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: H11/1361/01 Received: 28-NOV-01 Type: FULL

Name: Dunns Seeds (Long Sutton) Ltd
Winters Lane
Long Sutton
Spalding
Lincs

Agent: Cooper Architectural Design
Unit 4 Wrights Mews
12A Park Road, Holbeach
Spalding
Lincs

Description: Extension to existing storage/loading area

Location : Winters Lane 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 development must be begun not later than the expiration of five years beginning with the date of this permission.

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

2 Before development is commenced a scheme of additional landscaping along the eastern boundary of the site shall be submitted to and approved in writing by the Local Planning Authority.

Reason: To help soften the impact of the new development upon the visual amenities of the said locality.

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

Council Offices
Priory Road
Spalding
Lincolnshire
PE11 2XE

Telephone: (01775) 761161
Fax: (01775) 711253
Email: Info@sholland.gov.uk

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satisfactorily.

4 Before development is commenced precise details of the colour of the external cladding shall be submitted to and aproved in writing by the Local Planning Authority.

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

The determined plans are:
Dwg. Nos. 0031:1B, 2B, 3B and 4 received 28 November 2001.
Letter from the Environment Agency dated 14 May 2002.

Head of Planning & Development
24 MAY 2002 H11/1361/01

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

Reference H11/1361/01 Received: 28-NOV-01 Type: FULL

Name: Dunns Seeds (Long Sutton) Ltd
Winters Lane
Long Sutton
Spalding
Lincs

Agent: Cooper Architectural Design
Unit 4 Wrights Mews
12A Park Road, Holbeach
Spalding
Lincs

Description: Extension to existing storage/loading area

Location : Winters Lane Long Sutton

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

1 The development must be begun not later than the expiration of five years beginning with the date of this permission.

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

2 Before development is commenced a scheme of additional landscaping along the eastern boundary of the site shall be submitted to and approved in writing by the Local Planning Authority.

Reason: To help soften the impact of the new development upon the visual amenities of the said locality.

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 development is commenced precise details of the colour of the external cladding shall be submitted to and aproved in writing by the Local Planning Authority.

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

The determined plans are:
Dwg. Nos. 0031:1B, 2B, 3B and 4 received 28 November 2001.
Letter from the Environment Agency dated 14 May 2002.

Head of Planning & Development
17 MAY 2002

H11/1361/01

LNS 21-5-02.

NTRY PLANNING ACT 1971

INE PLANNING PERMISSION

: H11/0920/88

CEIVED : 21 6 88

CANT : Dunns (Long Sutton)
2 Gedney Road
Long Sutton
Spalding
Lincs

AGENT : Loweth Cowling
Design
4 Victoria Street
Holbeach
Spalding Lincs

TYPE : Outline GRID REF : 543900 320820

DESCRIPTION : Industrial development

LOCATION : Winters Lane, Long Sutton

The South Holland District Council hereby give notice that outline planning permission has been granted for the carrying out of the development in accordance with the application and plans submitted, subject to the following conditions:

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 41 of the Town and Country Planning Act 1971.

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) The siting and design of any vehicular access to a road;
   3) 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.

Cont/....

This permission refers only to that required by the Town and Country Planning Acts.
If approval is required under any other enactment this must be obtained separately.

SOUTH HOLLAND DISTRICT COUNCIL

B. SMITH M.R.T.P.I., DISTRICT PLANNING OFFICER
CHATTERTON TOWER, WINFREY AVENUE, SPALDING, LINCOLNSHIRE TELEPHONE: SPALDING 61161

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, or within such longer period as may be agreed in writing with the Local Planning Authority. 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. The access details are reserved for subsequent approval.

   Reason: To ensure adequate access is provided.

5. Before the building is commenced to be used adequate motor vehicle turning space shall be provided on the site to the satisfaction of the Local Planning Authority.

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

6. The main building is to be constructed so that the amount of noise emitted at any time will not increase the ambient noise level measured at one metre from the bungalow by more than 3 db(A).

   Reason: In the interests of residential amenity.

7. The proposed area to be grassed over in the north west corner of the site shall be thereafter maintained as a grassed area and shall not be used for the parking or manoeuvring of vehicles.

   Reason: In the interests of residential amenity.

8. Before the development is commenced details shall be submitted showing clearly the extent of the lorry manoeuvring and parking area together with the details of an appropriately designed accoustical screen wall which shall be shown located to the west side of the building to present an efficient barrier where vehicles are being loaded.

   Reason: To protect the residential amenities of the adjoining dwelling.

9. Before the development is commenced a layout plan shall be submitted for approval which shows clearly the intended use(s) of the various parts of the site including proposals for screening.

   Reason: To safeguard the residential amenities of the adjoining dwelling.

Cont/....

10. Before any development is commenced, a scheme to provide screen walls or fences, including details of their height, design and position, shall be submitted to and approved by the Local Planning Authority, and such scheme as may be approved shall be put into effect before the development hereby permitted is brought into use.

Reason: In the interest of the amenities of the area.

District Planning Officer (C)
21st March 1989

NOTE TO APPLICANT
Your attention is drawn to the existence of a Section 52 Agreement and a Section 278 Agreement regulating the development hereby permitted.