FILE COPY

SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Refusal of Planning Permission

Reference: H12/0207/97 Received:26-JUN-97 Type:OUTLINE

Name: Pubmaster Ltd
Crane Hill Lodge
325 London Road
Ipswich

Agent: Les Brown Associates
4 Church Street
Old Catton
Norwich
NR6 7DS

Description: Erection of four dwellings

Location : Land South of Jolly Crispin PH Lutton
Spalding Lincs

South Holland District Council hereby give notice that PERMISSION HAS BEEN REFUSED for the development for the following reason(s):

1 The proposed access has inadequate visibility to the south (2 metres x 15 metres maximum) to adequately serve the dwellings. As such, the proposed access is well below the standards laid down in Planning Policy Guidance Note No. 13 (Transport). To permit the proposed development would lead to a number of vehicles having to edge out of the access onto Marriots Gate, in order to see oncoming traffic, to the detriment of highway safety. Moreover, Plot 4 has inadequate turning facilities which could lead to vehicles reversing out of this access increasing the problems referred to above.

Director of Housing and Planning Services
15-SEP-97 H12/0207/97

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 REFUSAL

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11-SEP-97 Checked ...SAS 11/9

Authorised to issue (inc Delegation).....