FILE COPY

Beacon Council 2003-2004 Supporting the Rural Economy

SOUTH HOLLAND DISTRICT COUNCIL
Council Offices
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Lincolnshire
PE11 2XE

tel: 01775 761161
fax: 01775 710772
web: www.sholland.gov.uk

Town and Country Planning Act 1990

Refusal of Planning Permission

Reference: H14/0305/03 Received: 10-MAR-03 Type: OUTLINE

Name: Mr R Crowley
c/o Horse & Jockey P.H.
West Pinchbeck
Spalding
Lincs

Agent: Trevor A Clay
14 Old Fendike Road
Weston Hills
Spalding Lincs PE12 6DD

Description: Residential development following demolition of public house

Location : Horse & Jockey West Pinchbeck

South Holland District Council hereby give notice that PERMISSION HAS BEEN REFUSED for the development for the following reason(s):

1 The proposed development is contrary to Policy H3 of the First Deposit Draft of the South Holland District Local Plan to 2011 which permits development only on sites which currently have planning permission.
This policy is part of an overall housing strategy within the evolving local plan which aims to:
• reduce the oversupply of housing land in the district to be more in line with policies 9 and 10 of the Lincolnshire Structure Plan to 2011, and;
• be in accordance with advice within the Government's Planning Policy Guidance Note No. 3 'Housing'.
The proposed development would, if permitted, add unnecessarily to the supply of housing land, contrary to those aims, and would create a precedent for granting other permissions. This would have the accumulative effect of further prejudicing the preparation of the emerging Local Plan and the achievement of the aims to concentrate housing development in urban areas and secure a more sustainable pattern of development.

2 The proposed development will result in the loss of a rural public house and is therefore contrary to Policy 32 of the emerging Lincolnshire Structure Plan and Policy STC5 of the First Deposit Draft of the South Holland District Local Plan to 2011 which seek to preserve rural services unless there are, or would be, adequate alternative local facilities, or it can be demonstrated that the existing use is no longer viable.

Note(s):

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

Beacon Council 2003-2004 *Supporting the Rural Economy*

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The determined plans are:
Dwg. no. 02/095/PA.001 received 10 March 2003.

Head of Planning & Development
28 JUL 2003 H14/0305/03

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 REFUSAL

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Note(s):

The determined plans are:

Director of Customer Services
24 JUL 2003

H14/0305/03