

FILE 001



Terry Huggins
Acting Chief Executive
Andrew Petcher
Acting Director of Customer Services
Bob Atkins
Director of Corporate Services

Town and Country Planning Act 1990 Planning Permission

Reference: H13/1357/02

Received: 05-FEB-03

Type: FULL

Name: Mr L W Harris & Ms J L Wright
Landell House
Red Cow Drove
Moulton Marsh
Spalding Lincs PE12 6LW

Agent: Mr L W Harris & Ms J L Wright
Landell House
Red Cow Drove
Moulton Marsh
Spalding Lincs PE12 6LW

Description: Erection of breeding kennel, plus associated exercise area

Location : Landell House Red Cow Drove
Moulton Marsh

South Holland District Council hereby give notice that PERMISSION HAS BEEN GRANTED for the development in accordance with the application and plans submitted, subject to any condition(s) set out below:

- 1 The development must be begun not later than the expiration of five years beginning with the date of this permission.

Reason: As required by Section 91 of the Town and Country Planning Act 1990.

- 2 The use hereby permitted shall be restricted to breeding kennels and shall be operated solely in conjunction with the occupation of the existing dwelling (currently known as Landell House).

Reason: In the interest of the amenities of the locality and also because the formation of a separate use would be unacceptable in this location, having regard to the relationship with the existing dwellings.

- 3 The maximum number of dogs (excluding puppies) upon the premises (as outlined in red and blue on the submitted plans) shall not exceed 20, at any one time.

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

Council Offices
Priory Road
Spalding
Lincolnshire
PE11 2XE
Telephone: (01775) 761161
Fax: (01775) 711253
Email: info@sholland.gov.uk

- 4 Prior to the kennel being brought into use a 1.8 metre high earth bund shall be constructed along the north eastern boundary of the site. The bund shall be constructed using top soil only.

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

- 5 Before any development is commenced, a scheme of landscaping and tree planting for the site, including details of positions, heights on planting and species of trees and shrubs, shall be submitted to and approved in writing by the Local Planning Authority.

Reason: In the interests of visual amenity.

- 6 The approved scheme of landscaping and/or screening shall be carried out in its entirety within a period of two years beginning with the date on which development of the land is commenced. The trees, shrubs or bushes shall be adequately maintained by the owner(s) of the land on which they are situated for a period of ten years beginning with the date of completion of the scheme, and all losses shall be made good during that period.

Reason: In the interests of visual amenity and to ensure that the approved scheme is implemented satisfactorily.

- 7 Waste shall be disposed of in accordance with the details outlined in the applicant's letter received on 5 February 2003.

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

- 8 Before development is commenced more precise details of the material to be used for the external walls shall be submitted to and approved in writing by the Local Planning Authority.

Reason: In the interest of the visual amenities of the rural locality.

Note(s):

The determined plans are:

1:2500 and 1:500 plans and 1:100 elevational and layout plans received 12 December 2002.

Letter received 5 February 2003.

Terry Huggins
Acting Chief Executive
Andrew Petcher
Acting Director of Customer Services
Bob Atkins
Director of Corporate Services

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Head of Planning & Development
13 MAY 2003

H13/1357/02

This decision refers only to that required for the purposes of the Town and Country Planning Acts and not for Building Regulations or any other legislation. See enclosed notes relating to rights of appeal.

Town and Country Planning Act etc

DRAFT PERMISSION

Reference H13/1357/02

Received: 05-FEB-03 Type: FULL

Name: Mr L W Harris & Ms J L Wright
Landell House
Red Cow Drove
Moulton Marsh
Spalding Lincs PE12 6LW

Agent: Mr L W Harris & Ms J L Wright
Landell House
Red Cow Drove
Moulton Marsh
Spalding Lincs PE12 6LW

Description: Erection of breeding kennel, plus associated exercise area

Location : Landell House Red Cow Drove
 Moulton Marsh

South Holland District Council hereby give notice that permission has been granted (or equiv) on the following condition(s):

- 1 The development must be begun not later than the expiration of five years beginning with the date of this permission.

Reason: As required by Section 91 of the Town and Country Planning Act 1990.

- 2 The use hereby permitted shall be restricted to breeding kennels and shall be operated solely in conjunction with the occupation of the existing dwelling (currently known as Landell House).

Reason: In the interest of the amenities of the locality and also because the formation of a separate use would be unacceptable in this location, having regard to the relationship with the existing dwellings.

- 3 The maximum number of dogs (excluding puppies) upon the premises (as outlined in red and blue on the submitted plans) shall not exceed 20, at any one time.

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

- 4 Prior to the kennel being brought into use a 1.8 metre high earth bund shall be constructed along the north eastern boundary of the site. The bund shall be constructed using top soil only.

Reason: In the interest of the amenities of the locality and also because the formation of a separate

use would be unacceptable in this location, having regard to the relationship with the existing dwellings.

- 5 Before any development is commenced, a scheme of landscaping and tree planting for the site, including details of positions, heights on planting and species of trees and shrubs, shall be submitted to and approved in writing by the Local Planning Authority.

Reason: In the interests of visual amenity.

- 6 The approved scheme of landscaping and/or screening shall be carried out in its entirety within a period of two years beginning with the date on which development of the land is commenced. The trees, shrubs or bushes shall be adequately maintained by the owner(s) of the land on which they are situated for a period of ten years beginning with the date of completion of the scheme, and all losses shall be made good during that period.

Reason: In the interests of visual amenity and to ensure that the approved scheme is implemented satisfactorily.

- 7 Waste shall be disposed of in accordance with the details accompanying the application. *added in the application letter received on 5/2/2003*

Reason: In the interest of the amenities of the locality and also because the formation of a separate use would be unacceptable in this location, having regard to the relationship with the existing dwellings.

- 8 Before development is commenced more precise details of the material to be used for the external walls shall be submitted to and approved in writing by the Local Planning Authority.

Reason: In the interest of the visual amenities of the rural locality.

Note(s):

The determined plans are:

1:2500 and 1:500 plans and 1:100 elevational and layout plans received 12 December 2002.

also received 5/2/2003

Head of Planning & Development
07 MAY 2003

H13/1357/02

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11/4 n/s/03