

MR, MRS, A D FRAGALE
78 Backgate, Cowbit Nr Spalding Lincs. PE12 6AP
07947 872272

12th March 2015

Dear Planners of South Holland,
I would like to apply for the discharge of a planning obligation that was put into position back on the 4th March 1994.
27 Church Street,
Pinchbeck
Spalding Lincs.
PE11 3UA

PLANNING REF. H14/0224/94

Half of the property is known as the Shop. The other half as the House.
What we are hoping to do is to look at separating the two properties via the Land registry. Reasons are that it would make it a more attractive and affordable Venture whether it be for the business or the homeowner.

The site consists of a food outlet along with a 4-bedroom property.
The food outlet manages the car park, and the house has its own car parking space. It also has an enclosed fenced rear garden with approximately 30 square meters of ground space. Maintenance to the fencing area is also no problem to the house as all areas can be reached at ease.

Both properties are rented to private individuals. The food outlet has been rented to the same operator for the last 10 years, and he has shown a future interest in the probability of potentially purchasing the outlet but has very little interest in the 4-bedroom house, as he would not be able to finance the purchase of both properties.

If records were checked one would find that there has never been one incident of dispute, disturbance, litter, accidents infact nothing that would justify having the original planning obligation within the original deed under section 106.

We feel that 21 years has been a fair amount of so called trial time to justify our application.

As time goes on and life styles alter one has to prepare for future changes.
Nothing is happening over night but preparation is the key to most things.
Our two children are at Universities in London and show very little interest in working a food outlet in Pinchbeck.

Please find enclosed site map, location plan, part site plan, photographs, and drawings.

I also enclose a letter from the tenant of the food outlet that he has no objection in the separation of the house from the food unit.

Yours sincerely



Mr., Mrs. A.D. Fragale

MR IAN DONGER
THE PINCHBECK FRYER
27 CHURCH STREET
PINCHBECK
LINCS.
PE11 2UA

15TH March 2015

Dear South Holland Planners,

Mr. Fragale my landlord and I have met on two separate occasions and discussed the possibilities of future intentions in reference to the whole site known as 27 Church Street.

To my knowledge we have never had any incidents that have caused concern for the site. I have been here for some 10 years with out incident.

The house is rented separately and has its own parking and rear garden space to the property.

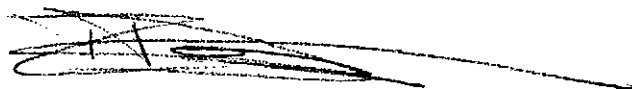
Litter is never a problem as a large service bin is always at hand at the rear of the business; parking is never an issue as parking is provided.

I can see no reason why the separation of the two properties upon the Land Registry would cause concern for the future, considering I understand there has been a planning obligation on going for over 21 years.
[Without incident]

If and when Mr. and Mrs. Fragale are interested in selling the shop I would be interested in the possibility of a purchase but would not be interested in the property next door known as the house.

Thank you for your time,

Kind regards,



Mr. Ian Donger