SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Planning Permission

Reference: H14/0250/93 Received:16-MAR-93 Type:FULL

Name: Boc Distribution Services
Victoria House
Victoria Road
Aldershot
Hants, GU11 1ET

Agent: M E Cresswell MBIAT
Horseshoe Bridge
Spalding
Lincs
PE11 3JA

Description: Extensions to commercial premises (warehousing and offices)
Location : Warden Lane Industrial Area (Formerly Spalding Haulage) Pinchbeck Spalding, Lincs

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

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

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

2 The area(s) shown on the plan accompanying the application reserved for the parking of vehicles shall be used, or be available for use, for vehicle parking at all times when the premises are in use.

Reason: In the interests of the safety and convenience of traffic using the adjacent road.

3 The remaining yard area shall be available at all times the premises are in use for the loading, unloading and manoeuvring of delivery vehicles.

Reason: So that adequate on-site loading/unloading facilities are provided, in the interests of road safety.

Your attention is drawn to the National Rivers Authority letter dated 30 March 1993 (copy enclosed).

Your attention is drawn to the need to comply with the provisions of Section 4, 7, 8 and 8(a) of the Chronically Sick and Disabled Persons Act 1970, where appropriate, and to the Code of Practice for Access of the Disabled to Buildings (British Standard Institutions code of practice BS 5810:1979) or to Design Note 18 'Access for Disabled People to Educational Buildings', or to documents replacing such codes. Any work required which would alter the proposal hereby permitted may need a further application for planning permission.

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

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

SOUTH HOLLAND DISTRICT COUNCIL

Director of Planning and Building Control Services
22-APR-93 H14/0250/93

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

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

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

FOUR COPIES REQUIRED

PLANNING APPLICATION

For office use only

Application No. H14/0250/93

Date Registered 16 MAR 1993

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

BOC DISTRIBUTION SERVICES
VICTORIA HOUSE
VICTORIA ROAD
ALDERSHOT. HANTS.
GU11 1ET.

Tel. No. 0252 345544

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

M.E.Cresswell. MBIAT.
Horseshoe Bridge
Spalding.Lincs.
PE11 3JA.
Tel. No. 0775 72 3656
(Personal contact name) Mary Cresswell

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

Industrial area. Wardentree Lane,Pinchbeck,Spalding. Lincs
(formerly Spalding Haulage Ltd.).

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

EXTENSIONS TO COMMERCIAL PREMISES (warehousing and offices).

Please complete — I attach
* Four copies of all plans
* an ownership certificate (see back page)
* a fee of £4,920.00 If you consider no fee is payable include a written explanation instead.

Signed. M E Cresswell Date 12th March 1993 Previous application No.

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

2. **TYPE OF APPLICATION**

(✓)

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

or This is an **outline** application ⬇

Please state Site Area (Hectares)

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

Siting ☐ Design ☐ External Appearance ☐

Means of Access ☐ Landscaping ☐

Now complete Parts 3 and 5 and an Ownership Certificate.

or This is a **reserved matters** application. ⬇

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

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

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

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

A. Please state Reference Number of pervious 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)

		If so, how many:
(i) New Dwellings		
(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: 3059.79 sq. metres total. Warehouse offices

B. Please state size of any new structure:- (a) max. height:	12.39 metres	3.7m sq. metres
(b) max. length:	80.00 "	12.06 metres
(c) max. width:	40.00 "	8.31 metres
C. Please state type and colour of materials for facing external walls:	Kirton Brown brick &A1000	LBC Capel multi-stock brickwork.
D. Please state type and colour of roofing materials.	~~Moduclad~~ (Moorland green)	Blue/black tile sheets-Thurrock as existing.
E. Has a survey of the site been undertaken? State Yes or ~~No~~	yes	

5. **GENERAL INFORMATION** Please complete each section — Moduclad 10A05 (Goosewing grey)

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

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? — see site plan

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 — Proposed additional storm sewer to connect into D&W Internal D.M.sewer via interceptors.

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

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

D. Foul sewerage will be disposed of to:
Mains sewer [ ] Cesspool [ ] Septic tank [✓]

PLEASE COMPLETE IN ALL CASES

	State Yes or No	
The proposal is in connection with agriculture	NO	➡ If so, **please give details in Part 6**
The proposal affects a listed building	NO	
The proposal affects a public right of way	NO	
The proposal is known to affect contaminated or filled land	~~NO~~	
The proposal is for industrial, warehousing, offices, shopping or similar commercial purposes.	YES	➡ 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.	YES	➡ Date: 16th March 1993 Consultee(s) D&W IDB.
Is this application related to a previous submission?	NO	➡ Application No.

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

7. INDUSTRIAL, WAREHOUSING, OFFICES OR SHOPS Please complete if appropriate

Please tick **one** box and complete B if necessary

A. The proposal does not involve any alteration in existing floorspace ☐

B. The proposal involves the creation of or an alteration in total **gross** floorspace ☑

Proposed total gross floorspace 5819.19 sq. m. Previous total gross floor space 2759.4 sq. m.

This new total includes the following net floorspace:

Retail ___ sq. m. Office 99.79 sq. m. Indistrial ___ sq. m. Warehousing 2760 sq. m.

Other 200 sq. m. ➡ If so, please state use: vehicle maintenance area

	Office Staff	Industrial staff	Other staff
How many office, industrial and other staff will be employed on the site as a result of the development proposed? If you have existing premises on the site, how many of the employees will be new staff?	21 3		100 10
If you propose to transfer staff from other premises please give details of the numbers involved and of the premises affected.	—		
In the case of industrial development, give a description of the processess to be carried out and of the end products, and the type of plant or machinery to be installed.	—		
If the proposal forms a stage of a larger scheme for which planning permission is not at present sought, please give what information you can about the ultimate development	Possible office extension to transport offices.		
Is the proposal related to an existing use on or near the site?	State Yes or No: yes		
If so, please explain the relationship	Extension of existing site usagein form of warehouse for chilled and ambient storage, vehicle maintenance & extension to Accounts offices.		
Is this a proposal to replace existing premises in this area or elsewhere which have become obsolete, inadequate or otherwise unsatisfactory?	State Yes or No: NO		
If so, please give details including gross floor area of such premises and state your intentions in respect of those premises.			
What provisions have been made for the parking, loading and unloading of vehicles within the curtilage of the site? (Please show the location of such provision on the plans and distinguish between parking for operational needs and other purposes)	see site plan.		
What is the estimated vehicular traffic flow to the site during a normal working day? (Please include all vehicles except those used by individual employees driving to work)	60-100		
What is the nature, volume and proposed means of disposal of any trade effluents or trade refuse?	no change.		
Will the proposed use involve the use of storage of any hazardous materials?	State Yes or No: NO — If yes, you may need to apply for Hazardous Substances Consent		
What provision is being made for access to premises for the disabled?	N/A.		

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).

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**, comp ete **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 owne· 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 12.3.93.

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 12.3.93.

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

Inspected by DR
Date 26/3

extensions to rear of existing.

Remarks
See no problems in established industrial area.

Notice posted by DR
Date 26/3

Resident Notices required

Sent | Delivered

Case Officer Conclusions

OKAY.

RECOMMENDATION

COMMITTEE

Departure from Policy .....

Ward Member request .....

Recommend approval against material objection .....

Other circumstance viz: .....

Change to Committee recorded

DELEGATED

Case Officer DR.....

Senior Officer .....DR.....

Case Officer Recommendation

Approve ✓ Refuse

Signed DR.....19/4.
(per WM)

1.2 Mitcham Garth.
1 TL1
2 FL
3 SCA
1 SMA

Conditions/Reasons
(continue overleaf)

Note Atlantic drawing to NEA dated 30/3/93 (copy attached)

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 DP 19/3

	Requested	Sent
Extra Publicity:		
Departure	.....	.....
Setting of LB	.....	.....
Public Right of Way	.....	.....
Discretionary	.....	.....
Extra Consultations:		
Dept of Transport	.....	.....
Environmental Serv.	✓	23/3
LB/Cons. Area - Local	.....	.....
- Local & National	.....	.....
- English Heritage	.....	.....
Consultant: Name.....		..... Order No .....
Other:	.....	.....

Case Officer DP

Recorded on board:

ADMIN RECORD SHEET

Initial

Submitted Fee £ 4920

Receipt Issued P2413

Date first Rec'd 16 MAR 1993

Registration

Reference H14 | 0250 | 93

Cross-Ref R

Date 17 | 3 | 93

Validation

TYPE FULL

Earliest permission

Site area ~~3059 m²~~

No of dwellings

Floorspace 3059 m²

Description

Tech

Certificate
Site plans
Description

Accuracy
Incomplete form

Fees

Nil fee

Discounted fee

Previous app
Type

Correct fee 4920

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 145

OS No's

Grid ref 529770 323910

Ward M

Parish PIBECK

TR Rural —
TR Bypass —
Level Cross —
Footpath YES

CA
LB
TPO

SUGG REF SU93

Inside IBD NO

Inside LP area YES

Linked to site

Ref 1198

Linked to property

Ref

Planning Records:
Earlier apps

1252/89
14/85 951/89
775/81 ~~775~~ 250/85
710/52
1003/84

B Reg Records:
Already submitted – Ref
Request
Requested

BURKS GREEN & PARTNERS
Consulting Civil & Structural Engineers

Potterdike House,
Lombard Street,
Newark, Notts.
NG24 1XG
Tel: (0636) 605700
Telex: 378225 PODIKE G
Fax: (0636) 605101

Soil Report passed to B Stanley 13/7/93

Your ref:

Our ref: SVO/SAH/11838

17 June 1993

South Holland District Council
Planning & Building Control Dept
Council Offices
Priory Road
Spalding
Lincolnshire
PE11 2XE

For the attention of Mr Roberts

Dear Sirs

Plan No: H14/0250/93
Distribution Centre for Spalding Haulage

Further to our telephone conversation of 16 June 1993 we are pleased to enclose 2 copies of our site plan and elevation drawings for the proposed development on Wardentree Lane for Spalding Haulage.

This development shows the proposed first phase of construction of the new warehouse, and the demolition of part of the existing facility to make space for additional lorry and car parking.

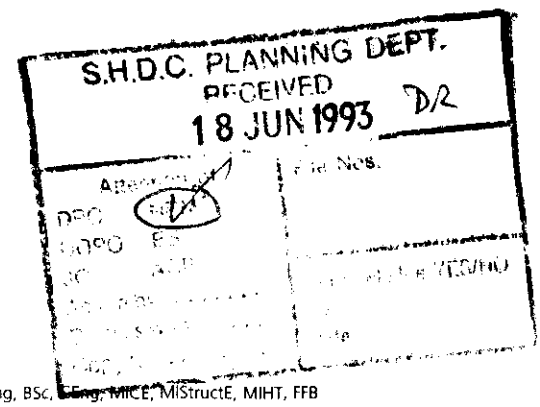
It is anticipated that future extensions of this structure would occur on each gable and the colours and banding as detailed would extend along the future construction.

As discussed our client wishes to proceed with this project as soon as is practically possible, therefore an early response on this matter would be much appreciated.

Yours faithfully

S V Oakden - Principal Engineer

Enc: Drawings



Directors: J Keith Green, BSc, CEng, FICE, MIStructE, FIHT, MConsE Richard F Maling, BSc, CEng, MICE, MIStructE, MIHT, FFB
Gary J Senior, BSc, CEng, MICE Paul Swinney, BEng (Tech), CEng, MICE, MIStructE, FIHT, FFB Paul Robert P Withers, BSc, CEng, MICE
Associates: Jonathan A Green, BEng, CEng, MICE Philip E Shaw, BSc, CEng, MIStructE
Consultant: A Edward Burks, BSc (Eng), CEng, FICE, FIHT

Burks Green & Partners Limited, Registered Office Martindale House, Lombard Street, Newark, Notts NG24 1XG. Registered in England No. 2392644

Member firm of the Association of Consulting Engineers

Spoke to agent 31/3

confirms applicants will use whole site
not connected with Strat oxygen.
+ is storage + distribution use connected
with ship. servers. ie. M&S. etc.

---

discussed with Alan 31/3.

Re confirmation on DPO. Domain
No need to go to committee

Burks Green & Partners,
Potterdike House,
Lombard Street,
Newark,
Notts.
NG24 1XG.

Mr D Roberts

DJR/JJ H14/0250/93

SVO/SAH/11838

01 Jul 1993

Dear Sir,

NEW DISTRIBUTION CENTRE FOR SPALDING HAULAGE.

With reference to your letter of 17th June and our subsequent telephone conversation. This is to advise that I am still awaiting receipt of plans showing the proposals for phasing of the development. I did receive copies of a soils report prepared by Soils Engineering Ltd. Perhaps these were sent in error. I shall be able to assess your request to incorporate the phasing programme as an amendment to the orignal permission once sufficient information has been received, and I look forward to hearing from you further on this matter.

Yours faithfully

N Midlen
Principal Planning Officer
Development Control

BRIAN SMITH Dip TP MRTPI
Dir 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

H14/0250/93

FULL

Applicant: Boc Distribution Services
Tel: 0252 345544

Agent: M E Cresswell MBIAT
0775 723656

Description: Extensions to commercial premises (warehousing and offices)

Location: Warden Lane Industrial Area
(Formerly Spalding Haulage)
Pinchbeck
Spalding, Lincs

Valid date: 16-MAR-93
Target dates:
To case officer 23-MAR-93
Inspected by 30-MAR-93
Extra contacts 06-APR-93
Report if not clear by 20-APR-93

Terminal date: 11-MAY-93
Target Committee: 20-APR-93
Report deadline: 06-APR-93

Case Officer:
D J ROBERTS

DEVELOPMENT/CONSTRAINTS

Size: 3059 M2
Category: Extension
Listed building:
Conservation Area:

Other Constraints: HAZ FP ~~not~~ affected

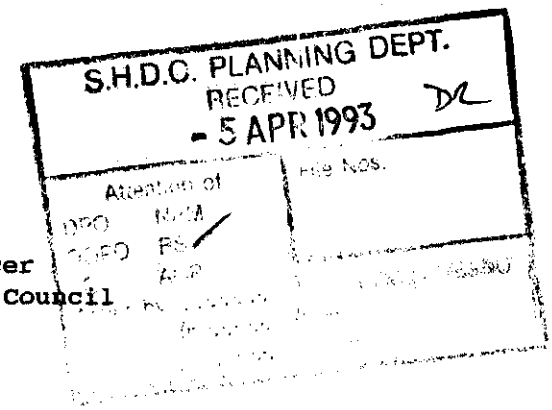
CONSULTATIONS CARRIED OUT

	Sent	Expiry
Clerk to Pinchbeck P 0775 723838	23-MAR-93	06-APR-93
Cllr T Bray 0775 723794 (Of	23-MAR-93	06-APR-93
Cllr Mrs P J Buffham	23-MAR-93	06-APR-93
Dir of Environmental	23-MAR-93	06-APR-93
Site/Press Advert MAJ	26-MAR-93	16-APR-93

L.C.C - Obs Attached to OB 1/4/93 ~~plan taken off 26/3/93~~

SITE DETAILS

Grid ref: 525770 325090
OS Sheets: 145 Parcel:





NRA

National Rivers Authority
Anglian Region

30th March 1993

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

Our Ref: 93/1/SH/0087
Contact: GILL THORNALLEY

Dear Sir,

Planning Application No. H14/0250/93

PROPOSAL: EXTENSIONS TO COMMERCIAL PREMISES
LOCATION: WARDEN LAND IND., AREA PINCHBECK
APPLICANT: BOC DISTRIBUTION SERVICES

I refer to your consultation received on 23rd March 1993.

This Authority has no objection to the proposal provided the following conditions are included in any approval.

CONDITION: All foul sewage or trade effluent, including cooling water containing chemical additives, or vehicle washing water, including steam cleaning effluent shall be discharged to the foul sewer.
REASON: To prevent pollution of the water environment.

CONDITION: Effluent from boilers and air conditioning systems shall be discharged to the foul sewer.
REASON: To prevent pollution of the water environment.

CONDITION: Only clean surface water from roofs shall be discharged to any soakaway.
REASON: To prevent pollution of the water environment.

CONDITION: Surface water from impermeable vehicle parking areas and service areas shall be passed through a storm by-pass oil interceptor. It must be designed to receive flows up to 50mm/hour from the connected area with all flows up to 5mm/hour rainfall passing through the interceptor and receiving minimum 6 minutes retention in each interception chamber.

contd ...

GRAINGER DAVIES, B.Sc., C.Eng., F.I.C.E., F.I.W.E.M.
Regional General Manager

Northern Area
Aqua House
Harvey Street
Lincoln
LN1 1TF
Tel: (0522) 513100
Telefax: (0522) 512927

NRA

National Rivers Authority
Anglian Region

REASON: To prevent pollution of the water environment.

CONDITION: All fuel, oil or chemical storage tanks, buildings, ancillary handling facilities and equipment including pumps and valves shall be contained within an impervious bunded area of at least 110% of the tank capacity designed and constructed to the satisfaction of the Local Planning Authority.

REASON: To prevent pollution of the water environment.

CONDITION: All drums and small containers used for oil and other chemicals shall be stored in bunded areas which do not drain to any watercourse, surface water sewer or soakaway.

REASON: To prevent pollution of the water environment.

CONDITION: All surface water from roofs shall be piped direct to an approved surface water system using sealed downpipes. Open gullies should not be used.

REASON: To prevent pollution of the water environment.

The following planning informatives should be attached to any planning permission granted:-

Planning Informatives

Under the terms of the Water Resources Act 1991, the prior written consent of the NRA is required for any discharge of sewage or trade effluent into controlled waters (e.g. watercourses and underground waters), and may be required for any discharge of surface water to such controlled waters or for any discharge of sewage or trade effluent from buildings or fixed plant into or onto ground or into waters which are not controlled waters. Such consent may be withheld.

Advice to Planning Authority

The Welland and Deepings Internal Drainage Board were consulted and their response letter is enclosed.

Yours faithfully

R.Morgan
Planning Engineer

GRAINGER DAVIES, B.Sc.,
C.Eng., F.I.C.E., F.I.W.E.M.
Regional General Manager

Northern Area
Aqua House
Harvey Street
Lincoln
LN1 1TF
Tel: (0522) 513100
Telefax: (0522) 512927

Welland and Deepings
Internal Drainage Board

Deeping House,
Welland Terrace,
Spalding, Lincs.
PE11 2TD
Tel: Spalding (0775) 725861
Fax: Spalding (0775) 767689

John Honnor
General Manager

Our Ref. SWP/TF/P/S/8
Your Ref. 93/1/SH/0087

This matter is being handled by
Stan Pywell

25th March, 1993

Planning Engineer,
National Rivers Authority,
Harvey Street,
Lincoln.
LN1 1TF.

For the attention of G. Thornalley

Dear Sirs,

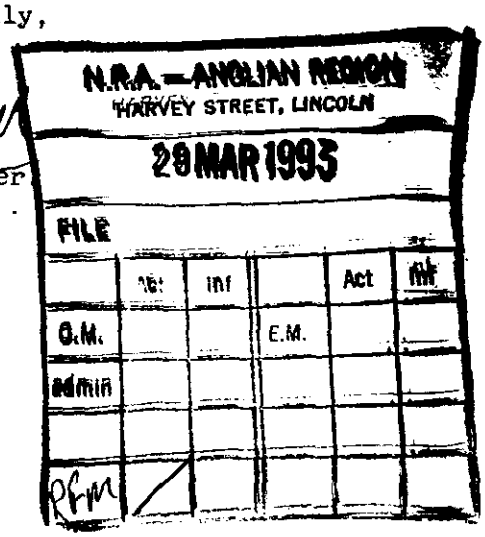
Extension to Commercial Premises
Wardentree Lane, Pinchbeck for EOC Distribution Services
Planning Ref. H14/0205/93

I refer to the above application and have no objections in principal.

The Board's consent will be required to discharge into the existing surface water sewer and negotiations are taking place with the agent regarding the development contribution due.

Yours faithfully,

Senior Engineer



SOUTH HOLLAND DISTRICT COUNCIL

M E M O R A N D U M

FROM: DIRECTOR OF ENVIRONMENTAL SERVICES DATE: 29.3.93

OUR REF: JC/SS/PC

TO: DIRECTOR OF PLANNING & BUILDING CONTROL SERVICES YOUR REF:

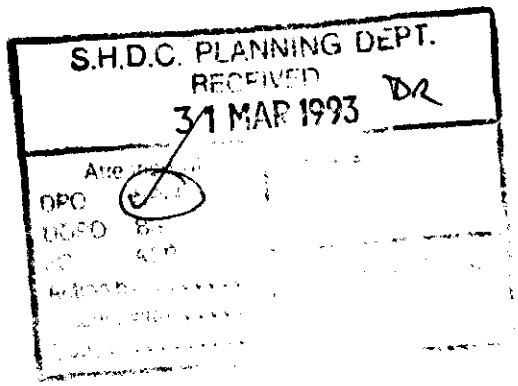
Planning Application H14/0250/93
Chilled Warehouse, Wardentree Lane

I write in response to the above and whilst I have no objections in principle to the proposal there is a residential property close to the site and I would suggest that the following condition be attached:-

Noise emitted from fixed plant and machinery shall not exceed 40dB expressed as a 5 minute LA eqT as measured at any adjacent residential boundary.

I trust this information is of assistance to you.

Director of Environmental Services



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: H14/0250/93

Applicant: Boc Distribution Services
Victoria House
Victoria Road
Aldershot
Hants, GU11 1ET

Agent: M E Cresswell MBIAT
Horseshoe Bridge
Spalding
Lincs
PE11 3JA

Description: Extensions to commercial premises (warehousing and offices)

Location: Warden Lane Industrial Area (Formerly Spalding Haulage)
Pinchbeck Spalding, Lincs

Type: FULL

Date received: 16-MAR-93

23-MAR-93

Dear Sir/Madam

CONSULTATION WITH PARISH COUNCIL

I have received an application for the above proposal and enclose a copy for your information. Any observations which the Parish Council wish to make should be set out below and returned to me by 07-APR-93. If no observations have been received by that date, it will be assumed that the Parish Council have no comments to make. The officer dealing with this application is D J ROBERTS

Yours faithfully
B SMITH
Director of Planning and Building Control Services

Clerk to Pinchbeck PC
17 Rotten Row
Pinchbeck
Spalding Lincs
PE11 3RQ

S.H.D.C. PLANNING DEPT.
RECEIVED
31 MAR 1993 DR

Addition of | File Nos.
DPO EHM
HSHD PA
SP ASP
Acknowledge YES/NO
SF
ORIG

FOR PARISH COUNCIL USE ONLY

Comments:

Recommend approval

Signed:

M. W. Pinch

LINCOLNSHIRE COUNTY COUNCIL
DEPARTMENT OF HIGHWAYS AND PLANNING

FORM NO: H/A/3B

To: South Holland District Council Application Reference H/4/0250/93

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		
	2	5	7	2	5	0.

2. Address or location

Wardentree Lane, Pinchbeck.

3. Name, classification and number of road

UC

4. Date application referred 25-3-93

5. State whether outline, detailed application etc.

Full.

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

Extension to Commercial Premises
Warehousing & Offices

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: 26/3/93 Signed: J Emerson
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) F4

(2) The remaining yard area shall be available at all times the premises are in use for the loading, unloading and manoeuvring of delivery vehicles

Delete as appropriate

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

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

(1) F4

(2) F6.

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

licence, knowledge of area an advantage, vehicle supplied, suit self employed person. For details Tel 0533 864016, evenings.

SUNDAY Night Care Assistant required for 12 bed rest home in Pinchbeck. Tel Spalding 767142 evenings.

VEGETABLE Packers required. Wrapping and preparing vegetables, experienced preferred. Willing to accept hard workers. Excellent rates, 2 weeks holiday a year. Transport provided. Most areas. Tel 0733 210922.

WEEKEND Cook Care Assistant required for small private rest home in Spalding. Max 12 hours p.w. 4 week rota. Tel Spalding 722447.

PART-TIME TELEPHONIST/ OPERATOR
Friday and Saturday evenings in Gosberton
Keyboard skills essential
0775 841184
DSP4968

for Packhouse Work. Hours of work 5 pm-9 pm.
Phone: 0778 424837
4w€WVN 5065

OFFICE JUNIOR/ RECEPTIONIST
required for successful local company.
Applicant must be of a smart appearance and ambitious.
Full training will be provided.
Contact: Penny Law (0775) 766718
4w€WVN 5090

MARKET RESEARCHERS

National Marketing Company require local people of smart appearance and good communication skills to call on small to medium local businesses.

Successful applicants will join a highly motivated organisation with full training facilities and team back-up.

ONE CAN REASONABLY EXPECT EARNINGS OF BETWEEN £300/£400 PER WEEK

Contact Jacqui NOW on (0733) 311007 between 10.00am - 3.00pm
2w5090

Items Wanted

BOOKS BOUGHT and sold, also old prints and maps. Picture framing service. Shop open 10-6 Monday - Saturday. P. J. Cassidy, 1 Boston Road, Holbeach. (0406) 26322.

CASH paid for good quality baby equipment, especially tandems, combis, buggies, cots, high chairs, within 3 years old. Tel 0733 252740.

PRE-1965 Football League programmes wanted; also non-league programmes. Tel Wisbech (0945) 588250, after 6 pm.

UP TO £8 each paid for old postcards and photographs. Also cigarette cards wanted. Tel: 0205 369456.

OUR readers are your potential customers, advertise your car in the motoring columns. Tel Suzy on 0775 725484 for helpful, friendly advice.

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HOUSE CLEARANCE
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Single items — Complete Houses
EVERYTHING CLEARED
Don't be "DONE" Call us first
Tel: (0406) 350612 anytime
7d9816 €WVN

TRAINING COURSES
available in Wordprocessing, Typing, Accounting, Book-keeping, Computer Studies and more. Learn in a relaxed atmosphere at your own pace with on hand Tutor.
Tel: 712872 or call at SPALDING ITEC (Above Ideal Carpets) 27-29 The Crescent, Spalding.
3b2974 €WVN

Health & Beauty

THERAPEUTIC *Full body* massage by male or female. Total relaxation. Professionally trained, £15. 7 days. Tel (0945) 76453.

ALL YEAR TAN
HIRE or BUY the latest Fast Tanning Tubes, all new beds, singles and doubles
FREE DELIVERY AND PICK-UP
Cheapest available
UVA Lotion available
Tel: 0945 76482
0831 811091
4g4252€WVN

proceeding on roads now numbered A1073 commencing March 29, 1993 for a period of four weeks or the completion of the works.

This closure may be extended for a further period.

The alternative route for traffic is via A17 Washway Road and Fleet Road.

J. EMMERSON
Director of Highways and Planning
Lincolnshire County Council.

GOODS VEHICLE OPERATOR'S LICENCE

P. J. SOMERS, trading as Fenholme Pet Foods, of Units 3 and 4, Cradge Bank Industrial Estate, Cradge Bank, Spalding, Lincs PE11 3AG is applying to replace with change a licence to use Units 3 and 4, Cradge Bank Industrial Estate, Cradge Bank, Spalding, Lincs PE11 3AG as an operating centre for three goods vehicles and no trailers.

Owners and occupiers of land (including buildings) in the vicinity of the operating centre or centres, who they believe that their use or enjoyment of that land will be prejudicially affected, may make written representations to the Licensing Authority at Eastern Traffic Area, Terrington House, 13-15 Hills Road, Cambridge, CB2 1NP within 21 days following the publication of this notice.

Representors must at the same time send a copy of their representations to the applicant at the address given at the top of this notice.

4w€WVN 5088 187/507 SG26-3

PLANNING APPLICATION

NOTICE IS HEREBY GIVEN that application has been made to the Council in respect of the following proposals:

H14/0250/93 Boc Distribution Services FULL
Extensions to commercial premises (warehousing and offices)
Warden Lane Industrial Area (Formerly Spalding Haulage) Pinchbeck Spalding, Lincs

H22/0256/93 Lingarden Ltd FULL
Storage sheds for daffodil bulbs
Stonegate Weston Spalding Lincs

The following proposals do not accord with the provisions of the relevant Development Plan.

H08/0207/93 Mr E. J. Houldershaw FULL
Retention of dwelling without complying with agricultural occupancy condition
The Bungalow Hundred Fen
Gosberton Clough Spalding, Lincs
"AMENDED PLAN RECEIVED"

Applications and plans showing the above proposals can be inspected at the Planning Department, Priory Road, Spalding during normal office hours. Any comments should be sent to me *within 21 days of the notice, quoting the* relevant reference number.

SOUTH HOLLAND DISTRICT COUNCIL

B. Smith
Director of Planning and Building Control Services

March 26, 1993

2w©WVN 5032

Things getting a little crowded at home?

Why not sell your unwanted items with an ad in The Classifieds?

Telephone 0775 725484



WHEELCHAIRS ● SCOOTERS ● MICROCARS ● 8mph VEHICLES ●

AND

IT'S THE ONLY NAME YOU NE

MOBILIT

MICHAEL SETH AND SONS HAVE MORE CHO EQUIPMENT THAN ANYONE ELSE IN TH

● We sell ● We buy ● We service ● We Care about y

MAIN STOCKISTS OF: ● Sunrise Medical ● Batricar ● Boost Poirier ● Nesbit Evans ● Everest and Jennings ● Ortopedia Sunrunner ● Electric Mobility ● Rascal ● Ortho-Kir

IN OUR SHOWROOMS NOW
MICHAEL SETH AND SONS, THE WHEEL HO
(next to Fleet Church, Near Holbeach, Lincs)

PLEASE TELEPHON
(0406) 22052

THE FRIENDLY FAMILY FIRM WI
OVER 20 YEARS OF SPECIALIST C

* Mobility finance
* Drive-in Showrooms
* Indoor and outdoor test areas
* Free (and easy) parking

* Fr
* Fr

● SPORTS CHAIRS ● CHILDREN'S CHAIRS ● SI

Sell-it

SANYO music centre, storage cabinet and speakers, £40 0775 (Spalding) 750429.

LADIES cycle, three speed, gc, £35. Tel: 0778 (Market Deeping) 342659.

BINOCULARS 10X50 complete with carrying case £8. (0406) Holbeach 24215.

ALUMINIUM greenhouse frame 9ftx7ft GC, £25 (0406) Holbeach 23902.

EXERCISE bike with speedo attached £12. Tel: (0775) Spalding 768019.

2 BUNK beds with matresses £25. (0406) Holbeach 32355.

BOYS black Raleigh wolf-cub bicycle suit 4-6 yrs Ex cond, £30. Tel: (0406) Holbeach 330772.

MACHINE & hand knitting yarns for sale many colours (0406) Holbeach 371716.

MOTERCARE reclining childs car seat 0-4 yrs VGC £25. Tel: (0406) Holbeach 32902.

STEREO music centre complete with separate speakers, LW FM MW radio, record deck and tape GC £35. Tel: (0775) 766233.

TANBY pocket computer 6"X3" BASIC language, 1568 steps, to fit interface, manuals ideal for beginner, GC, £20 (0406) Holbeach 24215.

Sell-it

FOR JUST THE PRICE OF A PH

0891-909

ALL SINGLE ITEMS UND

Just one phone call today puts yo thousands of potential buyers in your a

If you place your advertisement via our hotline 0891 cost of a phone call. Lines are open 24 hours a da

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ONE POUND Is all that it costs for private a advertisement with us by takin offices — (address below)

Use this coupon to write your advertis Then send it to us together with a che the right amount (see above), made pay House, Sheepmarket, Stamford, Lincs Simply call 0891 909304 and follow ou instructions, reading your advertiseme slowly and clearly.

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Don't forget to include your own area phone nu your name and address for reference.

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● Our usual terms and conditions apply, please see these under our cla
● Sell-it is a service provided for private advertisers only.
● Only one item for sale can appear in any one advertisement. All adve individual coupons (no photocopies) or by individual phone calls.
● All calls are charged at 36p per minute cheap rate and 48p per minu

Name: .....

Address: .....

..... Po

2g6387

8 Q 4
26.3.93

PLANNING APPLICATION

Town and Country Planning General Development Order 1988

NOTICE UNDER ARTICLE 12B

Notice is hereby given that Boc Distribution Services
is applying to the Council for planning permission for the following:

Reference No: H14/0250/93
Description: Extensions to commercial premises (warehousing and offices)

Location: Warden Lane Industrial Area
(Formerly Spalding Haulage)
Pinchbeck
Spalding, Lincs

Members of the Public may inspect copies of the application, plans and any other documents submitted with it at the Department of Planning and Building Control Services, Council Offices, Priory Road, Spalding, during normal office hours until 16-APR-93
Any observations should be sent to me by 16-APR-93 quoting the above reference number.

B Smith
Director of Planning and Building Control Services

26-MAR-93

SOUTH HOLLAND DISTRICT COUNCIL

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

VAT Reg No 121 5277 01

OFFICIAL RECEIPT - APPLICATION FEES

Receipt No : P2413
Date received : 16-MAR-93

Received from

BOC Ltd.

Address

Victoria House
Victoria Road
Aldershot
Hants

Fee paid	£ 4920.00
VAT	£ 0.00
Total received	£ 4920.00

Cash/Cheque : Cheque

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

Mary E. Cresswell

A Member of the British Institute of Architectural Technicians.

Architectural Design

House in Peace Building, Lincolnshire PE11 3JA

Telephone 07 [illegible]

12th March 1993.

MEC/697/GCLC.

The Director of Planning Services
South Holland Distrct Council
Priory Road
Spalding.Lincs
PE11 2XE.

SOUTH HOLLAND DIST. COUNCIL
PLANNING
16 MAR 1993
REF. 0250/93

Dear Sir,
Proposed extensions to Commercial premises
(formerly Spalding Haulage Co.Ltd)
Wardentree Lane,Pinchbeck,Spalding
for BOC Distribution Services.

An application for Full Planning Permission is enclosed together with a cheque for Planning fees totalling £4920.00. This sum is based on a proposed increase in floor space as follows;

Area of proposed office extension.....99.79sq. m.
Area of proposed warehousing &vmb.....2960.00 "
3059.79sq.m.
Under category"Buildings other than dwellings"
£120 per 75 sq. m of new floor space or part
thereof.....75/3059.79=40.79

i.e. £120 x 41 = £4920.00. Planning Fee

My clients wish me to emphasise the urgency with which this project is required due to recently acquired EEC contracts and we are therefore most anxious that any queries you may have can be forwarded as quickly as possible in order not to hold up the applications' progress. This large project is an important one for Spalding area and we trust we shall be able to co-operate in order to enable the British Oxygen Company to quickly establish their base here, on this commercial site.

A meeting has been arranged between Mr D.Roberts and directors of BOC for Friday next 19th March at 4 p.m.at which we can hopefully anticipate any problems.

Yours faithfully,

M.E.Cresswell.

Enclosues;4 no sets of drawings
697/1A,2,3,&4.
(plans of offices,
warehouse &vmb,
sections & site layout.

M.B.I.A.T.

C.C. BOC.

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: H14/0250/93/A1 Date Received: 14-JUL-93

Applicant: Boc Distribution
Victoria House
Victoria Road
Aldershot
Hants
GU11 1ET

Agent: M E Cresswell MBIAT
Horseshoe Bridge
Spalding
Lincolnshire
PE11 3JA

Description of Original Development: Extensions to commercial premises (warehousing and offices)

Location: Wardentree Lane Industrial Area (formerly Spalding Haulage), Pinchbeck

Amendment Submitted: Resiting and phasing

Drawing Number(s): 11838/200, 11838/201A, 11838/202, 11838/250A, 11838/300,

23 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

PLANNING AMENDMENT

For office use only
Application No. H14/0250/93/A1
Date registered 14 Jul 93
Case Officer D. Lobats

1. Please complete in block letters
NAME AND ADDRESS OF APPLICANT

Tel. No.

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

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

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)

Re-Siting & Phasing

State drawing no's of the current submission

State Officer dealing with the application, if known.

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

OFFICE USE ONLY

To D.C. .....

Validation	Adequate detail Acknowledged	☐	Confirmed .....
		.....	

Liaison with Building Control	Outside parameters	☐	Confirmed ..... MD
	Referred to case officer	.....	Officer .....
	Amended plans received	☐	No further action .....
	Amended plans needed	☐	Reference .....
	New application needed	☑	
	New submission requested	.....	
	Indexed	..... H.T.L.	

		Principal D.C. Check	Case Officer
		.....	.....
A. Post Decision	Immaterial/acceptable as amendment	☑	☐
	New application needed	☐	☐
	New application requested	.....	.....
	Liaison recorded	.....	.....
B. Current Application	Same char/desc. (refer to Admin.)	YES NO	YES NO
	Publicity/residents required	NO YES	NO YES
	Too significant	NO YES	NO YES
	New application needed	YES	YES
	New application requested (incorporating fee position)	Date	
	Liaison recorded	Date	

Case Officer: Check List

BC liaison — see above

Technical consults needed? ☐

viz

sent .....

Site inspection needed? ☐

Site notes:

Details of fee required

Details accepted, if different:

Notes:

Note. re request of plans dated 14/7 & 6/7

Signed DP 21/7/93. ..... Date .....

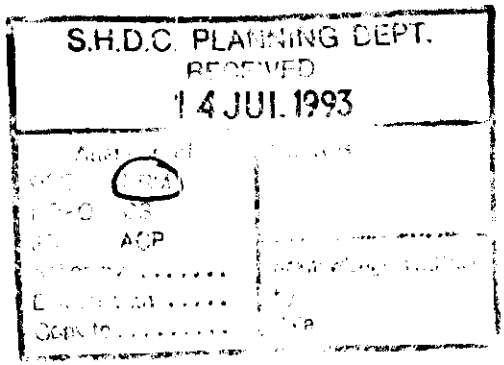
BURKS GREEN & PARTNERS
Consulting Civil & Structural Engineers

Potterdike House,
Lombard Street,
Newark, Notts.
NG24 1XG
Tel: (0636) 605700
Telex: 378225 PODIKE G
Fax: (0636) 605101

Your ref:

Our ref: RHM/FTMB/11838 13 July 1993

Mr Roberts
South Holland District Council
Planning Department
Council Offices
Priory Road
Spalding
Lincolnshire
PE11 2XE



Dear Mr Roberts

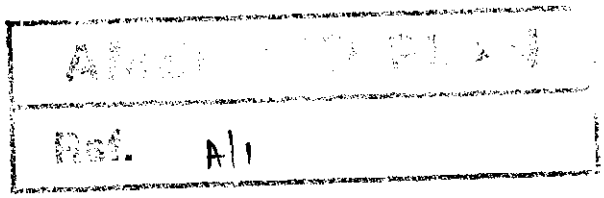
BOC Distribution Services
Spalding Haulage

Further to our telephone conversation today I enclose a layout drawing number 11838/300, showing the phasing of the development.. Phase 1 being the current phase.

Once you have reviewed the drawing we will discuss the development further.

Yours sincerely

Richard Maling



R H Maling - Director

cc Mr G Alcorn + Enc

Enc Drawing No 11838/300

C. Briggs NO problem 15/7/93

Directors: J Keith Green, BSc, CEng, FICE, MIStructE, FIHT, MConsE Richard H Maling, BSc, CEng, MICE, MIStructE, MIHT, FFB
Gary J Senior, BSc, CEng, MICE Paul Swinney, BEng (Tech), CEng, MICE, MIStructE, FIHT, FFB Paul Robert P Withers, BSc, CEng, MICE
Associates: Jonathan A Green, BEng, CEng, MICE Philip E Shaw, BSc, CEng, MIStructE
Consultant: A Edward Burks, BSc (Eng), CEng, FICE, FIHT

Burks Green & Partners Limited, Registered Office Martindale House, Lombard Street, Newark, Notts NG24 1XG. Registered in England No. 2392644

Member firm of the Association of Consulting Engineers

BURKS GREEN & PARTNERS

SHEET No. 1

SECTION I

JOB No. 11838 H14/250/92

CLIENT
BOC DISTRIBUTION SERVICES LTD.

PROJECT
PROPOSED DISTRIBUTION CENTRE FOR SPALDING HAULAGE WARDENTREE LANE, SPALDING

DRAWING/ DOCUMENT ISSUE SHEET

Drawing number/ Document Ref	DATE OF ISSUE	09/06/93	14/06/93	16/06/93	16/06/93	16/06/93	21/06/93	25/06/93	29/06/93	05/07/93	05/07/93
11838/200						✓			✓	✓	✓
201		✓	A	A	A	A			✓	✓	A
202			✓	✓	✓	✓			✓	✓	✓
203			✓	✓	✓				✓	✓	
204			✓	✓	✓			A	✓	✓	
205			✓	✓	✓		A		✓	✓	
206			✓	✓	✓			A	✓	✓	
207			✓	✓	✓				✓	✓	
208											
209			✓	✓	✓				✓	✓	
210			✓	✓	✓				✓	✓	
211			✓	✓	✓				✓	✓	

A11

S.H.D.C. PLANNING DEPT. RECEIVED - 6 JUL 1993

Distribution	Address Ref	Number of copies									
G. ALCORN (BOC)	1		1				1	1			
N. CRAWFORD (GLEEDS)	8	2	1				1	1	1	1	
M. BOAST (MBA)	7		1				1	1			
CONTRACTOR											
D. BEECHAM (SPALDING D.C.)	2		1				1	1			
B. STUCKEY(S.H.D.C.)	11		2				2	2			
R. G. CARTER (SITE)	10			2	2		2	2			
R. G. CARTER (H. OFFICE)	9						2	2			
Mr. ROBERTS (S.H.D.C.)	11					2					1
OFFICE COPY		1	1				1	1			

Purpose of issue	FOR TENDER	FOR CONSTRUCTION	FOR CONSTRUCTION	FOR CONSTRUCTION	FOR INFORMATION	FOR CONSTRUCTION	FOR CONSTRUCTION	CONTRACT DOCS	CONTRACT DOCS	FOR INFORMATION
Project Leader's Initials	DM	DM	SVQ	SVQ	DM	DM	DM	SM	DM	DM

QA18 REV

BURKS GREEN & PARTNERS

SHEET No. 3

SECTION I

JOB No. 11838

CLIENT
BOC DISTRIBUTION SERVICES LTD.

PROJECT
PROPOSED DISTRIBUTION CENTRE FOR SPALDING HAULAGE WARDENTREE LANE, SPALDING

DRAWING/ DOCUMENT ISSUE SHEET

	DATE OF ISSUE	09/06/93	14/06/93	16/06/93	16/06/93	16/06/93	17/06/93	24/06/93	28/06/93	29/06/93	05/07/93	05/07/93
Drawing number/ Document Ref												
11838/240			✓	✓	✓					✓	✓	
241		✓	✓	✓	✓		A		B	✓	✓	
242			✓	✓	✓					✓	✓	
243			✓	✓	✓				A	✓	✓	
244			✓	✓	✓					✓	✓	
250			✓	✓	✓	✓			A	✓	✓	A
SPECIFICATION											A/4	
SOILS REPORT								✓				

Distribution	Address Ref	Number of copies										
G. ALCORN (BOC)	1		1				1		1			
N. CRAWFORD (GLEEDS)	8	2	1				1		1	1	1	
M. BOAST (MBA)	7		1				1		1			
CONTRACTOR												
D. BEECHAM (SPALDING D.C.)	2		1				1		1			
R. POLTER (GLEEDS)	8											
B. STUCKEY(S.H.D.C.)	11		2				2	2	2			
R. G. CARTER (SITE)	10			2	2		2		2			
R. G. CARTER (H. OFFICE)	9						2		2			
Mr. ROBERTS (S.H.D.C.)	11					2					1	
OFFICE COPY		1	1				1		1			
Purpose of issue		FOR TENDER	FOR CONSTRUCTION	FOR CONSTRUCTION	FOR CONSTRUCTION	FOR INFORMATION	FOR INFORMATION	FOR INFORMATION	FOR CONSTRUCTION	CONTRACT DOCS	CONTRACT DOCS	FOR INFORMATION
Project Leader's Initials		DM	DM	SVO	SVO	SVO	SVO	SVO	DM	DM	DM	DM

QA18 REV

BURKS GREEN & PARTNERS

SHEET No. 3

SECTION I

JOB No. 11838

CLIENT
BOC DISTRIBUTION SERVICES LTD.

PROJECT
PROPOSED DISTRIBUTION CENTRE FOR SPALDING HAULAGE WARDENTREE LANE, SPALDING

DRAWING/ DOCUMENT ISSUE SHEET

	DATE OF ISSUE	09/06/93	14/06/93	16/06/93	16/06/93	16/06/93	17/06/93	24/06/93	28/06/93	29/06/93	05/07/93	05/07/93	13/07/93
Drawing number/ Document Ref													
11838/240			✓	✓	✓					✓	✓		
241		✓	✓	✓	✓		A		B	✓	✓		
242			✓	✓	✓					✓	✓		
243			✓	✓	✓				A	✓	✓		
244			✓	✓	✓					✓	✓		
250			✓	✓	✓	✓			A	✓	✓	A	
300													✓
SPECIFICATION													
SOILS REPORT								✓					

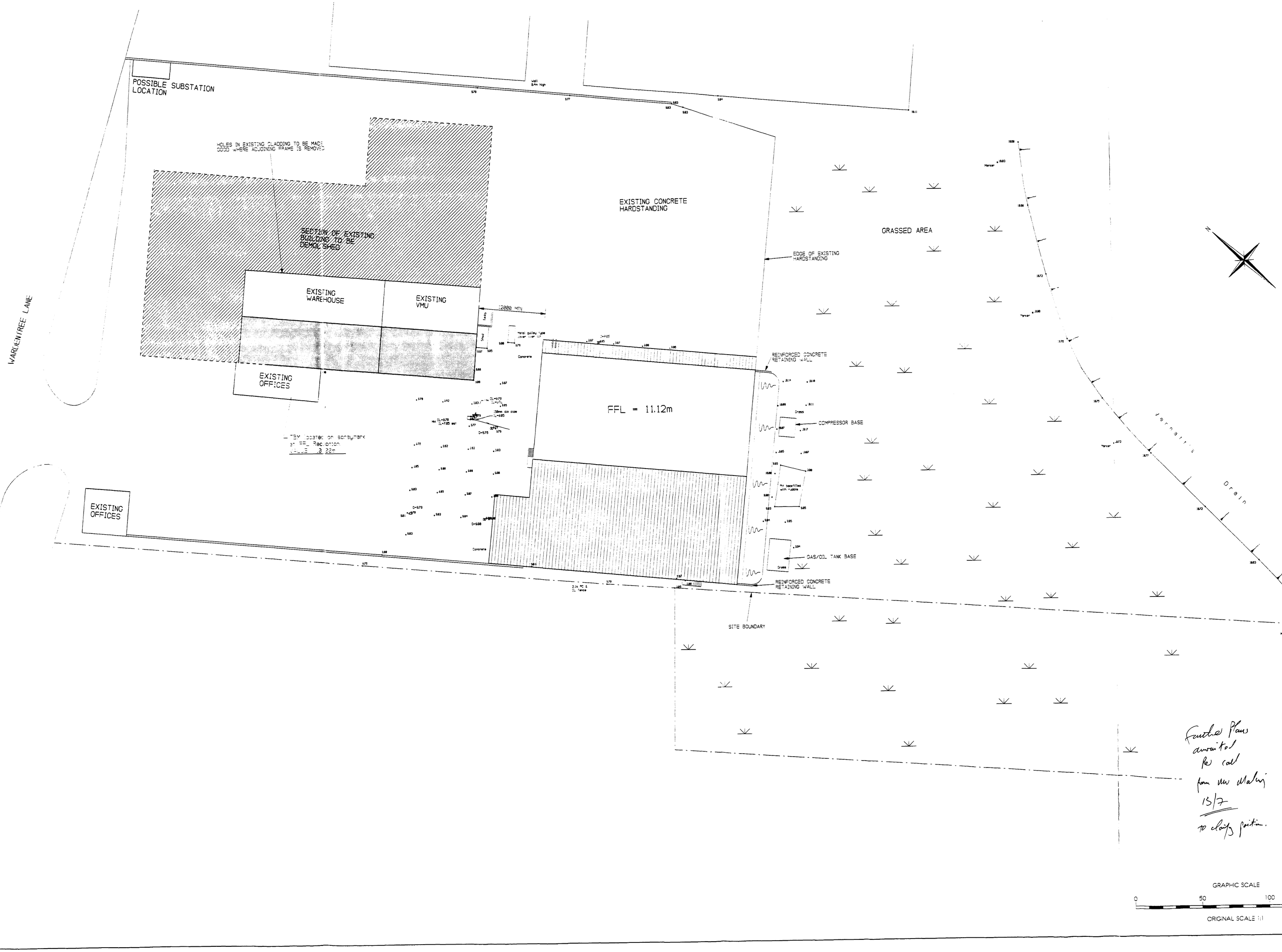
Distribution	Address Ref	Number of copies											
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Project Leader's Initials		DM	DM	SVD	SVD	SVD	SVD	SVD	DM	DM	DM	DM	DM

QA18 REV

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NOTES

1. DO NOT SCALE
2. ALL DIMENSIONS ARE IN MILLIMETRES UNLESS STATED OTHERWISE



Further Plans awaited Re road from NW making 13/7 to clarify position.

GRAPHIC SCALE
0 50 100 150
ORIGINAL SCALE 1:1

REV.	AMENDMENTS	REVD BY	DATE
A	GENERAL AMENDMENTS	LTR	11.6.93

CLIENT
BOC DISTRIBUTION SERVICES

PROJECT
PROPOSED DISTRIBUTION CENTRE FOR SPALDING HAULAGE WARDENTREE LANE, SPALDING

TITLE
PROPOSED SITE LAYOUT

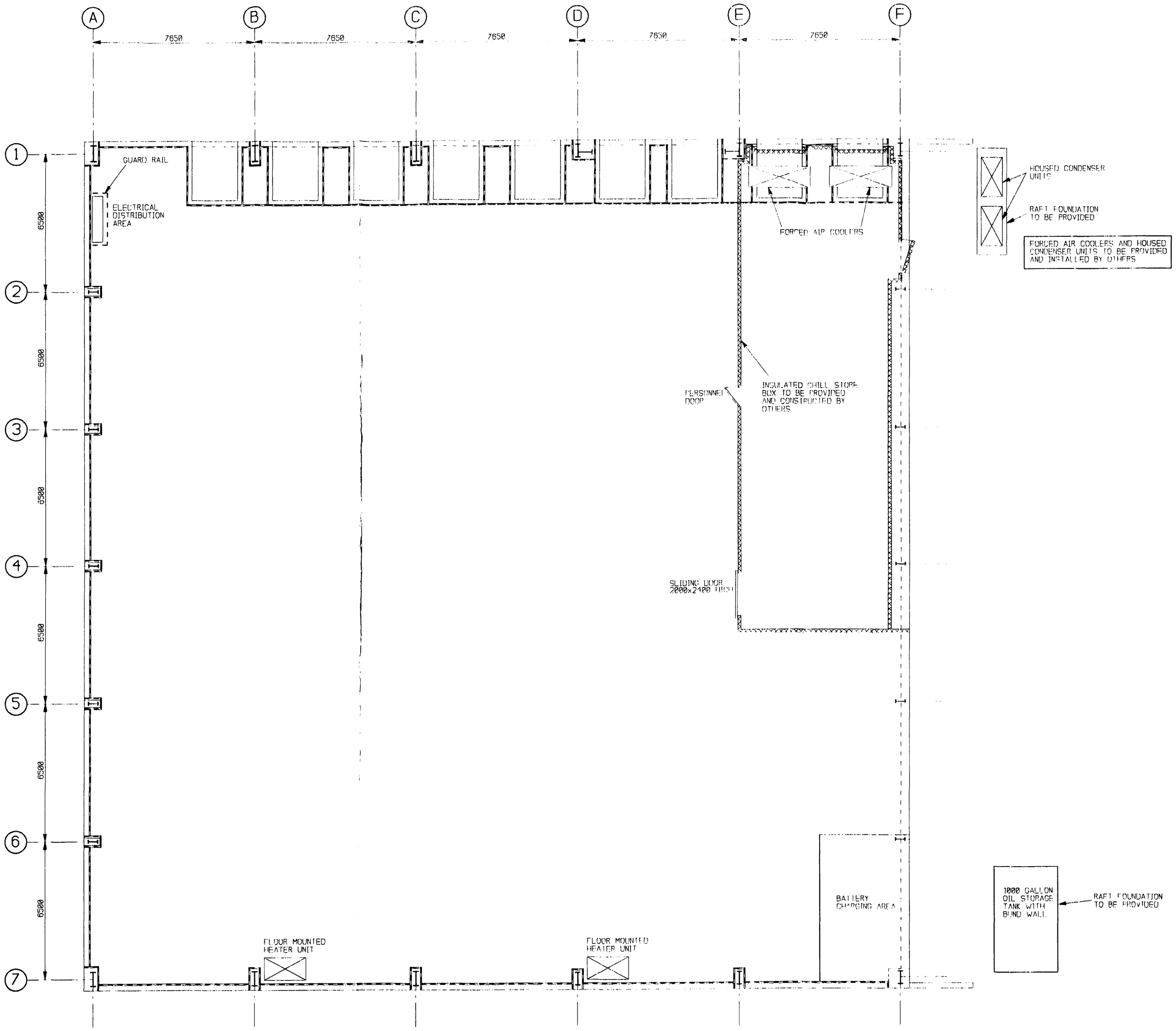
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DATE	MAY '93
JOB No.	11838
DRAWING No.	11838/201A
STATUS	FOR CONSTRUCTION
PROJECT LEADER	SVO
DRAWN BY	LTR
CHECKED BY	

BURKS GREEN & PARTNERS
Consulting Civil & Structural Engineers
Burks Green & Partners Limited
Potterdike House, Lombard Street,
Newark, Notts. NG24 1XG
Tel: (0636) 605700
Telex: 378225 POCHE G
Fax: (0636) 605101

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GRAPHIC SCALE

0 50 100 150

ORIGINAL SCALE 1:1

REV.	AMENDMENTS	REV'D BY	DATE
A	COOLERS & CONDENSERS REPOSITIONED	R.M.	28.6.93

CLIENT
BOC DISTRIBUTION SERVICES

PROJECT
PROPOSED DISTRIBUTION CENTRE FOR SPALDING HAULAGE WARDENTREE LANE, SPALDING

TITLE
SERVICES LAYOUT

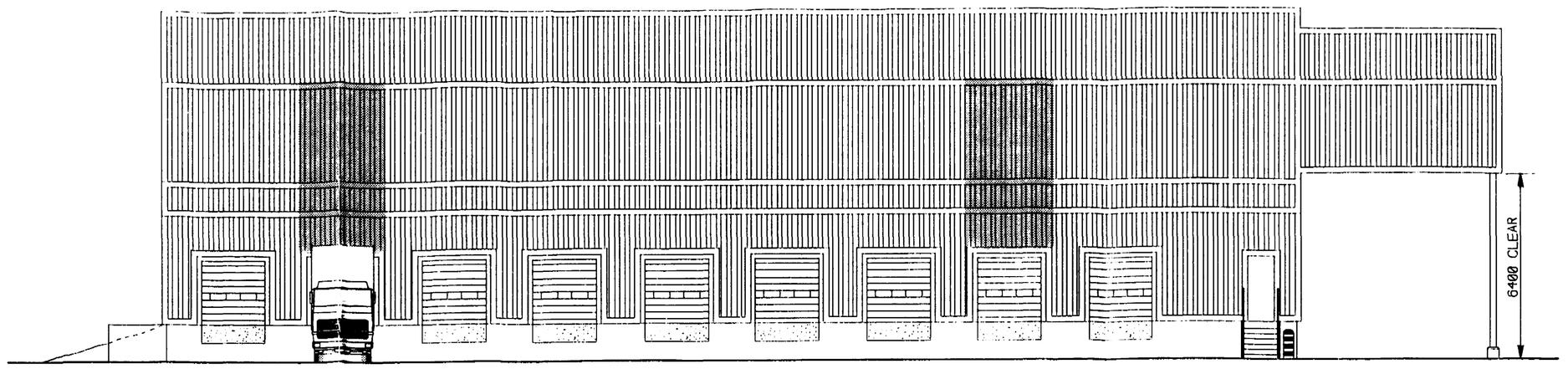
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JOB No. 11838	
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STATUS FOR CONSTRUCTION	
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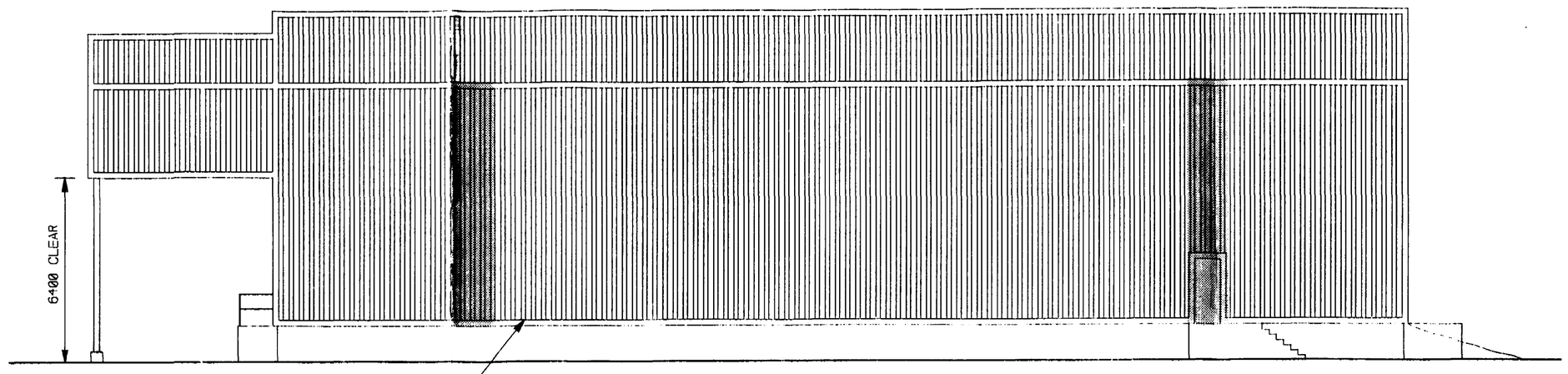
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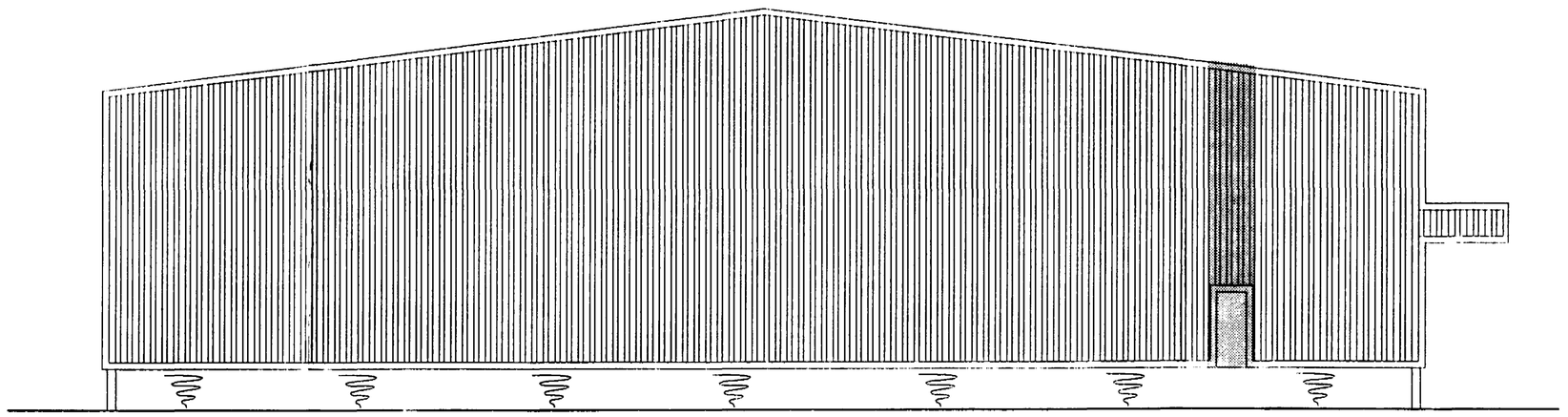


NORTH EAST ELEVATION

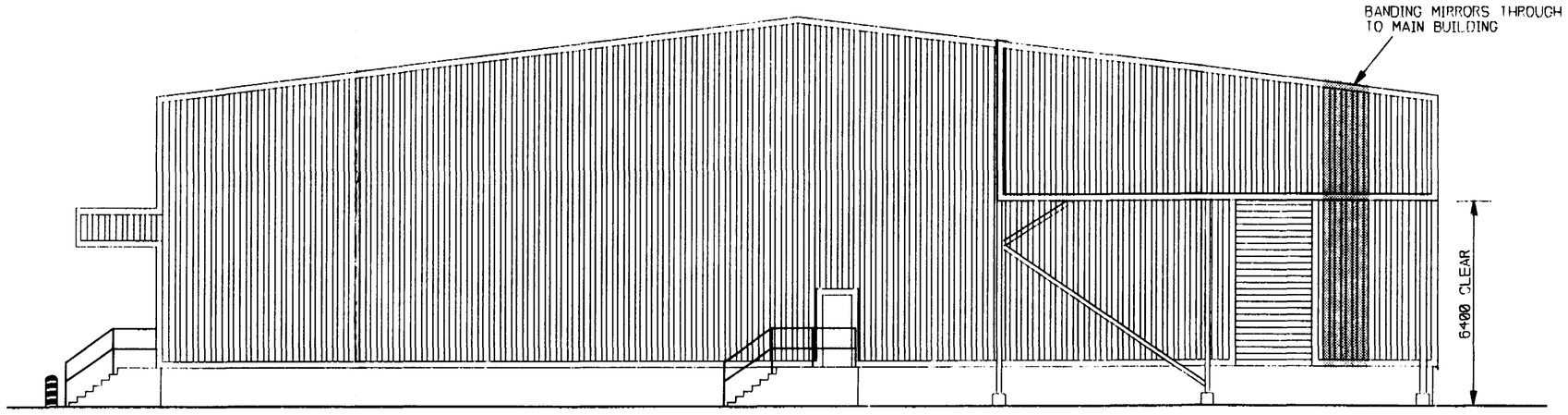


SOUTH WEST ELEVATION

(THIS ELEVATION TO PROVIDE 1 HOUR FIRE PROTECTION)



SOUTH EAST ELEVATION



NORTH WEST ELEVATION

EXTERNAL MATERIALS

HP200 COLOUR COATED METAL PROFILE SHEETING - EUROPEAN PROFILE 750/40 OR SIMILAR APPROVED WITH PROFILED INNER LINING PANEL

COLOUR

GENERALLY GOOSEWING GREY
FEATURES MERLIN GREY
FIRE ESCAPE DOORS MERLIN GREY
DOORS AND WINDOWS POPPY RED
TRIMS AND FLASHINGS POPPY RED
HANDRAILS POPPY RED

INSULATION TO BE PROVIDED TO GIVE INSULATION VALUE OF 0.45 W/m² C

GRAPHIC SCALE

0 50 100 150

ORIGINAL SCALE 1:1

REV.	AMENDMENTS	REV'D BY	DATE

CLIENT
BOC DISTRIBUTION SERVICES

PROJECT
PROPOSED DISTRIBUTION CENTRE FOR SPALDING HAULAGE WARDENTREE LANE, SPALDING

TITLE
ELEVATIONS

SCALE	1:125	DATE	MAY '93
JOB No.	11838		
DRAWING No.	11838/202		
STATUS	FOR CONSTRUCTION		
PROJECT LEADER	SVO	DRAWN BY	SB
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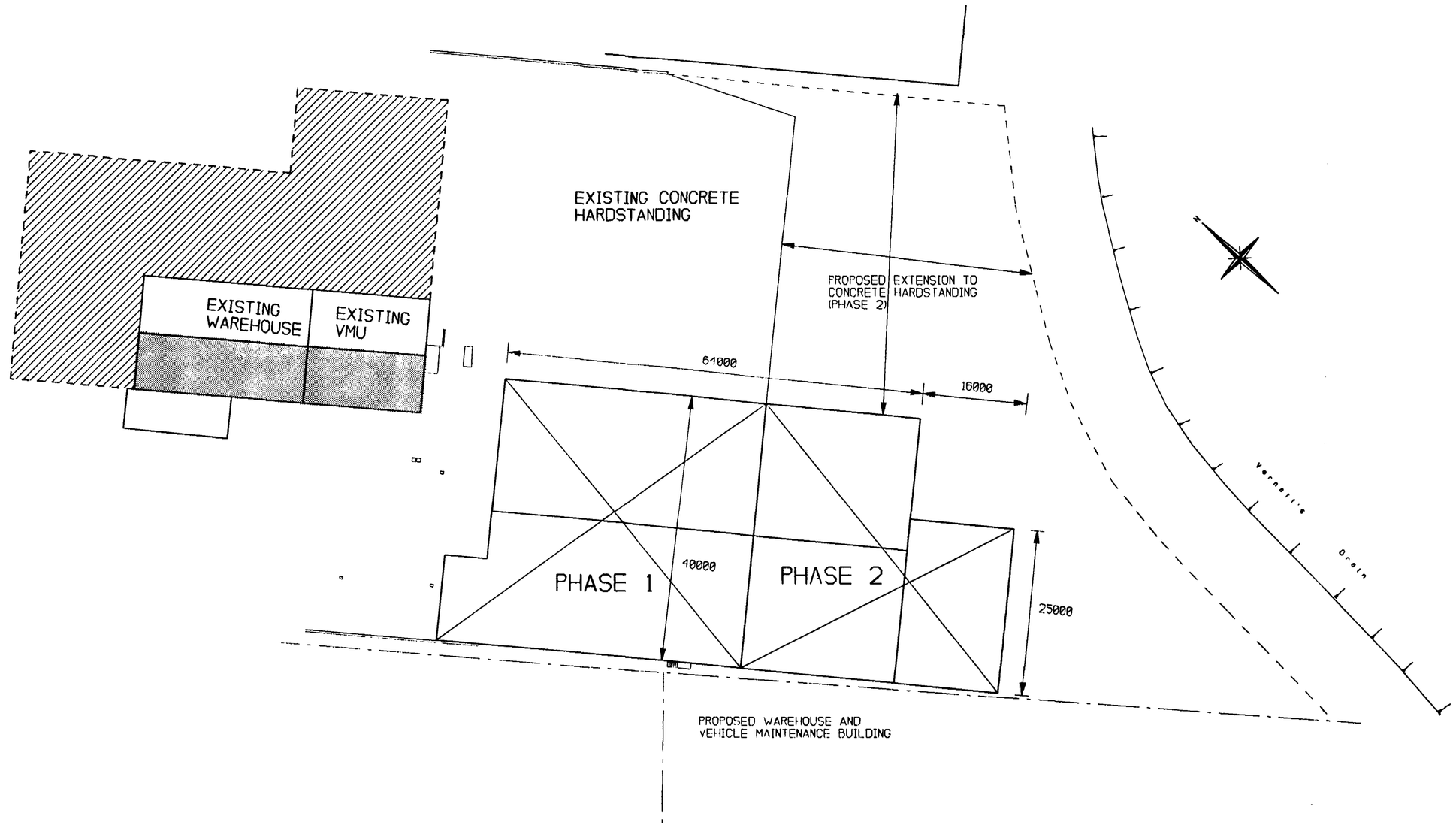
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Burks Green & Partners Limited
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Newark, Notts. NG24 1XG.
Tel: (0636) 606700
Telex: 378295 PODIKE G
Fax: (0636) 605101

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NOTES

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GRAPHIC SCALE

0 50 100 150

ORIGINAL SCALE 1:1

REV.	AMENDMENTS	REVD BY	DATE

CLIENT
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PROJECT
PROPOSED DISTRIBUTION CENTRE FOR SPALDING HAULAGE WARDENTREE LANE, SPALDING

TITLE
PLANNING DRAWING SHOWING PHASING

SCALE 1:500	DATE JULY '93
JOB No. 11838	
DRAWING No. 11838/300	
STATUS FOR INFORMATION	
PROJECT LEADER SVO	DRAWN BY LTR
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NOTES

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EXISTING BUILDING

EXISTING CONCRETE HARDSTANDING

GRASSED AREA

ALLOWABLE EXTENT OF CONTRACTOR'S SITE TO BE CLEARLY IDENTIFIED BY THE CONTRACTOR WITH DEMOUNTABLE FENCING

EDGE OF EXISTING HARDSTANDING

10000

55000

SITE BOUNDARY

Vernatts Drain

TBM located on sandymark at FFL Reception
AOD .0282m

N

GRAPHIC SCALE
0 50 100 150

REV.	AMENDMENTS	REV'D BY	DATE

CLIENT
BOC DISTRIBUTION SERVICES

PROJECT
PROPOSED DISTRIBUTION CENTRE FOR SPALDING HAULAGE WARDENTREE LANE, SPALDING

TITLE
EXISTING SITE LAYOUT

SCALE	1:250	DATE	MAY '93
JOB No.	11838		
DRAWING No.	11838/200		
STATUS	FOR CONSTRUCTION		
PROJECT LEADER	SVO	DRAWN BY	LTR
		CHECKED BY	SVO

BURKS GREEN & PARTNERS
Consulting Civil & Structural Engineers
Burks Green & Partners Limited
Rotterdam House, Lombard Street,
Newark, Notts NG24 1XG.

Thurrock lightweight tile sections to match existing roof - pitch 15°. Shade: blue/black. LBC Capel Multi-stock facings with tinted mortar to match existing.

existing Accounts offices (built 1988)

STAFF PARKING

LBC Capel Multi-stock cant bricks to entrance and stretcher cant bricks to cills. "Dudley" entrance door - stained - Magnet 914 x 2.13 with side-light with fogo.

SIDE ELEVATION · east ·

extended offices 12.08

pvc "Impet" box gutter + square d.p.s in Charcoal shade - to tone with plank stained fascias + barge boards.

Upvc double-seated windows - original: by "Centex". No integral cills stretcher cant brick cills built-in.

boundary kerb.

REAR ELEVATION · south ·

50x125 SDS rafters at 400 cs
075 tongued "Roof-mate insulation.

4no purlins comprising 2no 47 x 197 bolted together.

600mm eaves overhang with stained match-boarded soffite. (300mm to gable ends)

WARDENTREE LANE

2·28 (existing)

landscaped area

18mm chipboard moisture proofed on 25mm insulation + 38x25 tanalised timber fillets on 100mm C20P concrete with wood float finish + 1000g. polythylene d.p.m. + 50mm blinded + consolidated hardcore onto existing 125 mm. reinforced concrete base.

SECTION

1·000 x 750 high level windows

SIDE ELEVATION · west ·

I.C.

existing run + connection

VISITORS PARKING and ENTRANCE

proposed Visitors Cloakroom

remove solid fuel boiler, adopt flue + fit new gas-fired model to serve entire hot water + central heating requirements

vehicle movement

safety barriers

PORCH/ENTRANCE

GENERAL OFFICE

OFFICE

OFFICE

remove door + window to store

retain window?

new circulation Lobby facing

reception

services

RECEPTIONIST 10 x 6

OFFICE 10 x 12

WOMEN

MEN

STAFF

STATIONERY 7'x6

OFFICE 2·338 7'8" x 11'

OFFICE 15'3" x 11'

work station

provide additional safety barriers.

Note: RW discharge to be connected to nearest gullies in surface concrete.

1·5 diameter Conference table to seat 7/8.

area to be allocated for STAFF PARKING

boundary kerb

D.C.
DEPT.
MAR 1993
0250/93

Mary E Cresswell M.B.I.A.T.
Horseshoe Bridge
Spalding
Lincolnshire PE11 3SA
Telephone 0775 72 36 56

PROPOSED OFFICE EXTENSIONS for BOC DISTRIBUTION SERVICES

HAULAGE DEPOT · WARDENTREE LANE · PINCHBECK · SPALDING · LINCS · Scales 1:100 & 1:50. Dwg no: 697/1A.

• m e cressw e ll m b i a r • a r c h i t e c t u r a l d e s i g n e r • H o r s e s h o e b r i d g e • s p a l d i n g • l i n c s • t e l (0 7 7 5) 7 2 3 6 5 6 •

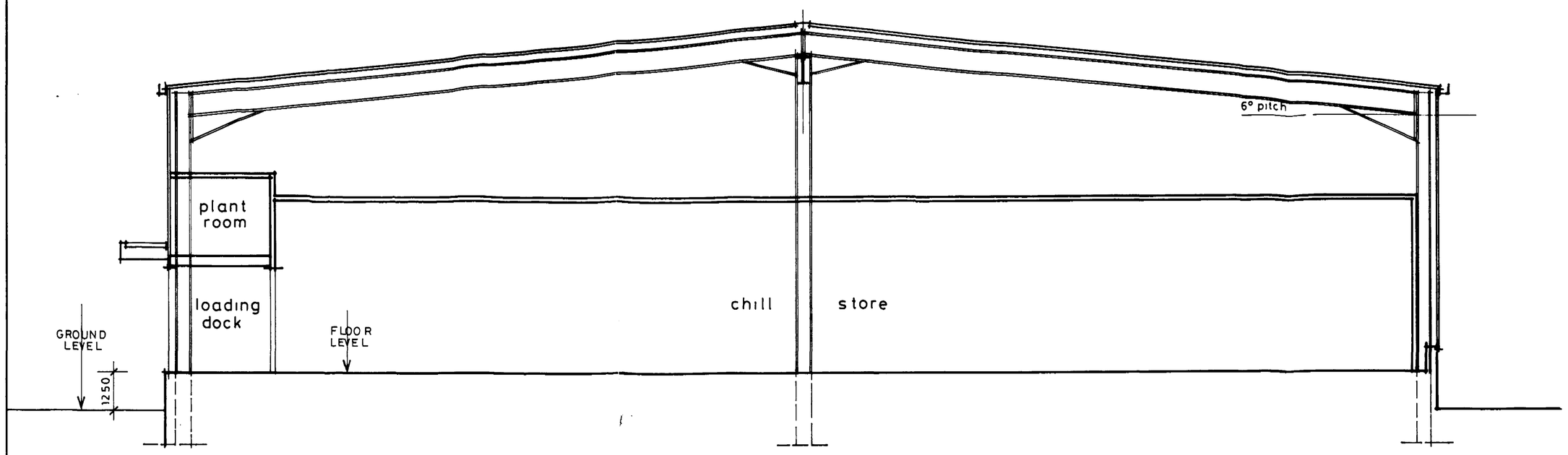
• PROPOSED NEW WAREHOUSE AND VEHICLE MAINTENANCE BUILDING TO EXISTING SPALDING HAULAGE PREMISES • WARDENTREE LANE • SPALDING • BOC DISTRIBUTION SERVICES LTD •

BOURNE ROWLAND LLC.
PLAN REF.
15 MAR 1993
0280/93

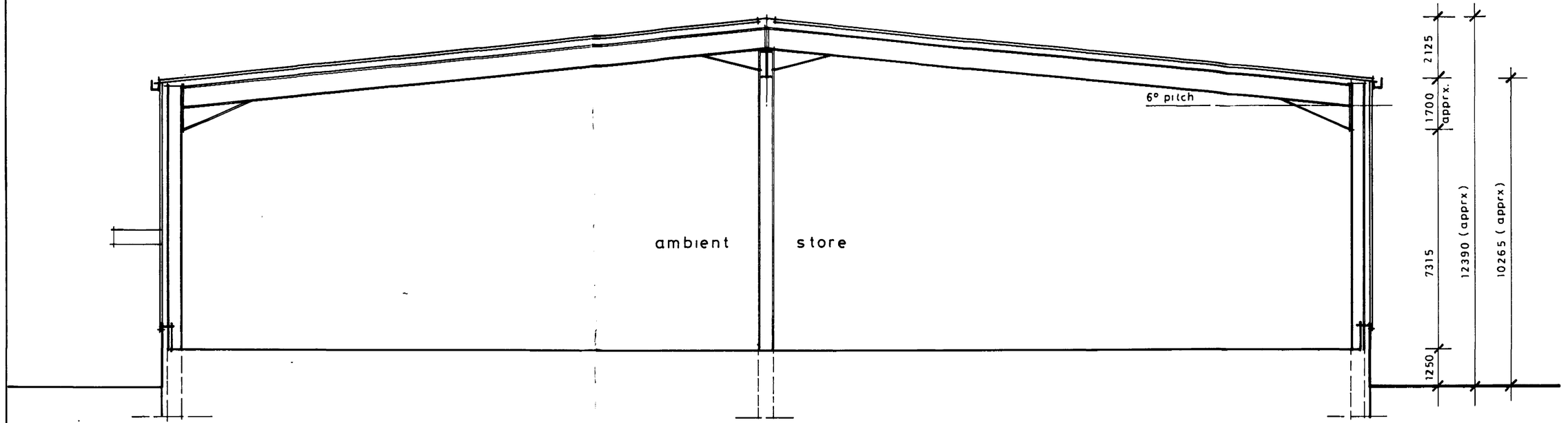
• drawing no. 697/2 • scale 1:100 • date – march 1993 • drawn by R.N.C.

• GENERAL ARRANGEMENT PLAN •

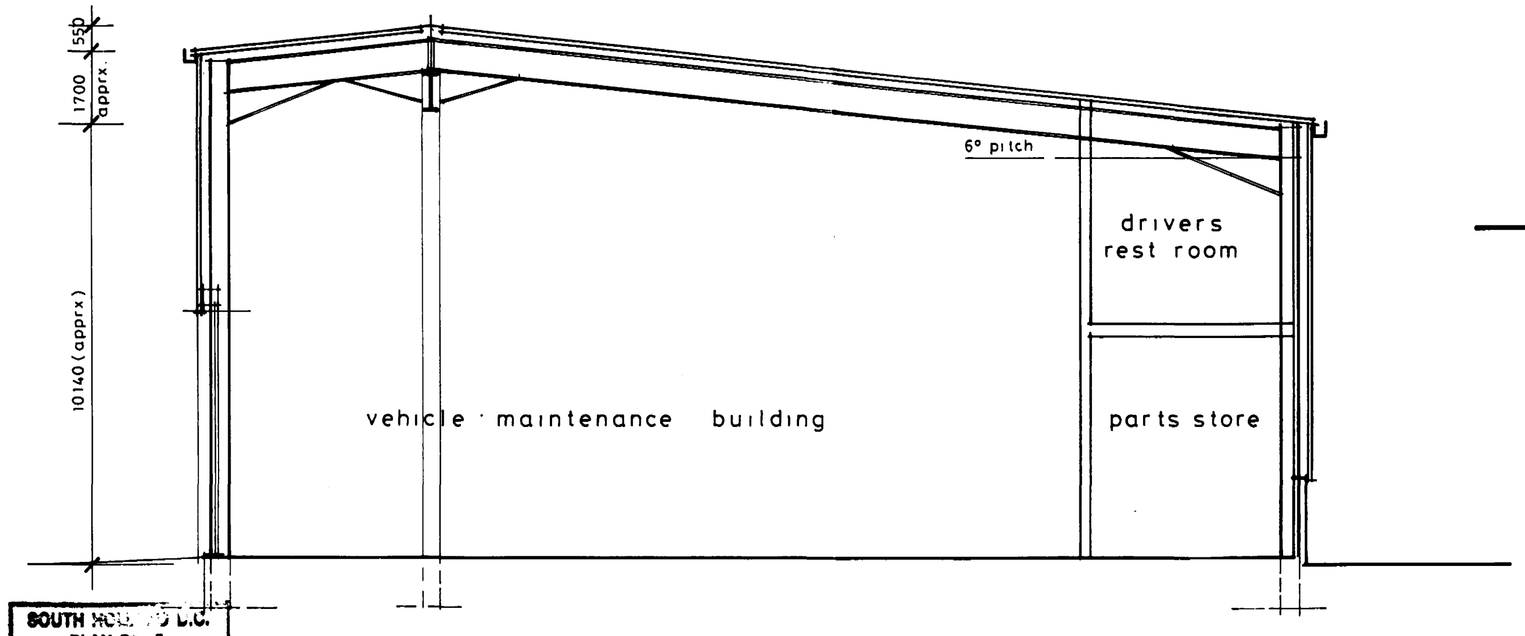
emergency exit
rwp
VEHICLE MAINTENANCE BUILDING
20000
office over
stair
well
driver's rest room over
C
A
B
parts store
emergency exit under stair
up
C.
toilet
5000
office over
CHILL STORE
AMBIENT STORE
ridgeline
40000
loading dock
manhole
15000
16000
32000
32000
80000



SECTION A–A

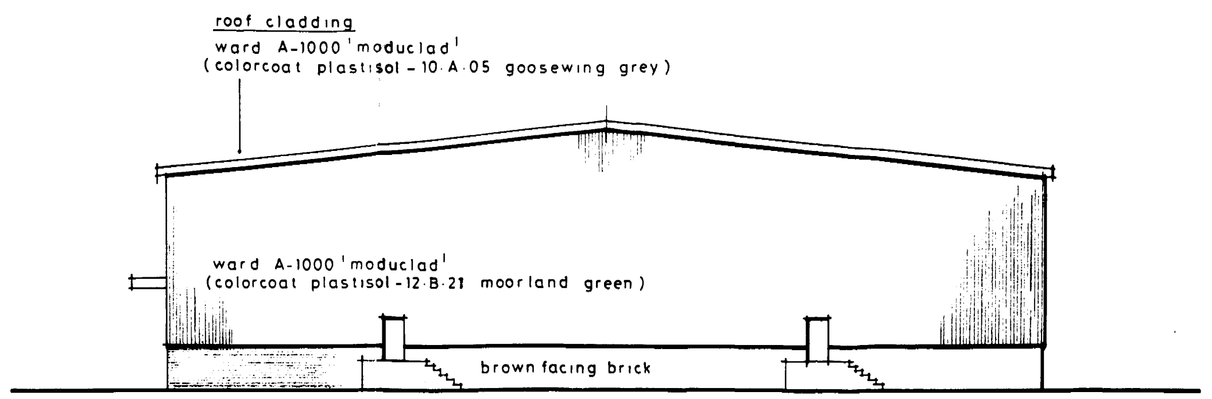


SECTION B–B

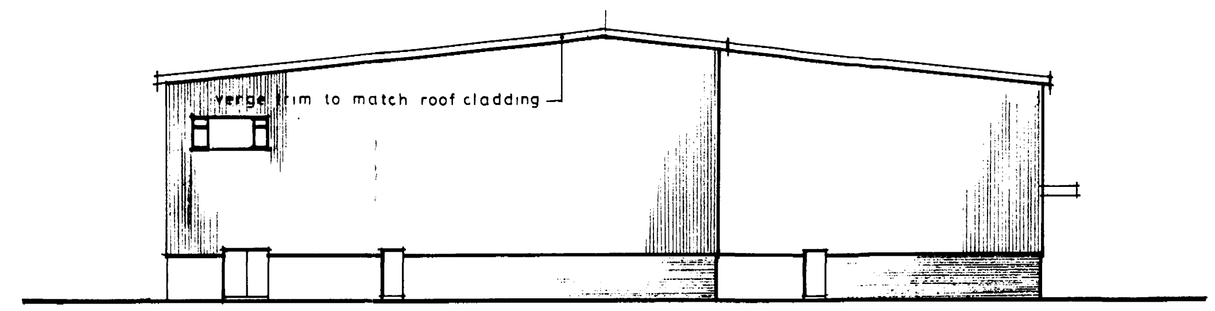


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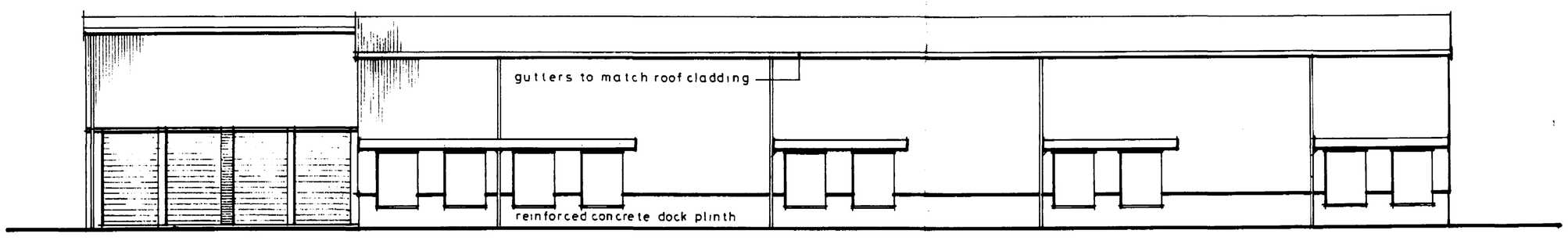
SOUTH HOLLAND D.C.
PLAN DEPT.
16 MAR 1993
02661/93



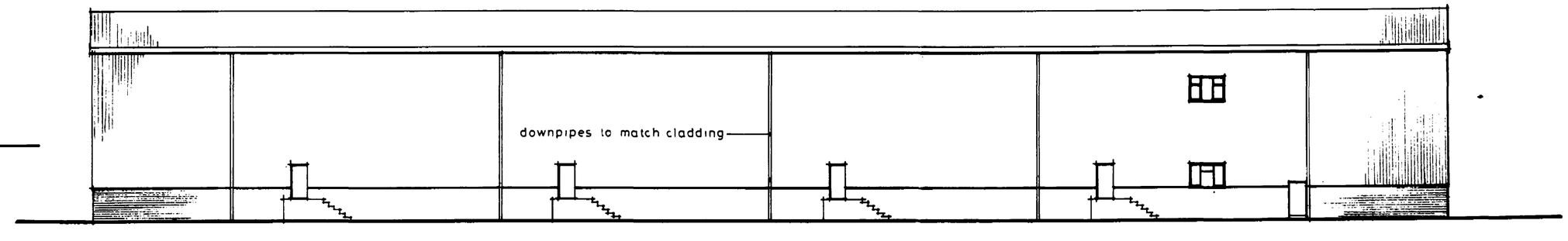
north west elevation



south east elevation



north east elevation



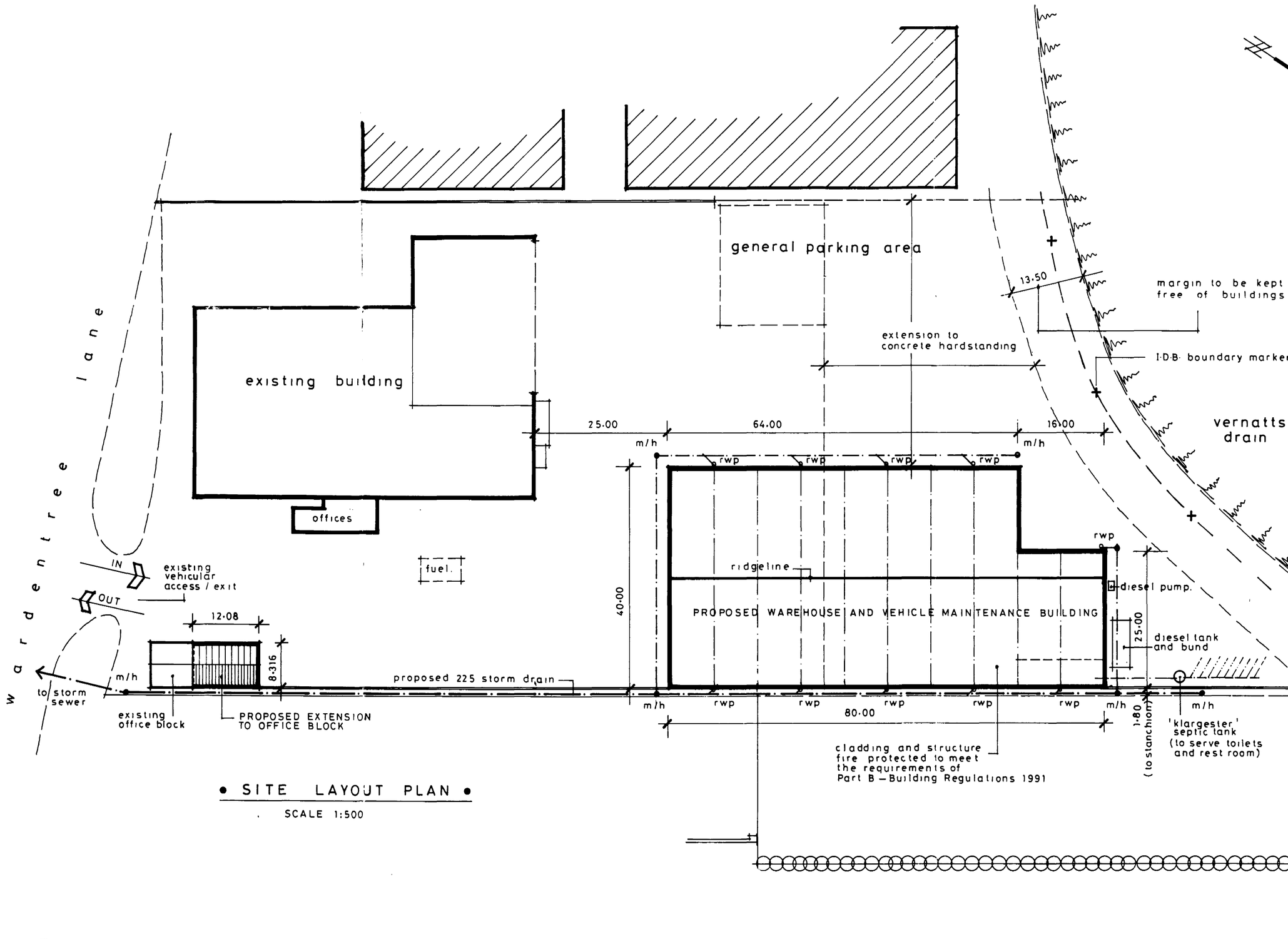
south west elevation

• SECTIONS AND ELEVATIONS •

• drawing no 697/3 • scale · sections 1:100 · elevations 1:200 · • date march 1993 • drawn by RNC •

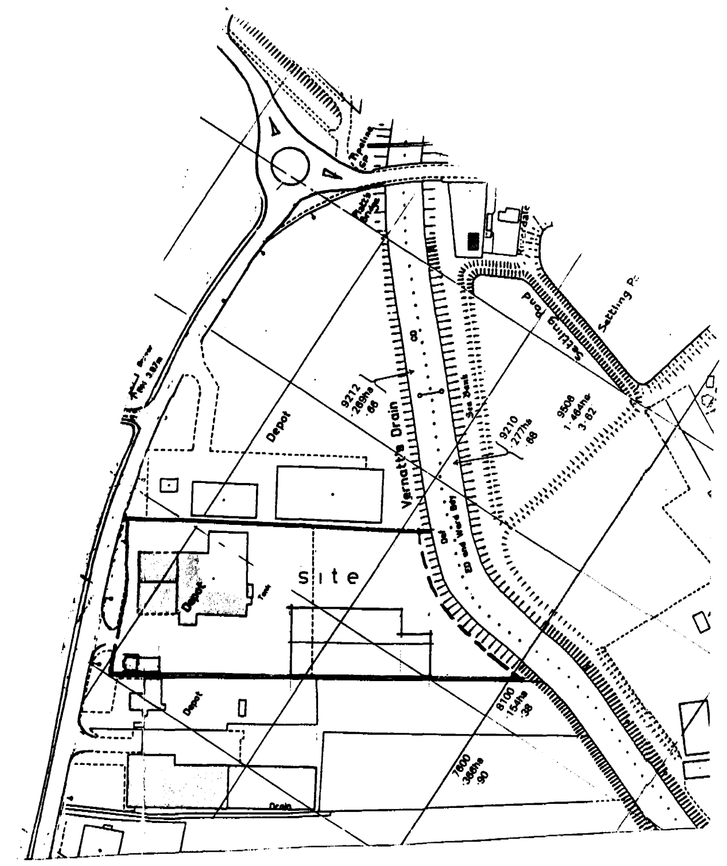
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m.e.cresswell m.b.i.a.t.
architectural designer
horseshoe bridge
spalding lincs
tel: (0775) 723656



• SITE LAYOUT PLAN •

SCALE 1:500



• LOCATION PLAN •

SCALE 1:2500

reproduced from the ordnance survey map with the permission of the controller of H.M.S.O.

16 MAR 1993
0250

• FURTHER DEVELOPMENT OF COMMERCIAL PREMISES • WARDENTREE LANE • SPALDING • LINCOLNSHIRE • for • BOC DISTRIBUTION SERVICES LTD •

• drawing no 697/4 • date — march 1993 • drawn by R.N.C. •

. m.e.cresswell m.b.i.a.t. . architectural designer . horseshoe bridge . spalding . lincs . — tel (0775) 723656 .