SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Refusal of Planning Permission

Reference: H13/0083/95 Received:27-JAN-95 Type:FULL

Name: Mr N Revill
'Marsh Acre'
Cowbit Road
Spalding
Lincs

Agent: East Midlands Design Assoc.
"Willow Lodge"
Horseshoe Road
Spalding
Lincs PE11 3JA

Description: Erect three-bedroomed bungalow and garage

Location : Rear of 5 & 7 Pipwell Gate Moulton Seas End
Spalding Lincs

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

1 The current Interim Boundary of Development for Moulton Seas End and also the Deposit Draft District Wide Local Plan currently under preparation make provision in this part of the village for frontage development only. It is consequently the opinion of the Local Planning Authority that the proposal constitutes an undesirable form of backland development which would be prejudicial to the existing character of the rural locality. As such, the proposal is considered to be contrary to Policy 5A of the Approved Lincolnshire Structure Plan. This policy is in accordance with National Planning Policies as set out in Planning Policy Guidance Note 3, 1992 (Housing) and Planning Policy Guidance Note 7, 1992 (The Countryside and Rural Economy), which are aimed at inter alia, the preservation of the character of the villages and the countryside.
Further, in the opinion of the Local Planning Authority, the granting of permission for the development as proposed would be harmful to the purpose of the above policy, because as well as its individual effect on these issues, it would encourage further similar proposals, which would then be difficult to resist.

2 In the opinion of the Local Planning Authority, the proposal constitutes an undesirable form of backland development which would, if permitted, adversely affect the residential amenity of neighbouring properties.

3 The proposal would, if permitted, intensify the use of an existing access which has poor visibility to the west to the detriment of highway safety.

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)

SOUTH HOLLAND DISTRICT COUNCIL

Director of Planning and Building Control Services
10-MAR-95 H13/0083/95

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.

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)

Town and Country Planning Act etc

DRAFT REFUSAL

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for the following reasons:

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09-MAR-95 AD check.....

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