SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Planning Permission

Reference: H13/1118/92 Received:27-OCT-92 Type:FULL

Name: Mr M Conroy
1 Green Lane
Moulton Seas End
Spalding
Lincs, PE12 6LT

Agent: Geoffrey Collings & Co
17 Blackfriar Street
Kings Lynn
Norfolk
PE30 1NN

Description: Single storey and two storey extension

Location : 1 Green Lane Moulton Seas End
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.

Director of Planning and Building Control Services
02-DEC-92 H13/1118/92

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. H13/1118/92

Date Registered 22 OCT 1992

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

Mr M. Conroy
1 Green Lane
Moulton Seas End
Spalding Lincs. PE12 6LT.

Tel. No.

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

Geoffrey Collings & Co.
17 Blackfriar Street
King's Lynn PE30 1NN

Tel. No. 0553 774135
(Personal contact name) Mr Holford.

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

1 Green Lane, Moulton Seas End, Spalding Lincs PE12 6LT

OFFICE COPY

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

Single Storey and two storey Extension

Please complete

Signed. A.J. Holford. Date. 22.10.92

I attach * Four copies of all plans
*an ownership certificate (see back page)
*a fee of £55 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 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:

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

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

C. Please state type and colour of materials for facing external walls: IBC TUDOR FACING BRICK SOME RENDER TO MATCH EXIST.

D. Please state type and colour of roofing materials. MARLEY ANGLIA PLAIN TILES OLD ENGLISH DARK RED.

5. GENERAL INFORMATION Please complete each section

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

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 + DRIVE.

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 adjacent watercourse. Well.

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

C. Please state whether a land drain will be affected this thought not.

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):

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.

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

1. **APPLICANT'S INTEREST** Please state interest (e.g. owner, prospective purchaser)	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.** 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 ..... (~~Applicant~~/Agent) Date 22/10/92

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 ..... ~~Applicant~~/Agent) Date 22/10/92

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 Inspection | Accuracy | ~~DUO-VISTAS~~ Neighbours DUO-VISTAS NO 3 GLEN LANE | Boundaries

Site features 2 STOREY PEBBLE DASH/CON INTERLOCKING TILE - WOODEN/CORRUGATED SINGLE STOREY ADDITIONS TO NORTH AND WEST. RED BRICK BUNGALOW TO SOUTH - WITH CONIFER HEDGE AT FRONT.

Other

Inspected by

Date 10/11/92

Notice posted by

Date 10/11/92

Resident Notices required

Sent | Delivered

Case Officer Conclusions

? QUIET GABLE NOT PEBBLEDASHED.

RECOMMENDATION

COMMITTEE

Departure from Policy .....

Ward Member request .....

Recommend approval against material objection .....

Other circumstance viz: .....

Change to Committee recorded

DELEGATED

Case Officer .....

Senior Officer .....

Case Officer Recommendation

Approve | Refuse

Signed 27/11

Conditions/Reasons
(continue overleaf)

1. STANDARD TIME CONDITION

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 JOHN BLACKWOOD **Recorded on board:**

ADMIN RECORD SHEET

Initial

Submitted Fee £ 55 P18333

Receipt Issued

Date first Rec'd 22 OCT 1992

Registration

Reference H13 | 1118 | 92

Cross-Ref R

Date 23 | 10 | 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 Type

Discounted fee

Correct fee 55

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 139

OS No's

Grid ref 533400 326900

Ward L

Parish MOULTON

TR Rural
TR Bypass
Level Cross
Footpath

CA
LB
TPO

Inside IBD NO

Inside LP area NO

Linked to site

Ref

Linked to property 01 26841 Ref

Planning Records:
Earlier apps

B Reg Records:
Already submitted - Ref
Request
Requested

BRIAN SMITH Dip Tr 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: H13/1118/92 Type: FULL

Applicant: Mr M Conroy
Tel:

Agent: Geoffrey Collings & Co
0553 774135 Mr Holford

Description: Single storey and two storey extension

Location: 1 Green Lane
Moulton Seas End
Spalding
Lincs

Valid date: 27-OCT-92 Terminal date: 22-DEC-92
Target dates: Target Committee: 08-DEC-92
To case officer 01-NOV-92 Report deadline: 24-NOV-92
Inspected by 06-NOV-92
Extra contacts 11-NOV-92 Case Officer:
Report if not clear by 01-DEC-92 J BLACKLOCK

DEVELOPMENT/CONSTRAINTS

Size:
Category: Extension
Listed building:
Conservation Area:

CONSULTATIONS CARRIED OUT

		Sent	Expiry
Clerk to Moulton PC	0733 210404	30-OCT-92	13-NOV-92
Cllr J Clark	0406 370785	30-OCT-92	13-NOV-92
Cllr A E Naylor	0406 370323	30-OCT-92	13-NOV-92
Site/Press Advert MIN		06-NOV-92	27-NOV-92

L.C.C – No Objections jr cb 5/11/92

Town and Country Planning Act etc

DRAFT DECISION

Reference: H13/1118/92 Received:27-OCT-92 Type:FULL

Name: Mr M Conroy
1 Green Lane
Moulton Seas End
Spalding
Lincs, PE12 6LT

Agent: Geoffrey Collings & Co
17 Blackfriar Street
Kings Lynn
Norfolk
PE30 1NN

Description: Single storey and two storey extension

Location : 1 Green Lane 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 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:

27-NOV-92 H13/1118/92 AD..../6...../DC...
28th 27/11 1/12/92

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: H13/1118/92

Applicant: Mr M Conroy
1 Green Lane
Moulton Seas End
Spalding
Lincs, PE12 6LT

Agent: Geoffrey Collings & Co
17 Blackfriar Street
Kings Lynn
Norfolk
PE30 1NN

Description: Single storey and two storey extension

Location: 1 Green Lane Moulton Seas End
Spalding Lincs

Type: FULL

Date received: 27-OCT-92

30-OCT-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 J BLACKLOCK

As applications can be determined under delegated powers in many cases, please let me know by 09-NOV-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
19 NOV 1992 SA

Action by
DDO NSM
DDPO BS
JO ACP
Action by .....
Discuss with .....
Copy to .....

File Nos.

Acknowledge YES/NO
by
Date

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

No Comment.

Signed:

A. E. Naylor.

26/11/92 Spoke to Mr Naylor who confirmed that reference to committee not necessary if permission to be granted

SOUTH HOLLAND DISTRICT COUNCIL

PLANNING & BUILDING CONTROL DEPARTMENT

BRIAN SMITH
Dip TP MRTPI
Director of Planning and Building Control Services

Messrs G Collings & Co.,
1 Green Lane
Moulton Seas End
Spalding
Lincs

Your Contact: Mr J Blacklock
Our Ref: JB/JP/ H13/1118/92
Your Ref:
Date: 13 November, 1992

Dear Sir

Single Storey and Two Storey Extension - 1 Green Lane, Moulton Seas End, Spalding

I refer to your application in respect of the above and write to advise you I consider the proposed development could be improved in two respects.

Firstly, the proposed side (south) elevation should be rendered to ensure compatibility in visual terms with the remainder of existing main building.

Secondly, the retention of the profile of the existing roof would be visually more satisfying and in keeping with the character of the existing (main building) then the hipped roof which is now proposed.

Should you and your client wish to discuss these matters, please contact my officer, Mr J Blacklock, for a meeting at this office.

Please bear in mind that the above comments are offered without prejudice to any formal decision of this Authority in respect of the application.

Yours faithfully

NOT SENT. — DISCUSSION WITH NRM — AS. AMENDMENT REQUIRING PP. WAS REQUIRED NO ADVANTAGE IN REQUESTING FURTHER REVISED. DETAILS.

N R MIDLEN
Principal Planning Officer (Development Control)

14/11.

Planning & Building
Control Department
Council Offices,
Priory Road,
Spalding,
Lincolnshire. PE11 2XE

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

DPO

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-R/1118/92/JAM Your Ref.

Date 6 November 1992

Dear Sirs,

FULL PLANNING APPLICATION - MR. M. CONROY
EXTENSIONS TO 1 GREEN LANE, MOULTON SEAS END

Thank you for the site plan of your above clients proposed development regarding which I have the following observations that should be brought to your clients and prospective purchasers attention.

No Board's watercourse adjoins the site which drains via the bordering privately owned and maintained dykes to my Board's Ugly Bridges Drain situated some 180 metres to the North.

I do not anticipate that the intended alterations will result in a significant increase in impermeable area and in view of the information regarding existing roof water disposal systems that include an outfall to the dyke, I do not believe that my Board would wish to object. However, your client should contact the riparian owners of the dyke to confirm their approval for the new outfall and to ensure that the dyke en route to the Board's watercourse will be properly maintained in the future.

With regard to the proposed new replacement septic tank and also any storm water soakaways that may be contemplated, 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. Also that steps are taken where necessary to prevent highway surface water run-off creating embarrassment.

With regard to the above, I have no doubt that the National Rivers Authority, to whom a copy of this letter is being sent, will advise regarding the clearance required between the septic tank system and the private watercourses adjoining the site.

The riparian owners consent must be obtained prior to any filling being undertaken of the private dyke. Prior to such works being undertaken however full details must be provided for my Board's approval in order I can ensure existing drainage interests will not be affected.

A copy of this letter is being forwarded to the Director of Planning in order he is aware of my observations.

Yours faithfully,

J J Elsey

ENGINEER TO THE BOARD

Geoffrey Collings & Co.,
17 Blackfriar Street,
Kings Lynn,
Norfolk.
PE30 1NN

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

MOULTON PARISH COUNCIL
31 OCT 1992
RECEIVED

SOUTH HOLLAND DISTRICT COUNCIL

977

Application no: H13/1118/92

Applicant: Mr M Conroy
1 Green Lane
Moulton Seas End
Spalding
Lincs, PE12 6LT

Agent: Geoffrey Collings & Co
17 Blackfriar Street
Kings Lynn
Norfolk
PE30 1NN

Description: Single storey and two storey extension

Location: 1 Green Lane Moulton Seas End
Spalding Lincs

Type: FULL

Date received: 27-OCT-92

30-OCT-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 14-NOV-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 J BLACKLOCK

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.

S.H.D.C. PLANNING DEPT.
- 9 NOV 1992

Signed:

4th November, 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: H13/1118/92

Applicant: Mr M Conroy
1 Green Lane
Moulton Seas End
Spalding
Lincs, PE12 6LT

Agent: Geoffrey Collings & Co
17 Blackfriar Street
Kings Lynn
Norfolk
PE30 1NN

Description: Single storey and two storey extension

Location: 1 Green Lane
Moulton Seas End
Spalding
Lincs

SOUTH HOLLAND D.C.
PLAN DEPT
27 OCT 1992
REF .....

Type: FULL

Date received: 22-OCT-92

23-OCT-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 site needs to be outlined in red on the 1:500 block plans, and any oth land in the applicants ownership outlined in blue. Three plans returned for your use.

Please return the additional 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

pp Principal Administrative Officer

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: H13/1118/92/A1 Date Received: 02-JUL-93

Applicant: Mr M Conroy
1 Green Lane
Moulton Seas End
Spalding
Lincs

Agent: G Collings & Co.,
17 Blackfriars Street
Kings Lynn
Norfolk
PE30 1NN

Description of Original Development: Single storey and two storey extension

Location: 1 Green Lane, Moulton Seas End, Spalding

Amendment Submitted: Increase in chimney heights, additional window, replacement of existing windows and re-building of greater length of main front and rear two storey walls

Drawing Number(s): KL/8/91/3C

19 July, 1993

Dear Sir/Madam

TOWN AND COUNTRY PLANNING ACT 1990
NOTICE OF ACCEPTANCE OF AMENDMENT

The amended details submitted in respect of the above proposal have now been considered, and I am able to inform you that there are no objections to the amendment being implemented to the extent described above.

Note: This Notice does not convey any approval under the Building Regulations.

Yours faithfully

Director of Planning and Building Control Services

G

S.H.D.C. PLANNING DEPT.
RECEIVED
01 DEC 1992

Attention of
DPO NPM
DOPO BS
JC ACP
Action by .....
Discuss with .....
Copy to .....

File Nos.

Acknowledge YES/NO
by
date

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

NRA

National Rivers Authority
Anglian Region

23rd November 1992

Our Ref:GT/92/1/SH/0306

Dear Sirs

PLANNING APPLICATION NO H13/1118/92
FOR PROPOSED SINGLE STOREY AND TWO STOREY EXTENSION AT
1 GREEN LANE, MOULTON, SEAS END, SPALDING, FOR MR M CONROY

With regard to the above-mentioned application received on 12th November 1992, I would inform you that the NRA Anglian Region has the following observations to make on the proposal:

If there is no sewer available in the area to serve the proposed development it is likely that the Developer would install a septic tank to dispose of the foul sewage from the proposal.

The NRA would not approve the discharge of septic tank effluent direct to a watercourse.

We 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.

All surface water from roofs should be piped direct to a watercourse, surface water system, or shallow soakaways. Open gullies should not be installed.

Cont./

ROGER HYDE
Regional General Manager

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

Cont./ 2

Our Ref: GT/92/1/SH/0306

NRA

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.

On the submitted plans it shows a private well belonging to the applicant within 50m of the septic tanks soakaway system. It is possible that the well is, or will become contaminated with sewage and the applicant should be advised to permanently cap the well to prevent its use.

Please note that the South Holland Internal Drainage Board were consulted and wished to make no observations on this proposal.

Yours faithfully

R F Morgan
Planning Engineer

LMP

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

S.H.D.C. PLANNING DEPT.
RECEIVED
01 DEC 1992
Attention of
DPO NPM
DOPO BS
JC ACP
Action by .....
Discuss with .....
Copy to .....
File Nos.
Acknowledge YES/NO
by
date

NRA

National Rivers Authority
Anglian Region

23rd November 1992 Our Ref:GT/92/1/SH/0306

Dear Sirs

PLANNING APPLICATION NO H13/1118/92
FOR PROPOSED SINGLE STOREY AND TWO STOREY EXTENSION AT
1 GREEN LANE, MOULTON, SEAS END, SPALDING, FOR MR M CONROY

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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.

All surface water from roofs should be piped direct to a watercourse, surface water system, or shallow soakaways. Open gullies should not be installed.

Cont./

ROGER HYDE
Regional General Manager

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

Cont./ 2

Our Ref: GT/92/1/SH/0306

NRA

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.

On the submitted plans it shows a private well belonging to the applicant within 50m of the septic tanks soakaway system. It is possible that the well is, or will become contaminated with sewage and the applicant should be advised to permanently cap the well to prevent its use.

Please note that the South Holland Internal Drainage Board were consulted and wished to make no observations on this proposal.

Yours faithfully

R F Morgan
Planning Engineer

LMP

PLANNING AMENDMENT

For office use only

Application No. H13/1118/92/AI

Date registered 02 JUL 1993

Case Officer DG

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

Mr M. Conroy,
1 Green Lane,
Moulton Seas End

Tel. No.

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

G. Collings + Co.

Tel. No. (Contact)

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

Please complete

EARLIER APPLICATION No.

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

H13/1118/92.

Building Regulation reference relating to *same development.*

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 ☐

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 ..... Date .....

3. Please complete in block letters

FULL DESCRIPTION OF DEVELOPMENT IN ORIGINAL APPLICATION

As NOW PROPOSED, if different

State details of amendments proposed

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

Increase in chimney height, additional window, replacement of existing windows and rebuilding of greater length of main front and rear two storey walls.

State [illegible] of the current submission

State Officer dealing with the application, if known

[illegible] original development [illegible] amendment

Collings

GEOFFREY COLLINGS AND CO.
17 Blackfriars Street, King's Lynn, Norfolk, PE30 1NN.
Tel: (0553) 774566/774135 Fax: (0553) 770901
Terrington St. Clement, Norfolk. Tel: (0553) 828012
Long Sutton, Lincolnshire. Tel: (0406) 362098 Fax: (0406) 364870
Wisbech, Cambridgeshire. Tel: (0945) 63063

CHARTERED SURVEYORS, AUCTIONEERS AND ESTATE AGENTS.

Our ref:AJH/Mj

29th June 1993

A1

SOUTH HOLLAND D.C.
PLAN DEPT
02 JUL 1993
REF H118/92 ACK KL

Chief Planning Officer,
South Holland District Council,
Council Offices,
Priory Road,
Spalding,
Lincolnshire,
PE11 2XE.

Dear Sirs,

Extension and Renovation, 1 Green Lane, Moulton Seas End - Mr M. Conroy
Planning Reference H13/H18/92

We refer to the above planning permission dated the 2nd December 1992 and confirm that we are anticipating Building Regulation approval very shortly.

As a result of amendments requested by the Building Control Officer the external appearance of the proposed works have altered slightly.

Chimney heights have had to be increased to comply with Building Regulations.

Our client has requested an additional window opening within the east elevation of the single storey kitchen.

Due to the advise of the Structural Engineer it is necessary to rebuild a greater length of the main front and rear two storey walls to the existing dwelling. This will necessitate the provision of new windows to the existing openings on these elevations and our client has selected that they match the style of the new windows proposed elsewhere. Remaining windows on the front and rear elevations are shown as non matching but it is our clients intention, if funds permit, to replace these also with units to match all the other new windows.

An amended plan is attached and we hope that you can accept this as a satisfactory amendement to the existing approval.

We look forward to hearing from you shortly.

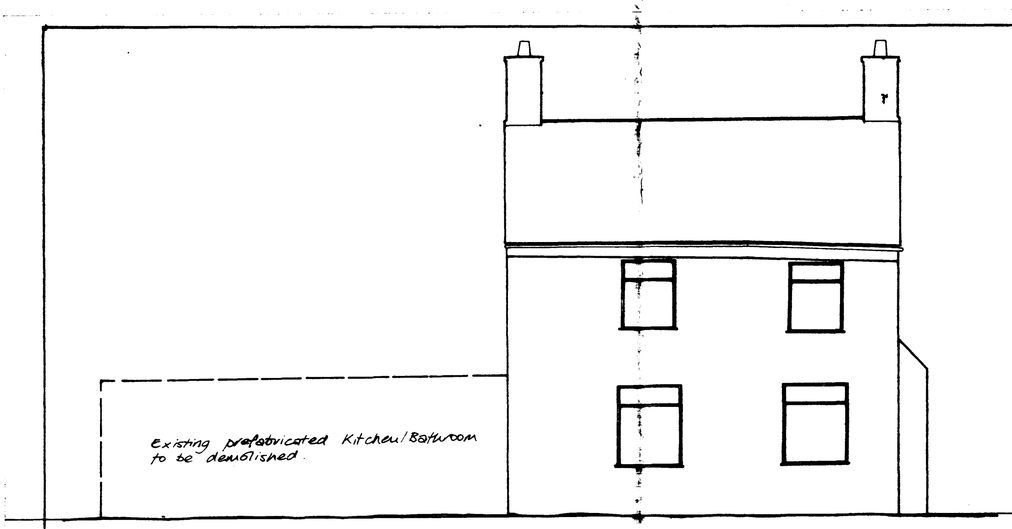
Yours faithfully,

A.J.HOLFORD ARICS
Senior Surveyor,
Geoffrey Collings & Co.

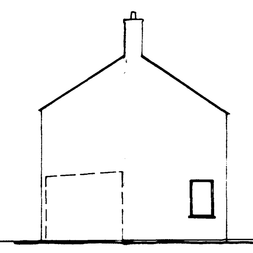
Enc.

David D. Wilson F.R.I.C.S. (Partner). Jeffrey A. Hazel F.R.I.C.S., F.N.A.E.A. (Partner).
Andrew J. Holford A.R.I.C.S. (Senior Surveyor). George D. Wilson (Financial Consultant).

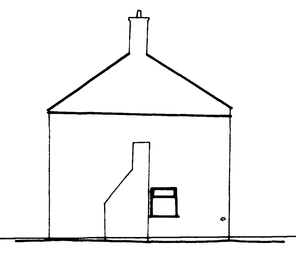
EXISTING DETAILS



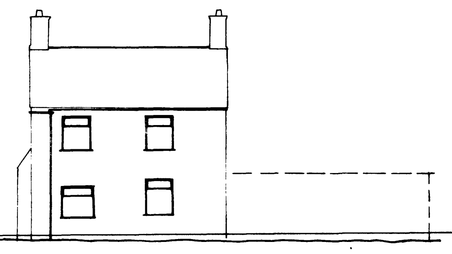
FRONT (WEST) ELEVATION 1/50



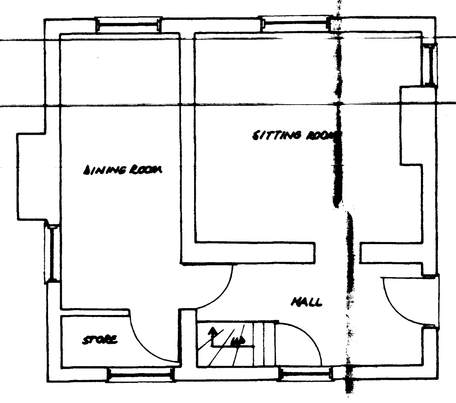
SIDE (NORTH) ELEVATION 1/100



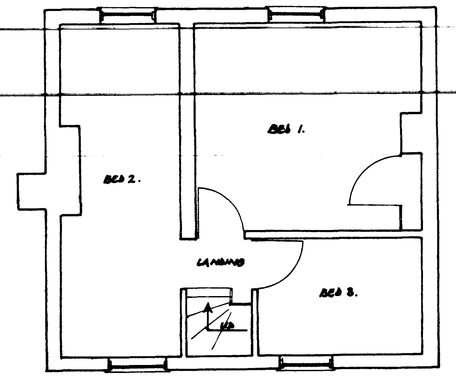
SIDE (SOUTH) ELEVATION 1/100



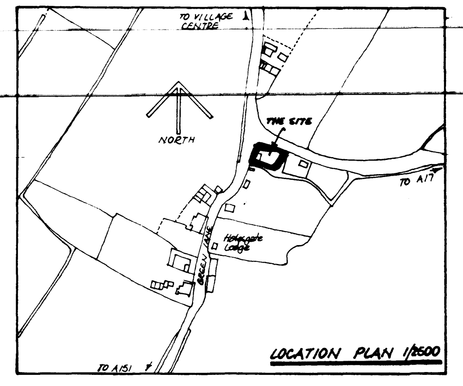
REAR (EAST) ELEVATION 1/100



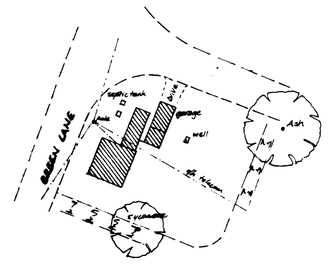
GROUND FLOOR PLAN 1/50



FIRST FLOOR PLAN 1/50



LOCATION PLAN 1/2500



BLOCK PLAN 1/500

Collings

PROJECT EXTENSION, IMPROVEMENTS & GARAGE AT: 1 GREEN LANE HOLTON-LE-CLAY LINCOLNSHIRE.

CLIENT MR M. CONDON

DRAWN AS SHOWN DATE AUG '91 DRG. NO. KL/8/91/1

GEOFFREY COLLINGS AND CO.
CHARTERED SURVEYORS
17 Blackfriar Street
Kings Lynn PE32 1SD.
Tel. 0553 - 774566.

AMENDMENTS.

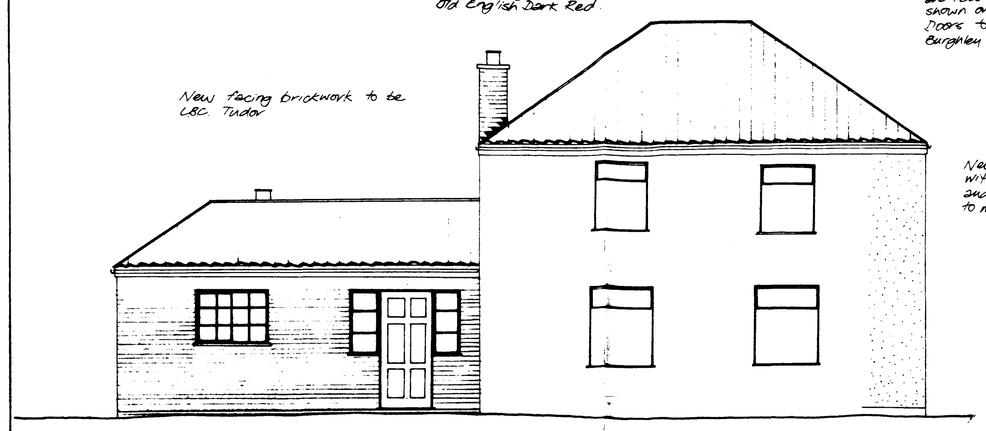
SOUTH HOLLAND D.C.
PLAN UNIT.
22 OCT 1992
REF ...1118.92....

Roof tiles to be Marley "Anglia Plus" Old English Dark Red

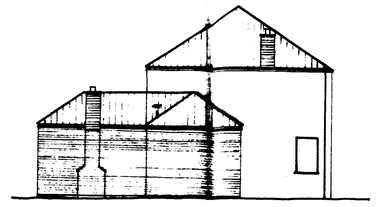
New facing brickwork to be LBC Tudor

Windows to be 'Sim the Bowton and Paul softwood range to code shown on Plan, painted finish. Doors to be Bowton and Paul Burghley softwood panel doors.

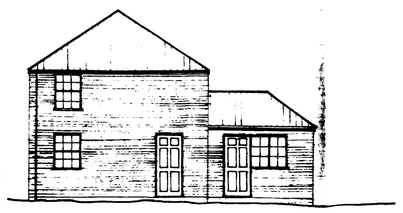
New gable wall to be constructed with facing brickwork to side and front and rear rendered to match existing



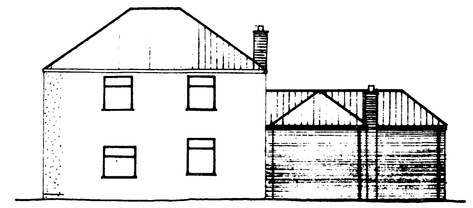
FRONT (WEST) ELEVATION 1/50



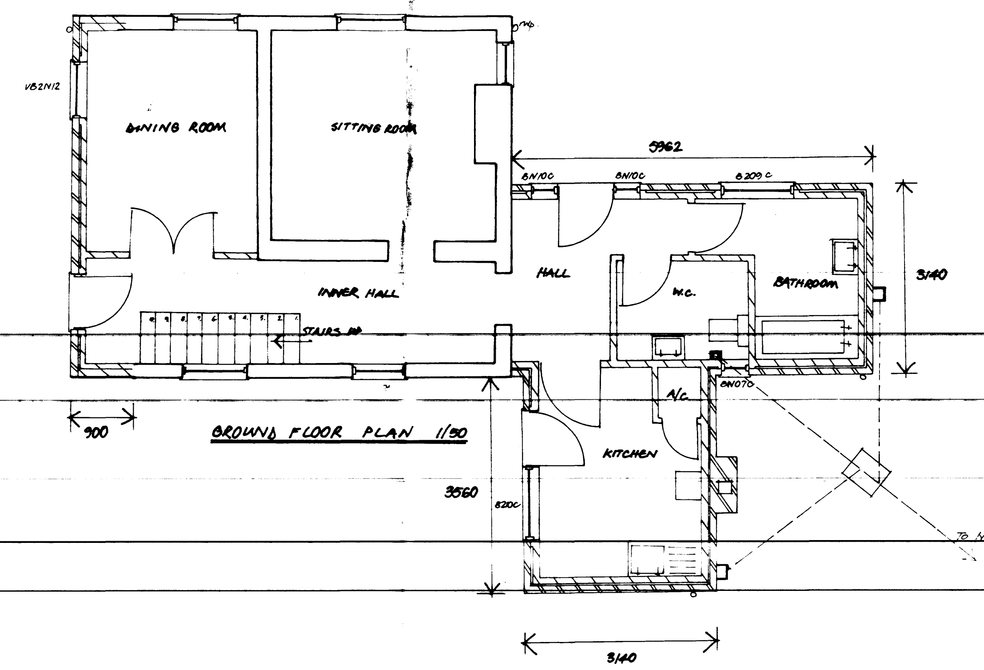
SIDE (NORTH) ELEVATION 1/100



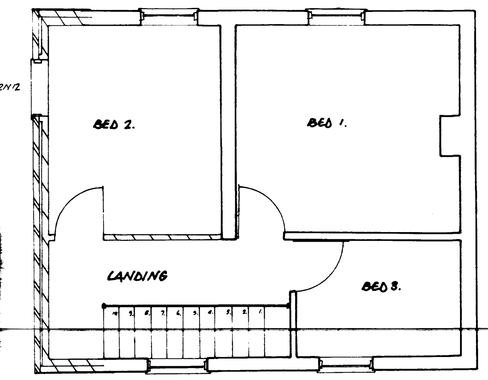
SIDE (SOUTH) ELEVATION 1/100



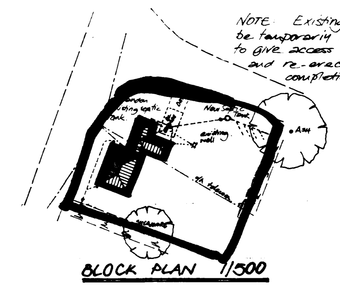
REAR (EAST) ELEVATION 1/100



GROUND FLOOR PLAN 1/50



FIRST FLOOR PLAN 1/50



BLOCK PLAN 1/500

Collings

GEOFFREY COLLINGS AND CO.
CHARTERED SURVEYORS
78 Blackfriar Street
King's Lynn PE32 1SD
Tel 0553 - 774566

PROJECT EXTENSION, IMPROVEMENTS AT 1 GREEN LANE MOULTON-SEAS-END SPALDING

CLIENT MR. M. CONROY

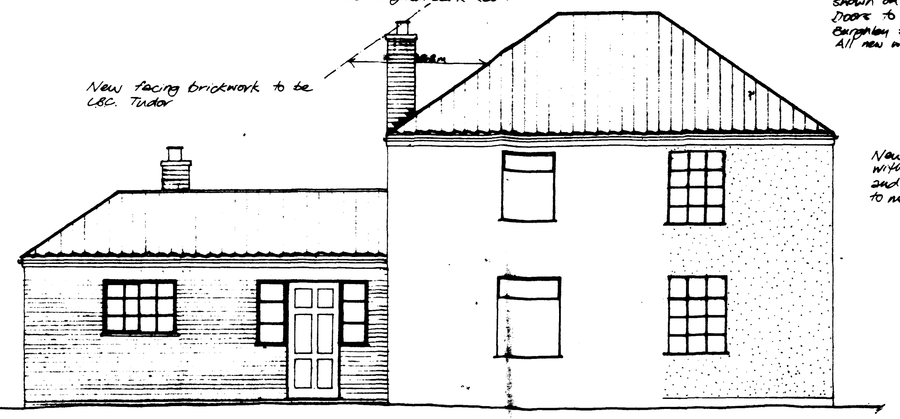
SCALE AS SHOWN DATE OCT 92 DRG No RL/B/11/3.

AMENDMENTS

SOUTH ... PLAN W.I.T.
22 OCT 1992
REF ...11.15 | 92..

Roof tiles to be Marley Anglia Plain Old English Dark Red.

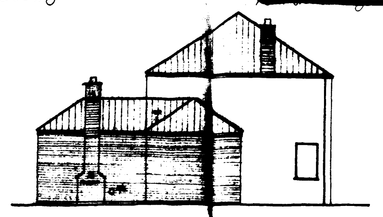
New facing brickwork to be LBC. Tudor



FRONT (WEST) ELEVATION 1/50

Windows to be timber Sandtoft roof lights to code shown on plan, paint finish. Finish. Doors to be timber and panel fire resisting softwood panel doors. All new windows to be double glazed.

New gable wall to be constructed with facing brickwork to side and front and rear rendered to match existing.

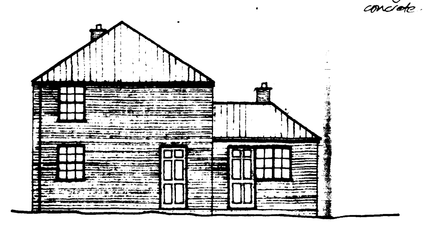


SIDE (NORTH) ELEVATION 1/100

Windows to habitable rooms to have opening lights of not less than 1/10th floor area of that room. New windows to incorporate trickle vent of not less than 4000 mm².

Bathroom and W.C. to each have extractor fans and to be capacity controlled intermittent and ducted to open air. Kitchen to have extractor fan of min 60 l/s capacity.

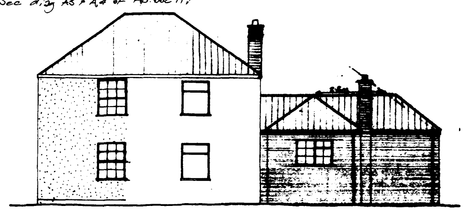
Chimney stacks constructed in brick to match main facing bricks and incorporate one course of red Engineering brick and lead flashing.



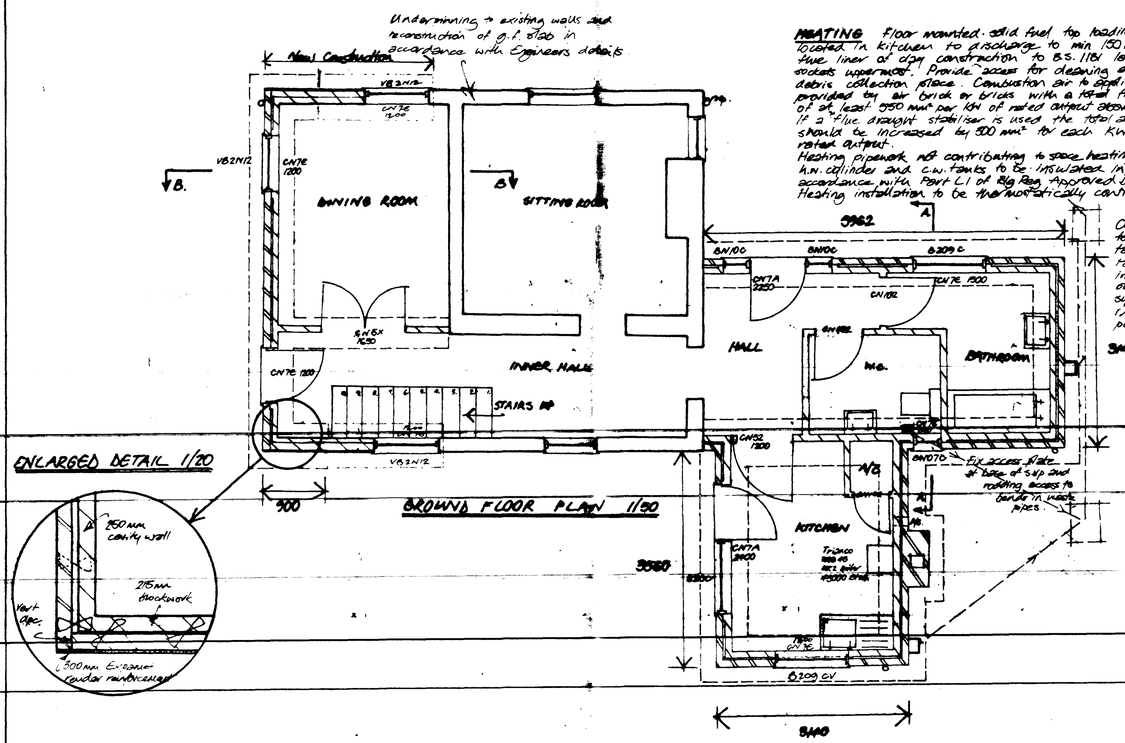
SIDE (SOUTH) ELEVATION 1/100

ADDITIONAL NOTES:

1. Distance water from close proximity to discharge to soakaway min 5.0 m.
2. Septic tank tail drain to be at least 4000 mm² and inspection chamber provided on the outlet side of the septic tank.
3. Existing foul drain to be effectively sealed and existing septic tank to be emptied, cleaned out and filled with inert material.
4. Where drainage approach to land under Section drain with less than 0.6 m cover they are to be surrounded in 100 mm thickness and protected with D.C. quality clean brick to Specification Part H of Building Regulations 1985 as amended. Where brickwork is to be wrapped in Engineers and surrounded with 150 mm concrete (See Reg AS 1 & 2 of Approved Doc H).



REAR (EAST) ELEVATION 1/100



BROWNS FLOOR PLAN 1/50

ENLARGED DETAIL 1/20

HEATING Floor mounted solid fuel top loading boiler to back in kitchen to discharge to min 150 mm. flue liner of 450 construction to B.S. 1181 laid with ensure inspection. Provide access for cleaning and a debris collection chamber. Combustion air to Regulations complied with by brick or grille with a total free area of at least 550 mm² per kW of rated output above 10 kW. If a flue draught stabiliser is used the total area should be increased by 500 mm² for each kW of rated output.

Heating pipework not continuous to store heating, hot cylinder and c.w. tanks to be insulated in accordance with Part L of Building Regulations Approved Document. Heating installation to be thermostatically controlled.

Connect foul drain to existing septic tank. Existing septic tank to existing inspection chamber outlet side shown as being system of foul drainage to be abandoned, not to foul new

ROOF Marley Anglia Blue tiles or similar approved on 25x38 mm s.w. treated battens on underslate roofing felt to BS 747 type 1F mm to 150 mm. Specialist design, horizontal 6" trussed rafters at 600 mm centres to hipped configuration 55° pitch, erected and braced in accordance with BS 5268 part 3. 100 x 50 mm s.w. wall plate to new and existing structures, strapped to walls using 30 x 2.5mm galvanised mild steel anchor straps at max 2.0m centres. Top of existing wall to be relaid level prior to bedding plate.

Provide 600 x 600 x 150 high in entrance hall ceiling provide water storage tank, platform in accordance with BS 5618 part 3, and 25mm decking/ manufacturer with 25mm Rigmark decking.

Provide 150 mm thick fibreglass insulation to roof voids laid over ceilings between joists. Provide min 10 mm continuous eaves ventilation and incorporate plastic inserts to eaves to ensure flow of air over insulation.

Fibreglass valley lining on valley boards, Code 5 Lead flashing to new chimney stacks and at abutment between new single storey roof and existing side wall. Proprietary flashing piece around c.v.p.

WALLS 252 mm. cavity wall to consist of 102 mm. facing brick, class B engineering brick to DPC, 50 mm. cavity with pertinent, full width cavity insulation batts (Thermalite Turbo or similar approved) Cavity wall to incorporate galvanised bonding ties at 900 mm centres horizontally and 450 mm. centres vertically around wall openings.

Internal walls to be 100 mm. lightweight dense concrete blockwork.

Plinths 440 c.c. laid min 150 mm above external ground level and capped with 112 mm. Hengistbury and vertical DPC around wall openings and cavity closures. Cavity lintels over openings min 150 mm. end bearing (see plan for refs no).

Walls below dpc to be dense concrete blockwork, with weak concrete fill to cavity up to within 225 mm. of dpc.

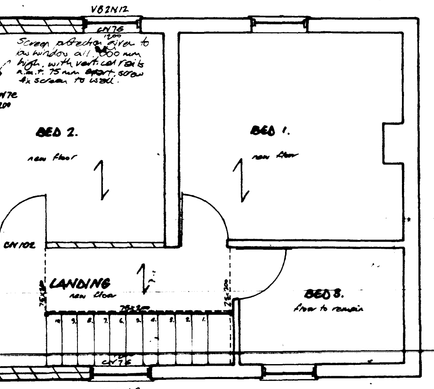
Front and rear faces of walling to two storey south wall extension to be facing 215 mm. Thermalite Turbo to match existing wall. Windows and door externally with metal cavity Tyndrum render with dwarf brick plinth dpc.

FLOORS New ground floor construction to be on oversite stripped of all vegetable soil and mechanically compacted and blinded hardcore

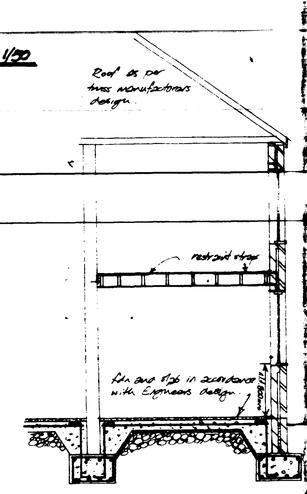
New first floor construction to be 50 x 220 SCS softwood joists at 400 c/c. Herringbone strutting at mid span to floor spaces exceeding 1.50 m. Stair trimming as shown. 19 mm. T & G floor board decking. Fix 30 x 5 mm galvanised M.S. lateral restraint straps at max 2.0 c/c between walls and parallel joists with nogging supports.

INTERNAL FINISHES New ceilings to be 12.5 mm. thick plasterboard with 3 mm. plaster skim finish. New wall finishes to be 12.5 mm. cement/sand render with plaster skim finish.

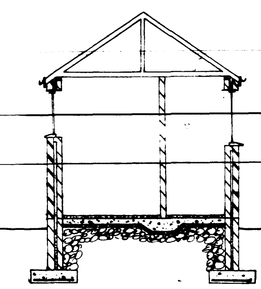
STAIRCASE Provide new timber staircase, max pitch, min width 600 mm, max rise 220 mm, min going 220 mm, min headroom 2.0 m. Fix handrail at 900 mm. and guarding to landing also 900 mm high with no opening between guarding in excess of 99 mm, and shall be non climable, but able to withstand a side impact of 0.36 kN/m. Guarding also to be provided across rear window opening.



FIRST FLOOR PLAN 1/50



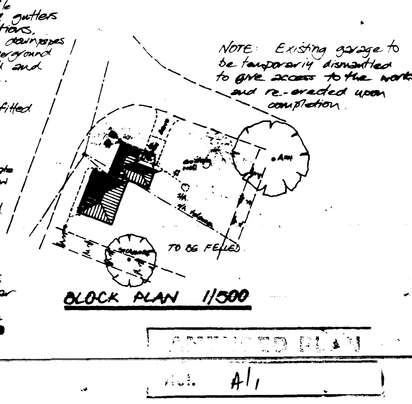
SECTION B-B 1/50



SECTION A-A 1/50

S.W. DRAINAGE 112 mm. Square profile PVC fitted to fascia and soffit to discharge to gullies. Fitted to fascia and soffit to discharge to gullies. 100 mm. Ø underground pipework laid on shingle bed to fall and to discharge as shown on Block Plan.

F.W. DRAINAGE Appliances to be fitted with min. 75 mm. seal trace P.V.C. wastes to 32 mm. Ø for basin, 40 mm. for bath, and kitchen sink, and 75 mm. for W.C. 100 mm. Ø P.V.C. to rise through roof structure and terminate with wire cage min. 900 mm. from window openings within 3.0 m. Bathroom and kitchen waste to discharge to external gullies. Underground pipework to be 100 mm. Ø P.V.C. laid to even gradients on sand bed laid to 1:40 above manhole. Inspection chambers to be either 225 mm. sq. brick with 100 mm. conc. slab or 900 mm. Ø prefabricated plastic unit. For cover, suitable for vehicular loading.



RECEIVED
No. A1

FOUNDATION Beauty wall constructed off 750 mm. wide x 225 mm. thick concrete strip footing with B.B.S. mesh reinforcement. Depth 900 mm. or as directed by Building Control Officer following excavation. Min. load bearing internal partition 675 kN/lineal m.

NOTE: ~~Foundation and floor slab design required with engineers calculations~~ Foundation and floor slab design to be Structural Engineers report & design.

SOUTH HOLLAND D.C.
PLAN DEPT
02 JUN 1993
REF. 1.1.18/92

Collings

PROJECT: EXTENSION & REFURBISHMENT AT: 1 BEEDEN LANE MUNTON-CUM-END SEALING

CLIENT: MR. M. CONROY

SCALE: AS SHOWN | DATE: OCT '92 | DRAWN: RL/18/91/B.E

GEOFFREY HOLLINGS AND CO.
CHARTERED SURVEYORS
178 Lacktriar Street
Kings Lynn. PE32 1SD
Tel: 0005 - 774566

AMENDMENTS:
A. Amended to 81 Regs 29/1/93
B. Amended to 81 Regs 10/2/93
C. Structural details added. Notched rafters 24/6/93.