SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Planning Permission

Reference: H13/0432/93 Received:10-MAY-93 Type:FULL

Name: Mr P Clarke
76 Church Lane
Moulton
Spalding
Lincs

Agent: S A Moore
1 Welby Road
Gosberton
Spalding
Lincs

Description: Single storey extension

Location : 76 Church Lane Moulton
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 The extension of the dwelling shall be used and occupied in conjunction with the existing dwelling, and shall not be used as a separate unit of living accommodation.

Reason: In the opinion of the Local Planning Authority, the extension would constitute a sub-standard unit of living accommodation.

3 Notwithstanding the provisions of Class A of Schedule 2 of the Town and Country Planning General Development Order 1988, no windows, doors or apertures shall be installed or made in the northern elevation of the extension hereby approved (other than the windows shown on the submitted approved plan).

Reason: In the interests of residential amenity.

4 The existing hedges shall be retained at a height of at least 1.8 metres along the northern and southern boundaries of the site and in the event of the existing hedging dying, it shall be replaced within 6 months by hedging of the same species. Such replanting shall be maintained by the owners of the land on which it is situated for the period of five years beginning with the date of completion of the planting and during that period all losses shall be made good as and when necessary; the replanting shall be allowed to reach a height of at least 1.8 metres.

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

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

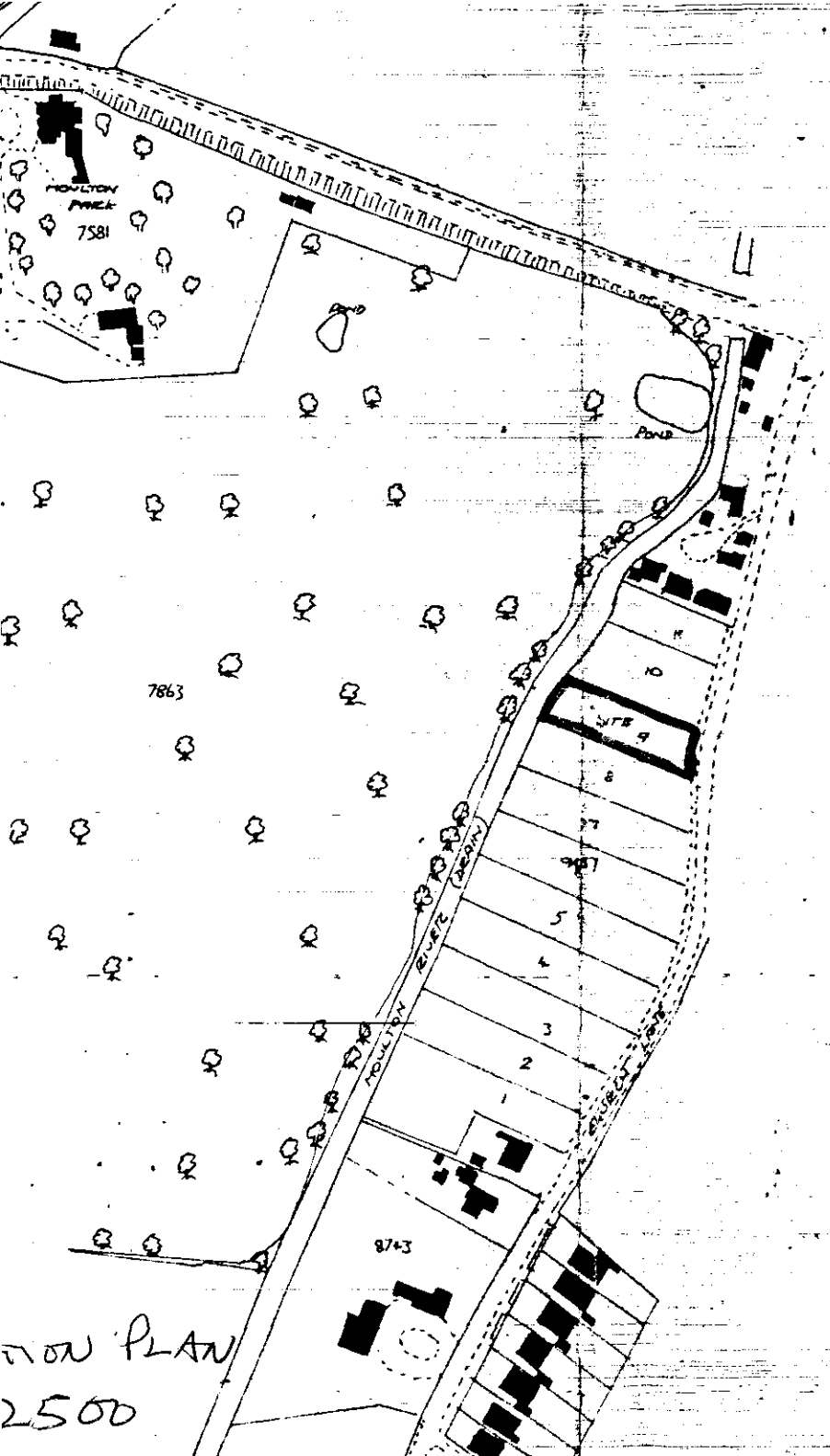
Director of Planning and Building Control Services
21-JUL-93 H13/0432/93

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

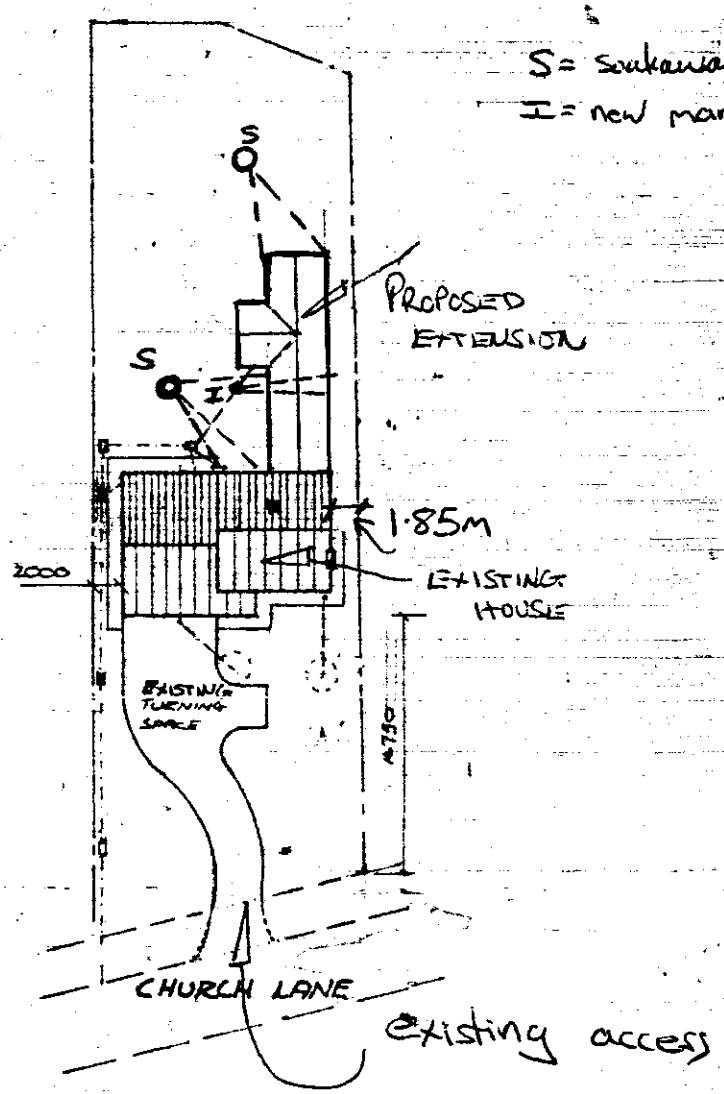
Planning & Building Control Department, Council Offices, Priory Road, Spalding, Lincolnshire. PE11 2XE (Tel: 0775 761161)

DATE APRIL 1993



TION PLAN
2500

S= soakaway
I= new manhole.



BLOCK PLAN
1:500

SOUTH HOLLAND D.C.

FOUR COPIES REQUIRED

PLANNING APPLICATION

For office use only

Application No. H13/0432/93

Date Registered

10 MAY 1993

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

MR. P. CLARKE,
76, CHURCH LANE,
MOULTON, SPALDING, LINCS.

Tel. No. 94/370052

NAME AND ADDRESS OF AGENT

(f form completed by agent)

S.A. MOORE,
1, WELBY RD,
GOSBERTON, SPALDING, LINCS

Tel. No.
(Personal contact name) 0775/840722

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

AS FOR APPLICANT.

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

SINGLE STOREY EXTENSION TO REAR OF EXISTING HOUSE.

Please complete

I attach
* Four copies of all plans
* an ownership certificate (see back page)
* a fee of £60-00. If you consider no fee is payable include a written explanation instead.

Signed..... Date ....29th APRIL 1993. Previous application No.

Please tick **one** box and answer the extra questions under that section.

2. **TYPE OF APPLICATION**

(✓)

This is a **full** application for change of use and/or new building works [✓] ➡ **Now complete Parts 3, 4 and 5 and an Ownership Certificates**

or This is an **outline** application [ ]

Please state Site Area (Hectares)

Please tick **any** box where you are including details which you wish to be considered as part of this application.

Siting [ ] Design [ ] External Appearance [ ]

Means of Access [ ] Landscaping [ ]

Now complete Parts 3 and 5 and an Ownership Certificate.

or This is a **reserved matters** application. [ ]

A. Please state Reference Number of outline permission.
B. Please state which reserved matters are dealt with in this application.
Now complete Part 4 only

or This is an application for **renewal** of temporary permission or **continuation** without complying with planning condition. [ ]

A. Please state reference Number of previous permission
B. Please state Condition Number referred to
Now complete an Ownership Certificate

or This is an application for **modification** of a condition on a planning permission which has not yet been implemented. [ ]

A. Please state Reference Number of pervious perrnission
B. Please state Condition Number referred to
C. Please state variation required
Now complete an Ownership Certificate.

TYPE OF DEVELOPMENT

3. A. Please state whether the proposal involves:- (Tick one or more boxes)

(i) New Dwellings		If so, how many:
(ii) Other new building(s)		
(iii) Alterations or extension	✓	
(iv) Change of use		

4. A. Please state site area (in all cases)	0·108 hectares
B. If building works are proposed, please state extra floor space to be created:	63 sq. metres
C. Please state size of any new structure:- (a) max. height:	3·3 metres
(b) max. length:	14·94 metres
(c) max. width:	6·1 metres
D. Please state type and colour of materials for facing external walls:	BUTTERLY NOTTINGHAM HANSON REDS (AS EXTG)
E. Please state type and colour of roofing materials.	REDLAND RED GROVEBURY CLAY INTM TILES (AS EXTG)
F. Has a survey of the site been undertaken? State Yes or No	YES

5. **GENERAL INFORMATION** Please complete each section

EXISTING USES
Please state existing or, if vacant, the last use(s) of site.

HOUSE + GARDEN. (EXTG)

ACCESS TO ROADS (VEHICULAR AND PEDESTRIAN) Please tick **one** box

A. There will be **no** new access to a public road and **no** alteration to any existing access to a public road — ✓

or

B. There will be a new or altered access to a public road — ➡ If so, name of road: Will there be— Individual access(es) / New estate road

C. What provision will be made for garages or parking within the site?

EXISTING DRIVE + TURNING

TREES Please tick **one** box

A. The proposal does **not** involve the felling of any trees — ✓

B. The proposal does involve the felling of one or more trees ➡ If so, please show details on plans.

DRAINAGE Please complete

A. Please state how surface water will be disposed of — SOAKAWAYS

B. For estate developments, please state how highway surface water will be disposed of — N/A.

C. Please state whether a land drain will be affected — NO

D. Foul sewerage will be disposed of to:

Mains sewer ✓ Cesspool ☐ Septic tank ☐

PLEASE COMPLETE IN ALL CASES

	State Yes or No	
The proposal is in connection with agriculture	NO	➡ If so, **please give details in Part 6**
The proposal affects a listed building	NO	
The proposal affects a public right of way	NO	
The proposal is known to affect contaminated or filled land	NO	
The proposal is for industrial, warehousing, offices, shopping or similar commercial purposes.	NO	➡ If so, **please complete Part 7**
In cases where a statutory consultation will be required, please state whether you have sent a copy of the application to the consultee yourself. If yes, please give date sent.	N/A.	➡ Date: Consultee(s)
Is this application related to a previous submission?	NO	➡ Application No.

6. **ANY OTHER INFORMATION** Please add any details you wish in support of your application. Continue on separate sheet if necessary.

OWNERSHIP CERTIFICATES

PLEASE COMPLETE ALL THREE SECTIONS.

1. **APPLICANT'S INTEREST**
Please state interest in site (e.g. owner, prosp. purchaser)
(Please remember to indicate on the location plan any other land under your control).

OWNER

2. **OWNERSHIP OF THE SITE**

This certificate is to make sure that the owners of land are aware of applications made on it.

If the applicant is the **sole owner of the whole site,** complete **Certificate A.**
In **any other case** (i.e. if the applicant is a prospective purchaser, or a tenant, or a joint owner, or the sole owner of only part of the site) then you must give notice to all other owners, and complete **Certificate B.** (An "owner" is a person having a freehold interest, or having a leasehold interest where seven years or more remains unexpired). If you are unable to trace the owner, please contact the Planning Office as a different certificate will be required.

Certificate A Nobody except the applicant was an owner of any part of the land to which the application relates at the beginning of the period of 21 days ending with the date of the accompanying application.

Signed ... S.M. Jones ..... (~~Applicant~~ / Agent) Date 24th April 1993

Certificate B The applicant has given the required notice to everyone else who were owners of any part of the land to which the application relates at the beginning of the period of 21 days ending with the date of the accompanying application.
Owner's Name:
Address of owner at which notice was served: State Date notice served:

Signed ..... (Applicant / Agent) Date .....

3. **AGRICULTURAL HOLDINGS CERTIFICATE**

If the land is not in agricultural use complete Certificate 1.
If the land is agricultural, but farmed by the owner and there is no agricultural tenant, complete Certificate 1.
If the site does relate to an agricultural holding, you must give notice to the tenant, and complete Certificate 2. If you are the sole agricultural tenant yourself, sign certificate 2 but insert 'not applicable' in the tenant details.

Certificate 1 None of the land to which the application relates is or is part of any agricultural holding.

Signed ..... S.M. Jones ..... (~~Applicant~~ / Agent) Date 24th April 1993

Certificate 2 The applicant has given the required notice to every other person who, at the beginning of the period of 21 days ending with the date of the application, was a tenant of an agricultural holding on all or part of the land to which the application relates.
Tenant's Name:
Address of tenant at which notice was served: State Date notice served:

Signed ..... (Applicant / Agent) Date .....

APPLIC. .TION ASSESSMENT

Notes for Case Officer

Site Inspection

Accuracy : ✓
Neighbours : NOTIFIED
Boundaries : CONIFER HEDGING NORTH & SOUTH
Site Features :
LAWN & ARBORY

Inspected by
Date 17/5

Site Notice posted by
Date 17/5
Expiry

Individual Resident Notices required:

Addresses to be sent to –
owner/occupier
No 74 SANDALWOOD
No 78 COMPTON

Addresses delivered to –
CHURCH LANE
MOULTON

Case Officer Conclusions

DEPARTURE OK —
CONVERSION & ANCILLARY ACCOMMODATION

RECOMMENDATION

COMMITTEE

Departure from Policy .....

Ward Member request .....

Recommend approval against material objection .....

Other circumstances viz: .....

Change to Committee recorded:

Decision confirmed as agenda:

DELEGATED/Non-Det

Case Officer Recommendation

Approve (or equiv)

Refuse (or equiv)

Signed ..... Date.....

Notes:

☐ Disabled
☐ Prev conditions
☐ Amended plans –
Dwg no:
Received:

Conditions/Reasons (cont overleaf) DPC authorised DMG 9/7 / TL /

SC30 - (Annexe Only).
Notwithstanding the provisions of Class A of Schedule 2 of the Town and Country Planning General Development Order 1988, no windows, doors, or apertures shall be installed or made in the northern elevation of the extension hereby approved (other than the window shown on the submitted approved plan).
Reason: In the interests of residential amenity.

3 PTO

DC INSTRUCTION SHEET

APPLICATION REF: H13/0432/93

Directions

Art 7 (Outlines)

☐ RM checklist

	Sit	Des	Ext	Acc	Land
Previous					
Current					
Required					

Reg 4 Scale drawing.... Highway S/W.... Agric appraisal....

☐ Non Std Precise details:

Direction authorised by Senior Officer..... Date.....

Revalidation after Direction

Information satisfactory Signed..... Date.....

Valid date:

Amended description

Reconsultations:

All.....
Specified:

Unsatisfactory – Further direction:
Signed.....
Senior Off.....

Precise details:

Consultation/Publicity Required

	Publicity:	Consultations:	
Departure	.....	County	.....
Setting of LB	.....	E Heritage	.....
Public Right of Way	.....	Societies	.....
Discretionary	.....		

Extra Consultations:

Transport	D/Transp A15	..... *	
	D/Transp A18	.....	
	B Rail	.....	
Environment	Env Services	.....	
	NRA	.....	
	Env Assess	..... G *	Specify:
Conservation	LB Demolish	..... G *	Standard
	Eng Heritage	.....	
	Archaeology	..... G	Specify:
	Consultant	.....	
	Other	.....	Specify:
Hazards	HSC Group	..... G *	Standard
	Specific	..... G	Specify:
Other		.....	Specify:

Note
* Longer expiry
G Group available

Case Officer DavidBarney

Senior Officer Confirmed ..... Date..... Recorded DC....

BRIAN SMITH Dip TP MRTPI
Director of Planning & Building Control Services
Planning & Building Control Department,
Council Offices,
Priory Road, Spalding,
Lincolnshire. PE11 2XE

Telephone: (0775) 761161
Fax: (0775) 710772

SOUTH HOLLAND DISTRICT COUNCIL

Application no: H13/0432/93

Applicant: Mr P Clarke
76 Church Lane
Moulton
Spalding
Lincs

Agent: S A Moore
1 Welby Road
Gosberton
Spalding
Lincs

Description: Single storey extension

Location: 76 Church Lane Moulton
Spalding Lincs

Type: FULL

16-AUG-93

Dear Sir/Madam,

PLANNING APPLICATION

The above application for planning permission has now been considered, together with your comments, and it has been decided that permission should be granted in this case.

The full details, including any conditions which may have been imposed, can be seen by inspecting the register of applications which is available in this Department during normal office hours.
FOR YOUR INFORMATION, I ENCLOSE A COPY OF THE PLANNING PERMISSION.

Yours faithfully
B SMITH
Director of Planning and Building Control Services

Mrs Bowden
Compton
78 Church Lane
Moulton
Spalding, Lincs

LETTER SENT INSTEAD OF STANDARD NOTIFICATION.

16/8

16/3/93

Telecon with Mrs Bowden

Mrs Bowden stated her grievance / concern was :-

(a) No formal notification had been given to her of decision

(b) No visit to her property had been made by Councillors at Sub Committee site visit.

Advised her :-

(a) Would look into matter of notification and, if necessary arrange for her to be formally notified

(b) Sub. Committee's prerogative as to whether it visited property after Plan application made.

Mrs Bowden alleged Sub Committee members didn't enter rear garden of Applicants property. I stated I would present at meeting and therefore couldn't comment but stated the photographs of applicant's site and common boundary with her property.

5th JULY 1993 PLANNING SUB-COMMITTEE
PLANNING APPLICATIONS - POST COMMITTEE INSTRUCTIONS

Application Number/ Applicant	Case Offr	Instructions/ Decision
H14/0010/93 Empire World Trade	DJR	DBPCS Authorised against recommendation, subject to a legal obligation ensuring their occupation of the site and continued link with DP Packaging. Grant to be for 5 year period only. Part of curtilage which includes additional bungalow not shown on plans. This is also to be subject of landscaping and screening to safeguard the amenity of the bungalow - DP Packaging to be involved and not just applicants.
H16/0155/93 Swallow Homes	JC	DPBCS Authorised as recommended.
H13/0278/93 Mr & Mrs Spencer	DMG	Grant against recommendation. Grant to be for 2 year period and to include condition relating to applicants occupying site.
H13/0312/93 DGM Properties	JB	Refused as recommended.
H13/0432/93 Mr Clarke	DMG	Grant as recommended. Condition for retention of the 2 hedges to be included.
H17/0438/93 Mr & Mrs Savage	PJU	Grant against recommendation. Condition to ensure use is purely for purpose proposed to be included. Check adequate space for entering and leaving garage without reversing onto road.
PO Report Moulton Mill	NRM	Deferred. Support in principle but require specialist advice. DPBCS to discuss with NRM.

6th July 93

Signed _____
Principal Planning Officer

483. PLANNING APPLICATIONS (Continued)

Plan No. and Applicant	Proposal
H13/0432/93 Mr P Clarke	Single storey extension to dwelling at 76 Church Lane, Moulton.

RESOLVED: Planning permission be granted for the above development in accordance with the recommendation of the Director of Planning and Building Control Services subject to an additional condition to ensure the retention of the Leylandii hedge at the same height as at present along the northern boundary of the site.

484. CONDITION COMPLIANCE APPLICATION NO. H16/0155/93 - ASSOCIATED LANDSCAPING TO EMERGENCY LINK/FOOTWAY/CYCLEWAY BETWEEN THE SITE AND WOOLRAM WYGATE ON LAND WEST OF WOOLRAM WYGATE, SPALDING -SWALLOW HOMES LIMITED.

Referring to the previous decision under Minute 298(a)/93 the Director of Planning and Building Control Services reported upon the further consultations undertaken and the responses received thereto in connection with this proposal.

RESOLVED: The Director of Planning and Building Control Services be authorised to approve the proposals in accordance with his recommendation.

(Councillor Brewis abstained from voting in connection with the above item, as he was unable to attend the site visit).

(End of minutes)

APPLICATION REFERENCE: H13/0432/93 DATE RECEIVED: 10-MAY-93

TYPE: Full

DESCRIPTION: Single storey extension to dwelling

LOCATION: 76 Church Lane, Moulton.

APPLICANT: Mr P Clarke AGENT: S A Moore

REASON FOR COMMITTEE CONSIDERATION

Objection from Parish Council.

SOUTH HOLLAND DISTRICT COUNCIL
REPORT TO PLANNING COMMITTEE
Date 23 JUN 1993

RECOMMENDATION

A. That the site be inspected by the Plans Sub-Committee.
B. That subject to the views of the Plans Sub-Committee, grant permission.

COMMENTS

1 The application provides for the erection of an extension to the rear (western) elevation of the existing dwelling. The extension, which would have a pitched roof, would be 14.9 metres in length, 4.1 metres in width and 3.5 metres in height. It would be constructed in materials matching the existing dwelling.

2 The rear garden has a depth of 30 metres and approximately 450 square metres of garden would remain open to use if the extension was built.

3 Given the above and the fact that the rear garden has a high degree of enclosure (there are substantial hedges on the northern and southern boundaries, and trees to the west), that there are no objections from neighbours, and that the extension would not be open to public view, it is considered the proposal is acceptable.

REPRESENTATIONS

Parish Council: The Council is unable to support this application. The area of the proposed extension is larger than that of the existing house and would have quite a devastating effect on immediate properties. This is clearly a case where a site visit is essential if there should be any doubt in granting permission.

Councillor A Naylor: "It appears to be a large extension. No measurements shown or distance from Moulton Drain. Suggest site visit."

SCHEDULE OF CONDITIONS

1 SC30 - (Annexe Only).

2 Notwithstanding the provisions of Class A of Schedule 2 of the Town and Country Planning General Development Order 1988, no windows, doors, or apertures shall be installed or made in the northern elevation of the extension hereby approved (other than the window shown on the submitted approved plan).
Reason: In the interests of residential amenity.

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453. PLANNING APPLICATIONS (continued)

(b) Applications Refused

The undermentioned applications be refused planning permission in accordance with the recommendations of the Director of Planning and Building Control Services, as amended, where indicated:-

Plan No. and Applicant		Proposal
H14/0354/93 Elsoms (Spalding) Ltd	O.A.	Industrial or storage development (B1, B2 and B8 use classes) adjacent ex San Jose Farm, West Marsh Road, Pinchbeck Marsh.
H01/0403/93 Broadgate Builders Ltd		Cancellation of agreement limiting number of dwellings prior to access and drainage works at Backgate, Cowbit

(The above application was refused planning permission contrary to the recommendation of the Director of Planning and Building Control Services.)

(Councillor C F Fisher left the meeting following consideration of the above application.)

H19/0484/93 Mr J and A R Constable	O.A.	Bungalow at Broadgate, Sutton St Edmund.

(c) Applications Deferred

Consideration of the following applications be deferred for the reasons indicated:-

Plan No. and Applicant	Proposal
H20/0363/93 Mr D Arlott	Two storey extension and alterations at West View, Broadgate, Sutton St. James.

(Pending a site inspection to assess the suitability of the design of the proposal.)

H09/0379/93 Mr & Mrs M Young	Bedroom extensions and alterations at 16 Wignals Gate, Holbeach.

(Pending a site inspection to assess the suitability of the design of the proposal.)

H16/0389/93 Longhurst Housing Association	Eight dwellings at Site B, Phase 3, off Royce Road, Spalding.

(Pending a site inspection to assess the suitability of the site for the proposal.)

H16/0391/93 Longhurst Housing Association	Twelve dwellings at Site A, Phase 3, Off Royce Road, Spalding.

(Pending a site inspection to assess the suitability of the site for the proposal.)

H13/0432/93 Mr P Clarke	Single storey extension to dwelling at 76 Church Lane, Moulton.

(Pending a site inspection to assess the suitability of the site for the proposal.)

BRIAN [illegible]TH Dip TP MRTPI
Director [illegible]anning & Building Control Services
Planning & Building Control Department,
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Priory Road, Spalding,
Lincolnshire. PE11 2XE

Telephone: (0775) 761161
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SOUTH HOLLAND DISTRICT COUNCIL

H13/0432/93

FULL

Applicant: Mr P Clarke
Tel: 94 370052

Agent: S A Moore
0775 840722

Description: Single storey extension

Location: 76 Church Lane
Moulton
Spalding
Lincs

Valid date:	10-MAY-93	Terminal date:	05-JUL-93
Target dates:		Target Committee:	23-JUN-93
To case officer	17-MAY-93	Report deadline:	09-JUN-93
Inspected by	24-MAY-93		
Extra contacts	31-MAY-93	Case Officer:	
Report if not clear by	14-JUN-93	D M GEDNEY	

DEVELOPMENT/CONSTRAINTS

Size: 63 M2
Category: Extension
Listed building:
Conservation Area:

Other Constraints:

CONSULTATIONS CARRIED OUT

		Sent	Expiry
The Owner/Occupier, 78 Compton, Church lane		18-MAY-93	08-JUN-93
The Owner/Occupier, 74 Sandalwood, " "		18-MAY-93	08-JUN-93
Site/Press Advert MIN		17-MAY-93	08-JUN-93
Clerk to Moulton PC	0733 210404	14-MAY-93	28-MAY-93
Cllr J Clark	0406 370785	14-MAY-93	21-MAY-93
Cllr A E Naylor	0406 370323	14-MAY-93	21-MAY-93

c.c.c - No objection recd 28/5/93

P.T.O.

BRIAN **TH** Dip TP MRTPI
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SOUTH HOLLAND DISTRICT COUNCIL

H13/0432/93

FULL

Applicant: Mr P Clarke
Tel: 94 370052

Agent: S A Moore
0775 840722

Description: Single storey extension

Location: 76 Church Lane
Moulton
Spalding
Lincs

Valid date: 10-MAY-93
Target dates:
To case officer 17-MAY-93
Inspected by 24-MAY-93
Extra contacts 31-MAY-93
Report if not clear by 14-JUN-93

Terminal date: 05-JUL-93
Target Committee: 23-JUN-93
Report deadline: 09-JUN-93

Case Officer:
D M GEDNEY

DEVELOPMENT/CONSTRAINTS

Size: 63 M2
Category: Extension
Listed building:
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Site/Press Advert MIN		18-MAY-93	08-JUN-93
Clerk to Moulton PC	0733 210404	14-MAY-93	28-MAY-93
Cllr J Clark	0406 370785	14-MAY-93	21-MAY-93
Cllr A E Naylor	0406 370323	14-MAY-93	21-MAY-93

Telecon with Mrs Batty

Mrs Batty stated :-

(a) She was Douglas of Mrs Goodall occupier of No 74, Church Lane
(b) Was aggrieved her mother's property would be unduly affected by proposed development.
(c) Was aggrieved that her mother's property had not been inspected by officers or Sub Committee to determine full effects of the proposed development.

Advised Mrs Batty :-

(a) Application had been fully ~~notified~~ advertised and neighbours personally notified.
(b) Precautions had been taken by Committee to visit site before granting permissions
(c) No need to enter her mother's property : effects could be readily assessed on site.
(d) Extension not too large for garden - scaled off would length on 1/2500 plan as being 85' to 90'. (Mrs Batty disputed length)
(e) Condition could be imposed to ensure hedge on common boundary would be retained.

Mrs Batty became increasingly agitated & eventually put phone down. I believe she was treated with courtesy and consideration.

J Goldsack

FILE NOTE:

Subject: Telephone call from Mrs Bowden
of Compton, Church Lane
Tel: Holbeach 370038

Date: 12 July 93

PLANNING APPLICATION BY MR P CLARKE
FOR SINGLE STOREY EXTENSION AT 76 CHURCH LANE, MOULTON
APPLICATION NUMBER H13/0432/93

Received phone call from Mrs Bowden about construction work being carried out by her neighbour at 76 Church Lane, Moulton.

She had previously objected to the planning application (Copy on file) and asked if planning permission had been granted without her knowledge.

I explained that the application had been granted after a site visit on the 5th of July and that an official notice had not been sent to the applicant yet and that she would be notified then. I also explained that her objection would have been taken into account when the decision was made, although she refuted this saying that as the application was granted they had obviously not considered her objections.

She also said that she considered that the site visit had not been carried out properly as she had not been informed and given the opportunity to allow the sub-cttee to view the site from her property.

On requesting a written complaint she stated that she had difficulty in writing. I then informed her that I would pass her complaint on to the case officer who would contact her on his return.

Steve Thorn

ADDENDUM - 13th JULY 93

Received telephone from Mrs Batty who is the daughter of Mrs Bowden.
Tel: 0509 856350 after 3.30pm.

Extremely unhappy with regards to the decision, remarking that she would not allow the council to run over her mother in this way and that allowing the extension would be harmfull to her mothers welfare and health. Emphasised Mrs Bowden's objections and explained that her mother must be very upset to phone us as it was most unusual.

Asked why neighbour required such a large extension and why we had not taken the advice of the Parish Council.

Most insistant that she, or her husband, are contacted tomorrow (after 3.30pm please) by the case officer.

On a personal note I do not think she will be willing to accept any explanation we give her and will be wanting to take the matter further.

S.H.D.C. PLANNING DEPT.
RECEIVED
21 JUN 1993

23/6 dtee

The Cedars.
76 Church Lane
Moulton.
Nr. Spalding.
Lincs
PE12 6NP

June 20th. 1993

Your REF:
H131/432/93

Dear Sirs, (By Hand)

In view of Moulton Parish Council objecting to the proposed extension to my property in Church Lane, Moulton, I felt I had to reply to some of their objections.

The large wooden shed and aviary that was on the garden when your site visit took place has now been dismantled and removed.

The high conifer hedges on both boundaries at the rear of my property which screen the extension from my neighbours are both owned by me and are under my control.

The proposed extension cannot be seen from the road in front of my property.

The extension takes up about 15% of my rear garden.

My agent also informed me that he drew the plans at twice the customary scale giving the impression of it being much bigger than it is

Yours faithfully

P Clarke

BRIAN SMITH Dip TP MRTPI
Director of Planning & Building Control Services
Planning & Building Control Department,
Council Offices,
Priory Road, Spalding,
Lincolnshire. PE11 2XE

Telephone: (0775) 761161
Fax: (0775) 710772

SOUTH HOLLAND DISTRICT COUNCIL

Application no: H13/0432/93

Applicant: Mr P Clarke
76 Church Lane
Moulton
Spalding
Lincs

Agent: S A Moore
1 Welby Road
Gosberton
Spalding
Lincs

Description: Single storey extension

Location: 76 Church Lane Moulton
Spalding Lincs

Type: FULL

Date received: 10-MAY-93

14-MAY-93

Dear Cllr A E Naylor

NOTIFICATION TO WARD MEMBER

I have received an application for the above proposal in your ward. The officer dealing with this application is D M GEDNEY

As applications can be determined under delegated powers in many cases, please let me know by 21-MAY-93 if you feel that this proposal should be brought to the attention of the Planning Committee for any reason.

Yours faithfully
B SMITH
Director of Planning and Building Control Services

Cllr A E Naylor
161 Broad Lane
Moulton
Spalding Lincs
PE12 6PW

PLANNING DEPT.
31
- 7 JUN 1993

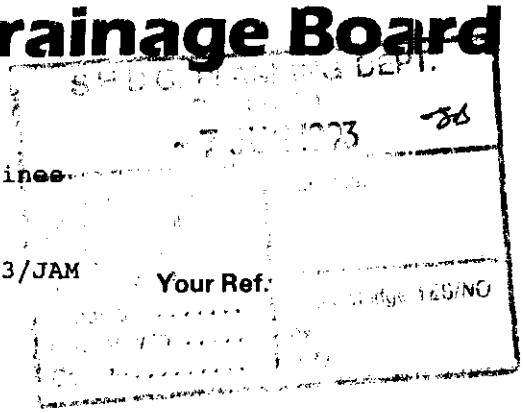
I request that this application be considered by Planning Committee, because It appears to be a large extension, no measurements shown, the distance from Moulton Drain, suggest site visit

Signed: A Naylor

DPC

SOUTH HOLLAND
Internal Drainage Board

Marsh Reeves,
Foxes Lowe Road,
Holbeach,
Spalding, Lincs.
PE12 7PA.



Please contact: Mr. Staines

Tel: Holbeach (0406) 24933
Fax: (0406) 26501

Our Ref. RS/PA-F/432/93/JAM **Your Ref.**

Date 26 May 1993

Dear Sir,

FULL PLANNING APPLICATION - MR. P. CLARKE
EXTENSION TO DWELLING - 76 CHURCH LANE, MOULTON

Further to your telephone conversation with my assistant Mr. Staines prior to your departure on holiday, I write the following general observations regarding your above clients project and lock forward to receiving a plan and meeting you on site upon your return.

Your client will be aware that the watercourse along the sites Western boundary is my Board's Moulton River and the Board's Byelaws as summarised on the enclosed standard conditions apply. I understand that at the closest point to the Moulton River the extension will be in excess of the 9 metre clearance required. Also, that roof water disposal will be via soakaways.

My Board's interests would not therefore seem to be directly affected but I would suggest appropriate tests be undertaken to ensure the subsoils are suitable and that such soakaway systems will function adequately, bearing in mind that high ground water levels may be experienced during periods of prolonged heavy rainfall.

In the eventuality that roof water soakaways are not to be installed, full details of the route and quantity of run-off for surface water disposal will be required for my prior approval.

A copy of this letter is being forwarded to the Director of Planning in order he is aware of my observations and aware that my Board has no objections in principle subject to compliance with the Board's Byelaws.

Yours faithfully,

J J Elsey

ENGINEER TO THE BOARD

S.A. Moore, Esq.,
1 Welby Road,
Gosberton,
Spalding,
Lincs.

DPO

SOUTH HOLLAND
Internal Drainage Board

Marsh Reeves,
Foxes Lowe Road,
Holbeach,
Spalding, Lincs.
PE12 7PA.

SD

Please contact: Mr. Staines

Tel: Holbeach (0406) 24933
Fax: (0406) 26501

Our Ref. RS/PA-F/432/93/FES **Your Ref.** **Date** 21 May, 1993

Dear Sir,

FULL PLANNING APPLICATION - MR. P. CLARKE
EXTENSION TO DWELLING - 76 CHURCH LANE MOULTON

The South Holland District Councils Director of Planning and Building Control Services has informed me that you have submitted the above application on behalf of your client.

The submitted details have been inspected and I would draw to your attention the fact that the watercourse forming the Western boundary of the site is my Board's Moulton River.

I shall be glad to receive a copy of your drawing at the earliest opportunity in order I can assess whether my Board's Byelaws will be infringed.

I am sending a copy of this letter to the Director of Planning so that he is aware details are awaited.

Yours faithfully,

ENGINEER TO THE BOARD

S.A. Moore Esq.,
1 Welby Road,
Gosberton,
Spalding,
Lincs.

cc: Director of Planning
South Holland District Council

BRIAN S[illegible]TH Dip TP MRTPI
Director of Planning & Building Control Services
Planning & Building Control Department,
Council Offices,
Priory Road, Spalding,
Lincolnshire. PE11 2XE

Telephone: (0775) 761161
Fax: (0775) 710772

MOULTON PARISH COUNCIL
17 MAY 1993
RECEIVED

SOUTH HOLLAND DISTRICT COUNCIL

9491

Application no: H13/0432/93

Applicant: Mr P Clarke
76 Church Lane
Moulton
Spalding
Lincs

Agent: S A Moore
1 Welby Road
Gosberton
Spalding
Lincs

Description: Single storey extension

Location: 76 Church Lane Moulton
Spalding Lincs

Type: FULL

Date received: 10-MAY-93

14-MAY-93

Dear Sir/Madam

CONSULTATION WITH PARISH COUNCIL

I have received an application for the above proposal and enclose a copy for your information. Any observations which the Parish Council wish to make should be set out below and returned to me by 28-MAY-93. If no observations have been received by that date, it will be assumed that the Parish Council have no comments to make. The officer dealing with this application is D M GEDNEY

Yours faithfully
B SMITH
Director of Planning and Building Control Services

Clerk to Moulton PC
75 Postland Road
Crowland
Peterborough
PE6 0JB

[illegible] DEPT.
[illegible] 1993

FOR PARISH COUNCIL USE ONLY

Comments: The Council is unable to support this application. The area of the proposed extension is larger than that of the existing house and would have quite a devastating effect on immediate properties. This is clearly a case where a site visit is essential if there should be any doubt in granting permission.

Signed: [signature]

Date 24th May 1993

BRIAN SM.. .. Dip TP MRTPI
Director of Planning & Building Control Services
Planning & Building Control Department,
Council Offices,
Priory Road, Spalding,
Lincolnshire. PE11 2XE

Telephone: (0775) 761161
Fax: (0775) 710772

SOUTH HOLLAND DISTRICT COUNCIL

VAT Reg No 121 5277 01

OFFICIAL RECEIPT - APPLICATION FEES

Receipt No : P2652
Date received : 10-MAY-93

Received from

S A & T A Moore

Address

1 Welby Road
Gosberton
Spalding

Fee paid	£	60.00
VAT	£	0.00
Total received	£	60.00

Cash/Cheque : Cheque

Signed.....K. Lowe...
(Authorised Collector)

RIAN SMITH Dip TP MRTPI
Director of Planning & Building Control Services
Planning & Building Control Department,
Council Offices,
Priory Road, Spalding,
Lincolnshire, PE11 2XE

Telephone: (0775) 761161
Fax: (0775) 710772

SOUTH HOLLAND DISTRICT COUNCIL

Application no: H13/0432/93

Applicant: Mr P Clarke
76 Church Lane
Moulton
Spalding
Lincs

Agent: S A Moore
1 Welby Road
Gosberton
Spalding
Lincs

Description: Single storey extension

Location: 76 Church Lane Moulton
Spalding Lincs

Type: FULL

16-AUG-93

Dear Sir/Madam,

PLANNING APPLICATION

The above application for planning permission has now been considered, together with your comments, and it has been decided that permission should be granted in this case.

The full details, including any conditicns which may have been imposed, can be seen by inspecting the register of applications which is available in this Department during normal office hours.

Yours faithfully
B SMITH
Director of Planning and Building Control Services

Mrs Bowden
Compton
78 Church Lane
Moulton
Spalding, Lincs

LATE OBS: Offr. DMG Date. 17.6.
Scanned & Attached ✓

FILE REFERENCE H13/0432/93.

Telephone call received from Mrs Bowden of "Compton", 76 Church Lane, Moulton.

She stressed that she objected to the application for a single storey extension at 76 Church Lane submitted by her neighbour, Mr P Clarke. I accordingly advised her to make formal representations to the Authority, but she stressed that she was elderly and was unable to get to the Planning Department or post a letter.

Further to the above, I therefore agreed to put a note on file outlining her reasons for objection and these are as follows.

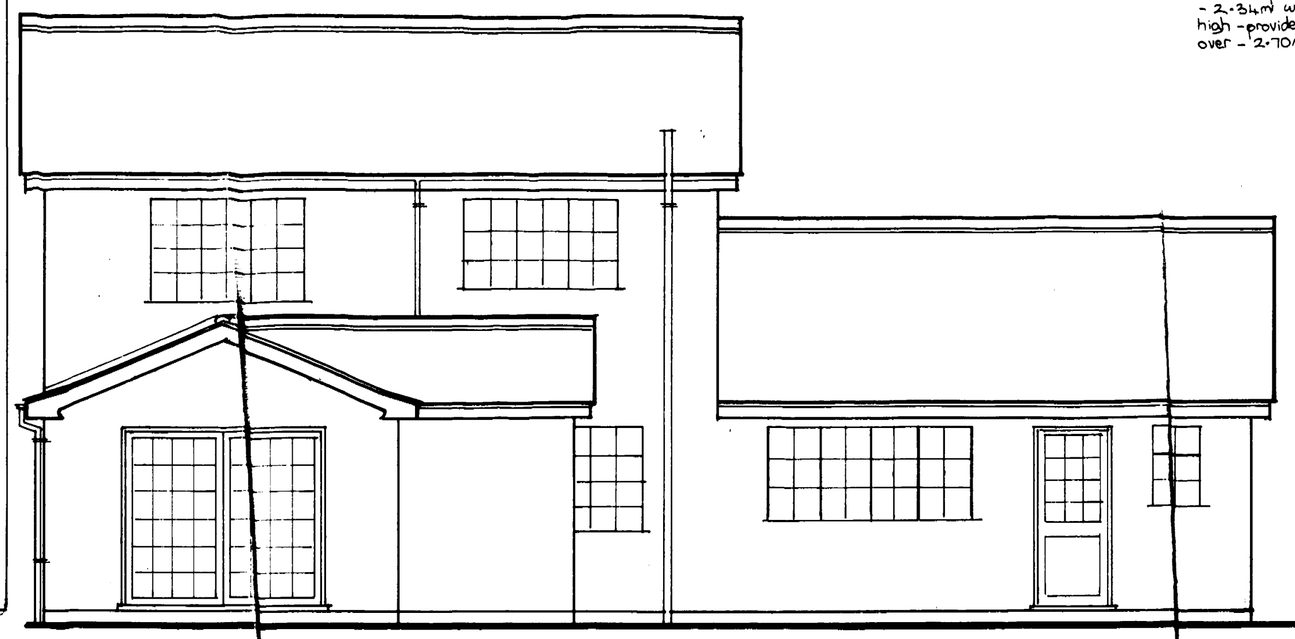
1 Extension too large and long. Roof will project above existing hedge and block sunlight.

2 Extension will have overbearing effect upon garden of "Compton".

D M Gedney
17 June 1993

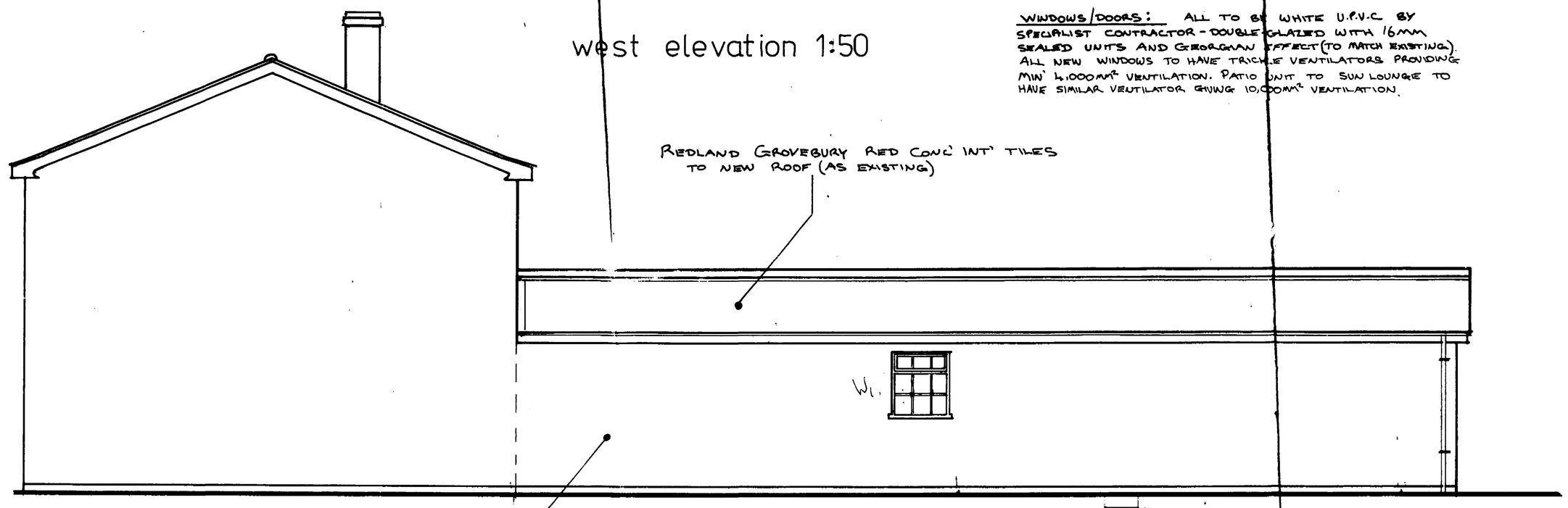
S.H.D.C. PLANNING DEPT.
RECEIVED
17 JUN 1993 DG
Attention of
A.C.P
File Nos.
acknowledge YES/NO
by ST
date 17/6

Proposed extension at 76, Church Lane, Moulton for Mr & Mrs P Clarke. Date April 93.



west elevation 1:50

WINDOWS/DOORS: ALL TO BE WHITE U.P.V.C BY SPECIALIST CONTRACTOR - DOUBLE GLAZED WITH 16MM SEALED UNITS AND GEORGIAN EFFECT (TO MATCH EXISTING). ALL NEW WINDOWS TO HAVE TRICKLE VENTILATORS PROVIDING MIN' 4,000MM² VENTILATION. PATIO UNIT TO SUN LOUNGE TO HAVE SIMILAR VENTILATOR GIVING 10,000MM² VENTILATION.

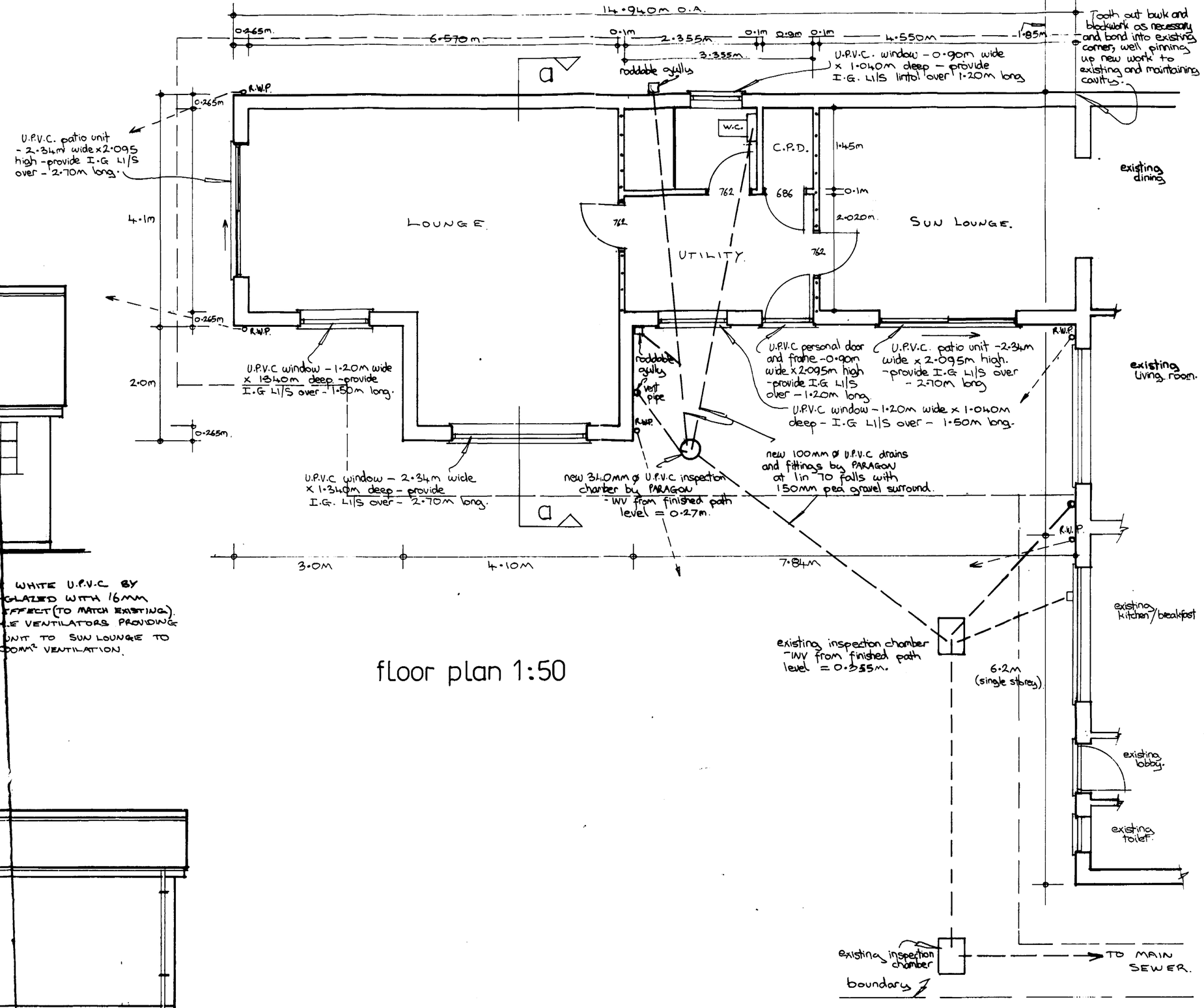


north elevation 1:50

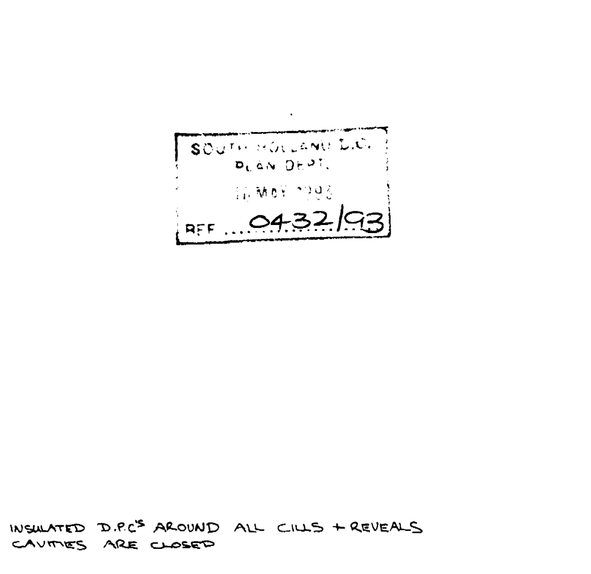
BUTTERLY KIATON RANGE NOTTINGHAM RED FACING BRICKS TO ALL ELEVATIONS (AS EXISTING)



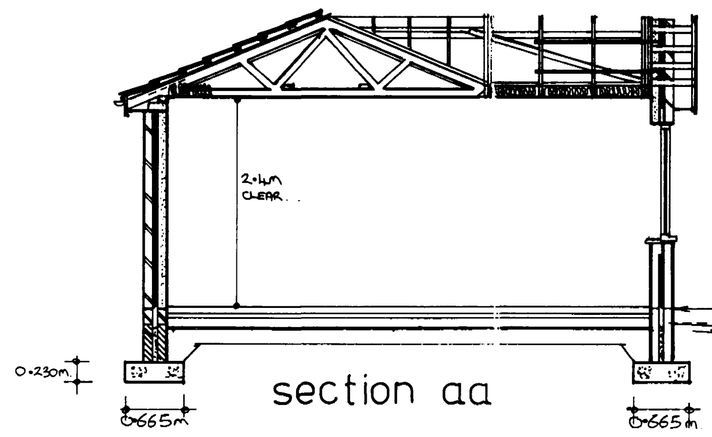
south elevation 1:50



floor plan 1:50



SOUTH HOLLAND D.C.
PLAN DEPT.
REF. 0432/93



section aa

DAMPCOR INSULATED D.P.C.S AROUND ALL CILLS + REVEALS WHERE CAVITIES ARE CLOSED

D.P.C. TO B.S. 6515 UNDER ALL WALLS

152m

NOTE: PLAN SHOWS DEPTH OF FOUNDATION AS EXISTING (as checked on site) - ACTUAL DEPTH TO BE DETERMINED ON SITE BY LOCAL AUTHORITIES BUILDING INSPECTOR, ACCORDING TO SUB-SOIL CONDITIONS. IF SUB-SOIL CONTAINS ANY CLAY THEN FOUNDATION DEPTH TO BE MIN' 1·0M. FOUNDATION CONCRETE TO BE C15P; SO SLUMP. EXISTING FOUNDATIONS ARE 610 wide x 230 deep. A STRIP FOUNDATION IS TO BE PROVIDED UNDER NON-LOAD BEARING INTERNAL WALLS DENOTED THUS [illegible] TO A SIZE OF 0·460M WIDE X 0·230M THICK (SEE floor plan).

NEW FLOORS TO FINISH LEVEL WITH EXISTING - I.E. APPROX 15MM ABOVE D.P.C.'s. - PROVIDE 65MM SAND/CEMENT SCREED (3:1 by vol') ON 38MM THICKNESS JABELITE FLOOR INSULATION, ON 100MM LAYER O'SITE CONC' (C15P MIX; 50MM SLUMP), ON 250 MICRON VISQUEEN D.P.M. LAPPED UP WALLS AND UNDER D.P.C.'s ON SAND BLINDING LAYER, ON 150MM THICKNESS WELL CONSOLIDATED 50MM DOWN LIMESTONE H'CORE TO BUILDING INSPECTORS APPROVAL ON SITE.

Note: ALL VEG' SOIL TO BE REMOVED AV' 150MM DEEP