APPLICATION NO. : ..H13/0723/92.....

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SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Refusal of Planning Permission

Reference: H13/0723/92 Received:27-JUL-92 Type:FULL

Name: Moulton Harrox Educational Foundation
c/o Maples & Son
23 New Road
Spalding Lincs

Agent: G R Merchant
4 Chapel Gardens
Whaplode
Spalding
Lincs

Description: 5 dwellings with private access road, including demolishing of existing cottage
Location : Seas End Road 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 In the opinion of the Local Planning Authority the propopsal would, if permitted, result in a cramped and undesirable form of development, particularly upon plots 3 and 4. As such, it is considered to be contrary to Structure Plan Policy 5A and also advice contained within Planning Policy Guidance Note No 3 1992 (Housing), both of which state that new residential development within settlements should be appropriate in terms of scale, character, density and physical extent, having regard to existing development in the locality.

Director of Planning and Building Control Services
09-OCT-92 H13/0723/92

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)

FOUR COPIES REQUIRED

PLANNING APPLICATION

For office use only

Application No. H13/0723/92

Date Registered 01 JUL 1992

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

MOULTON HARROX EDUCATIONAL FOUNDATION.
C/O MAPLES & SON.
23 NEW ROAD.
SPALDING.
LINCS.

Tel. No.

NAME AND ADDRESS OF AGENT
(if form completed by agent)

G.R. MERCHANT.
4 CHAPEL GARDENS.
WHAPLODE.
SPALDING.
LINCS.

Tel. No. HOL 370853.
(Personal contact name)

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

SEAS END ROAD. MOULTON-SEAS-END.

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

5NO- DWELLINGS WITH PRIVATE ACCESS ROAD, INCLUDING DEMOLISHING OF EXISTING COTTAGE.

Please complete

Signed. G.R. Merchant Date. 1.7.92

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

Previous application No: H13/0506/92

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 Certificate**

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 previous permission
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 building(s) [✓]

(ii) Alterations or extension [ ]

(iii) Change of use [ ]

B. If new dwellings are proposed, please state how many: 5.

4. A. If building works are proposed, other than residential, please state extra floorspace to be created: N/A. sq. metres

B. Please state size of any new structure:- (a) max. height: SEE PLANS. metres

(b) max. length: metres

(c) max. width: metres

C. Please state type and colour of materials for facing external walls: SEE ATTACHED SCHEDULE.

D. Please state type and colour of roofing materials.

E. 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 & FARM YARD.~~

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: SEE ERD ROAD. Will there be — Individual access(es) [—] New estate road [✓]

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

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 of 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 SOAKAWAYS

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

D. Foul sewerage will be disposed of to:

Mains sewer [ ] Cesspool [ ] Septic tank [✓]

OTHER MATTERS Please complete

	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 footpath	NO	
The proposal is known to affect contaminated or filled land	NO	
The proposal is for industrial, warehousing, offices or shopping 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. [ ] → Date: Consultee(s):

Is this application related to a previous submission [ ] → Application No.:

6. ANY OTHER INFORMATION Please add any details you wish in support of your application.

Continue on separate sheet if necessary. RE-APPLICATION AFTER REFUSAL.

OUTLINE :- H13/1174/90.

OWNERSHIP CERTIFICATES

PLEASE COMPLETE ALL THREE SECTIONS.

Use the notice at the bottom of the page only when necessary.

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).

Owners

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.** You can use the notice at the bottom of the form to send to the owner. (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 ...G. K. Mordant... (~~Applicant~~/Agent) Date ...1.7.92...

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.

State Name and address of owner: 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 there is no agricultural tenant, complete Certificate 1.
If the site does relate to an agricultural holding, you must give notice to any tenant, and complete Certificate 2. (You can use the notice at the bottom of the form to send to the tenant). 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 ...G. K. Mordant... ~~Applicant~~/Agent) Date ...1.7.92...

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.

State Name and address of tenant: State Date notice served:

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

NOTICE UNDER SECTION 27 OF TOWN AND COUNTRY PLANNING ACT 1971

TO BE COMPLETED BY APPLICANT OR HIS AGENT

Proposed development at

Take notice that application is being made to South Holland District Council by

for planning permission for

If you should wish to make representations about the application, you should make them in writing within 21 days from the date of service of this notice, to Chief Executive, South Holland District Council, Priory Road, Spalding, Lincolnshire.

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

APPLICATION ASSESSMENT

Notes for Case Officer

Site Notes: Accuracy | Neighbours | Other (INCLUDING VISIBILITY SPLAYS.)

Boundaries | Site Features

Inspected by: DMG
date: 10/7

(1) PLEASE ENSURE BLOCK PLAN COLOURED RED
(2a) CONDITION RE SCREEN WALLING ON REAR GARDENS OF PLOTS 1 AND 2
(2) FRONT ELEVATION OF HOUSES ON PLOT 1 & 2 LOOKS UNBALANCED AS X AS DOOR AND BAY WINDOW

Case Officer Conclusions (issues)

Case Officer Recommendations (summary) GRANT / REFUSE
(details overleaf)

Recommended approvals –

Departure from policy — Yes ---- / No ----

Ward member request — Yes ---- / No ----

Recommend approval against material objection — Any objection received? No / If yes, is any obj. material? Yes / No — Yes ---- / No ----

[Reason:

Other circumstances needing Committee decision — Yes ---- / Flagged by Senior Officer / Signed ..... / No ----

ALL OF ABOVE

Recommended refusals –

Refusal on adopted policy grounds on first applic. — No ---- / Nil fees (not first submission) / Other info. re: / Signed ..... / Yes ----

ANY ONE OF ABOVE

Committee report
Sub-Committee:
SV recommended .....
Est/Ind. recommended.....

Delegation confirmed by Senior Officer
.....

Recommendation/draft report produced.....

~~Conditions~~/Reasons Post Committee. JG 7/10.

Refusal

(1.) In the opinion of the Local Planning Authority the proposal would, if permitted, result in a cramped and undesirable form of development, particularly upon plots 3 and 4. As such it is considered to be contrary to Structure Plan Policy 5A and also advice contained within Planning Policy Guidance Note [redacted] N° 3, 1992 (Housing), both of which state that new residential development within settlements should be appropriate in terms of scale, character, density and physical extent, having regard to existing development in the locality.

~~Notes to applicant~~

~~Disabled access~~ .....

~~Outstanding RM~~ .....

~~Amended plans~~ ..... ~~TL~~

~~Other~~

F U R T H E R I N F O R M A T I O N / C O N S U L T A T I O N S

APPLICATION REF:

DIRECTIONS

		Siting	Design	Ext App	Access	Lands
Art 7 (Outlines)						
RM Checklist:	Previous					
	Current					
	Required					

15/7 DMG

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

[Indicate if other Regs]

Precise details for non-standard direction: 4 copies of revised plans showing ... + visibility splays ... (as o.s. 1:2500 plan) ✓ DONE 16/7 DAB

CONSULTATION/PUBLICITY REQUIRED DMG 14/7

Publicity : General
Departure
Setting of LB Viz

Residents (Postal):
The Cottage, 54 Sew End Rd
65 Sew End Rd
Fowler Cottage Sew End Rd
} DONE 28/7 DAB

Residents (Delivery):

Consults : Dept of Transport
Env Health
Conservation consults : Local
Local & National
English Heritage LBC I, II*
Setting I, II*
Major Ca

Consultant : Name
Order No:

Other :

R E V A L I D A T I O N A F T E R D I R E C T I O N

Information satisfactory/unsatisfactory Signed ..JB.....

Further direction: Precise details

Amended description:

Reconsultations required -
Parish Council
Ward Members
Residents
Advertise
Other

N/A Validate only

New valid date ..27/7/92..... Re-Registered .....
Ack/Reception .....

ADMIN RECORD SHEET

INITIAL

Submitted Fee £ NIL

Receipt Issued ..... No. .....

Date First Received 01 JUL 1992

REGISTRATION

REFERENCE H13/0723/92

Cross-Ref R

Date 2/7/92

VALIDATION Date 1/7/92

Type Full Earliest permission date (Cert B) .....

Site area ..... No. of dwellings 5 Floorspace .....

New build/site enlargement/redevelopment/change of use/extension/alteration

Earlier permission ref .....

RM:-	Siting	Design	Ext app	Access	Lands
Previous					
Current					

Description

Technical: Certificate ☐ Accuracy ☐
Site plans ☐ Incomplete form ☐
Description ☐

S65 Advert required ☐ Expiry date .....

Fees: Nil fee – previous app ☑ Ref S06/92
– type ☐
Discounted fee ☐ Reason .....

Correct fee £ NIL Additional £ ..... Receipt no. .....

Refund £ ..... Issued .....

CONSTRAINTS Date 10.7.

Index Sheets HS. OS Nos ..... Grid Ref 539170 137160

Ward Lbbw Parish ...DODDINGTON

Inside IBD YES Inside LB area NO

TR Burial	☐	C1	☐
TR Bypass	☐	C3	☐ Grade
Level crossing	☐	TPO	YES
Footpath	☐	Other:	

Linked to site.....Ref...669..... Linked to property.....Ref.....

Planning Records: NO
Earlier apps Decided S06/92
1174/90
10/89
1409/89

3 Day Records:
Already submitted Ref.....
Requested .....

Inputs completed 13.7.92 CAR

Town and Country Planning Act etc

DRAFT DECISION

Reference: H13/0723/92 Received:27-JUL-92 Type:FULL

Name: Moulton Harrox Educational Foundation
c/o Maples & Son
23 New Road
Spalding Lincs

Agent: G R Merchant
4 Chapel Gardens
Whaplode
Spalding
Lincs

Description: 5 dwellings with private access road, including demolishing of existing cottage
Location : Seas End Road Moulton Seas End
Spalding Lincs

South Holland District Council hereby give notice that permission has been granted/refused etc on the following conditions/reasons:

1 In the opinion of the Local Planning Authority the propopsal would, if permitted, result in a cramped and undesirable form of development, particularly upon plots 3 and 4. As such, it is considered to be contrary to Structure Plan Policy 5A and also advice contained within Planning Policy Guidance Note No 3 1992 (Housing), both of which state that new residential development within settlements should be appropriate in terms of scale, character, density and physical extent, having regard to existing development in the locality.

Authorised to issue:

07-OCT-92 H13/0723/92

AD..AD.....DC..... 8/10

7/10

715. PLANNING APPLICATIONS (Continued)

Plan No. and Applicant		Proposal
H20/0780/92 Mr R Richardson	O.A.	Two building plots off existing roadway at Japonica Farm, Chapelgate, Sutton St. James.

RESOLVED: Planning permission be refused for the above development in accordance with the recommendation of the Director of Planning and Building Control Services.

(Councillor W D Skells entered the meeting during consideration of the above application.)

H09/0799/92 Mr and Mrs K Storey	Double garage and garden store at 33 North Parade, Holbeach.

RESOLVED: The Director of Planning and Building Control Services be authorised to grant planning permission for the above development subject to satisfactory negotiations with the applicants regarding the reduction in the size of the top window so that it is no greater than the lower window, and has no means of opening, to the development being carried out strictly in compliance with the submitted plans and to the conditions recommended by the Director of Planning and Building Control Services.

(Councillors T G M Tyler and D S Venni declared indirect interests in the above application and left the meeting room during consideration thereof. It was also reported that Councillors Tyler and Venni had declared interests when the site was inspected and had remained on the coach during the inspection.)

H18/0825/92 Mrs J Motley	O.A.	Two bungalows with garages and vehicular access at Lime Street, Sutton Bridge.

RESOLVED: The Director of Planning and Building Control Services be authorised to grant planning permission for the above development subject to the applicant's agreement to the submitted plans not forming part of the application.

716. ESTATE DEVELOPMENT

Following consideration of the report of the Director of Planning and Building Control Services it was

RESOLVED: Planning permission be refused for the following development, contrary to the recommendation of the Director of Planning and Building Control Services, on the grounds that the proposal, if permitted, would result in a cramped and undesirable form of backland development.

Plan No. and Applicant	Proposal
H13/0723/92 Moulton Harrox Educational Foundation	Five dwellings with private access road, including demolition of existing cottage at Seas End Road, Moulton Seas End.

(Councillor T Bray declared an indirect interest in the above application and left the Meeting Room during consideration thereof. Councillor W D Skells took the Chair for this application.)

APPLICATION REFERENCE: H13/0723/92 DATE RECEIVED: 10 07 92

APPLICANT: Moulton Harrox Educational Foundation c/o Maples & Son 23 New Road Spalding Lincs

AGENT: G R Merchant 4 Chapel Gardens Whaplode Spalding Lincs

SOUTH HOLLAND DISTRICT COUNCIL
REPORT TO PLANNING COMMITTEE
Date 15 SEP 1992

TYPE: Full

DESCRIPTION: 5 dwellings with private access road, including demolition of existing cottage

LOCATION: Seas End Road, Moulton Seas End

Parish Council: Felt the density of development is too great and that the site is more suitable for 2 houses and 2 bungalows giving each a larger ground area. A mix of housing is needed in Seas End. The plots it is felt are laid out for maximum density and not for amenity. The proposal is not for good family homes and neither can they be regarded as starter homes.

County Highways: Request conditions.

PLANNING POLICIES/DOE ADVICE
Inside IBD.

PREVIOUS DECISIONS
H13/0010/89 - Outline - Erection of two dwellings - Permitted.
H13/1409/89 - Outline - Erection of eight dwellings - Withdrawn.
H13/1174/90 - Outline - Residential Development (4 plots plus renovation of existing house) including details of access - Permitted 4 March 1991.
H13/0506/92 - Full - Five dwellings with private access road including demolition of existing cottage - Refused.

Reason
1 The two four bedroomed houses located at the rear on plots 3 and 4 would be detrimental to the residential amenities of existing frontage development. The same also considered to be an intrusive form of development.

PLANNING ISSUES
1 The determining issue is whether the above reason for refusal has been sufficiently overcome.
2 The site has a frontage of some 36 metres and a depth ranging between 66 and 70 metres approximately. An existing house and associated farmyard are currently located upon the site and these would be demolished to make way for the development.
3 The previous application was refused on the basis that the two storey dwellings at the rear were considered inappropriate. The applicants have now substituted these for bungalows and

the development now consists of the following.

- Plot 1 - 3 bedroom house and garage.
- Plot 2 - 3 bedroom house.
- Plot 3 - 3 bedroom bungalow and garage.
- Plot 4 - 3 bedroom bungalow and garage.
- Plot 5 - 2 bedroom bungalow and garage.

4 The two lime trees fronting the site are the subject of Moulton Seas End Tree Preservation Order No 1, 1989.

CONCLUSIONS

1 The site already has outline permission for the erection of four dwellings and the retention of the existing dwelling (H13/1174/90). The proposal is now to demolish the latter and erect five new dwellings and it is therefore considered that no objections can be raised in principle.

2 Further, the 2, two storey dwellings at the rear have now been replaced by 3 bedroom bungalows so the previous reason for refusal has been overcome. The scheme is much the same in other respects.

3 A point of concern, however, is the fact that the main elevations on plots 1 and 2 are somewhat imbalanced and it is my opinion that the design could be improved in this respect.

4 The landscaping and proposals for screening private garden space within the development is inadequate and should be made more profuse by the addition of hedging and further trees/shrubs. There are presently some small trees within the site and these should be incorporated within the development if at all possible.

5 The dwelling upon plot 1 is within the spread of the Sycamore trees and this should therefore be repositioned slightly further to the post although this may have a consequential effect upon the adjoining plot to the rear.

6 The Plans Sub-Committee have previously inspected the site and I believe that it would be appropriate to examine the detail proposal before the application is determined.

RECOMMENDATION -

A That the details are referred to the Plans Sub-Committee before the application is determined.

B That subject to the views of the Plans Sub-Committee and the receipt of satisfactory amended plans, which

1 Improve the external appearance of the dwellings on Plots 1 and 2, which front Seas End Road;

2 Re-design the dwelling on Plot 1 so that there is no overlooking at first floor level in respect of the property immediately to the north;

3 Improve the landscaping scheme by the substitution of the frontage privet hedging by preferably hawthorn, plus the addition of further hedging and trees/shrubs within the site (including the retention of the existing small trees if at all possible); and

4 Reposition the dwelling upon plot 1 outside the spread of the sycamore trees; then

C The Director of Planning and Building Control Services be

authorised to grant permission, on the following conditions:

1 SC27 - (Implementation of Planting).

2 A 1.8 metre closeboarded fence shall be erected along the northern boundary of the site in accordance with the plan accompanying the application (drawing no...received by the Local Planning Authority on the...) prior to the occupation of the dwellings.

3 Before any development is commenced, a scheme to provide screen walls or fences and/or landscape screening along the southern boundary of the site, including details of type, position and height, shall be submitted to and approved by the Local Planning Authority and such scheme as may be approved shall be put into effect before the dwellings hereby permitted are brought into use.

4 SC28 - (Protection of Existing Trees).

5 B15 - (Clearance of Obstructions At Access)...(drawing no ... received by the Local Planning Authority on ....)...0.6 metres.

6 B22 - (Access and Turning Space To Accord With Application).

7 The private drive shall be surfaced in accordance with the plan accompanying the applicatio.

8 The proposed hedging shown on the plan accompanying the application (drawing no...received by the Local Planning Authority on...) shall be planted in its entirety within a period of two years beginning with the date on which development of the land is commenced. It shall be maintained by the owner or 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 hedging shall be allowed to reach a height of at least 1.8 metres on the eastern boundary and one metre in any other case.

9 The applicant shall submit to and agree with the Local Planning Authority a scheme to provide street lighting to the private drive and such scheme, as may be approved, shall be implemented before any of the dwellings are occupied.

10 Prior to development being commenced all trees being retained on the site shall be fenced off on site at least one metre beyond the spread of such trees by means of a fence of a minimum of 1.2 metres high consisting of chestnut paling firmly secured top and bottom to line wires fixed to fencing posts maximum 2 metres apart. Such fencing shall be properly maintained throughout the period of construction and removed only when the development is completed and building work ceases.

11 Under no circumstances shall any materials, machinery, tools, fuel, etc be stored, nor any builders huts and like of a temporary or permanent nature, be erected within the area protected by the fencing. Trenches for any underground services which of necessity pass within the fenced areas shall be dug by hand and care taken not to damage any tree roots whatsoever. When such services have been inserted into the trenches they shall then be backfilled and consolidated by foot every 150 mm of depth. Under no circumstances shall a machine dig be allowed within the fenced areas.

12 Details of screen walls in respect of the rear garden areas on plots 1 and 2 shall be submitted to and approved by the Local Planning Authority before development commences. Such

walls as may be approved shall be erected before the dwellings upon plots 1 and 2.

Reasons

1 Standard.
2-3 In the interests of the amenities of the locality.
4 Standard.
5 B4.
6 B21.
7 To ensure a satisfactory development in the interests of the amenities of the locality and the amenities of future occupants of the dwellings.
8 In the interests of the visual amenities of the locality.
9 To ensure a satisfactory development in the interests of the amenities of future occupants of the dwellings.
10 To protect the trees during development.
11 To safeguard the trees during development.
12 In the interests of visual amenity and to safeguard the amenities of future occupiers of plots 1 and 2.

Notes

1 The applicants are advised that the two lime trees along the sites frontage are the subject of Moulton Seas End Tree Preservation Order No 1, 1989. As such, consent will be required for any works carried out to them. It is also stressed that extreme care should be taken to ensure that they are not adversely affected when excavating the private drive.
2 SN1 - (Amended Plans)...(drawing no...received by the Local Planning Authority on...).

660. PLANNING APPLICATIONS (Continued)

(c) **Applications Deferred** (continued)

Plan No. and Applicant		Proposal
H16/0655/92 First National Commercial Bank		Conservation Area Consent for clearance of site/demolition of warehouses, showroom and offices at 6, 7 and 8 High Street, Spalding.

(Pending the determination of H16/0632/92.)

(It was also agreed that archaeological interests be notified of the proposed works to the site so that any investigations can take place before development commences.)

H13/0738/92 Ashwood Homes		Two houses and one bungalow at Woodgate Road, Moulton Chapel.

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

H20/0780/92 Mr R Richardson	O.A.	Two building plots off existing roadway at Japonica Farm, Chapelgate, Sutton St James.

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

H18/0803/92 Metalair Ltd		Protective screen to Metalair's lorry wash down area at Metalair Ltd, Sutton Bridge.

(Pending the determination of application H18/0713/92, as recommended by the Plans Sub-Committee following a site inspection held on 7th September 1992.)

H13/0723/92 Moulton Harrox Educational Foundation		5 dwellings with private access road, including demolition of existing cottage at Seas End Road, Moulton Seas End.

(To enable the Plans Sub-Committee to consider the application in greater detail.)

(Councillor T. Bray declared an indirect interest in this application, and left the Council Chamber during consideration thereof.)

H09/0799/92 Mr & Mrs K Storey		Double garage and garden store at 33 North Parade, Holbeach.

(Pending a site inspection to assess of the impact of the proposal upon adjoining properties.)

(The Director of Planning and Building Control Services reported receipt of a late letter of objection and of a letter from the applicant agreeing to obscure glaze the rear gable screen.)

(Councillor T.G.M. Tyler declared an interest under paragraph 9 of the National Code of Conduct on this application, and left the Council Chamber during consideration thereof.)

H18/0825/92 Mrs J Motley	O.A.	2 bungalows with garages and vehicular access at Lime Street, Sutton Bridge.

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

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

Com

SOUTH HOLLAND DISTRICT COUNCIL

Application no: H13/0723/92 Type: FULL

~~Applicant: Moulton Harrox Educational~~ Agent: G R Merchant
Tel: 0406 370853

Description: 5 dwellings with private access road, including demolishing of existing cottage
Location: Seas End Road
Moulton Seas End
Spalding
Lincs

Valid date: 27-JUL-92 Terminal date: 21-SEP-92
Target dates: Target Committee: 26-AUG-92
To case officer 01-AUG-92 Report deadline: 12-AUG-92
Inspected by 06-AUG-92
Extra contacts 11-AUG-92 Case Officer: ✓
Report if not clear by 31-AUG-92 D M GEDNEY

DEVELOPMENT/CONSTRAINTS

Size: 5 DWE
Category: Newbuild
Listed building:
Conservation Area:

CONSULTATIONS CARRIED OUT

		Sent	Expiry
Owner/Occupier The Cottage, 59 Seas End		28-JUL-92	11-AUG-92
Owner/Occupier 65 Seas End Road		28-JUL-92	11-AUG-92
Owner/Occupier American Cottage		25-JUL-92	11-AUG-92
Clerk to Moulton PC	0733 210404	13-JUL-92	27-JUL-92
Cllr J Clark	0406 370785	13-JUL-92	27-JUL-92
Cllr A E Naylor	0406 370323	13-JUL-92	27-JUL-92

LCC - Obs Attached 28/8 30/7/92

Site Notice 30/7/92 20/8

SITE DETAILS

Grid ref: 532170 327160
OS Sheets: 115 Parcel:

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: H13/0723/92 Type: FULL

Applicant: Moulton Harrox Educational Agent: G R Merchant
Tel: 0406 370853

Description: 5 dwellings with private access road, including demolishing of existing cottage
Location: Seas End Road
Moulton Seas End
Spalding
Lincs

Valid date: 10-JUL-92 Terminal date: 04-SEP-92
Target dates: Target Committee: 26-AUG-92
To case officer 15-JUL-92 Report deadline: 12-AUG-92
Inspected by 20-JUL-92
Extra contacts 25-JUL-92 Case Officer:
Report if not clear by 14-AUG-92 D M GEDNEY

DEVELOPMENT/CONSTRAINTS

Size: 5 DWE
Category: Newbuild
Listed building:
Conservation Area:

CONSULTATIONS CARRIED OUT

		Sent	Expiry
Clerk to Moulton PC	0733 210404	13-JUL-92	27-JUL-92
Cllr J Clark	0406 370785	13-JUL-92	27-JUL-92
Cllr A E Naylor	0406 370323	13-JUL-92	27-JUL-92

SITE DETAILS

Grid ref: 532170 327160
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Fax: (0775) 710772

FILE COPY

SOUTH HOLLAND DISTRICT COUNCIL

Application no: H13/0723/92

Applicant: Moulton Harrox Educational Foundation
c/o Maples & Son
23 New Road
Spalding Lincs

Agent: G R Merchant
4 Chapel Gardens
Whaplode
Spalding
Lincs

Description: 5 dwellings with private access road, including demolishing of existing cottage

Location: Seas End Road
Moulton Seas End
Spalding
Lincs

Completed 5/7/92

Type: FULL

Date received: 01-JUL-92

16-JUL-92

Dear Sir/Madam

TOWN AND COUNTRY PLANNING ACT 1990
REQUIREMENT FOR ADDITIONAL INFORMATION ETC

Your submission for the above has been received, but I regret that it cannot be dealt with as it stands.

The Council is of the opinion that the information contained in the application is insufficient to enable the Authority to determine it, and under the provisions of Regulation 4 of the Town and Country Planning (Applications) Regulations 1988, you are therefore requested to supply the following:
4 copies of 1:2500 block plan and also 1:2500 plan showing both the site and visibility splay outlined in red.

If you have been sent a Notice of Receipt, the time limit for determining the application should be ignored as this will have to be recalculated from the date when I receive the above. If you wish to contact the department at any time, the officer dealing with the application at present is D M GEDNEY .

Yours faithfully

D M Gedney

Principal Planning Officer

LINCOLNSHIRE COUNTY COUNCIL
DEPARTMENT OF HIGHWAYS AND PLANNING

FORM NO: H/A/3B

To: SOUTH HOLLAND District Council Application Reference H13/0723/92.

Form of notification by the County Director of Highways and Planning for DEVELOPMENT AFFECTING HIGHWAYS

With reference to the application dated
relating to the following proposed development:

1. National Grid Reference of a central point on site

	horizontal			vertical		
	3	2	1	2	7	1

2. Address or location

SEAS END ROAD, MOULTON SEAS END.

3. Name, classification and number of road

"II"

4. Date application referred 30-7-92

5. State whether outline, detailed application etc.

FULL

6. Description of proposed development/change of use including access details

5 DWELLINGS WITH PRIVATE ROAD INC DEMOLITION OF EXISTING COTTAGE

7. Delete as appropriate

Notice is hereby given under the provisions of article 15 of the Town and Country Planning General Development Order, 1988, that the County Council as local highway authority:—

~~a. Does not wish~~ to restrict the grant of permission.

(b.) Requests that any permission given by the local planning authority shall include the conditions shown overleaf.

~~c. Requests that the local planning authority refuse the application (reason overleaf).~~

~~d. Requests the local planning authority to complete Form T.R. 108 para 10b as shown overleaf.~~

Date: 30-7-92 Signed: [signature]
Director of Highways and Planning

CONDITIONS:—

Delete as appropriate

(i) For applications where items are to be reserved for subsequent approval in consultation with the Director of Highways and Planning

(ii) For other applications

(1) B22.

(2) B15 - - - - - - - - (drawing No HHEF 5A)

- - - - - 0·6m - - - -

Delete as appropriate

(i) REASONS FOR a, b, or c overleaf

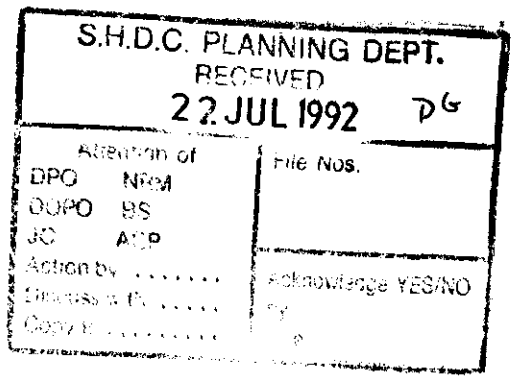
(ii) COMMENTS FOR FORM T.R. 108 para 10b

(1) B21

(2) B4

Note:— use continuation sheet(s) as necessary.

B Smith Esq
District Planning Officer
South Holland District Council
Council Offices
Priory Road
Spalding
PE11 2XE



NRA

National Rivers Authority
Anglian Region

20 July 1992

Our ref.GT/92/1/SH/0203

Dear Sir

PLANNING APPLICATION NO. H13/0723/92
PROPOSED DEVELOPMENT OF 5 DWELLINGS WITH PRIVATE ACCESS ROAD, INCLUDING DEMOLISHING OF EXISTING COTTAGE, AT SEAS END ROAD, MOULTON SEAS END, SPALDING, BY MOULTON HARROX EDUCATIONAL FOUNDATION.

With regard to the above-mentioned application received on 15 July 1992, I would inform you that the NRA Anglian Region has the following observations to make on the proposal:

We have no further observations other than those contained in my letter dated 27 May 1992 in reply to Planning Application Number H13/506/92 submitted by Moulton Harrox Educational Foundatioin at the site referred to in the current application.

A copy of the above letter is enclosed for your record and information purposes.

Yours faithfully

R F Morgan
Planning Engineer

cc G R Merchant
4 Chapel Gardens
Whaplode, Spalding

VJC

ROGER HYDE
Regional General Manager

Aquc House
Harvey Street
Lincoln
LN' 1TF
Tel: 0522 51300
Fax: 0522 512927

B Smith Esq
District Planning Officer
South Holland District Council
Council Offices
Priory Road
Spalding
PE11 2XE

NRA

National Rivers Authority
Anglian Region

27 May 1992

Our ref.GT/92/1/SH/0142

Dear Sir

PLANNING APPLICATION NO. H3/0506/92
PROPOSED ERECTION OF 5 DWELLINGS AT SEAS END ROAD, MOULTON SEAS END, BY MOULTON HARROX EDUCATIONAL FOUNDATION.

With regard to the above-mentioned application received on 14 May 1992, I would inform you that the NRA Anglian Region has the following observations to make on the proposal:

The applicant would be advised to consider the use of a full treatment package sewage plant which may have a discharge direct to a watercourse subject to formal Consent under the Water Resources Act 1991. However, we would have no objection to the use of a septic tank(s) at this location provided that:

a) The area of land required for the soakaway has been established by means of a percolation test carried out in accordance with B.S.6297.

b) The plot size is adequate to provide the area of land required for the soakaway system as identified by the percolation test.

c) The soakaway system is not constructed within 10m of a watercourse or within 50m of a borehole or well.

d) The soakaway system is constructed as shallow as possible and will not be affected by general groundwater in the area.

e) Each dwelling should be served by a separate septic tank and soakaway system.

Notwithstanding the provisions of the Town and Country Planning General Development Order 1988, any oil storage tank shall be sited on an impervious base and surrounded by oil-tight bunded walls with a capacity of 110% of the storage tank, to enclose all filling, drawing and overflow pipes.

Yours faithfully

R F Morgan
Planning Engineer

VJC

ROGER HYDE
Regional General Manager

Aqua House
Harvey Street
Lincoln
LN1 1TF
Tel: 0522 513100
Fax: 0522 512927

959/24

BRI. 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

MOULTON PARISH COUNCIL
14 JUL 1992
RECEIVED

SOUTH HOLLAND DISTRICT COUNCIL

S.H.D.C. PLANNING
RECEIVED
22 JUL 1992
DG

Application no: H13/0723/92

Applicant: Moulton Harrox Educational Foundation
c/o Maples & Son
23 New Road
Spalding Lincs

Agent: G R Merchant
4 Chapel Gardens
Whaplode
Spalding
Lincs

Description: 5 dwellings with private access road, including demolishing of existing cottage

Location: Seas End Road Moulton Seas End
Spalding Lincs

Type: FULL

Date received: 10-JUL-92

13-JUL-92

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-JUL-92. 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

FOR PARISH COUNCIL USE ONLY

Comments:

It is felt the density of the development to be too great, the site is more suitable for two houses and two bungalows giving each a larger ground area. A mix of housing is needed in Seas End. The plots it is felt are laid out for maximum density and not for amenity. The proposal is not for good family homes and neither can they be regarded as starter homes.

Signed : R. K. Lowe Chairman

21st July, 1992.

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: H13/0723/92

Applicant: Moulton Harrox Educational Foundation
c/o Maples & Son
23 New Road
Spalding Lincs

Agent: G R Merchant
4 Chapel Gardens
Whaplode
Spalding
Lincs

Description: 5 dwellings with private access road, including demolishing of existing cottage

Location: Seas End Road
Moulton Seas End
Spalding
Lincs

Type: FULL

Date received: 01-JUL-92

03-JUL-92

Dear Sir/Madam

NOTICE THAT APPLICATION IS INVALID
Requirement for additional information, fees etc

Your submission for the above has been received, but I regret that it cannot be dealt with as it stands. Please provide the following:

The new application cannot be dealt with without the appropriate fee until such time as the Refusal Notice on H13/0506/92 is issued.

Please return the extra copy of this letter with your reply.

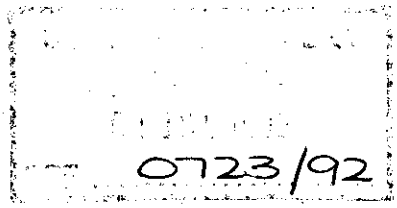
If I do not hear from you within the next 14 days it will be assumed that you have no wish to continue with the application. It will then be filed away and any fee already received will be reimbursed.
If you wish to contact the department at any time, please ask for Mrs Maxwell quoting the above reference.

Yours faithfully

Principal Administrative Officer

MOULTON HARROX EDUCATIONAL FOUNDATION.

RESIDENTIAL DEVELOPMENT,
SEAS END ROAD,
MOULTON SEAS END,
SPALDING,
LINCS.



MATERIALS.

	BRICKS	TILES
PLOT 1	BUTTERLEY BLABY SANDRINGHAM RED	SANDTOFT DOUBLE PANTILES DARK BROWN
PLOT 2	BUTTERLEY BLABY ELIZABETHAN RED MIX	SANDTOFT DOUBLE PANTILES RED
PLOT 3	BUTTERLEY BLABY ELIZABETHAN RED MIX	SANDTOFT DOUBLE PANTILES RED
PLOT 4	BUTTERLEY BLABY SANDRINGHAM RED	SANDTOFT DOUBLE PANTILES RED
PLOT 5	BUTTERLEY BLABY ELIZABETHAN RED MIX	SANDTOFT DOUBLE PANTILES DARK BROWN

G.R. Merchant I.Eng. AMICE FIWO

Architectural, Structural & Land Drainage Consultant

4 Chapel Gardens, Whaplode, Spalding, Lincs. PE12 6UG. Telephone 0406 370853

29th April 1992.

POROSITY TEST CARRIED OUT FOR MOULTON HARROX EDUCATIONAL FOUNDATION PLOT 1 SEAS END ROAD MOULTON SEAS END LINCS.

THE TEST WAS CARRIED OUT IN ACCORDANCE WITH CLAUSE 15.3.2. OF BS:6297:1983.

TEST PIT DUG AT 700 MM BELOW GROUND LEVEL - NO WATER ENCOUNTERED.

BASED ON 4 PERSONS/PROPERTY

FORMULA At = P x Vp x 0.25

where P = number of persons

Vp = percolation value = TIME/DISTANCE

At = soakaway area

FALL OF WATER 400 mm

TIME 2 hrs 56 mins 22 secs = 10582 secs

. . Vp = 10582/400 = 26.46 secs

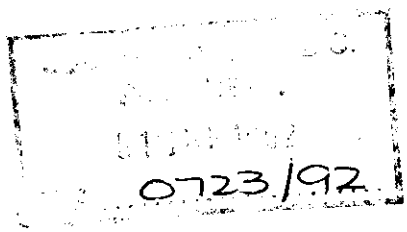
LESS THAN 140 SECONDS THEREFORE SATISFACTORY FOR SEPTIC TANK INSTALLATION.

At = 4 x 26.46 x 0.25 = 26.46 squared metres of soakaway drainage area.

BASED ON 750MM WIDE SUB SOIL DRAIN TRENCHES. LENGTH OF DRAINS

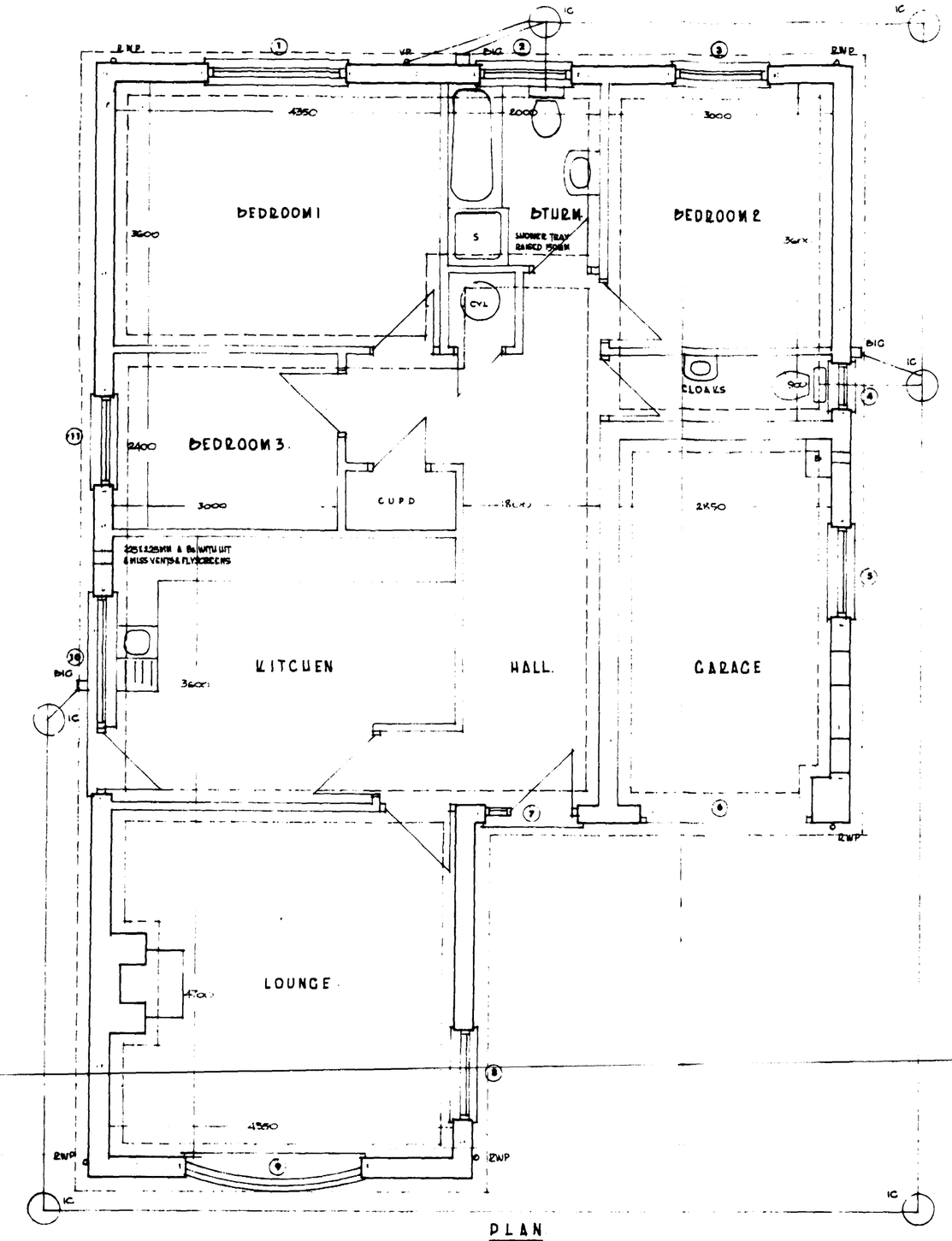
REQUIRED $\frac{26.46}{0.75}$ = 35.28 metres

ON THIS SITE IT WILL BE MORE PRACTICAL TO EXCAVATE A COMPLETE DRAINAGE FLOOR AREA OF 26.46 SQUARED METRES (SAY 6.5 METRES WIDE X 4.1 METRES LONG) WITH LOOPED HERRINGBONE PATTERN SOAKAWAY DRAINS INTO THIS AREA. THE DRAINS SHOULD BE 2 METRES APART.



Modern detergents have the tendancy to seal the sides of a soakaway trench, therefore as much as possible soakaway drains should be installed.

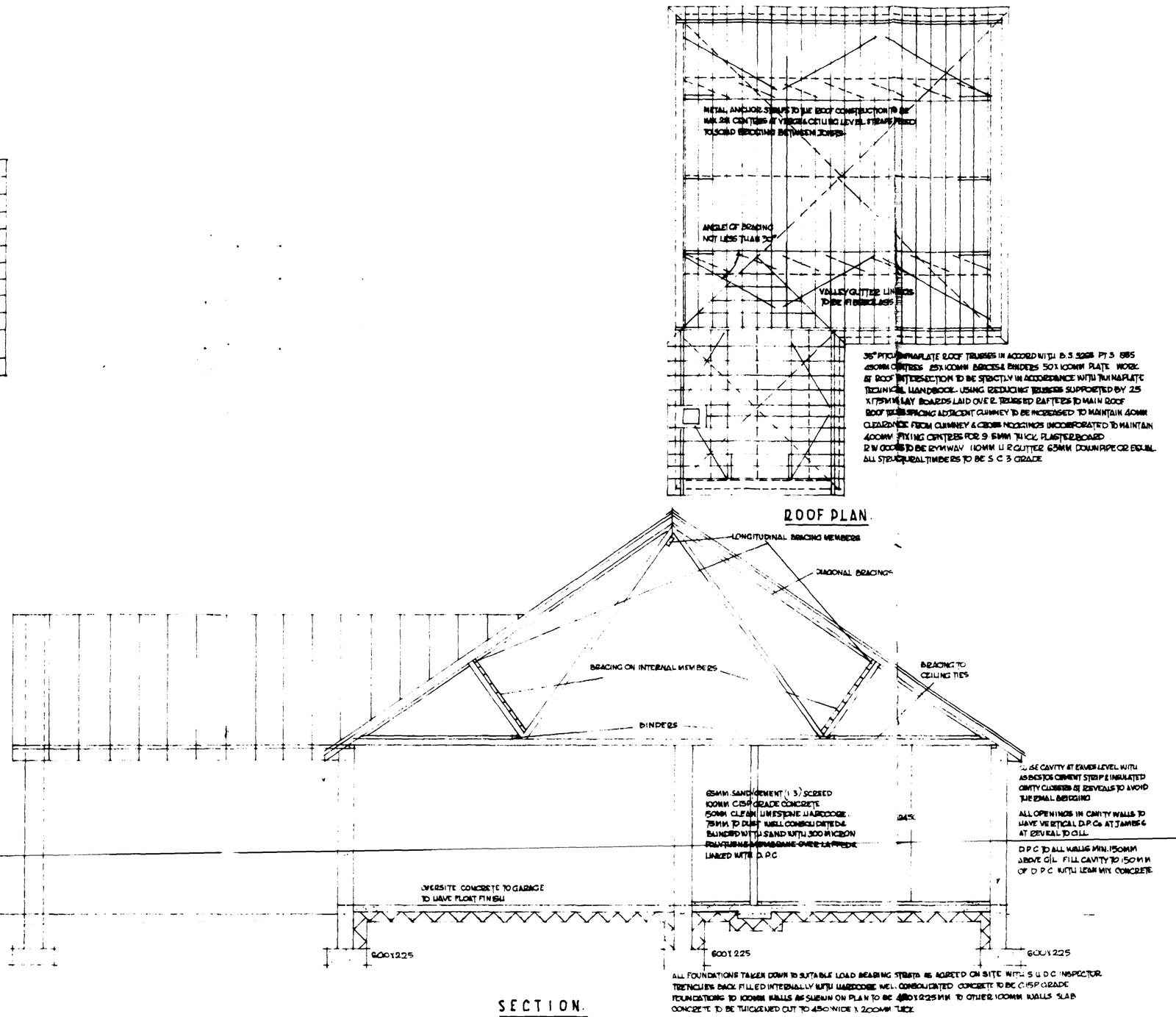
The sub-irrigation system should be constructed using porous or perforated pipes, laid in a floor area, with a uniform gradient away from the tank which should be not steeper than 1:200. The pipes should be laid on a 150mm layer of clinker, clean gravel or broken stone 200mm to 50mm grade, and the floor area filled to a level 150mm above the pipe and covered with plastic material laid to prevent the entry of soil from above. The remainder of the floor area can be filled with normal soil.



PLAN

JOINERY & LINTEL SCHEDULE

NO	JOINERY	LINTEL	OALL LENGTH
1	W312CDC	L/LD	2100
2	W210CD	L/LD	1500
3	W212CD	L/LD	1500
4	W110D	L/LS	1050
5	W210CD	L/S	1500
6	UPTOP2W	L/LD	2700
7	PER120	L/LD	1500
8	W212CD	L/S	1500
9	OBSMBDC	L/S	2700
10	FNS	L/S	3000
	W310CDX		
11	W212CD	L/S	1500



ROOF PLAN.

35° PITCH TIMBER PLATE ROOF TRUSSES IN ACCORDANCE WITH B.S. 5268 PT 3 1985 450MM CENTRES 25X100MM BARGES & RIDGES 50X100MM PLATE WORK. AT ROOF INTERSECTION TO BE STRICTLY IN ACCORDANCE WITH TRUSSPLATE TECHNICAL HANDBOOK - USING 100 RACKING TRUSSES SUPPORTED BY 25 X 175MM LAY BOARDS LAID OVER 2. TRUSSED RAFTERS TO MAIN ROOF ROOF TRUSS SPACING ADJACENT CHIMNEY TO BE INCREASED TO MAINTAIN 40MM CLEARANCE FROM CHIMNEY & CROSS NOGGINGS INCORPORATED TO MAINTAIN 400MM FIXING CENTRES FOR 9.5MM THICK PLASTERBOARD
2 NO ROOFS TO BE RYMWAY 110MM U.P.V.C GUTTER 65MM DOWNPIPE OR EQUAL.
ALL STRUCTURAL TIMBERS TO BE S.C.3 GRADE

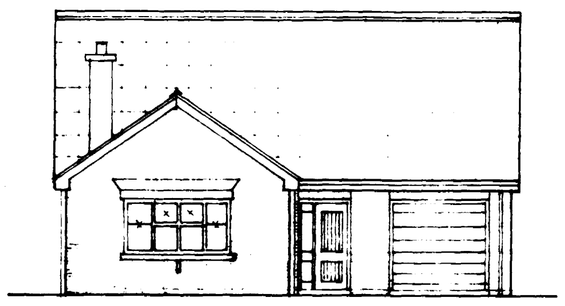
...SE CAVITY AT EAVES LEVEL WITH ABOVE CEMENT STRIP & INSULATED CAVITY CLOSERS @ 2000MM TO AVOID THERMAL BRIDGING

ALL OPENINGS IN CAVITY WALLS TO HAVE VERTICAL D.P.Cs AT JAMBS & AT CILL TO SILL

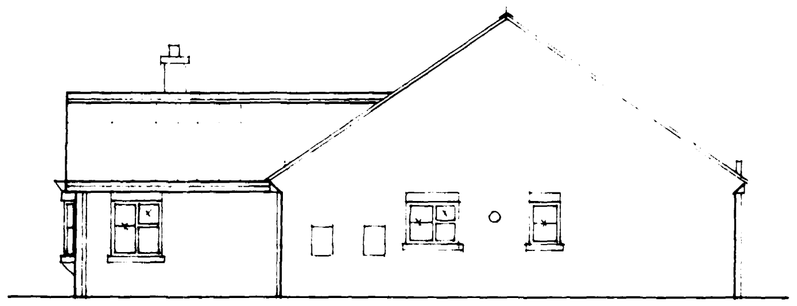
D.P.C TO ALL WALLS MIN 150MM ABOVE GIL FILL CAVITY TO 150MM OF D.P.C WITH LEAN MIX CONCRETE

ALL FOUNDATIONS TAKEN DOWN TO SUITABLE LOAD BEARING STRATA AS AGREED ON SITE WITH S.H.D.C. INSPECTOR. TRENCHES BACK FILLED INTERNALLY WITH WEAKCRETE INCL. CONSOLIDATED CONCRETE TO BE C15P GRADE FOUNDATIONS TO 100MM WALLS AS SUBMN ON PLAN TO BE @ 600x225MM TO OTHER 100MM WALLS SLAB CONCRETE TO BE THICKENED OUT TO 450MM WIDE x 200MM THICK

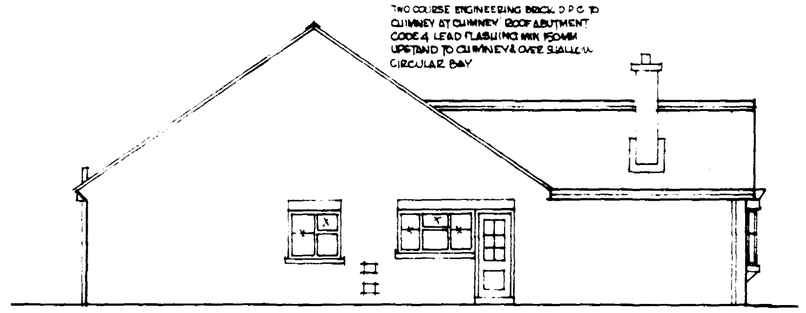
SECTION.



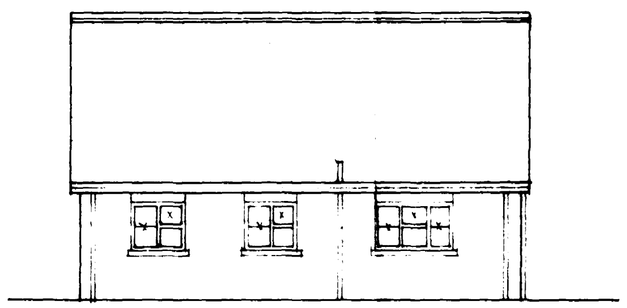
FRONT ELEVATION.



SIDE ELEVATION.



SIDE ELEVATION.



REAR ELEVATION.

SOUTH HOLLAND D.C.
PLAN DEPT.
01 JUL 1992
REF 0723/92

G. R. MERCHANT
I.ENG AMICE, FIOW,
ARCHITECTURAL, STRUCTURAL & LAND DRAINAGE CONSULTANT
TEL: HOLBEACH (0406) 370853.

PROJECT:
3 BEDROOM BUNGALOW & GARAGE.
PLOT 3.
SEAS-END-ROAD.
MOULTON-SEAS-END.

CLIENT:
MOULTON HARROX EDUCATIONAL FOUNDATION.
C/O MAPLES & SON.
23 NEW ROAD.
SPALDING.
LINCS.

SCALES: 1:50 & 1:100

DATE: JUNE 92.

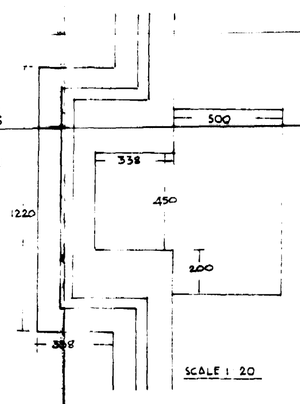
G.R.MERCHANT

DRAWING No.: SHEET 3/4

REVISIONS:

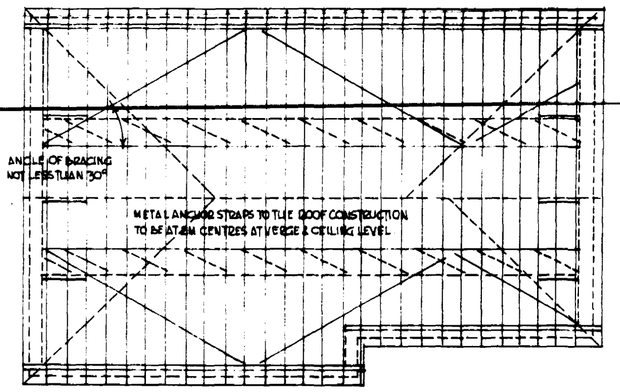
PROPOSED DETACHED BUNGALOW & GARAGE

SOLID FUEL FIRE TO MEET THE REQUIREMENTS OF PARAS J1.72 & 73 OF THE BUILDING REGS 1985 WITH 225MM DIAM FLUE LINERS TO BS 1181/1971 (1977) SOCKETS PLACED APPROXIMATELY MINIMUM OF 5500MM² PERMANENT VENTILATION TO BE PROVIDED BY USE OF AIR BRICKS

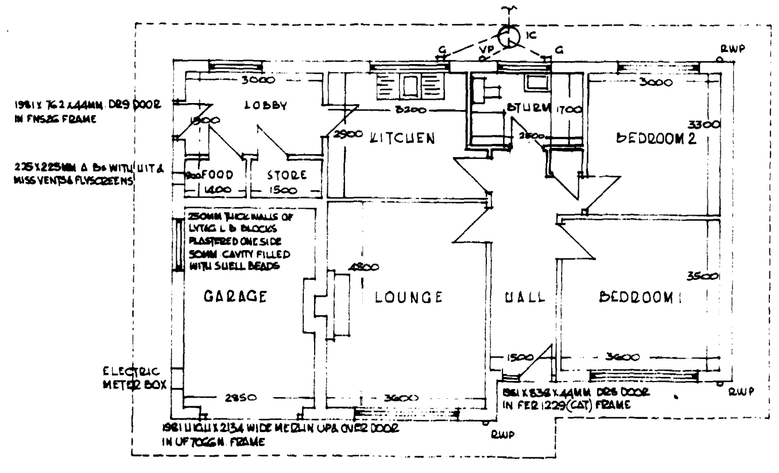


CHIMNEY BREAST DETAIL

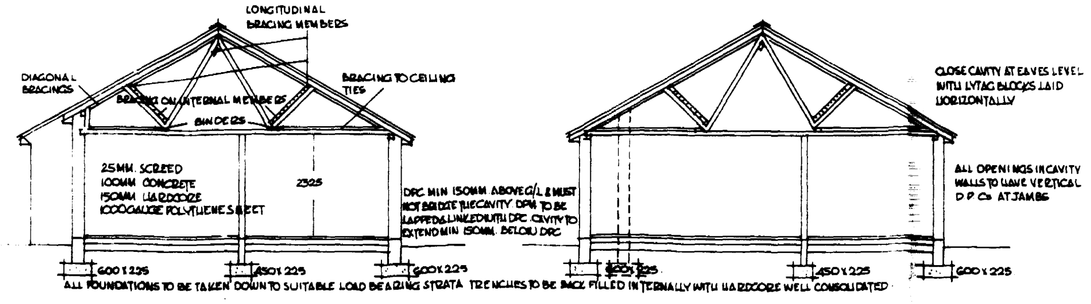
30° PITCH TWIN & PLATE ROOF TRUSSES IN ACCORD WITH BS 5268 PT 3 1985. 450MM CENTRES 38X100MM RAFTERS & CEILING TIE 38X75MM INTERNAL MEMBERS 50X100MM PLATE 85X100MM BANDERS. LONGITUDINAL BRACING MEMBERS BRACING ON INTERNAL MEMBERS DIAGONAL BRACINGS, CEILING TIE BRACINGS & 30MM X 5MM GALV STEEL ANCHOR STRAPS TO BS 5268 PT 3. 1985 CODE OF PRACTICE & APPROVED DOCUMENT A STRUCTURE REQUIREMENTS R W GOODS TO BE DYNAMIC 110MM U R GUTTER 63MM DOWNPIPE
CONCRETE INTERLOCKING TILES LAID WITH A MIN 75MM HEADLAP ON REINFORCED FELT WITH 38X38MM TILE BATTENS
CEILINGS LINED WITH 9.5MM THICK INSULATING PLASTERBOARD WITH A PETS FINISH 100MM THICK FIBREGLASS QUILTED OVER JOISTS ROOF SPACE VENTILATED TO BRS 72 REQUIREMENTS WITH VENTILATING SOFFIT BOARDS & TIMLOC EAVES VENTS SOFFIT VENTILATION TO BE EQUIVALENT TO A 10MM CONTINUOUS GAP.
EXTERNAL WALLS OF NOTTINGHAM BRICK DESERT SUNLIGHT FACINGS(103MM), 50MM CAVITY WITH SUREFILL BEADS INSULATION & 100MM LYTAG L B BLOCKS PLASTERED INTERNALLY
INTERNAL WALLS OF 100MM LYTAG BLOCKS. BLOCKS UP TO D P C TO BE TYPE 'A'
DORMAN LONG UNILINTELS ULI TO ALL DOORS WINDOW OPENINGS BUT UL2 TO LOUNGE & BEDROOM 1 WINDOWS & Z 1 TO GARAGE DOORS
ALL WINDOWS TO BE DOUBLE GLAZED ALL STRUCTURAL TIMBERS TO BE G.S. GRADE
WINDOWS TO BE B P METRIC STAIN FINISH WITH SUPPLIED INSECTS SUITABLE FOR DOUBLE GLAZING
SLIMLINE CIRCULAR BAY WINDOW TO LIVING CLASS FIBRE ROOF UNIT OVER
SPACE & WATER HEATING TO ELECTRICITY BOARDS MEDALLION SPECIFICATION OR EQUAL.
250MM THICK WALLS TO GARAGE TAKEN UP TO CEILING LEVEL & FIRE STOPPED GARAGE CEILING LINED WITH 9MM THICK MASTERBOARD WITH 50MM WIDE STRIPS OVER JOINTS TO PROVIDE HALF HOUR FIRE RESISTANCE
DRAINAGE SPECIFICATION DRAINS TO BE CONSTRUCTED IN 100MM DIAM APPROVED P.V.C. PIPES LAID IN STRAIGHT LINES TO SELF CLEANSING GRADIENTS & SUITABLY PROTECTED WHERE PASSING THROUGH EXTERNAL WALLS WITH E. C. LINTELS OVER & 50MM SPACE ALL ROUND TILE PIPE. ALL PIPES TO HAVE 150MM. REA GRAVEL BEDS & SURROUND. INSPECTION CHAMBERS NOT EXCEEDING 900MM DEEP TO BE APPROVED P.V.C. SETON 150MM THICK CONCRETE BASE DRAINS TO BE CONNECTED TO 2700 LITRE CAPACITY KLARGESTER SEPTIC TANK WITH MIN 25M OF IRRIGATION DRAINS. ALL GULLIES TO BE BACK INLET TYPE 38MM DIAM WASTES TO BATH & SINK 32MM DIAM TO BASIN ALL TO HAVE 75MM DEEP SEAL TRAPS. RODDABLE CAGE AT TERMINAL OF VENT PIPE MIN 900MM ABOVE WINDOW HEADS



ROOF PLAN



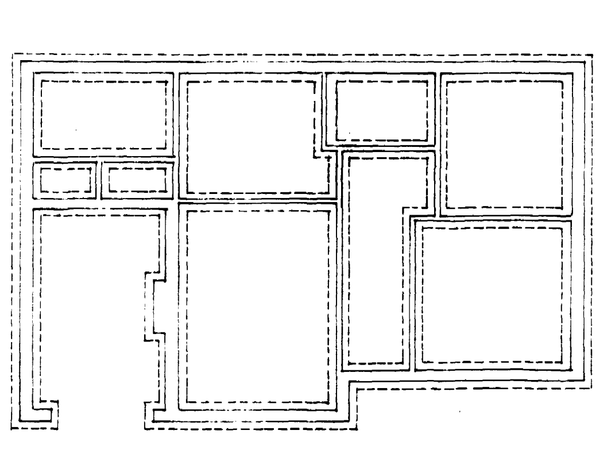
PLAN



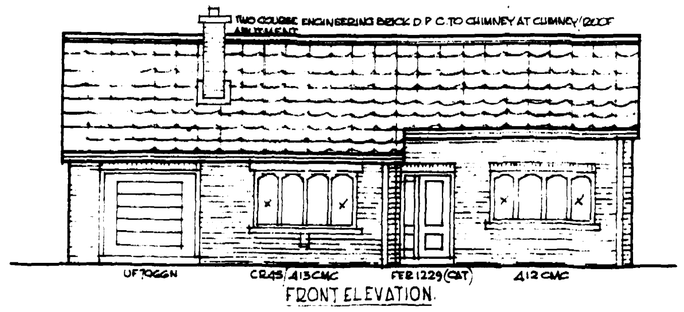
SECTION

SECTION

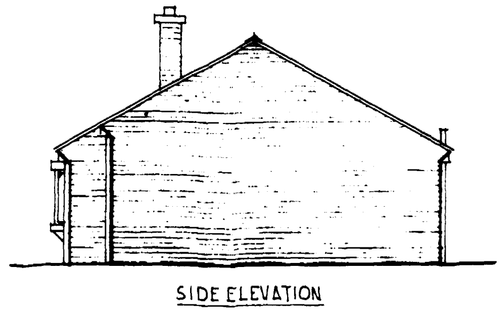
SCALE 1 : 100



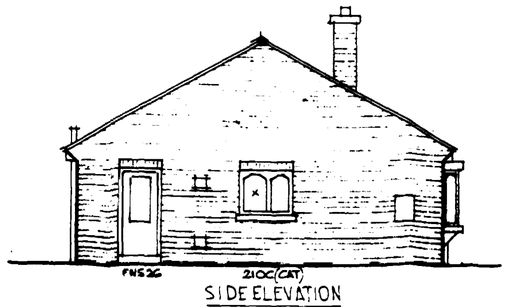
FOUNDATION PLAN



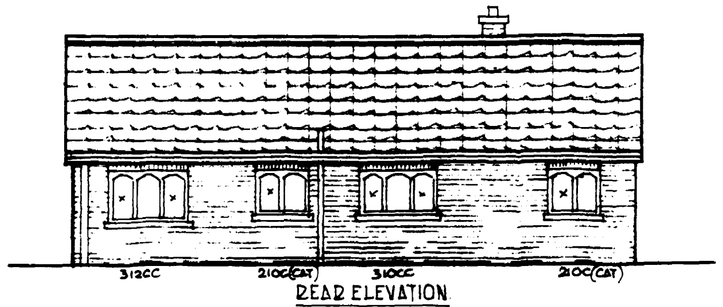
FRONT ELEVATION



SIDE ELEVATION



SIDE ELEVATION



REAR ELEVATION

SOUTH HOLLAND D.C.
PLAN DEPT.
01 JUL 1992
REF. 0723/92

G. R. MERCHANT
I.ENG AMICE, FIOW,
ARCHITECTURAL, STRUCTURAL & LAND DRAINAGE CONSULTANT
TEL: HOLBEACH (0406) 370853.

PROJECT:
3 BEDROOM BUNGALOW & GARAGE.
PLOT 4.
SEAS END ROAD.
MOULTON - SEAS - END.

CLIENT:
MOULTON HARROX EDUCATIONAL FOUNDATION
C/O MAPLES & SON.
28 NEW ROAD.
SPALDING.
LINCS.

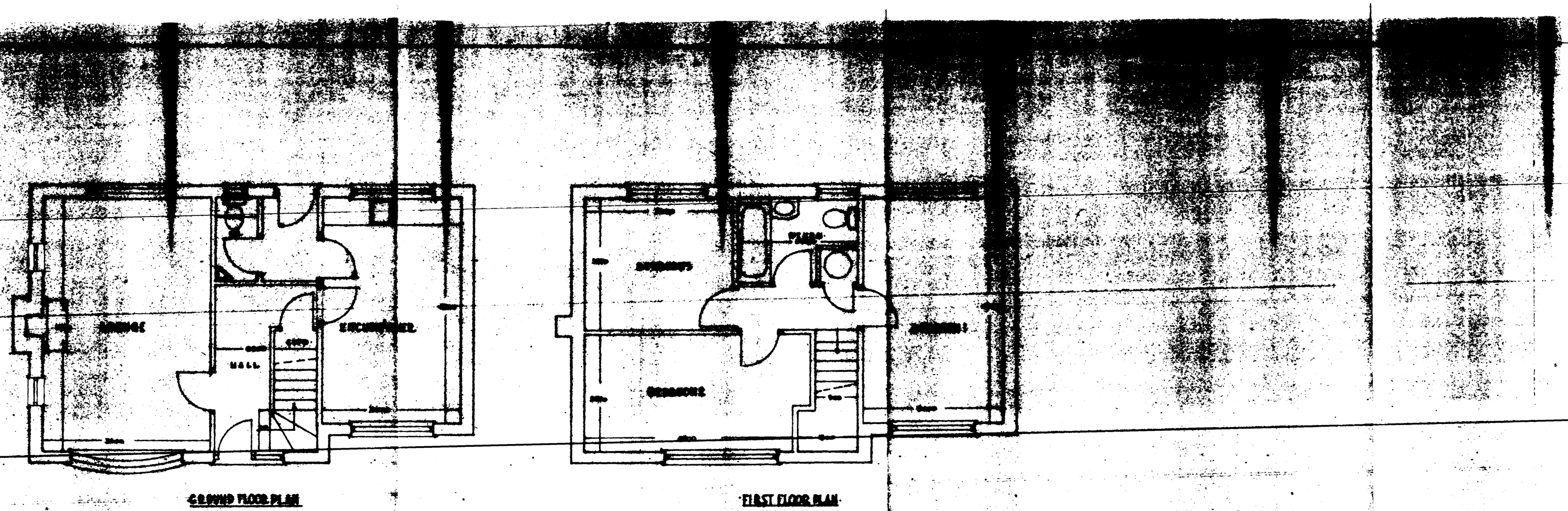
SCALES: 1/100

DATE: JUNE 1992

G R MERCHANT

DRAWING No.: MHEF 5/6

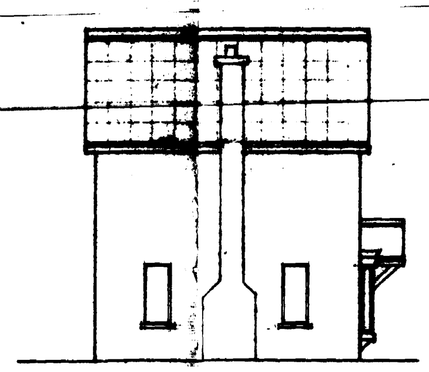
REVISIONS:



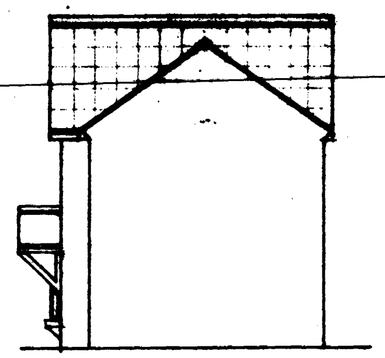
GROUND FLOOR PLAN

FIRST FLOOR PLAN

FRONT ELEVATION



SIDE ELEVATION



SIDE ELEVATION

REAR ELEVATION

SOUTH HOLLAND D.C.
PLAN DEPT.
01 JUL 1992
REF ... 0723/92

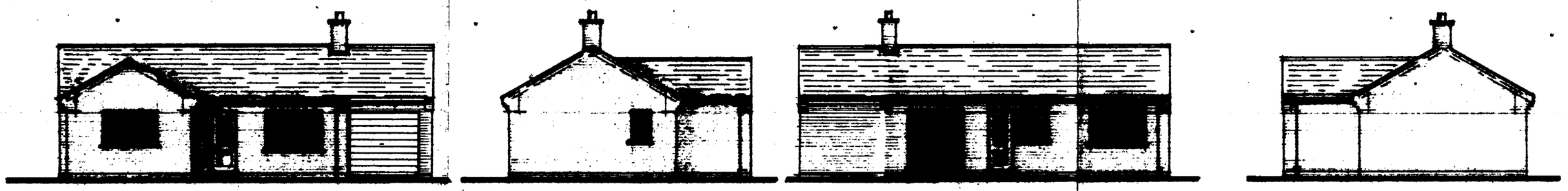
G. R. MERCHANT
I.ENG AMICE, FIOW,
ARCHITECTURAL, STRUCTURAL
& LAND DRAINAGE CONSULTANT
TEL: HOLBEACH (0406) 370853.

PROJECT:
3 BEDROOM HOUSE.
PLOT 2.
SEAS END ROAD.
MOULTON-SEAS-END.

CLIENT:
MOULTON HARROX EDUCATIONAL FOUNDATION
C/O MAPLES & SON.
23 NEW ROAD.
SPALDING.
LINCS.

SCALES:
1/50 & 1/100

DATE:
JUNE 1992.

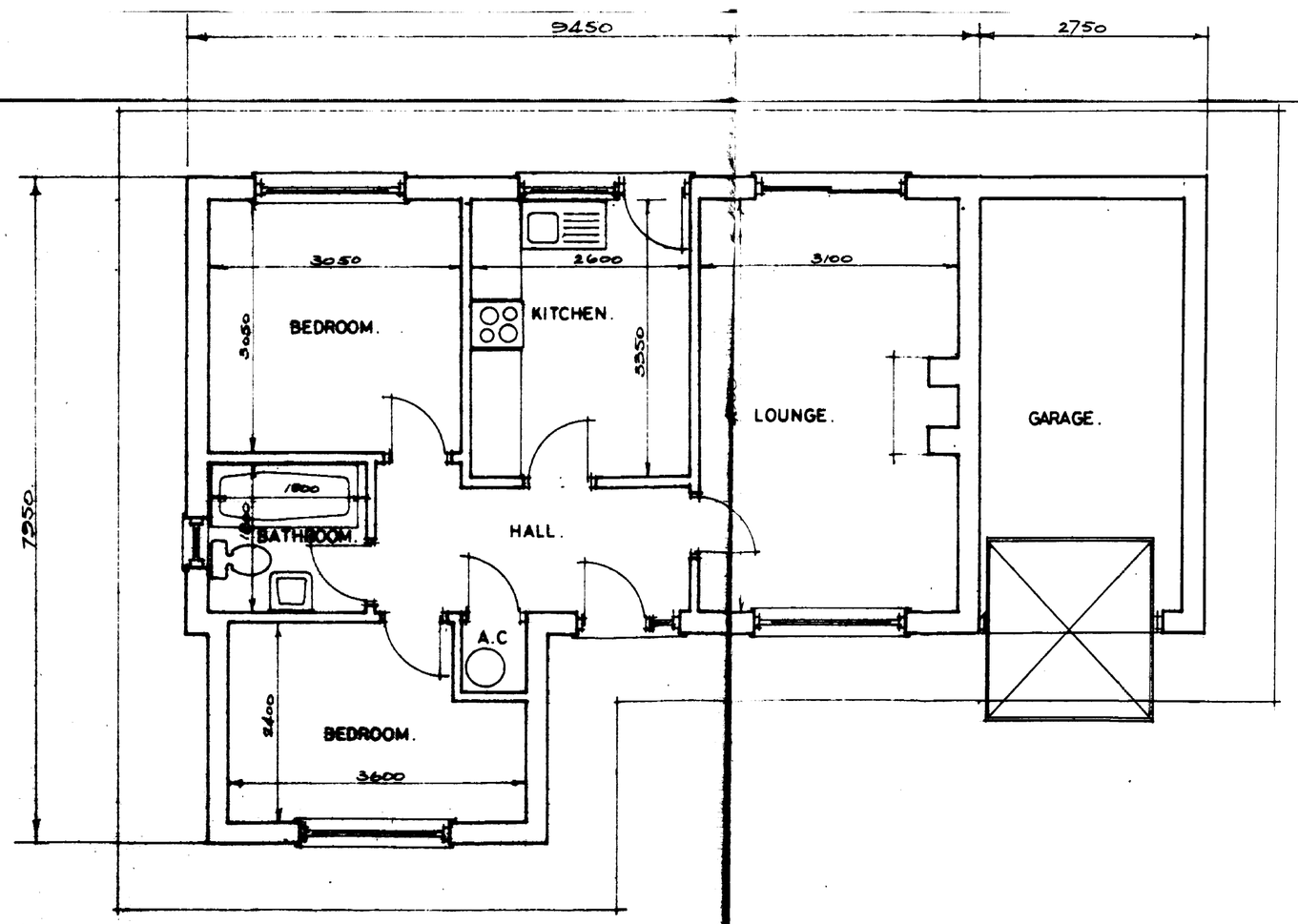


FRONT.

SIDE.

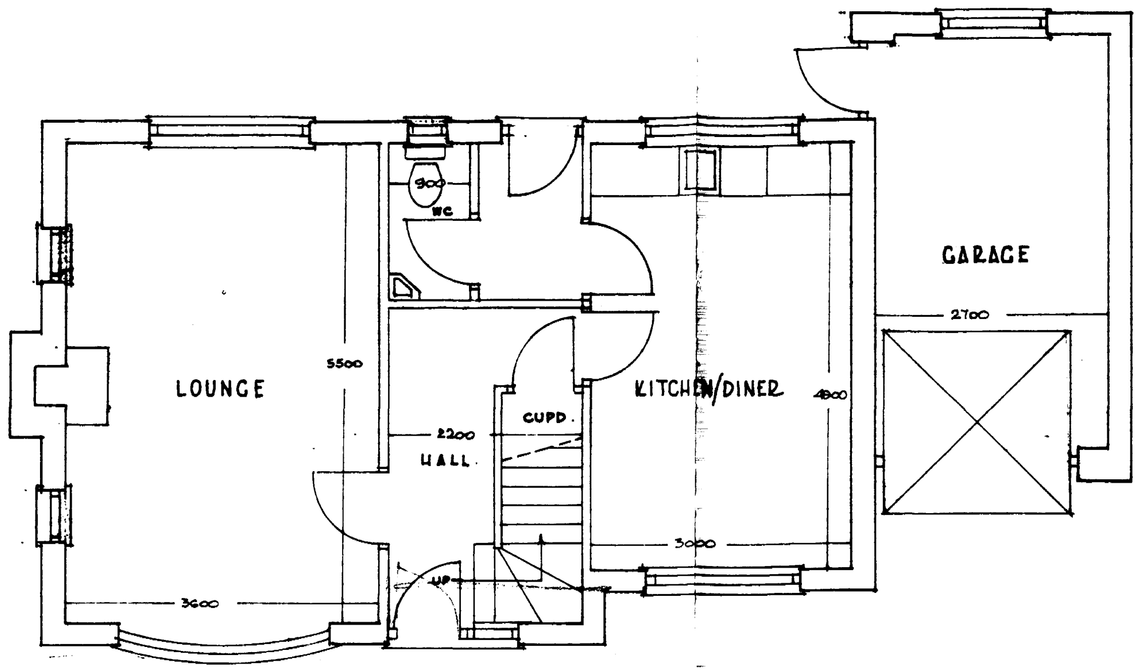
REAR.

SIDE.

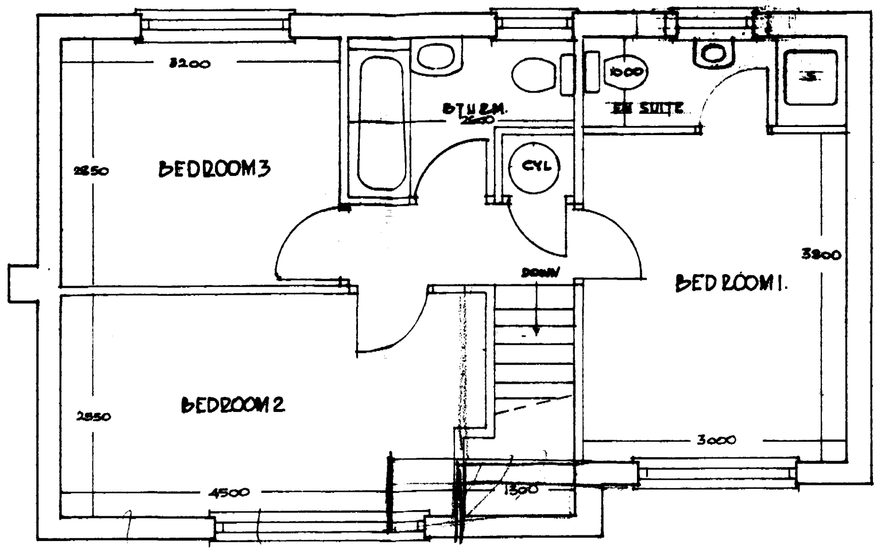


PLAN.

SOUTH HOLLAND D.C.
PLAN DEPT.
01 JUL 1992
REF.... S/723/92.

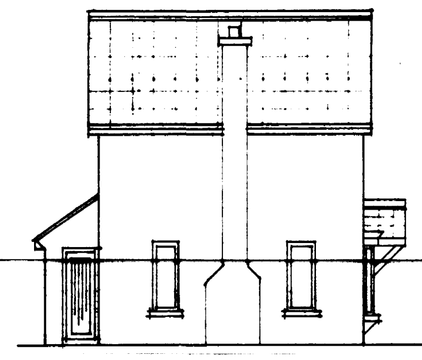


GROUND FLOOR PLAN.

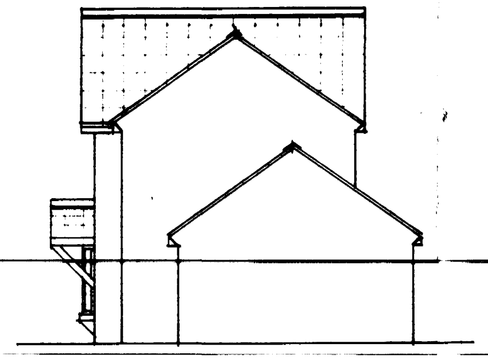


FIRST FLOOR PLAN.

FRONT ELEVATION.



SIDE ELEVATION



SIDE ELEVATION

REAR ELEVATION.

SOUTH HOLLAND D.C.
PLAN DEPT.
01 JUL 1992
REF ... 0723/92

G. R. MERCHANT
I.ENG AMICE, FIOW,
ARCHITECTURAL, STRUCTURAL
& LAND DRAINAGE CONSULTANT
TEL: HOLBEACH (0406) 370853.

PROJECT:
3 BEDROOM HOUSE & GARAGE.
PLOT 1.
SEAS END ROAD.
MOULTON-SEAS-END.

CLIENT:
MOULTON HARROX EDUCATIONAL FOUNDATION.
C/O MAPLES & SON.
28 NEW ROAD.
SPALDING.
LINCS.

SCALES: 1/50 & 1/100.

DATE: APRIL 1992.

DRAWING No.: MHEF. 3/1.

REVISIONS:

PLANNING AMENDMENT

For office use only

Application No. Called + completed plans 27.7.92

Date registered 23. 7. 92

Case Officer

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

MOULTON HARROX EDUCATIONAL FOUNDATIONS.
C/O MATTHEWS & SON.
28 NEW ROAD.
SPALDING.
LINCS.

Tel. No.

NAME AND ADDRESS OF AGENT
(if form completed by agent)

G.R. MERCHANT.
4 CHAPEL GARDENS.
WHAPLODE.
SPALDING.
LINCS.

0406 370853.
Tel. No. (Contact)

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

SEAS END ROAD. MOULTON SEAS END.

Please complete

EARLIER APPLICATION No.

This application **cannot be considered** unless the relevant reference is stated

H13/0723/92. 169 V

Building Regulation reference relating to same development.

N/A.

2. Please tick **one** box only

Amendment is proposed where permission already granted — A. [ ]
If yes, submit two forms and two plans

or

Amendment is to a proposal currently being considered — B. [V]
If yes, submit four forms and four plans.

State whether amendment has been requested by the Council [YES.]

Has a similar amendment been submitted under Building Regulations? ~~Yes~~ / No

Please complete

I attach the necessary plans and request that the changes described below be accepted as an amendment. I understand that the Council may require a fresh application, together with fee if appropriate.

Signed G.R. Merchant Date 18.7.92.

3. Please complete in block letters

FULL DESCRIPTION OF DEVELOPMENT IN ORIGINAL APPLICATION

5 DWELLINGS WITH PRIVATE ACCESS ROAD, INCLUDING DEMOLISHING OF EXISTING COTTAGE.

As **NOW PROPOSED**, if different

DITTO.

State details of amendments proposed

(Give a full detailed list of the changes, and also mark these clearly on the accompanying plans)

SITE PLANS & LAYOUT AS REQUESTED

State drawing no's of the current submission

REF. 5A.

State Officer dealing with the application, if known.

D. GEDNEY.

Describe any part of the original development which is excluded by virtue of the amendment, and state any alteration to plot numbers

N/A.

PLANNING AMENDMENT

LATE OBS. Offr. WG Date 3/9
Salient points highlighted

For office use only
Application No. H13/0723/92
Date registered 02 SEP 1992
Case Officer DG

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

MOULTON HARROX EDUCATIONAL FOUNDATION.
C/O MAPLES & SON.
28 NEW ROAD.
SPALDING.

Tel. No.

NAME AND ADDRESS OF AGENT
(if form completed by agent)

G. R. MERCHANT.
4 CHAPEL GARDENS.
WHAPLODE.
SPALDING.

Tel. No. HOL 370853. (Contact) G. MCS.

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

SEAS-END ROAD. MOULTON-SEAS-END.

Please complete

EARLIER APPLICATION No.

This application **cannot be considered** unless the relevant reference is stated

H13/0723/92.

Building Regulation reference relating to same development.

N/A.

2. Please tick **one** box only

A. Amendment is proposed where permission already granted
If yes, submit two forms and two plans
[ ]

or

B. Amendment is to a proposal currently being considered
If yes, submit four forms and four plans.
[✓]

State whether amendment has been requested by the Council
YES

Has a similar amendment been submitted under Building Regulations? ~~Yes~~ / No

Please complete

I attach the necessary plans and request that the changes described below be accepted as an amendment. I understand that the Council may require a fresh application, together with fee if appropriate.

Signed G. R. Merchant Date 28.8.92.

3. Please complete in block letters

FULL DESCRIPTION OF DEVELOPMENT IN ORIGINAL APPLICATION

5 DWELLINGS WITH PRIVATE ACCESS ROAD.

As **NOW PROPOSED**, if different

N/A.

State details of amendments proposed

(Give a full detailed list of the changes, and also mark these clearly on the accompanying plans)

ADDITIONAL HEDGING.
RE-DESIGN PLOT 1 & 2 HOUSES AS DISCUSSED WITH. D. GEDNEY.

State drawing no's of the current submission

MHEF. 5A. MHEF. 2A. MHEF. 1A.

State Officer dealing with the application, if known.

D. GEDNEY.

Describe any part of the original development which is excluded by virtue of the amendment, and state any alteration to plot numbers

N/A

● Street Lighting Columns to L.C.C. Specification S/St/1959.

[illegible] to be minimum 3.0 metres from any building [illegible] to be 1 [illegible] public sewer with 150mm pipe diameter and to centre of roadway.

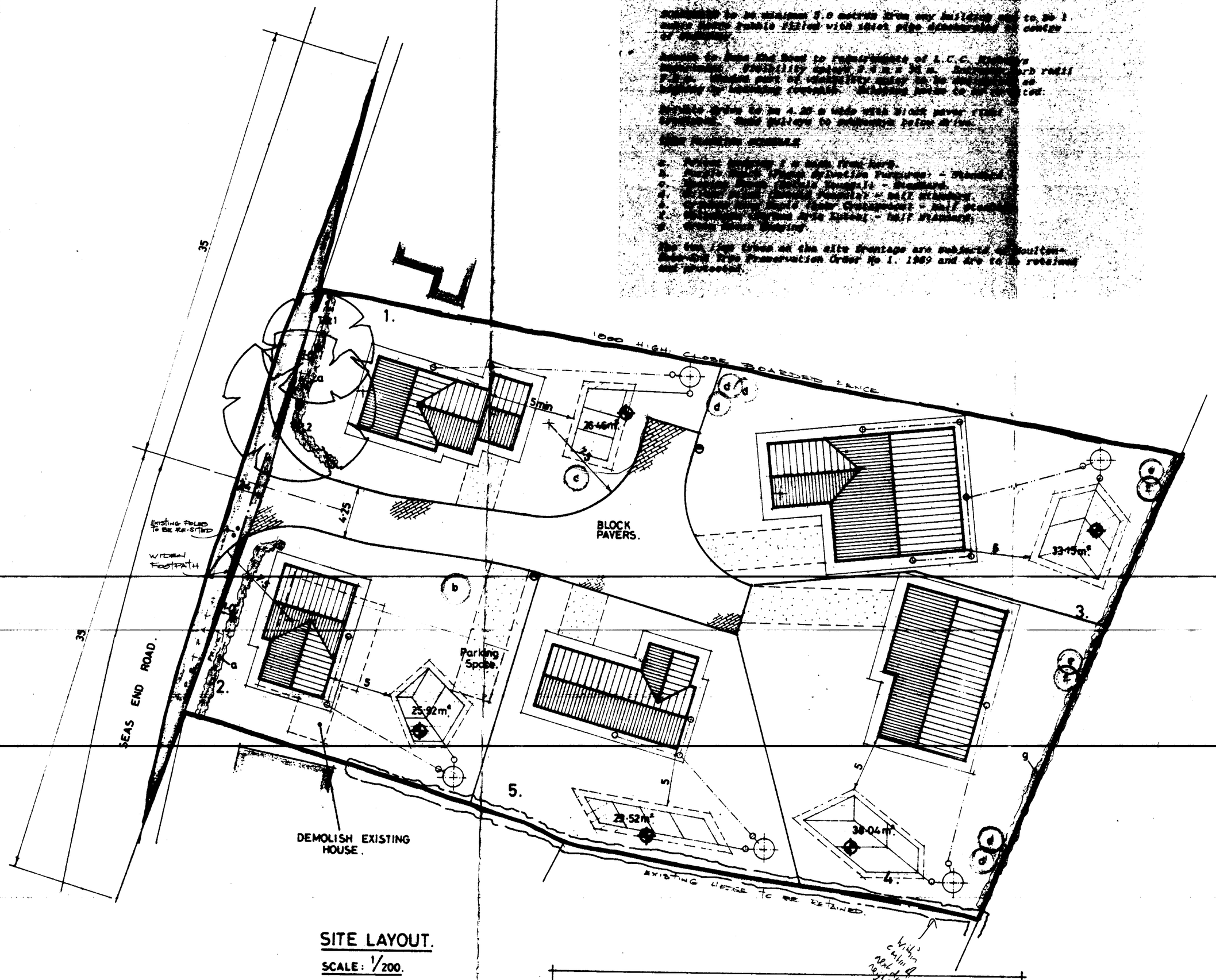
[illegible] to be laid to requirements of L.C.C. Highways Department. Footpaths minimum 2.0 m. wide [illegible] hard roads [illegible] with adequate camber to be provided as [illegible] of surface channels. Kerbing [illegible] to be used.

Minimum gradient to be 1.25 & falls with kinds across roads [illegible] Minimum 'head' gradient to underground drains 2½%.

Site Services supplied

a. Public Sewerage & Water Mains.
b. Public Electricity Supply (Overhead Transmission - Underground Distribution Footpaths).
c. Public Gas Supply (Underground - Southern).
d. Public Telephone Supply (Underground - Overhead).
e. Public Road Lighting (Overhead - Half Standard).
f. Public Road Drainage (Surface Channels - Half Standard).
g. Public Roads (Tarmac with Kerbs) - Half Standard.
h. Public Roads (Tarmac).

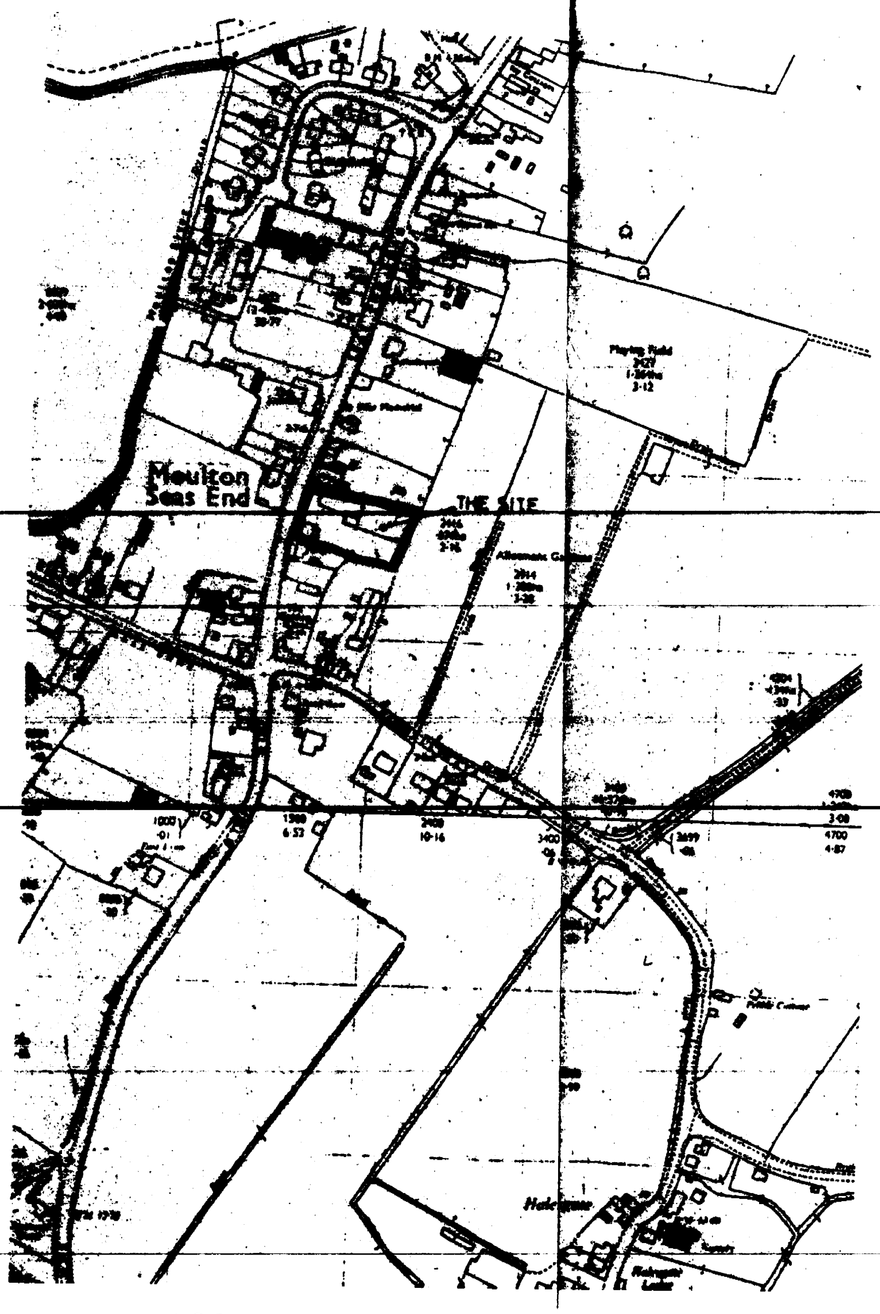
The trees, and those on the site frontage are subject to Boultham-Moulton Tree Preservation Order No 1. 1969 and are to be retained and protected.



SITE LAYOUT.

SCALE: 1/200.

PLOT 1 - 3 BEDROOM HOUSE & GARAGE.
PLOT 2 - 3 BEDROOM HOUSE.
PLOT 3 - 3 BEDROOM BUNGALOW & GARAGE.
PLOT 4 - 3 BEDROOM BUNGALOW & GARAGE.
PLOT 5 - 2 BEDROOM BUNGALOW & GARAGE.



LOCATION PLAN.

SCALE: 1/2500.

◆ - POROSITY TEST. (See Results).

OFFICE COPY

SOUTH [illegible] PLANNING
23 JUL 1992
REF. 723/92

A. 30.6.92. CHANGE PLOTS 3&4 to BUNGALOWS

G. R. MERCHANT
I.ENG AMICE, FCIW,
ARCHITECTURAL, STRUCTURAL & LAND DRAINAGE CONSULTANT
TEL: HOLBEACH (0406) 370883.

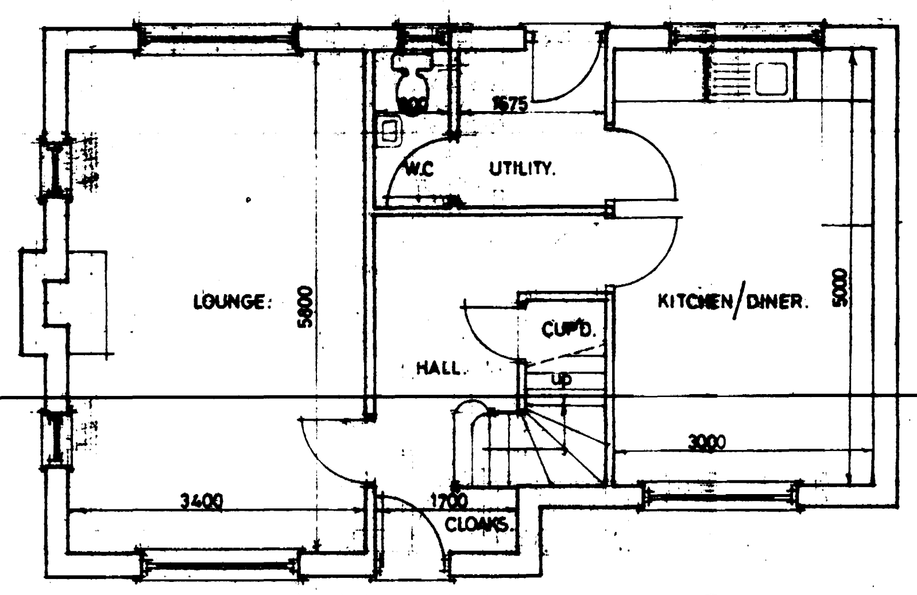
PROJECT:
RESIDENTIAL DEVELOPMENT.
5 NO - PLOTS.
SEAS END ROAD.
MOULTON - SEAS - END

CLIENT:
MOULTON HARROX EDUCATIONAL FOUNDATION
C/O MAPLES & SON.
28 NEW ROAD.
SPALDING.
LINCS.

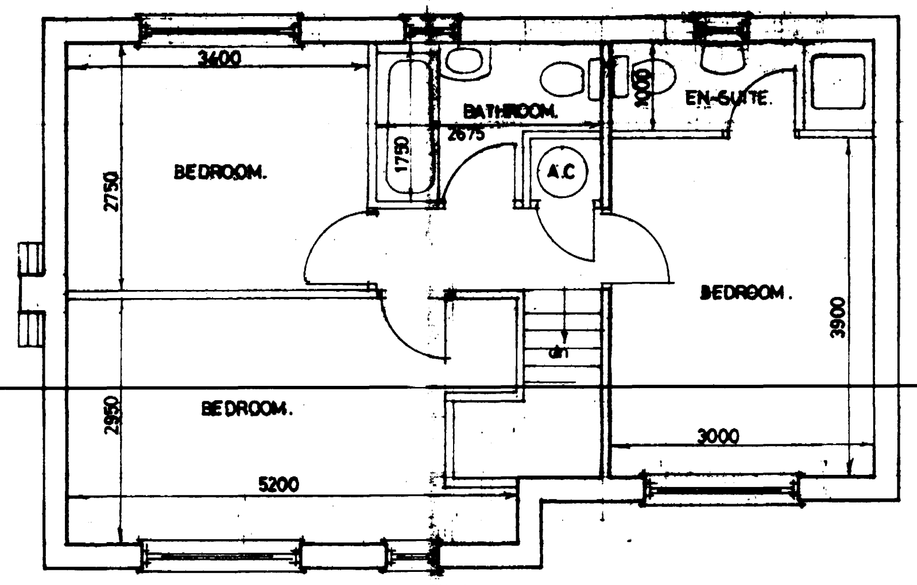
SCALES: AS INDICATED.
DATE: APRIL 1992.

G.R.MERCHANT.
DRAWING No.: MHEF.5A.

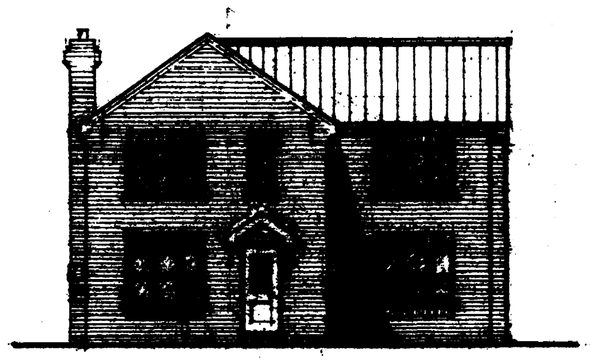
REVISIONS:
A



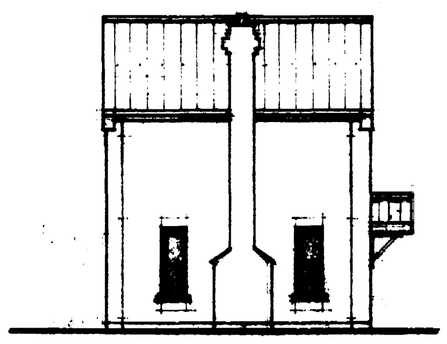
GROUND FLOOR PLAN.



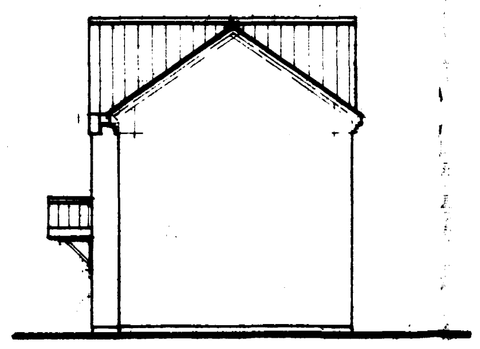
FIRST FLOOR PLAN.



FRONT ELEVATION.



SIDE ELEVATION



SIDE ELEVATION

REAR ELEVATION.

AMENDED PLAN
Ref.

SOUTH HOLLAND D.C.
PLA...
REF ...7/83/92

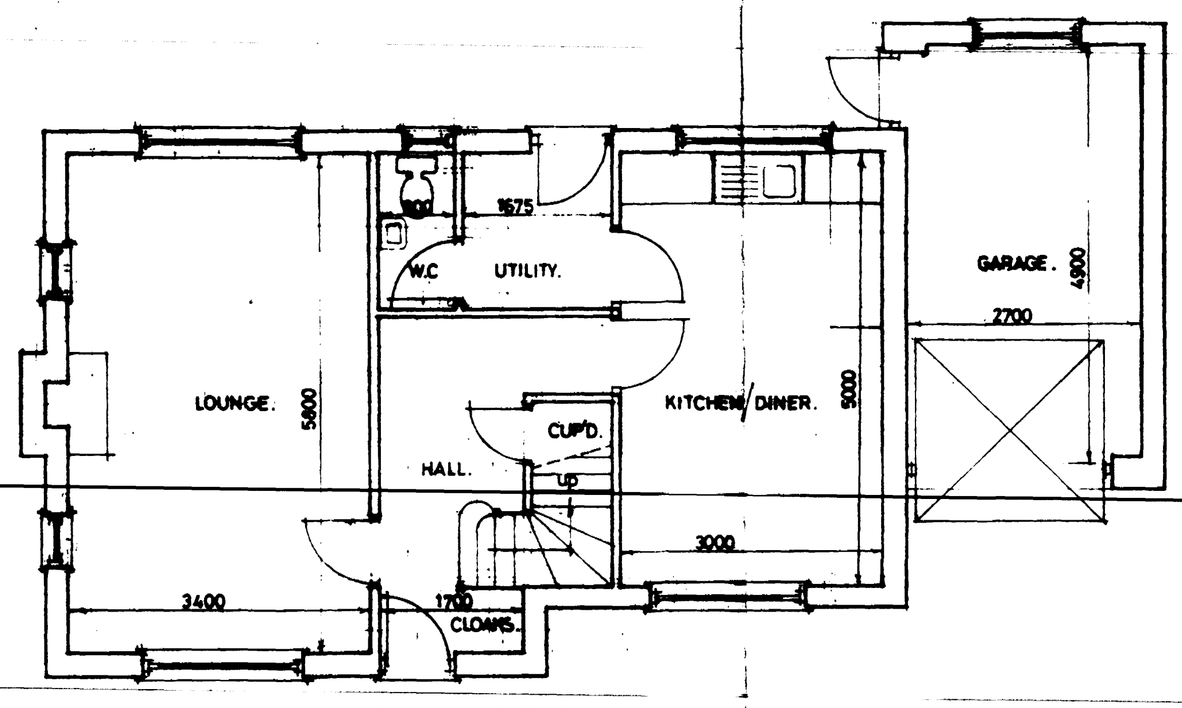
A. 26.8.92. Alterations to Roof & Elevations shown

G. R. MERCHANT
I.ENG AMICE, FIOW,
ARCHITECTURAL, STRUCTURAL
& LAND DRAINAGE CONSULTANT
TEL: HOLBEACH (0406) 370853.

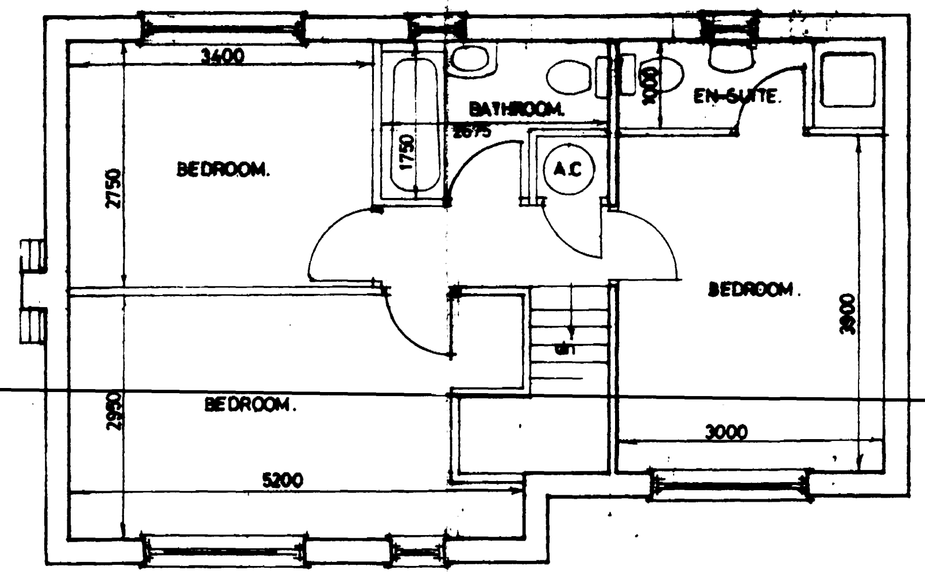
PROJECT:
3 BEDROOM HOUSE & GARAGE.
PLOT 2.
SEAS END ROAD.
MOULTON-SEAS-END.

CLIENT:
MOULTON HARROX EDUCATIONAL FOUNDATION.
C/O MAPLES & SON.
23 NEW ROAD.
SPALDING.
LINCS.

SCALES: 1/50 & 1/100.
DATE: APRIL 1992.
G.R.MERCHANT.
DRAWING No.: M.HEF. 5/2A.
REVISIONS:

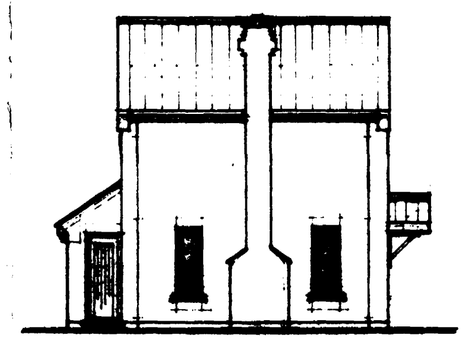


GROUND FLOOR PLAN.

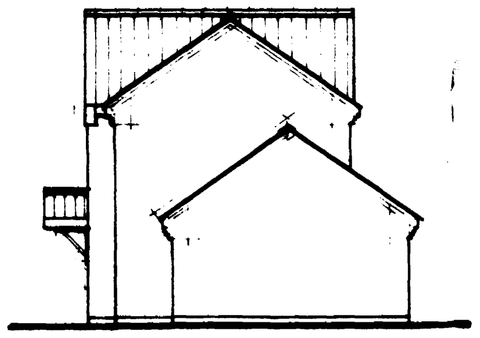


FIRST FLOOR PLAN.

FRONT ELEVATION.



SIDE ELEVATION



SIDE ELEVATION

REAR ELEVATION.

AMENDED PLAN
Ref.

SOUTH [illegible] DC
REF 7836

A. 26.9.72 Alterations to Roof & Elevations

G. R. MERCHANT
I.ENG AMICE, FIOW,
ARCHITECTURAL, STRUCTURAL
& LAND DRAINAGE CONSULTANT
TEL: HOLBEACH (0406) 370653.

PROJECT:
3 BEDROOM HOUSE & GARAGE.
PLOT 1.
SEAS END ROAD.
MOULTON-SEAS-END.

CLIENT:
MOULTON HARROX EDUCATIONAL FOUNDATION
% MAPLES & SON.
28 NEW ROAD.
SPALDING.
LINCS.

SCALES: 1/50 & 1/100.
DATE: APRIL 19[illegible]

G.R.MERCHANT.
DRAWING No.: MHEF. [illegible]

REVISIONS:

● Street Lighting Columns to L.C.C. specification S/SS/C/68.

Soakaways to be minimum 5.0 metres from any building and to be 1 metre square rubble filled with inlet pipe discharging to centre of soakaway.

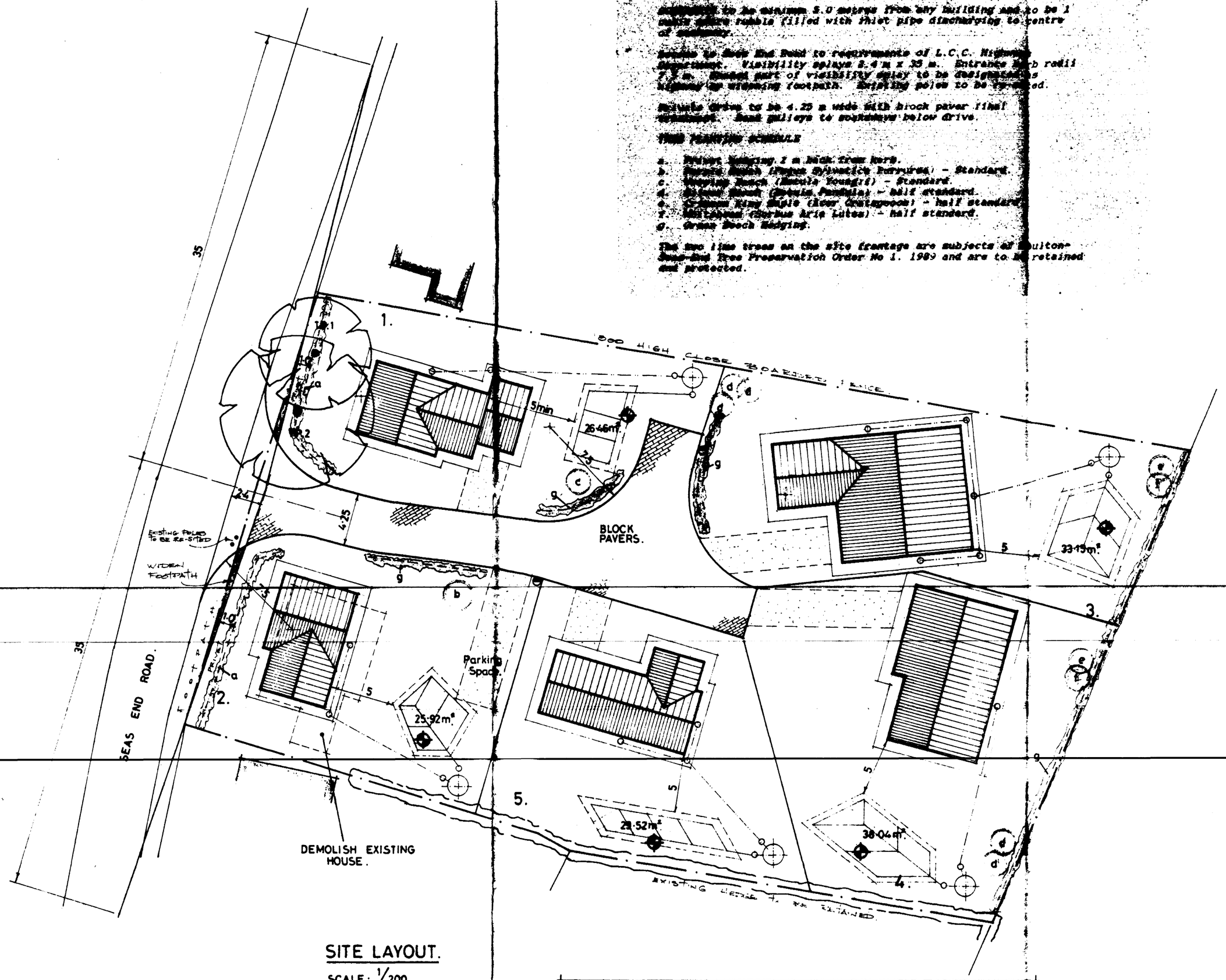
Access to Seas End Road to requirements of L.C.C. Highways Department. Visibility splays 2.4 m x 35 m. Entrance kerb radii 7.5 m. Shaded part of visibility splay to be designated as highway or widening footpath. Existing poles to be re-sited.

Private drive to be 4.25 m wide with block paver finish and tarmac. Road gullys to soakaways below drive.

TREE PLANTING SCHEDULE

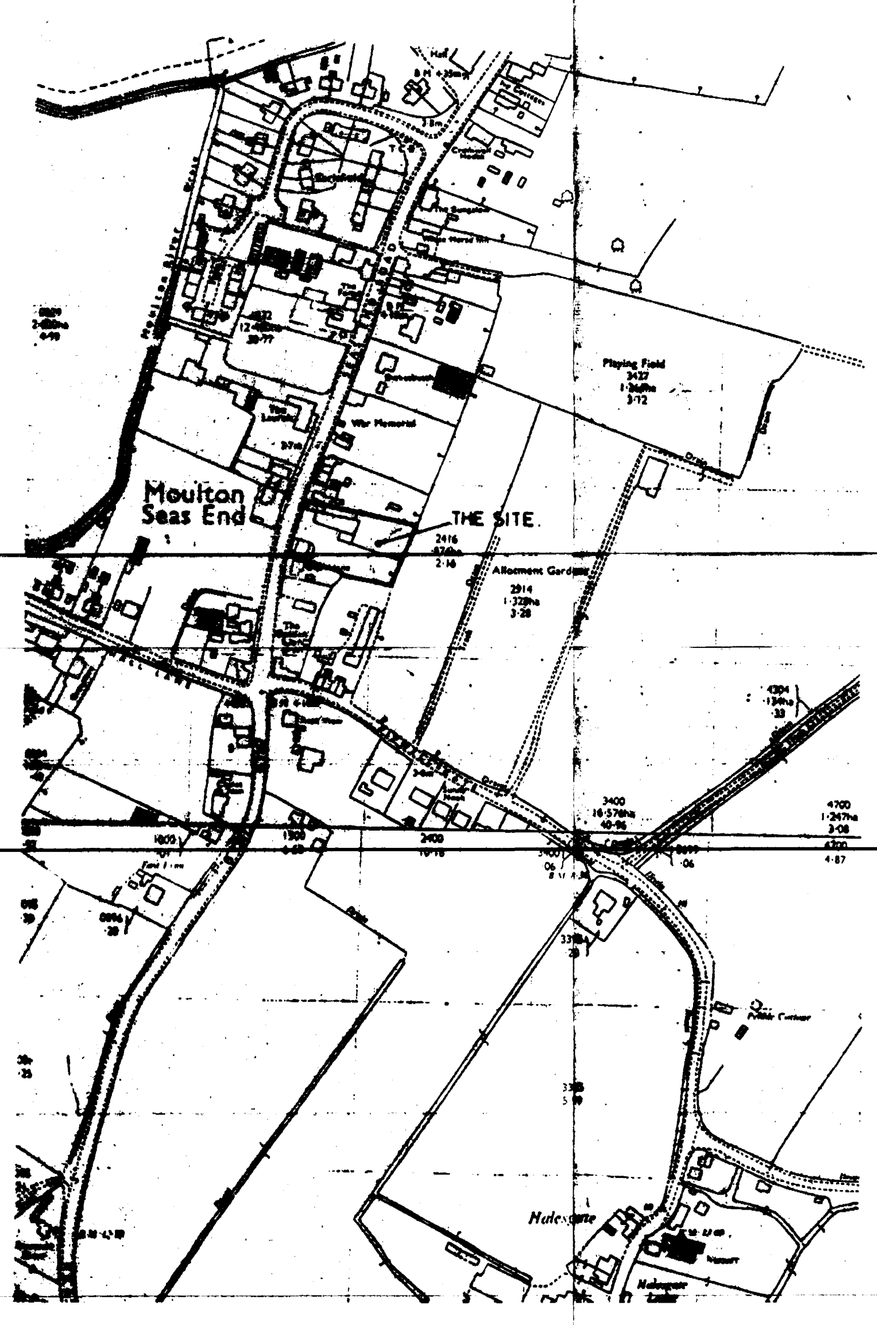
a. Silver Maples 1 m high from kerb.
b. Norway Maple (Acer Platanoides Reitenbachii) - Standard.
c. Horsechestnut (Aesculus Hippocastanum) - Standard.
d. Hawthorn Quickset (Crataegus Monogyna) - half standard.
e. Common Alder (Alnus Glutinosa) - half standard.
f. Wild Service (Sorbus Aria Lutea) - half standard.
g. Green Beech Hedging.

The two lime trees on the site frontage are subjects of Moulton-Seas End Tree Preservation Order No 1. 1989 and are to be retained and protected.



SITE LAYOUT.
SCALE: 1/200.

PLOT 1 - 3 BEDROOM HOUSE & GARAGE.
PLOT 2 - 3 BEDROOM HOUSE.
PLOT 3 - 3 BEDROOM BUNGALOW & GARAGE.
PLOT 4 - 3 BEDROOM BUNGALOW & GARAGE.
PLOT 5 - 2 BEDROOM BUNGALOW & GARAGE.



LOCATION PLAN.
SCALE: 1/2500.

- POROSITY TEST. (See Results).

AMENDED PLAN
Ref.

SOUTH HOLLAND D.C. PLANNING DEPARTMENT
703/92

B 28.8.92. ADDITIONAL HEDGING.
A 30.6.92. CHANGE PLOTS 3 & 4 to BUNGALOWS.

G. R. MERCHANT
I.ENG AMICE, FIOW,
ARCHITECTURAL, STRUCTURAL & LAND DRAINAGE CONSULTANT
TEL: HOLBEACH (0406) 370863.

PROJECT:
RESIDENTIAL DEVELOPMENT.
5 NO - PLOTS.
SEAS END ROAD.
MOULTON - SEAS - END.

CLIENT:
MOULTON HARROX EDUCATIONAL FOUNDATION
C/O MAPLEBECK & SON.
28 NEW ROAD.
SPALDING.
LINCS.

SCALES: AS INDICATED.
DATE: APRIL 1992.

G.R.MERCHANT.
DRAWING No.: MHEF.5B.

REVISIONS:
K.B