SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Planning Permission

Reference: H12/0111/95 Received:14-FEB-95 Type:FULL

Name: M E Bunn
New House
Weydyke
Fleet Fen
Spalding, Lincs

Agent: Status Design
4 Princes Street
Holbeach
Spalding
Lincs, PE12 7BB

Description: Extension and alterations to Public House including erection of shop
Location : The Jolly Crispin Public House Marriotts Gate Lutton Spalding Lincs

South Holland District Council hereby give notice that PERMISSION HAS BEEN GRANTED for the development in accordance with the application and plans submitted, subject to any condition(s) set out below:

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

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

2 Before development is commenced details of sound proofing of the function room shall be submitted to and approved by the Local Planning Authority. Such a scheme as may be approved shall be put into effect to the reasonable satisfaction of the Local Planning Authority before the function room is brought into use.

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

3 Before development is commenced details of acoustic fencing along the eastern and southern boundaries of the car park shall be submitted to and approved by the Local Planning Authority. Such a scheme as may be approved shall be put into effect before the development hereby permitted is brought into use.

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

4 Before development is commenced details of which trees upon the site are to be retained/felled and also new planting (including details of positions, heights on planting and species of trees/shrubs), shall be submitted to and approved by the Local Planning Authority.

Reason: In the interests of visual amenity.

5 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.

6 Before development is commenced and notwithstanding the plans accompanying the application, details of the layout of the car park, incorporating landscaping, shall be submitted to and approved by the Local Planning Authority. The car park shall be laid out in accordance with the approved details before the extensions and/or shop are brought into use and shall thereafter be made available for use for vehicle parking at all times when the development hereby permitted is in use.

Reason: This condition is imposed to provide a satisfactory development, in the interests of highway safety and visual amenity.

7 Before development is commenced details of hardsurfacing of the car park shall be submitted to and approved by the Local Planning Authority. Such a scheme as may be approved shall be carried out, to the reasonable satisfaction of the Local Planning Authority, before the extensions and/or shop are brought into use.

Reason: This condition is imposed to provide a satisfactory development, in the interests of highway safety and visual amenity.

The applicant is reminded that a number of trees on and immediately adjacent the site are the subject of Lutton Tree Preservation Order No.3, 1992.

To achieve satisfactory car parking upon the site it may be necessary to remove the existing garage and also four trees. Additional planting will be required to compensate for the loss of such trees and the most appropriate position would appear to be along the periphery of the car park, including indigenous hedging (eg, hawthorn).

The scheme of screening should bear in mind that land immediately to the east of the car park presently has outline consent for two dwellings (H12/0198/92).

Your attention is drawn to the need to comply with the provisions of Section 4, 7, 8 and 8(a) of the Chronically Sick and Disabled Persons Act 1970, where appropriate, and to the Code of Practice for Access of the Disabled to Buildings (British Standard Institutions code of practice BS 5810:1979) or to Design Note 18 'Access for Disabled People to Educational Buildings', or to documents replacing such codes. Any work required which would alter the proposal hereby permitted may need a further application for planning permission.

MRS SALLY WALTHAM BA (Hons) F.C.I.H. Director of Housing & Planning Services

Housing & Planning Services Department, Council Offices, Priory Road, Spalding, Lincolnshire. PE11 2XE (Tel: 01775 761161)

SOUTH HOLLAND DISTRICT COUNCIL

Director of Housing and Planning Services
13-JUN-95 H12/0111/95

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.

MRS SALLY WALTHAM BA (Hons) F.C.I.H. Director of Housing & Planning Services

Housing & Planning Services Department, Council Offices, Priory Road, Spalding, Lincolnshire. PE11 2XE (Tel: 01775 761161)

Town and Country Planning Act etc

DRAFT PERMISSION

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Description: Extension and alterations to Public House including erection of shop
Location : The Jolly Crispin Public House Marriotts Gate Lutton Spalding Lincs

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 details of sound proofing of the function room shall be submitted to and approved by the Local Planning Authority. Such a scheme as may be approved shall be put into effect to the reasonable satisfaction of the Local Planning Authority before the function room is brought into use.

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

3 Before development is commenced details of acoustic fencing along the eastern and southern boundaries of the car park shall be submitted to and approved by the Local Planning Authority. Such a scheme as may be approved shall be put into effect before the development hereby permitted is brought into use.

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

4 Before development is commenced details of which trees upon the site are to be retained/felled and also new planting (including details of positions, heights on planting and species of trees/shrubs), shall be submitted to and approved by the Local Planning Authority.

Reason: In the interests of visual amenity.

5 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.

6 Before development is commenced and notwithstanding the plans accompanying the application, details of the layout of the car park, incorporating landscaping, shall be submitted to and approved by the Local Planning Authority. The car park shall be laid out in accordance with the approved details before the extensions and/or shop are brought into use and shall thereafter be made available for use for vehicle parking at all times when the development hereby permitted is in use.

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The scheme of screening should bear in mind that land immediately to the east of the car park presently has outline consent for two dwellings (H12/0198/92).

08-JUN-95 AD check.....9/6...

Authorised to issue (inc Delegation).....
12/6

+SN12 Disabled