SOUTH HOLLAND DISTRICT COUNCIL

FILE COPY

Town and Country Planning Act 1990

Refusal of Planning Permission

Reference: H13/0287/96 Received:24-APR-96 Type:FULL

Name: Mr & Mrs A B Rawlings
'Sandloc'
Pipwell Gate
Moulton Seas End
Spalding Lincs

Agent: G R Merchant
Unit 3, Wrights Mews
12A Park Road
Holbeach
Spalding Lincs

Description: Farm house and ancillary buildings

Location : River Lane Moulton
Spalding Lincs

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

1 The site is outside the confines of a settlement in an area of open countryside where it is the policy of the Local Planning Authority to permit new development only in exceptional cases where it is satisfied that there is a special need, particularly in connection with agriculture. In the opinion of the Local Planning Authority the circumstances of this case are not sufficient to justify permission, which would be contrary to Policy 7a of the Lincolnshire Structure Plan. This policy is in accordance with national planning policies as set out in Planning Policy Guidance Note No. 7, 1997 (The Countryside - Environmental Quality and Economic Social Development), and is aimed at the conservation of agricultural land, the preservation of the character of the countryside, and the economic provision of services. In the opinon of the Local Planning Authority the granting of permission for the development as proposed would be harmful to the purposes of this policy, because as well as its individual effect on these issues, it would encourage further similar proposals which would be difficult to resist.

2 In the opinion of the Local Planning Authority the size of the dwelling is not commensurate with the functional requirement of the holding. As such, the proposal conflicts with advice within Annexe I of Planning Policy Guidance Note No. 7, 1997 (The Countryside - Environmental Quality and Economic and Social Development).

In accordance with advice within Planning Policy Guidance Note No 7, 1997 (The Countryside - Environmental Quality and Economic and Social Development) the Local Planning Authority may consider favourably an application for temporary accommodation (eg. a mobile home) upon the site. This would then enable the Authority to monitor the establishment of the holding before granting any permission for a permanent dwelling.

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
28-AUG-97 H13/0287/96

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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22-AUG-97

Checked 26/8

Authorised to issue (inc Delegation)..... 27/8