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

Housing and Planning
Services Department,
Council Offices,
Priory Road,
Spalding,
Lincolnshire. PE11 2XE

Telephone: (01775) 761161
Fax: (01775) 710772

FILE COPY

SOUTH HOLLAND DISTRICT COUNCIL
HOUSING & PLANNING SERVICES DEPARTMENT

Town and Country Planning Act 1990

Outline Planning Permission

Reference: H12/0915/00 Received: 24-JUL-00 Type: OUTLINE

Name: Mrs D M Louth
Domino
Lowgate
Lutton
Spalding Lincs

Agent: Geoffrey Collings & Co
17 Blackfriars Street
Kings Lynn
PE36 1NN

Description: Residential building plot

Location : Adj. Domino Lowgate
Lutton Spalding Lincs

South Holland District Council hereby give notice that OUTLINE PLANNING PERMISSION HAS BEEN GRANTED for the development in accordance with the application submitted, subject to the following:

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 92 of the Town and Country Planning Act 1990.

2 The following matters are reserved for subsequent written 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.

3 The layout and design of the dwelling to be submitted pursuant to condition no. 2(1) above, shall

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

Housing and Planning
Services Department,
Council Offices,
Priory Road,
Spalding,
Lincolnshire. PE11 2XE

Telephone: (01775) 761161
Fax: (01775) 710772

SOUTH HOLLAND DISTRICT COUNCIL
HOUSING & PLANNING SERVICES DEPARTMENT

take into account the need to protect the occupants of the dwelling, both within the dwelling and outside, from potential noise and disturbance emanating from the adjoining public house garden and car park and no development shall begin until such details have been submitted to and approved in writing by the Local Planning Authority.

Reason: To protect the amenities of the occupiers of the dwelling hereby approved.

4 The landscaping details to be submitted pursuant to condition no. 2(3) shall provide for the retention of the established hedge along the western boundary of the site and shall also indicate the treatment proposed along the southern boundary of the site.

Reason: In the interests of visual amenity and the amenity of the occupiers of the dwelling hereby approved.

5 Development shall not begin until the results of percolation tests (under BS:6297:1983) have been submitted to and approved in writing by the Local Planning Authority to demonstrate that the ground conditions, together with the land area, are suitable to accommodate septic tank drainage. In the event that this cannot be proven a package treatment plant shall be installed in accordance with details to be submitted to and approved in writing by the Local Planning Authority. The dwelling hereby approved shall not be occupied until the drainage works have been completed in accordance with the approved details.

Reason: To ensure the provision of satisfactory foul drainage.

6 Before the access is commenced to be used, 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: To enable vehicles to enter and leave the highway in forward gear in the interests of road safety.

7 Arrangements shall be made for an archaeologist recognised by the Local Planning Authority to monitor all stages of the development involving ground disturbance in accordance with a scheme to be submitted to and approved in writing by that authority before development is commenced. A report of the archaeologist's findings shall be submitted to and approved in writing by the Local Planning Authority within one month of the last day of the watching brief, and shall include arrangements for the conservation of artefacts removed from the site.

Reason: The site is of archaeological interest.

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

Housing and Planning
Services Department,
Council Offices,
Priory Road,
Spalding,
Lincolnshire. PE11 2XE

Telephone: (01775) 761161
Fax: (01775) 710772

SOUTH HOLLAND DISTRICT COUNCIL
HOUSING & PLANNING SERVICES DEPARTMENT

The permitted development will require the provision of a new vehicular access crossing. Applicants are requested to contact the Local Highway Authority's Divisional Office at Pode Hole - (Tel: 01775 769091) prior to the commencement of any works within the public highway.

The determined plans are:-
Location plan received 24 July 2000.

Director of Housing and Planning Services
11 SEP 2000

H12/0915/00

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.

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

Housing and Planning
Services Department,
Council Offices,
Priory Road,
Spalding,
Lincolnshire. PE11 2XE

Telephone: (01775) 761161
Fax: (01775) 710772

SOUTH HOLLAND DISTRICT COUNCIL
HOUSING & PLANNING SERVICES DEPARTMENT

Town and Country Planning Act etc

DRAFT PERMISSION

Reference H12/0915/00 Received: 24-JUL-00 Type: OUTLINE

Name: Mrs D M Louth
Domino
Lowgate
Lutton
Spalding Lincs

Agent: Geoffrey Collings & Co
17 Blackfriars Street
Kings Lynn
PE36 1NN

Description: Residential building plot

Location : Adj. Domino Lowgate
Lutton Spalding Lincs

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

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 92 of the Town and Country Planning Act 1990.

2 The following matters are reserved for subsequent written 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.

3 The layout and design of the dwelling to be submitted pursuant to condition no. 2(1) above, shall

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

Housing and Planning
Services Department,
Council Offices,
Priory Road,
Spalding,
Lincolnshire. PE11 2XE

Telephone: (01775) 761161
Fax: (01775) 710772

SOUTH HOLLAND DISTRICT COUNCIL
HOUSING & PLANNING
SERVICES DEPARTMENT

take into account the need to protect the occupants of the dwelling, both within the dwelling and outside, from potential noise and disturbance emanating from the adjoining public house garden and car park and no development shall begin until such details have been submitted to and approved in writing by the Local Planning Authority.

Reason: To protect the amenities of the occupiers of the dwelling hereby approved.

4 The landscaping ~~activities~~ details to be submitted pursuant to condition no. 2(3) shall provide for the retention of the established hedge ~~above~~ along the western boundary of the site and shall also indicate the treatment proposed along the southern boundary of the site.

Reason: In the interests of visual amenity and the amenity of the occupiers of the dwelling hereby approved.

6 see over.

6 Before the access is commenced to be used, 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: To enable vehicles to enter and leave the highway in forward gear in the interests of road safety.

7 Arrangements shall be made for an archaeologist recognised by the Local Planning Authority to monitor all stages of the development involving ground disturbance in accordance with a scheme to be submitted to and approved in writing by that authority before development is commenced. A report of the archaeologist's findings shall be submitted to and approved in writing by the Local Planning Authority within one month of the last day of the watching brief, and shall include arrangements for the conservation of artefacts removed from the site.

Reason: The site is of archaeological interest.

The permitted development will require the provision of a new vehicular access crossing. Applicants are requested to contact the Local Highway Authority's Divisional Office at Pode Hole - (Tel: 01775 769091) prior to the commencement of any works within the public highway.

The determined plans are:- location plan received 24/7/00.

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

Housing and Planning
Services Department,
Council Offices,
Priory Road,
Spalding,
Lincolnshire. PE11 2XE

Telephone: (01775) 761161
Fax: (01775) 710772

SOUTH HOLLAND DISTRICT COUNCIL
HOUSING & PLANNING SERVICES DEPARTMENT

Director of Housing and Planning Services
07 SEP 2000

H12/0915/00

7/9.

MS

9-9-00

11/9

(5) Development shall not begin until the results of percolation tests (under BS 6297: 1983) have been submitted to and approved in writing by the local planning authority to demonstrate together with its that the ~~ground~~ ground conditions, ~~and~~ / land area, ~~are~~ is suitable to accommodate a septic tank drainage. In the event that this cannot be proven a package treatment plant shall be installed in accordance with details to be submitted to and approved in writing by the local planning authority. The dwellings ~~shall~~ hereby approved shall not be occupied until the drainage works have been completed in accordance with the approved details.

Reason: To ensure the provision of satisfactory foul drainage