED DECISION

Case Officer

Approve (or equiv) Refuse (or adverse)

Signed ..... Date.....

Notes:

☐ Disabled
☐ Prev conditions
☐ Amended plans –
Dwg no:
Received:

CONDITIONS/REASONS:

Condition monitoring:

non-std expiry .....
prior submission
prior siteworks ☐
works/use restricted ✓

Determined plans indicated ☑
Departure approval confirmed ☐
Flag for on-site review ☐

ADMIN RECORD SHEET

Initial

Submitted Fee £60

Receipt No P36029

Date first Rec'd 15 DEC 1993

Registration

Reference H11/1178/93

Cross-Ref /

Date 16-DEC-93 JAC

Validation

TYPE REN.

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 ☐
Discounted ☐
Previous app – ref:
Type of app
Reason:

Additional £
Refund £
Receipt No
Voucher No
Date
Date

Information

Index sheet [illegible] OS Plots
Grid ref 54[illegible] 3[illegible]

Ward [illegible] Parish [illegible]

Inside IBD [illegible] Inside LP area [illegible]

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

Linked to site Ref 1880 ☐
Linked to property Ref ☐
Dist Bound ☐
Other: ☐

Planning Records:
Earlier apps

1061/90

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

APPLICATI REFERENCE: H11/1178/93 DATE RECEIVED: 15-DEC-93

TYPE: Permission Renewal

DESCRIPTION: Erection of dwellings and construct accesses (Renewal of deemed consent H11/1061/90)

LOCATION: Rear: Former Primary School, Bull Lane, Long Sutton

APPLICANT: Lincolnshire County Council AGENT: R Doughty Consultancy

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REASON FOR COMMITTEE CONSIDERATION

Resident objection.



RECOMMENDATION

Grant permission, subject to conditions.

COMMENTS

1 Site within Conservation Area. Listed Buildings (including old primary school) located to the north east of the site. Trees along southern western and northern boundaries are the subject of a Tree Preservation Order.

2 It is considered that there has been no material change in planning circumstances since the original permission as to justify an alternative decision.

3 It is my opinion, however, that an additional note should be attached advising the applicants that the development should include measures which provide protection against the activities of the commercial garage immediately to the north.

REPRESENTATIONS

Parish Council: No objections - would welcome development of this site.

Environmental Services: Any development for this site should include measures (ie, layout, design, dwelling types) which provide protection against the activities of the commercial garage immediately to the north.

Public: Owner/Occupier of Richmond Lodge, Lutton Gowts objects because she considers the proposal does not enhance a Conservation Area.

SCHEDULE CONDITIONS

1 SCA Before any development is commenced on site, details of the siting, design and external appearance (including materials) of the proposed dwellings and any garages and of the means of access thereto, and of all boundary walls, fences and other means of enclosure, shall be submitted to and approved by the Local Planning Authority.
Reason: The proposal is in "outline" form.

2 C1 (Estate development - highway requirements)

3 C2a (Road construction) ... constructed to the satisfaction of the Local Planning Authority.

4 C3 (Surface water run-off)

5 B21 (Turning space) ... Before the accesses to any plot fronting Bull Lane are brought into use ...
Reason: In the interests of the safety and convenience of traffic using Bull Lane.

6 SCB When application is made to the Local Planning Authority for approval of the "reserved matters", that application shall be accompanied by a scheme of landscaping and tree planting (indicating, inter alia, the number, species, height on planting and positions of all the trees) in respect of the land to which that application relates; and such scheme shall require the approval of the Local Planning Authority before any development is commenced. Such scheme as approved by the Local Planning Authority shall be carried out in its entirety within the period of 12 months beginning with the date on which development of that land is commenced (or within such longer period as may be agreed in writing with the Local Planning Authority). All trees, shrubs and bushes shall be adequately maintained for the period of 10 years beginning with the date of completion of the scheme and during that period all losses shall be made good as and when necessary.
Reason: In the interests of visual amenity.

7 SC28 (Protection of existing trees)
Reason: The trees, which are subject to a Tree Preservation Order, make a valuable contribution to the street scene.

Notes

1 8 SNA Attention is drawn to the requirements of:
(i) National Rivers Authority in their letter of 12 October 1990 (ref. 90/1/LCC/0135) addressed to Lincolnshire County Council.
(ii) Anglian Water Services Ltd in their letter of 15 October 1990 (ref. SH/90066) addressed to Lincolnshire County Council).

2 9 SNB Attention is drawn to the fact that the Victorian former infant school fronting Bull Lane, and the former school's brick boundary walls, are 'listed' as Buildings of Special Architectural or Historic Interest. It is an offence to carry out any works for any demolition, or alteration or extension affecting their character, unless Listed Building Consent for such works is first obtained from the South Holland District Council.

3 10 SNC The development should include measures (ie. layout, design, dwelling types) which provide protection against the activities of the commercial garage immediately to the north.

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

H11/1178/93

PERMISSION RENEWAL

Applicant: Lincs County Council
Tel: 0522 552222

Agent: Robert Doughty Consultancy
0529 421 646/7

Description: Erection of dwellings and construct accesses (Renewal of deemed consent H11/1061/90).

Location: Rear of Former Primary School
Bull Lane
Long Sutton
Spalding

Valid date:	15-DEC-93	Terminal date:	09-FEB-94
Target dates:		Target Committee:	25-JAN-94
To case officer	22-DEC-93	Report deadline:	11-JAN-94
Inspected by	29-DEC-93	Agreed TD Ext:	
Extra contacts	05-JAN-94	Case Officer:	
Report if not clear by	19-JAN-94		D M GEDNEY

DEVELOPMENT/CONSTRAINTS

Size:
Category: Newbuild
Listed building:
Conservation Area: LONG SUTTON

Other Constraints: TPO

CONSULTATIONS CARRIED OUT

	Sent	Expiry	
Owner/Occupier, 19 Swap Coat Lane	23-DEC-93	13-JAN-94	
Owner/Occupier, 20 Swap Coat Lane	23-DEC-93	13-JAN-94	
Owner/Occupier, 21 Market Street	23-DEC-93	13-JAN-94	
Owner/Occupier, 23 Market Street	23-DEC-93	13-JAN-94	
Owner/Occupier, 25 Market Street	23-DEC-93	13-JAN-94	
Owner/Occupier, 27 Market Street	23-DEC-93	13-JAN-94	
Rover Exchange Garage, Swap Coat Lane	23-DEC-93	13-JAN-94	
Site/Press Advert SLB	04-JAN-94	25-JAN-94	✓
Clerk to Long Sutton 0406 362402	20-DEC-93	03-JAN-94	
Dir of Environmental	23-DEC-93	06-JAN-94	
Cllr D A Tennant	20-DEC-93	27-DEC-93	
Cllr E J Clarey 0406 363141	20-DEC-93	27-DEC-93	
Cllr M D Booth 0406 350034	20-DEC-93	27-DEC-93	

L.C.C - Obs Attached

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

H11/1178/93

PERMISSION RENEWAL

Applicant: Lincs County Council
Tel: 0522 552222

Agent: Robert Doughty Consultancy
0529 421 646/7

Description: Erection of dwellings and construct accesses (Renewal of deemed consent H11/1061/90).

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Spalding

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Inspected by	29-DEC-93	Agreed TD Ext:	
Extra contacts	05-JAN-94	Case Officer:	
Report if not clear by	19-JAN-94		D M GEDNEY

DEVELOPMENT/CONSTRAINTS

Size:
Category: Newbuild
Listed building:
Conservation Area:

Other Constraints: TPO

CONSULTATIONS CARRIED OUT

		Sent	Expiry
Site/Press Advert MIN		24-DEC-93	14-JAN-94
Clerk to Long Sutton	0406 362402	20-DEC-93	03-JAN-94
Cllr D A Tennant		20-DEC-93	27-DEC-93
Cllr E J Clarey	0406 363141	20-DEC-93	27-DEC-93
Cllr M D Booth	0406 350034	20-DEC-93	27-DEC-93

L.C.C – Obs Attached JCS 22/12/93

32 High Street
Helpringham
Sleaford
Lincolnshire
NG34 0RA

Telephone
0529 421 646/7
Facsimile
0529 421 358

For the attention of Mr D Gedney

Director of Planning
South Holland District Council
Council Offices
Priory Road
SPALDING
Lincolnshire PE11 2XE

Robert Doughty Consultancy

Lincoln House
56/58 Clasketgate
Lincoln
LN2 1JZ

Telephone
0522 542330
Facsimile
0522 542331

31 January 1994

Dear Sir

LAND AND BUILDINGS CONSULTANCY
RENEWAL OF PLANNING PERMISSIONS RELATED TO DISUSED PRIMARY SCHOOL SITE, LONG SUTTON

Further to your letter dated 27 January 1994 relating to permission renewal application H11/1178/93 please find enclosed the requested information, comprising:

1. A copy of a letter from the National Rivers Authority, reference 90/1/LCC/0135

2. A copy of a letter from Anglian Services Limited, reference SH/90066.

Should you require any further information please do not hesitate to be in touch.

Yours sincerely

James R Blakey

S.H.D.C. PLANNING DEPT.
RECEIVED
- 1 FEB 1994 DG

Your reference	H11/1178/93
Our reference	258/2/1 JRB AKD
Please contact	Helpringham

Planning
Architecture
Landscape Architecture

Principal, Robert Doughty
Dip TP, MRTPI
Dip LD, ALI

VAT Reg No 364 7780 17

Beaumont Fee
LINCOLN
LN1 1DN

NRA

National Rivers Authority
Anglian Region

12 October 1990

Our Ref. 90/1/LCC/0135

COPY

Dear Sir

PLANNING APPLICATION NO. PL/LCP11/LMS
PROPOSED RESIDENTIAL DEVELOPMENT AT FORMER CP SCHOOL, BULL LANE, LONG SUTTON, FOR LINCOLNSHIRE COUNTY COUNCIL

With regard to the above-mentioned application received on 4 Ooctober 1990, I would inform you that the NRA Anglian Region has the following observations to make on the proposal:

Foul and surface water drainage from the proposed development should be connected to the main sewers.

If there is not a foul or surface water sewer available to serve this development than we must be consulted.

For your information, we enclose a copy of a letter dated 9 October 1990, received from South Holland Internal Drainage Board, who were also consulted about the application.

Yours faithfully

R F MORGAN
Planning Engineer

Anglian Water Services Ltd.

P.O. Box 62
Waterside House
Waterside North
Lincoln LN2 5HA

Telephone (0522) 525231

Facsimile (0522) 544088

Director of Highways & Planning
Lincolnshire County Council
City Hall
Beaumont Fee
LINCOLN
LN1 1DN

COPY

Our ref SH/90066

Your ref 2274/IJW/SSD

15-OCT-90

Dear Sir,

Proposal : ERECT DWELLINGS AND CONSTRUCT ACCESSES
Location : REAR OF FORMER COUNTY PRIMARY SCHOOL, BULL LANE, LONG SUTTON
Applicant : LINCOLNSHIRE COUNTY COUNCIL

With regard to the above-mentioned Application, I would inform you that whilst Anglian Water have no objections to raise in principle to the proposals, I wish to make the following observations.

The South Holland District Council's Engineer, as Anglian Water's Agents for sewerage matters should be consulted with regard to the availability, and capacity of sewers in this area.

The existing water distribution system is unable to supply the proposed development and substantial off-site works would need to be undertaken at the expense of the developer.

The developer is advised to discuss the provision of a water supply and should contact the Northern Division's Sleaford Area Office at Westgate House, Westgate, Sleaford, Lincolnshire NG34 7RB.

There is a water main either crossing or adjacent to the site of the proposed development. Therefore no part of any building shall be erected within 5 metres of the main and the developer must contact the Customer Services Manager to discuss the matter before work commences. This will ensure that no damage results to the water main.

The views expressed above relate only to the interests of the Anglian Water Services Ltd and do not include those of the National Rivers Authority on land drainage and associated matters.

Yours faithfully,

Les Outram
Principal Engineer
(Development Liaison)

R Doughty Consultancy
32 High Street
Helpringham
Sleaford
Lincs NG34 0RA

Mr D M Gedney

DMG/Jk/H11/1178/93

258 2 1 RD AKD

27 January, 1994

Dear Sirs

Permission Renewal Application H11/1178/93 - Erection of Dwellings and Construct Accesses (Renewal of Deemed Consent H11/1061/90), Rear of Former Primary School, Bull Lane, Long Sutton (Lincs County Council)

I refer to the above application recently submitted by yourselves.

It is noted on the Deemed planning permission (ref: H11/1061/90) that a note has been attached drawing attention to the requirements of:

1 The National Rivers Authority and their letter of 12 October, 1990 (ref: 90/1/LCC/0135) addressed to the Lincolnshire County Council.

2 Anglian Water Services Limited in their letter of 15 October 1990 (ref: SH/90006) addressed to Lincolnshire County Council.

Pursuant to the above, copies of the said letters are therefore required to enable the District Council to determine the terms of the original permission and to assess whether or not it should be renewed. I would therefore be most grateful if you could forward the above by 2 February, so that I am in a position to write a report for the next Planning Committee meeting to be held on 16 February, 1994.

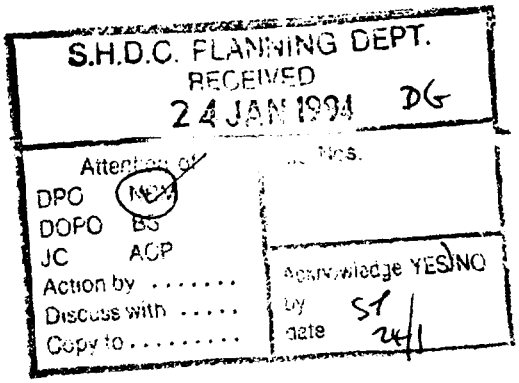
Yours faithfully

N R MIDDLEN
Principal Planning Officer (Development Control)

OBJECTION

Richmond Lodge.
Lutton Gowts.
Long Sutton. PE12 9LQ

Director of Planning & Building
Control Services.
South Holland District Council.
Spalding.
S.Lincs.



Dear Sirs,

RE H11/1179/93
H11/~~1395~~/~~90~~ 1178/93
H11/~~1061~~/~~90~~ 1180/93

With reference to the abovementioned Planning Applications I object as they do not enhance a Conservation Area

Yours sincerely.

Iris Sharp

Iris Sharp

SOUTH HOLLAND DISTRICT COUNCIL

M E M O R A N D U M

FROM: DIRECTOR OF ENVIRONMENTAL SERVICES DATE: 6.1.94

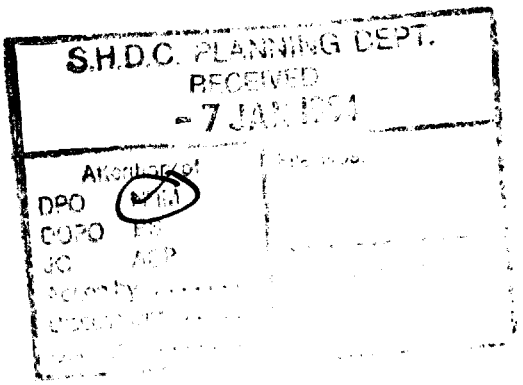
OUR REF: JC/SS/PC

TO: DIRECTOR OF PLANNING AND BUILDING CONTROL SERVICES YOUR REF:

Planning Application H11/1178/93 DC
H11/1179/93
H11/1180/93
Residential development, Bull Lane, Long Sutton

I write in response to the above renewal applications and would reaffirm that any development for this site should include measures i.e., layout, design, dwelling types which provide protection against the activities of the commercial garage immediately to the north.

for Director of Environmental Services



fp CLASSIFIED

ITEMS FOR SALE

AMIGA Computer, colour monitor, one meg, second disc drive, 150 games, many extras, perfect condition, boxed, worth over £1,000, accept £425 ono. Tel (0775) 761599.

AUTOMATIC washing machine, very good working order, £40 ono. Buyer to collect. Bourne area. Tel 0778 423451.

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9h8416

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6h8378

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10h8418

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6h8379

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3h8272

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DSP8190

PUBLIC NOTICES

PUBLIC NOTICES CONTINUED PAGE 31

PLANNING APPLICATION

NOTICE IS HEREBY GIVEN that application has been made to the Council in respect of the following proposals.

H09/1187/93 J. B. MAYES
Residential development
Land off Oakwood Glade, Holbeach, Spalding, Lincs.
OUTLINE

The following application(s) do not accord with the provisions of the relevant Development Plan.

H02/0723/93 Mr & Mrs W. J. SPEECHLEY
Erection of dwelling and garage/ outbuildings - general purpose agricultural building
Barbers Drove, South Crowland, Peterborough
OUTLINE

H14/1172/93 ROOKE AGENCIES LTD
Change of use from storage and distribution to retail, storage/ distribution and recladding to front and south elevation
Greenacres, Beck Bank, West Pinchbeck, Spalding, Lincs.
FULL

The following proposal(s) involve, or affect the setting of, a building listed by the Secretary of State for the Environment as a building of special architectural or historic interest, and/or affect the character of a Conservation Area.

H11/1178/93 LINCS COUNTY COUNCIL
Erection of dwellings and constuct accesses
(Renewal of deemed consent H11/1061/90)
Rear of Former Primary School, Bull Lane, Long Sutton, Spalding.
PERMISSION RENEWAL

H11/1180/93 LINCS COUNTY COUNCIL
Erect buildings for use as residential institution (Use Class C2)
(Renewal of deemed consent H11/1395/90)
Rear of Former Primary School, Bull Lane, Long Sutton, Spalding
PERMISSION RENEWAL

H16/1133/93 BRITISH RAIL PROPERTY BOARD
Removal of redundant northern leg of footbridge and platform and replacement of Security Boarding
Spalding Town Station, Station Approach, Spalding, Lincs.
LB DEMOLITION

Applications and plans showing the above proposals can be inspected at the Planning Department, Priory Road, Spalding, during normal office hours. Any comments should be sent to me within 21 days of this notice, quoting the relevant reference number.

B. SMITH
Director of Planning and Building Control Services
4 January, 1994.

SOUTH HOLLAND DISTRICT COUNCIL

1i8381

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NOTICE OF PROPOSED ADOPTION OF PROPOSALS FOR A STATUTORY PLAN OR FOR THE ALTERATION OR REPLACEMENT OF A STATUTORY PLAN

Town and Country Planning Act 1990

Notice of Proposed Adoption of Proposals for the Alteration of a Structure Plan

LINCOLNSHIRE STRUCTURE PLAN: ALTERATION No 2 (EMPLOYMENT — SHOPPING)

On January 1, 1994 Lincolnshire County Council adopted these plan proposals.

Copies of the adopted proposals are available for inspection

K. L. ENTERP
are holding a
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of Top Quality Sui Clothing from the Germany, Holland, France, etc
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Sales to be held WI HALL, HOLBEA THURSDAY, JANUAF and ST PETER'S CHURCH WISBECH FRIDAY, JANUARY Both 10.00am to 3.3
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Sunday Lunch 12.00 - 1
Monday-Wednesday-F evenings 8.00-10.00
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MEMBERS PLEA NOTE: CURREN MEMBERSHIP CA AND KEY MUST PRODUCED FO RENEWAL
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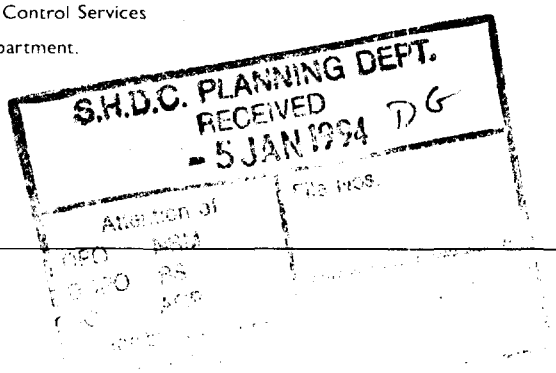
24 High Street, Spa Lincs PE11 1T

APPLES
JONAGOLD, COX, BRAMLEY, CONFERI
SOME VARIETIES 20p p
C. FRANCIS LT
OPEN 7 DAYS 9am - 5
Bear Lane, Pinchb Spalding. Tel: 723

RSC/ENGLISH ESTATES REGIONAL TOUR

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: H11/1178/93

Applicant: Lincs County Council
Dept Highways & Planning
4th Floor, City Hall
Beaumont Fee
Lincoln LN1 1DN

Agent: Robert Doughty Consultancy
32 High Street
Helpringham
Sleaford
Lincs NG34 0RA

Description: Erection of dwellings and construct accesses (Renewal of deemed consent H11/1061/90).

Location: Rear of Former Primary School Bull Lane
Long Sutton Spalding

Type: PERMISSION RENEWAL Date received: 15-DEC-93

20-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 03-JAN-94. 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 Long Sutton PC
56 Garnsgate Road
Long Sutton
Spalding Lincs
PE12 9BT

FOR PARISH COUNCIL USE ONLY

Comments:

No objections - would welcome development of this site.

Signed:

R. Batchelor

23/12/93

NRA.

S.H.D.C. PLANNING DEPT.
RECEIVED
23 DEC 1993
Attention of
DPO NEM
DDPO BS
JC ACP
Action by .....
Discuss with .....
File Nos.
Acknowledge YES/NO
by
Date

SOUTH HOLLAND DISTRICT COUNCIL

LIST OF PLANNING APPLICATIONS RECEIVED 13-DEC-93 to 17-DEC-93

(Note: This list is a summary of all applications received by the Council and may contain applications not currently available for inspection in the Public Register. The Register may be inspected during office hours, and this list should not be considered as an official consultation.)

H09/1175/93 N/C	C J Boland Foxcliffe Nealsgate Fleet Fen Spalding, Lincs Details of tree planting scheme & footway construction submitted (Conditions 2 and 5 of H09/0970/93) Jekils Bank Holbeach St Johns Spalding Lincs Type CONDITION COMPLIANCE	G R Merchant Unit 3 12A Park Road Holbeach Spalding, Lincs Date Received 13-DEC-93
H14/1176/93 N/C	Mr F Parkinson 7 Poachers Gate Pinchbeck Spalding Lincs Erection of garden shed 7 Poachers Gate Pinchbeck Spalding Type FULL	Mr F Parkinson 7 Poachers Gate Pinchbeck Spalding Lincs Date Received 15-DEC-93
H02/1177/93 N/C	Mr & Mrs E Pycroft 42 The Chase Crowland Peterborough PE6 0LN Erect detached garage (residential) 42 The Chase Crowland Type FULL	A Roffe 1 Green Lane Spalding Lincs PE11 2YB Date Received 15-DEC-93
H11/1178/93 See Previous observations	Lincs County Council Dept Highways & Planning 4th Floor, City Hall Beaumont Fee Lincoln LN1 1DN Erection of dwellings and construct accesses (Renewal of deemed consent H11/1061/90). Rear of Former Primary School Bull Lane Long Sutton Spalding Type PERMISSION RENEWAL	Robert Doughty Consultancy 32 High Street Helpringham Sleaford Lincs NG34 0RA Date Received 15-DEC-93

PLANNING APPLICATION

Notice is hereby given that application has been made to the Council in respect of the following:

LISTED BUILDING IN CONSERVATION AREA

The proposal affects a building which is listed by the Secretary of State for the Environment as a building of special architectural or historic interest and may affect the character or appearance of the Conservation Area of LONG SUTTON .

Reference No: H11/1178/93
Description: Erection of dwellings and construct accesses (Renewal of deemed consent H11/1061/90).
Location: Rear of Former Primary School
Bull Lane
Long Sutton
Spalding

Applications and plans showing the proposal(s) may be seen during office hours at the Planning Department, Council Offices, Priory Road, Spalding. Any observations should be sent to me by 25-JAN-94 quoting the above reference number.

B Smith
Director of Planning and Building Control Services

04-JAN-94

SOUTH HOLLAND DISTRICT COUNCIL

LINCOLNSHIRE COUNTY COUNCIL
DEPARTMENT OF HIGHWAYS AND PLANNING

FORM NO: H/A/3B

To: South Holland District Council Application Reference H 11/1178/93

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		

2. Address or location

Rear of Former Primary School, Back Lane, Long Sutton

3. Name, classification and number of road

UC

4. Date application referred 22-12-93

5. State whether outline, detailed application etc.

Renewal

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

Renewal of Permod Consent for Residential Development

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.) 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: 22-12-93 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

(1) C1

(2) C2(a)

(3) C3

(4) B21 (Frontage Plots)

Delete as appropriate

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

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

(1) C1

(2) C2(a)

(3) C3

(4) B21.

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

BRIA. 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

VAT Reg No 121 5277 01

OFFICIAL RECEIPT - APPLICATION FEES

Receipt No : P3629
Date received . 15-DEC-93

Received from

L C C

Address

Rear of Former Primary School
Bull Lane
Long Sutton

Fee paid	£	60.00
VAT	£	0.00
Total received	£	60.00

Cash/Cheque : Cheque

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

H11/1178/93

15 DEC 1993

32 High Street
Helpringham
Sleaford
Lincolnshire
NG34 0RA

Telephone
0529 421 646/7
Facsimile
0529 421 358

Director of Planning
South Holland District Council
Council Offices
Priory Road
SPALDING
Lincolnshire PE11 2XE

Robert Doughty Consultancy

Lincoln House
56/58 Clasketgate
Lincoln
LN2 1JZ

Telephone
0522 542330
Facsimile
0522 542331

15 December 1993

Dear Mr Smith

LINCOLNSHIRE COUNTY COUNCIL
PLANNING PERMISSION H11/1061/90 TO ERECT DWELLINGS AND CONSTRUCT ACCESSES AT LAND AT REAR OF FORMER PRIMARY SCHOOL, BULL LANE, LONG SUTTON

On 19th December 1990 planning permission was granted for the above development under reference H11/1061/90.

Would you please accept this letter as a formal application for the renewal of the permission as provided for in Regulation 3 (3) of the Town and Country Planning (Applications) Regulations, 1988.

A certificate under Article 12A of the Town and Country Planning General Development Order, 1988 is enclosed, together with a cheque incorporating the renewal application fee.

Yours sincerely

Robert Doughty

Your reference	H11/1061/90
Our reference	258 2 1 RD AKD
Please contact	Helpringham Office

Planning
Architecture
Landscape Architecture

Principal, Robert Doughty
Dip TP, MRTPI
Dip LD, ALI

VAT Reg No 364 7780 17

The General Manager,
Land and Buildings Consultancy,
County Offices,
Newland,
Lincoln,
LN1 1YQ.

Mr J Blacklock

JB/JJ H11/1178/93

V2274/JCS/KDH

15 Aug 1995

Dear Sir,

RESIDENTIAL DEVELOPMENT, BULL LANE, LONG SUTTON.

Thank you for your letter dated 4th August 1995 in respect of the above.

I see no objection in principle to the erection of 4 dwellings on the site but without more detailed plans I would not wish to comment on the acceptability of the sketch plan accompanying your letter.

I would also advise you that as the site lies within the Long Sutton Conservation Area, the Authority would not normally accept a planning application in outline for the residential development of the site.

I trust these comments will be of assistance.

Yours faithfully

N Midlen
Development Control Manager

Mr R A Fell,
8 Octagon Drive,
Wisbech,
Cambs.
PE13 1SB.

Mr J Blacklock

JB/JJ H11/1178/93

05 Mar 1996

Dear Sir,

RESIDENTIAL DEVELOPMENT - LAND OFF BULL LANE, LONG SUTTON.

I refer to your letter dated 31st January 1996 and subsequent telephone conversation with my Officer, Mr J Blacklock.

I would advise you discussions have been held with Mr R K Wilson and his advisers and the view has been expressed to them that a development comprising bungalows would be inappropriate on the above site. The site lies within the Conservation Area where a development of a more traditional character in terms of design, mass and scale was considered necessary. The advice was also given that any development of the land (i.e. land exclusive of the old school and its immediate environs) would need to protect the setting of the old school as a Listed Building. The preferred use of the Listed Building itself would be for residential purposes.

Discussions are continuing with Mr R K Wilson and his advisers as to how the above mentioned requirements can be met.

May I emphasise, however, that the views which have been expressed by Officers are personal views and are without prejudice to any formal decision of this Authority.

As to the history of the site, planning permission ref: H11/1178/93 was granted in March 1994 for residential development on the site but excluding the school buildings themselves. No type or number of dwellings were specified in the permission.

I hope these comments will be of assistance.

Yours faithfully

J Midlen
Development Control Manager

R. A. FELL
8 OCTAGON DRIVE
WISBECH
CAMBS PE13 1SB
TEL: 587878

31 - 1 - 96

For attention Chief Planning Officer.

Dear Sir,

I am considering purchasing a bungalow which R.K. Wilson hopes to build on the old school site at Bull Lane, Long Sutton.

My decision will be affected by the future use of the school buildings which I understand to be listed.

Please let me know what Planning Restrictions affect their use and whether or not any Planning Consent has been given. If No, for what use and for whom please.?

My thanks in anticipation

Yours faithfully

R A Fell.

Mr D B Wilson,
Geoffrey Collings & Co Ltd,
High Street,
Long Sutton,
Lincs.
PE12 9DB.

Mr J Blacklock

JB/JJ 511/1178/93

DDW/DT

21 Mar 1996

Dear Sir,

FORMER PRIMARY SCHOOL, LONG SUTTON.

Thank you for your letter dated 15 February 1996 in connection with the above.

The Authority's position on the development of the site about which you enquire ie. the land on offer to Mr Wilson and excluding the old school buildings and their immediate environs, is that any development should reflect the importance of the site as a town centre site in the Conservation Area and also protect the settings of the adjacent listed building, the former primary school.

This reflects the statutory obligation upon the Authority to ensure that development within a Conservation Area should either enhance or protect the character and appearance of that area and also, its general obligation to ensure that the setting of a listed building is not jeopardised.

Turning to the particular points in your letter, my comments are as follows. They are given the same numerical order as the points which you have raised.

1 The sketch drawings submitted at the meeting on 12 February 1995 would be unlikely to secure officer endorsement.

2 The Authority is concerned to ensure that the setting of the old school building, which is a grade II listed building, is

not jeopardised. A development such as that envisaged in the sketch drawings encroaches unduly in visual terms upon the environs of that building and does not have the appearance of being designed to complement it.

3 The Authority is open to be persuaded about the suitability of any residential development in this location and a degree of enclosure, possibly along Bull Lane, may be acceptable in aesthetic terms. However, care would have to be taken that the degree of enclosure didn't impair the development to the extent that it didn't appear to be an integral part of the particular character of this locality - a character attributable in large part to the relationship of open space to surrounding buildings. Both the site and the neighbouring recreational area are surrounded by buildings with their rear elevations readily open to view and given the drop in level from Market Street this imparts to the locality a feeling of openness and enclosure which a development with too obvious an element of enclosure would not accord with. It was in fact this intention of combining openness and enclosure which prompted the design approach taken in the layout prepared for Mr R Doughty.

4-5 This Authority would be prepared to give favourable consideration to single storied buildings but only if there were not 'bungaloid' and/or suburban in character. However, the Authority's preference is for two storied dwellings as these offer a better, more practicable prospect of achieving the necessary quality of townscape. Such a development could incorporate single storey elements or indeed 1 1/2 storey elements if necessary. Clearly, to achieve the requisite degree of quality, there would have to be careful attention to detail and you have mentioned a number of design features which could contribute to achieving that effect. However, what I think is of importance is that the overall massing and proportions of the buildings should be correct because the addition of appropriate or vernacular detailing is unlikely to remedy deficiencies in mass and proportion. In addition, I would advise against the adoption of large windows or too many windows since these detract from the solidness or bulk of the buildings themselves.

Your comments about the marketability of the site are noted but as I indicated, initially, the Authority's prime concern must be the compatibility of the development in terms of the adjacent listed building and the character and appearance of the Conservation Area of which the site forms and integral part.

Ultimately, it is, of course a matter of balance between these requirements and the operation of the commercial market but the Authority's approach cannot (and indeed shouldn't) be conditional by market considerations to the degree to which your comments would appear to suggest.

By way of conclusion, and bearing in mind the imminent adoption of the Lincolnshire Design Guide, might I suggest that if your client is intent upon pursuing the development of the site further, he might wish to consider preparing a Development Appraisal of the site - an appraisal which could provide a rationale for the type of development which he has in mind. In this regard, he might consider it to his

advantage to incorporate the school buildings within the projected scheme.

I hope these comments will be of assistance. They are offered, of course, without prejudice to any formal decision of the Authority in respect of the development of the site.

Yours faithfully

N Midlen
Development Control Manager

Collings

GEOFFREY COLLINGS AND CO.
High Street, Long Sutton, Lincs. PE12 9DB
Tel: (01406) 362098 Fax: (01406) 364870
Terrington St. Clement, Norfolk. Tel: (01553) 828012
King's Lynn, Norfolk. Tel: (01553) 774566
Wisbech, Cambridgeshire. Tel: (01945) 63063

CHARTERED SURVEYORS, AUCTIONEERS AND ESTATE AGENTS.

Our ref: DDW/DT

15th February, 1996

The Housing & Planning Department,
South Holland District Council,
Priory Road,
SPALDING,
Lincs.

For the attention of Mr. J. Blacklock

Dear Mr. Blacklock,

Former Primary School, LONG SUTTON

Furthre to our meeting on Monday attended by the prospective buyer of Part C of this disposal (the School Playground), Mr. R. K. Wilson (of R. K. Wilson Builders), his Architects (Poddington Design), Mr. B. Scriven of your Department, and yourself, could you please confirm the following:

1. That your Department will not support an application for 4 dwellings based on the sketch proposals submitted by Poddington Design.

2. That your over-riding requirement is to see preserved an open view from Bull Lane of the rear elevation of the Primary School in Market Street, which cannot be achieved by way of a scheme based on the above proposal.

3. As an alternative to the proposal envisaged in paragraph 1 above, your Department would be willing to consider a proposal whereby the site is partly or fully enclosed along Bull Lane, and along part or all of the boundary with the Listed Buildings.

4. The prospective purchaser is concerned that two-storey dwellings of a similar quality and price envisaged by the existing proposal will not sell at this location, and he has indicated he will not proceed with his purchase in the event that he is unable to secure a Planning Consent which excludes conventional two-storey dwellings. Please indicate that as part of a detailed proposal, single-storey dwellings will be considered.

5. The prospective purchaser is prepared to consider dwellings incorporating architectural features which echo the adjacent Listed Buildings (e.g. steep roof pitches/slated roofs/some dormer windows/gables with clipped verges/ some fenestration in-keeping with the adjacent Listed Buildings, etc.,). In short, our client fully understands the need to provide properties in-keeping with the scale, size and character of the adjacent School Buildings. Please indicate any other architectural design features considered appropriate.

/Cont...

During the meeting I voiced the opinion that a higher density scheme as envisaged by the sketch proposals prepared by Robert Doughty Partnership is not viable from an economic point of view, and I would be willing to provide a "Contractors Test" Valuation of such a proposal to demonstrate this point of view. I also confirmed my agreement with the prospective purchaser as to the difficulty in finding buyers for larger two-storey dwellings in Long Sutton. I consider it likely other developers have expressed a difficulty in selling two-storey dwellings, especially in Long Sutton/Holbeach.

Additionally, may I mention my contrary view regarding the preference of maintaining an open aspect from Bull Lane of the rear of the Listed Buildings on Market Street. Whilst I fully understand the preference in a rural setting in terms of preserving views of open countryside, in an urban setting a more confined approach would seem appropriate, as envisaged by the suggestion that part or all of the Bull Lane frontage, and part or all of the common boundary is contained within a substantial brick wall.

For the record, this site has been for sale since 1990. There has been no serious interest in the site for several years apart from the current offers which have taken a great deal of effort to secure.

I look forward to hearing from you regarding the various matters raised above.

Yours sincerely,

D. D. Wilson
for GEOFFREY COLLINGS & CO.

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: H11/1178/93

Applicant: Lincs County Council
Dept Highways & Planning
4th Floor, City Hall
Beaumont Fee
Lincoln LN1 1DN

Agent: Robert Doughty Consultanc
32 High Street
Helpringham
Sleaford
Lincs NG34 0RA

Description: Erection of dwellings and construct accesses (Renewal of deemed consent H11/1061/90).
Location: Rear of Former Primary School Bull Lane Long Sutton Spalding

Type: PERMISSION RENEWAL

14-MAR-94

Dear Sir/Madam,

PLANNING APPLICATION

The above application for planning permission has now been considered, together with your comments, and it has been decided that permission should be granted in this case.

The full details, including any conditions which may have been imposed, can be seen by inspecting the register of applications which is available in this Department during normal office hours.

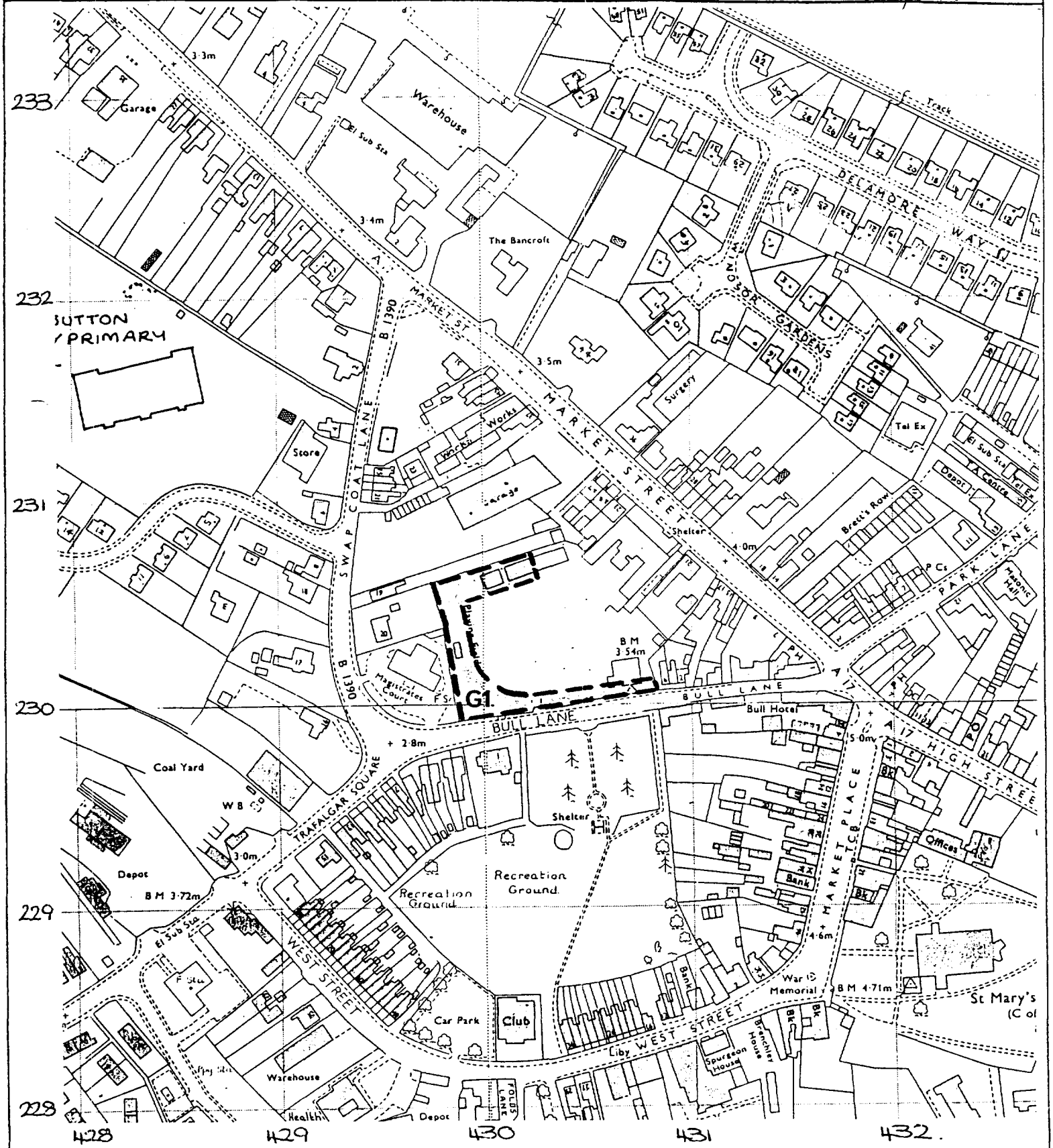
Yours faithfully
B SMITH
Director of Planning and Building Control Services

I Sharp
Richmond Lodge
Lutton Gowts
Long Sutton
PE12 9LQ

Note Updated version of

SOUTH HOLLAND DISTRICT COUNCIL

Long Sutton TPO No 9, 1988



LONG SUTTON TREE PRESERVATION ORDER No.16 1991

PLAN No.	TF 4223–4323
SCALE	1:2500
DATE	MARCH '91
BASE	

B.SMITH M.R.T.P.I.
District Planning Officer

CORRECT FIRST SCHEDULE.

FIRST SCHEDULE

Trees Specified Individually
(encircled in black on the map)

No. on Map	Description	Situation
	None	

Trees Specified by Reference to an Area
(within a dotted black line on the map)

No. on Map	Description	Situation
	None	

Groups of Trees
(Trees in brackets are already protected by Long Sutton Tree Preservation Order Number 9, 1988, and are included in the description to aid identification).

(within a broken black line on the map)

No. on Map	Description	Situation
G1	Following the perimeter from the south east to north east of the site: (Two Lime), Ornamental Cherry, (Lime), (Silver Birch), Whitebeam, (Two Silver Birch), Whitebeam, (Horsechestnut), (Lime), Ornamental Cherry, (Silver Birch), Ornamental Cherry, Whitebeam, (Ornamental Cherry), Larch, Silver Birch, Whitebeam, (Alder), (Ash), Whitebeam, Ash, (Ornamental Cherry), (Silver Birch), Whitebeam, (Silver Birch), Larch, (Silver Birch), Larch.	Around the perimeter of the property known as the dis-used Primary School, Bull Lane, Long Sutton.

Woodlands
(within a continuous black line on the map)

No. on Map	Description	Situation
	None	