SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Planning Permission

Reference: H13/0871/92 Received:13-AUG-92 Type:FULL

Name: Mr C Shardlow
37 Station Road
Moulton
Spalding
Lincs

Agent: Broadgate Builders Ltd
Broadgate
Weston Hills
Spalding
Lincs

Description: Extension to house

Location : 37 Station Road Moulton
Spalding

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.

Director of Planning and Building Control Services
17-SEP-92 H13/0871/92

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)

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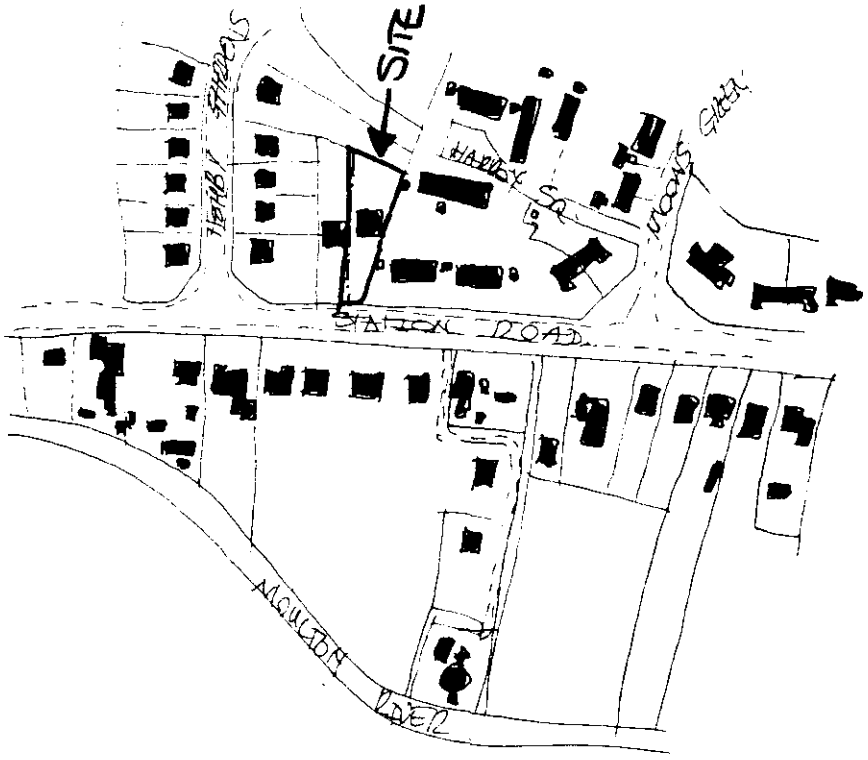
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MOULTON



location plan.

SCALE 1:2500

Broadgate Builders

SOUTH HOLLAND D.C.
PLAN DEPT.
13 AUG 1992
REF 0871/92

Broadgate Builders (Spalding) Limited

Broadgate House, Weston Hills, Spalding, Lincolnshire, PE12 6DB.

Telephone: Holbeach (0406) 380532.

TITLE

proposed extension to
house at
Station Road, MOULTON.

FOUR COPIES REQUIRED

PLANNING APPLICATION

For office use only

Application No. H13/0871/92

Date Registered 13 AUG 1992

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

Mr C. SHARDLOW
37 STATION ROAD,
MOULTON.

Tel. No.

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

BROADGATE BUILDERS LTD,
BROADGATE, WESTON HILLS,
SPALDING, LINCS.
Tel. No. 0406 - 380532
(Personal contact name) M. CHARLTON

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

37 STATION ROAD, MOULTON.

OFFICE COPY

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

Extension to House.

Please complete

Signed... M. [signature] ..... Date 12 August 1992....

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.

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

4. A. If building works are proposed, please state extra floor space to be created: ± 6.500 sq. metres

B. Please state size of any new structure:- (a) max. height: 11.060 metres
(b) max. length: 3.030 metres
(c) max. width: metres

C. Please state type and colour of materials for facing external walls: EXTERNAL MATERIALS TO MATCH EXISTING.

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. Domestic.

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 GARAGE.

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: —

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.	NO	➡ Date: Consultee(s)
Is this application related to a previous submission?	YES	➡ Application No. H13-0395-92

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 ..... (~~Applicant~~ / Agent) Date 12-8-92

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.
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 ..... (~~Applicant~~ / Agent) Date 12-8-92

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.
Tenant's Name:
Address of tenant at which notice was served: State Date notice served:

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

APPLICATION ASSESSMENT

Notes for Case Officer

Site Inspection | Accuracy | Neighbours | Boundaries

Site features

Other Extension in course of construction. Additional door proposed. Fence currently erected on boundary. Two storey dwelling to south.

Inspected by DMG
Date 20/8

Notice posted by DMG
Date 20/8.

Resident Notices required

Sent | Delivered

35 Station Rd
39 — " —

Case Officer Conclusions

Essentially an 'amendment' to 345/92.
Acceptable in terms of design.
Only difference between this and the previous is the position of the door.
Neighbours not considered to be 'materially' affected by 'amendment'.
Note that new fence currently being erected. No sufficient reason to justify condition relating to erection of fence, however, on the grounds of amenity.

RECOMMENDATION

COMMITTEE

Departure from Policy .....

Ward Member request .....

Recommend approval against material objection .....

Other circumstance viz: .....

Change to Committee recorded

DELEGATED

Case Officer ..... DMG 14/9

Senior Officer .....

Case Officer Recommendation

Approve | Refuse

Signed ..... DMG

Conditions/Reasons
(continue overleaf)

None. (1) TL1

Notes to applicant

- [ ] Disabled
- [ ] Outstanding RM
- [ ] Amended plans

DC RECORD SHEET

APPLICATION REF:

Directions

Art 7 (Outlines)
RM checklist

	Siting	Design	Ext app	Access	Landscape
Previous					
Current					
Required					

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

Other ....

Precise details, for non-standard direction:

Senior Officer authorised: ..... Sent: .....

Revalidation after Direction

Information satisfactory/unsatisfactory Signed: .....

Further direction: Precise details:

Amended description:

New valid date: .....

Consultation/Publicity Required

		Requested	Sent
Extra Publicity:			
	Departure	.....	.....
	Setting of LB	.....	.....
	Public Right of Way	.....	.....
	Discretionary	.....	.....
Extra Consultations:			
	Dept of Transport	.....	.....
	Environmental Serv.	.....	.....
	LB/Cons. Area - Local	.....	.....
	- Local & National	.....	.....
	- English Heritage	.....	.....
	Consultant: Name.....		..... Order No .....
	Other:	.....	.....

Case Officer DAVID GEDNEY **Recorded on board:**

ADMIN RECORD SHEET

Initial

Submitted Fee £ £ NIL

Receipt Issued

Date first Rec'd 13 AUG 1992

Registration

Reference H13/0871/92

Cross-Ref R.

Date 14-AUG-92

Validation

TYPE FULL.

Earliest permission

Site area

No of dwellings

Floorspace

Description

Tech

Certificate
Site plans
Description

Accuracy
Incomplete form

Fees

Nil fee ✓

Previous app 395/92
Type

Discounted fee

Correct fee NIL

Additional
Refund

Receipt
Issued

Information

Newbuild/Redevelopment/Change of use/Extension/Alteration/Works

Earlier permission Ref

RM

	Siting	Design	Ext app	Access	Landscaping
Previous					
Current					

Index sheets 196

OS No's

Grid ref 530670 393090

Ward L

Parish MOULTON

TR Rural
TR Bypass
Level Cross
Footpath

CA
LB
TPO

Inside IBD YES

Inside LP area NO

Linked to site

Ref

Linked to property

Ref
01 39707

Planning Records:
Earlier apps 395/92

B Reg Records:
Already submitted - Ref
Request
Requested

Town and Country Planning Act etc

DRAFT DECISION

Reference: H13/0871/92 Received:13-AUG-92 Type:FULL

Name: Mr C Shardlow
37 Station Road
Moulton
Spalding
Lincs

Agent: Broadgate Builders Ltd
Broadgate
Weston Hills
Spalding
Lincs

Description: Extension to house

Location : 37 Station Road Moulton
Spalding

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

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.

Authorised to issue:

15-SEP-92 H13/0871/92

AD. S.A.P. 15/9 ...DC.. 15/9

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: H13/0871/92 Type: FULL

Applicant: Mr C Shardlow
Tel:

Agent: Broadgate Builders Ltd
0406 380532

Description: Extension to house

Location: 37 Station Road
Moulton
Spalding

Valid date: 13-AUG-92
Target dates:
To case officer 18-AUG-92
Inspected by 23-AUG-92
Extra contacts 28-AUG-92
Report if not clear by 17-SEP-92

Terminal date: 08-OCT-92
Target Committee: 07-OCT-92
Report deadline: 23-SEP-92

Case Officer:
D M GEDNEY

DEVELOPMENT/CONSTRAINTS

Size: 33.51 M2
Category: Extension
Listed building:
Conservation Area:

CONSULTATIONS CARRIED OUT

		Sent	Expiry
Clerk to Moulton PC	0733 210404	19-AUG-92	02-SEP-92
Cllr J Clark	0406 370785	19-AUG-92	02-SEP-92
Cllr A E Naylor	0406 370323	19-AUG-92	02-SEP-92
Owner/Occupier 35 Station Road		24-AUG-92	14-SEP-92
Owner/Occupier 39 Station Road		24-AUG-92	14-SEP-92
Site/Press Advert MIN		20-AUG-92	10-SEP-92

L C C – No Objections fc 26/8/92

BRIAN SM[illegible] 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

DG

MOULTON PARISH COUNCIL
20 AUG 1992
RECEIVED

SOUTH HOLLAND DISTRICT COUNCIL

C765

Application no: H13/0871/92

Applicant: Mr C Shardlow
37 Station Road
Moulton
Spalding
Lincs

Agent: Broadgate Builders Ltd
Broadgate
Weston Hills
Spalding
Lincs

Description: Extension to house

Location: 37 Station Road Moulton
Spalding

Type: FULL

Date received: 13-AUG-92

19-AUG-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 03-SEP-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:

The Council supports the application.

Signed: R. R. Lowe

Date 1st September 1992

S.H.D.C. PLANNING DEPT.
7 SEP 1992

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

Application no: H13/0871/92

Applicant: Mr C Shardlow
37 Station Road
Moulton
Spalding
Lincs

Agent: Broadgate Builders Ltd
Broadgate
Weston Hills
Spalding
Lincs

Description: Extension to house

Location: 37 Station Road Moulton
Spalding

Type: FULL

Date received: 13-AUG-92

19-AUG-92

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 29-AUG-92 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

S.H.D.C. PLANNING DEPT.
RECEIVED
- 2 SEP 1992
DG

I request that this application be considered by Planning Committee, because

Fully Supported.

Signed:

A. E. Naylor.

Broadgate Builders (Spalding) Limited
Broadgate House, Weston Hills, Spalding, Lincolnshire. PE12 6DB.
Telephone: (0406) 380532
Fax: (0406) 380014

Our Ref: E03492

District Planning Officer
South Holland District Council
Council Offices
Priory Road
Spalding
Lincs

12th August 1992

Dear Sirs,

Re: Extension to house
37, Station Road, Moulton for Mr Shardlow

We wish to make an application for full planning permission and building regulation in respect of the above.

We enclose for your approval the following drawings and documents.

Planning Application:

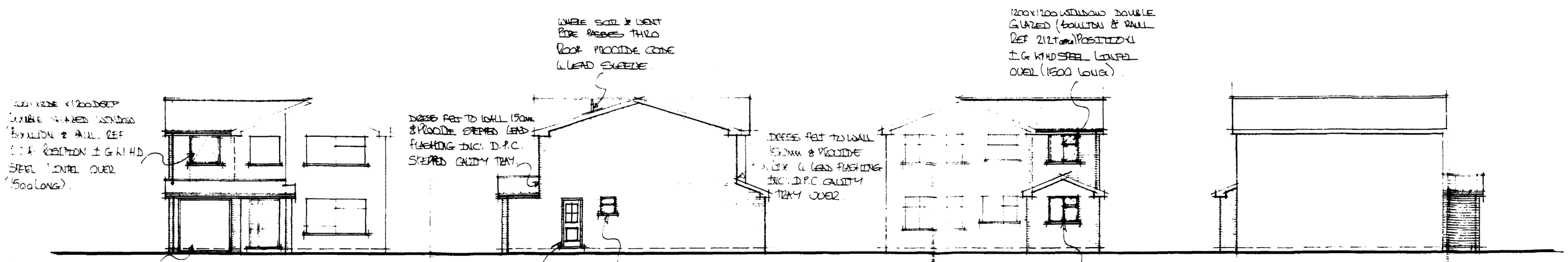
Four copies of planning application form
Four copies of drawing numbered E03492-AB1

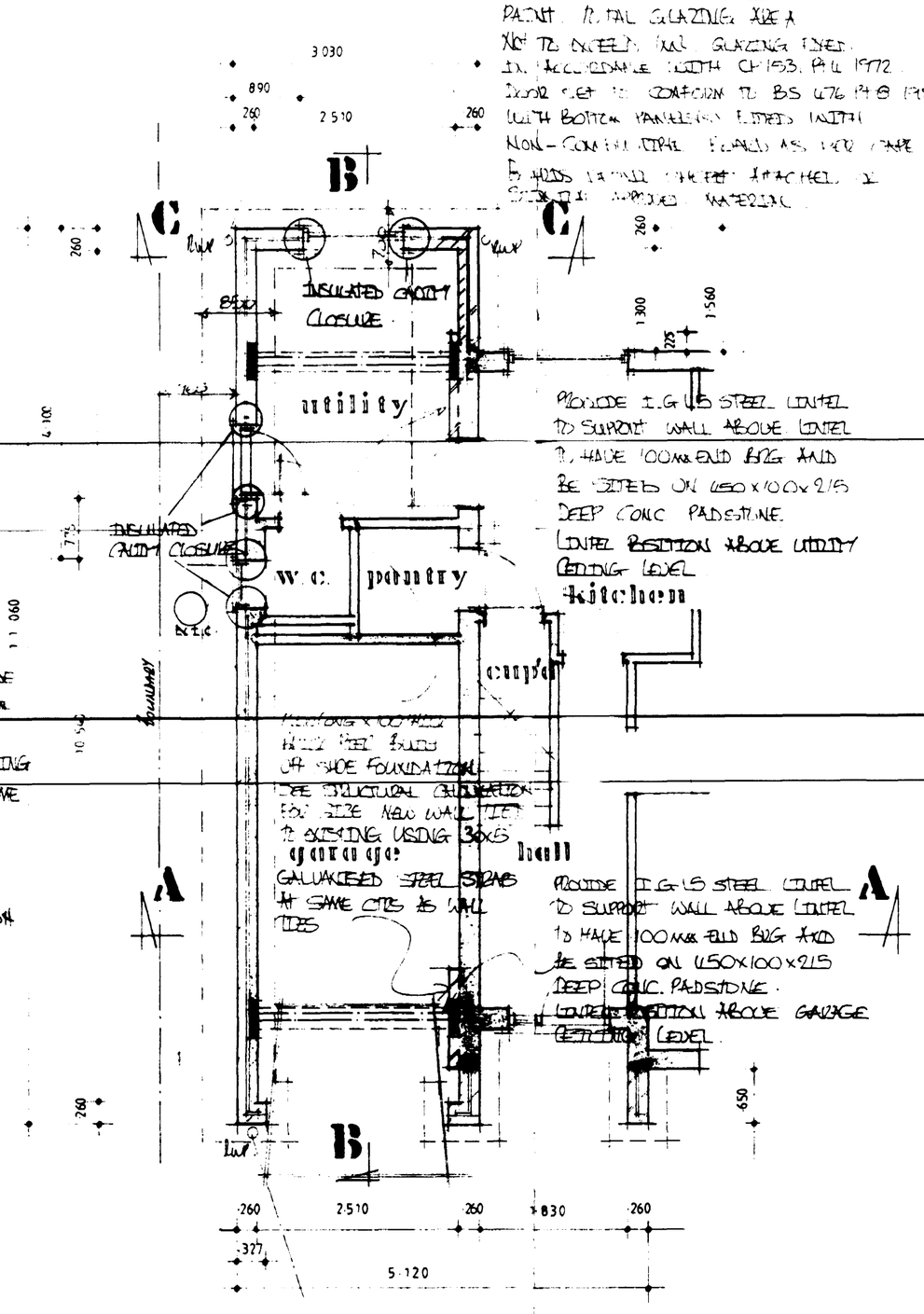
We trust that this is in order. However, if you do have any queries please do not hesitate to contact us.

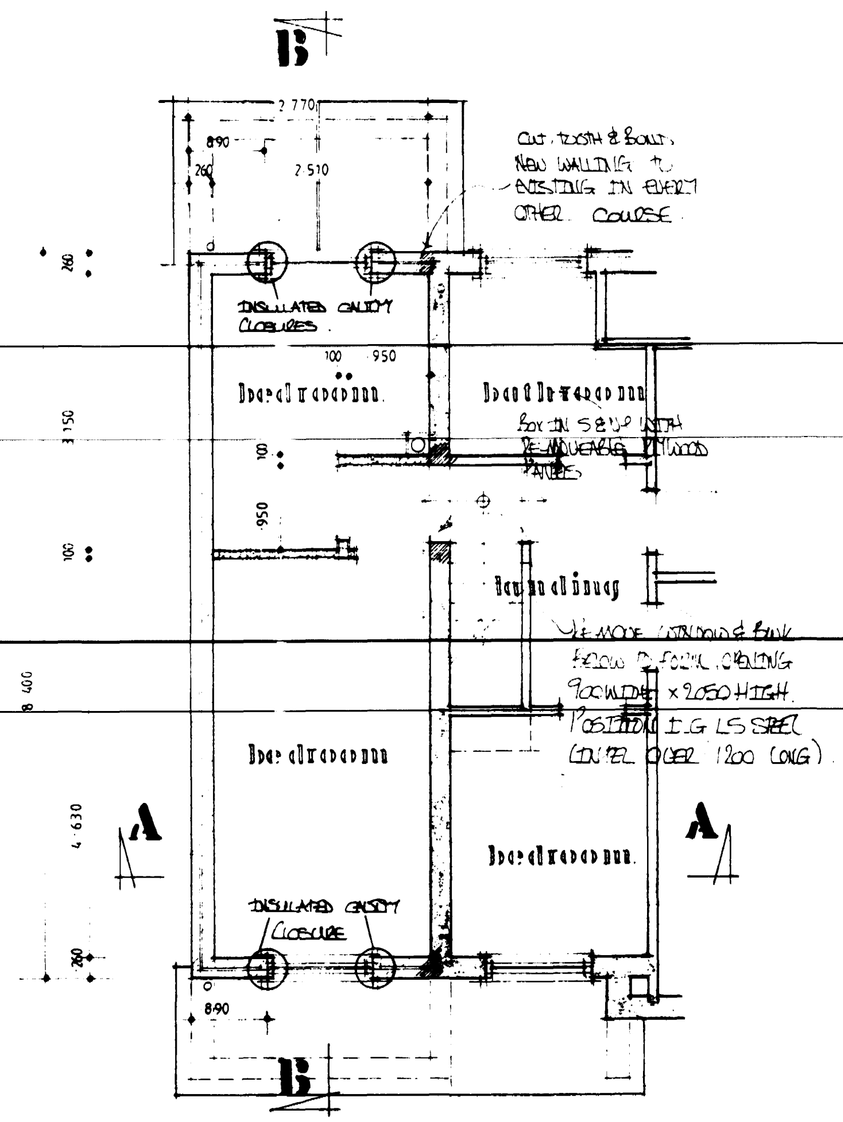
Yours faithfully,
BROADGATE BUILDERS (SPALDING) LIMITED

MICHAEL CHARLTON
EXTENSIONS DIVISION

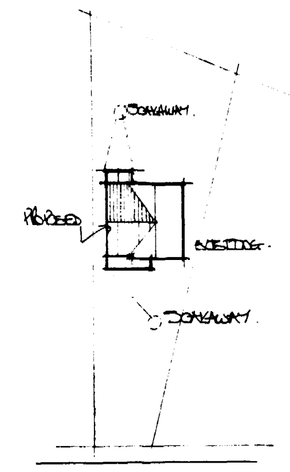
SOUTH HOLLAND D.C.
PLAN DEPT.
13 AUG 1992
REF 0871/92



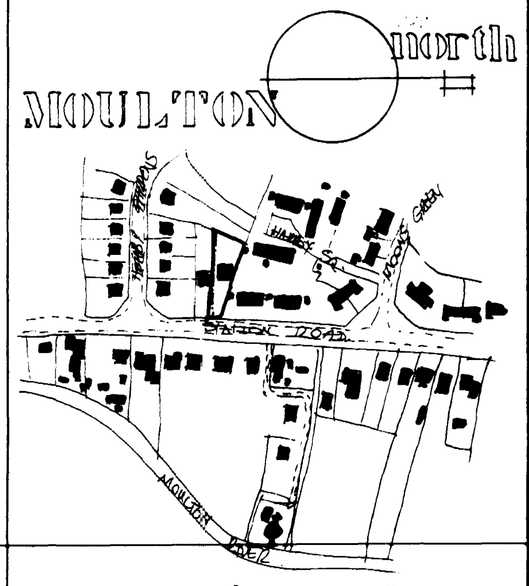




NOTES



site layout
SCALE 1:500



location plan.
SCALE 1:2500

ventilation provision

ALL ROOMS TO BE SERVED BY WINDOWS INCORPORATING VENT OPENING NOT LESS THAN 1/20th FLOOR AREA.

all habitable rooms to have IRONMONGERY TRICKLE VENTS INSTALLED TO WINDOW FRAME AT HIGH LEVEL. VENT AREA TO BE NOT LESS THAN 6000mm².

surface water drainage

100mm NOMINAL HALF ROUNDED GUTTERING WITH 63mm DIA. DOWN PIPES IN P.V.C. TO MATCH EXISTING.
82 mm DIA PIPES (BARTOL) FLEXIBLE JOINED IN ACCORDANCE WITH MANUFACTURERS INSTRUCTIONS.
PIPES LAID TO A GRADIENT OF 1:70
PIPES BEDDED IN & SURROUNDED IN 100mm PEA GRAVEL.
PIPES TO DISCHARGE INTO 1.2m DIA SOAKAWAYS SITED 5.000m FROM BUILDINGS WITH 550mm² GROUND COVER

foundations

OUTER WALLS AS SHOWN PROVIDE CONCRETE STRIP FOUNDATIONS TO THE FOLLOWING SIZES.
700 x 225 to 260 WALLS
WHERE WALL BUILT ADJACENT TO EXISTING PROVIDE SHOE FOUNDATION TO SIZES STATED ON DRAWING NO 2. SECTION AA.
ALL CONCRETE TO BE 1:2:4 MIX.
FOUNDATIONS TO BE TAKEN DOWN TO DEPTH OF EXISTING OR TO AN APPROVED LOAD BEARING SUB-STRATA.

note: IF SHRINKABLE SUB-SOIL IS FOUND ON SITE FOUNDATIONS TO BE TAKEN DOWN TO A DEPTH OF 1.000m BELOW FINISH GROUND LEVEL OR SUCH DEPTH AS REQ'D BY SOIL CONDITIONS.

Broadgate Builders

SOUTH HOLLAND D.C. PLAN DEPT. 13 AUG 1992 REF 0811/92

Broadgate Builders (Spalding) Limited
Broadgate House, Weston Hills, Spalding, Lincolnshire, PE12 6DB.
Telephone: Holbeach (0406) 380532.

TITLE

proposed extension to house at Station Road, MOULTON, for Mr C Shardlow

DATE MARCH 1992.	DRAWN N. SHARLOCK.
DRWG. No. E0362.92 AB/1/5	SCALE 1:50, 1:100

REVISIONS	DES.	DATE	SIGN
A.	Building Regulation amendments	26-5-92	
B	Soil Type Condition approval	4-6-92	
C	Door Position Altered	9.7.92	
D	Gate door to open outwards	21.7.92	

PLANNING | BUILDING REGS.

CHECK BY

THIS DRAWING MUST NOT BE REPRODUCED WITHOUT PERMISSION FROM BROADGATE BUILDERS (SPALDING) LTD.

SURREY

2065-2687