

Town and Country Planning Act 1990

Planning Permission

Reference: H14/0374/92

Received: 25-MAR-92 Type: FULL

Name: Mr & Mrs M L & R Bottom
Church Lane
Wymondham
Melton Mowbray
Leics, LE14 2AB

Agent: Miss M Stainsby
Main Road
Deeping St Nicholas
Spalding
Lincs, PE11 3EN

Description: Extend bungalow and erect new detached garage

Location : Bungalow Red Mile Lane
Pinchbeck Spalding

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
08-JUN-92 H14/0374/92

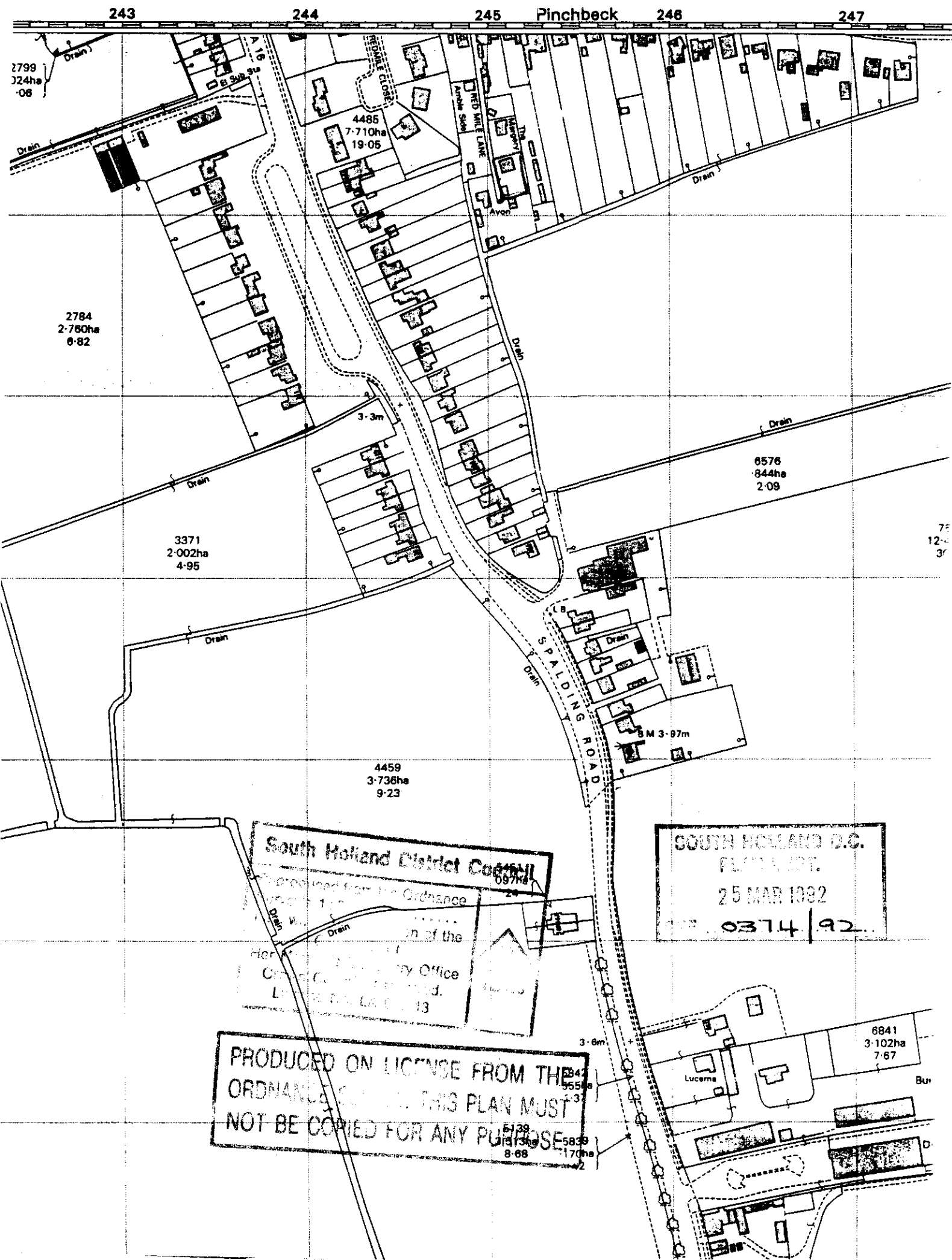
This decision refers only to that required for the purposes of the Town and Country Planning Act and not for Building Regulations or any other legislation. See enclosed notes relating to rights of appeal.

Survey Information)

TF 2425

WEST ELLOE E D

SOUTH HOLLAND DISTRICT



PLANNING APPLICATION

For office use only

Application No. 414 | 0374 | 92
Date Registered 25 MAR 1992

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

MR & MRS M.L & R. BOTTOM
CHURCH LANE
WYMONDHAM, MELTON MOWBRAY
LEICESTERSHIRE, LE14 2AB

Tel. No. (057284) 256

NAME AND ADDRESS OF AGENT

(if form completed by agent)

MISS M STAINSBY
MAIN ROAD, DEEPING-ST-NICHOLAS
SPALDING, LINCOLNSHIRE,
PE11 3EN

Tel. No. (077588) 568
(Personal contact name)

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

BUNGALOW, RED MILE LANE, PINCHBECK, SPALDING, LINCOLNSHIRE

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

EXTEND BUNGALOW AND ERECT NEW DETACHED GARAGE

Please complete

I attach * Four copies of all plans

* an ownership certificate (see back page)

* a fee of 55.00... If you consider no fee is payable include a written explanation instead.

Signed *John Bottom* Date 25/3/92 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

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

Now complete Parts 3, 4 and 5 and 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:

NA

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

NA

B. Please state size of any new structure:- (a) max. height:

sq. metres

(b) max. length:

metres

(c) max. width:

metres

metres

C. Please state type and colour of materials for facing external walls:

RENDERED BLOCKWORK

D. Please state type and colour of roofing materials.

INTERLOCKING CONCRETE TILES.

E. Has a survey of the site been undertaken? State Yes or No

YES

5. GENERAL INFORMATION Please complete each section**EXISTING USES**

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

BUNGALOW & GARDEN.

ACCESS TO ROADS (VEHICULAR AND PEDESTRIAN) Please tick **one** boxA. 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?

PLEASE SEE PLAN.

TREES Please tick **one** boxA. 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

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

C. Please state whether a land drain will be affected

D. Foul sewerage will be disposed of to:

SHAWAY.
NA.
NO.
EXISTING.

Mains sewer

☒

Cesspool

☐

Septic tank

☐**OTHER MATTERS** Please complete

State Yes or No

The proposal is in connection with agriculture

☐

If so, please give details in Part 6

The proposal affects a listed building

☐

The proposal affects a public footpath

☐

The proposal is known to affect contaminated or filled land

☐

The proposal is for industrial, warehousing, offices or shopping purposes

☐

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):

Is this application related to a previous submission

☐

Application No.:

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 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**, 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 Glen Murray (Applicant/Agent) Date 25/3/92

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 Glen Murray (Applicant/Agent) Date 25/3/92

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

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 _____

TO BE COMPLETED
BY APPLICANT OR
HIS AGENT

APPLICATION ASSESSMENT

Notes for Case Officer

Site Notes: Accuracy

Neighbours

Other

Boundaries

Site Features

Inspected by: P2M

date: 14-4

Case Officer Conclusions (issues)

all except 1 part of utility.
 Permit hedges to ~~NE, SE, SW~~ boundaries & garage screen ok
 Bed 3 under hedges ok a hedge as do bed 1 & bathroom.
 o's very dark. hedges to gutter height. Badly positioned.

Case Officer Recommendations (summary) (details overleaf)

GRANT
 REFUSE

Recommended approvals -

Departure from policy

Yes

No

Ward member request

Yes

No

Recommend approval against
 material objection

Yes

Any objection received? No
 If yes, is any obj. material? No
 Yes No

No

[Reason:

Other circumstances needing
 Committee decision

Yes

Flagged by Senior Officer
 Signed

No

ALL OF ABOVE

Recommended refusals -

Refusal on adopted policy
 grounds on first Applic.

No

Nil fees (not first
 Submission)

Yes

ANY ONE
 OF ABOVE

Other info. viz:
 Signed

Committee
 report

Sub-Committee:
 SV recommended
 Est/Ind. recommended.....

Delegation
 confirmed by
 Senior Officer

Recommendation/draft report produced.....

FURTHER INFORMATION / CONSULTATIONS

APPLICATION REF:

DIRECTIONS

Art 7 (Outlines)

RM Checklist: Previous
Current
Required

Siting Design Ext App Access Lands

Reg 4

Scale drawing Highway S/W Agric appraisal

[Indicate
if other
Regs]

Precise details,
for non-standard
direction:

Par 3-4 monitoring space tight.

22/4/24

CONSULTATION/PUBLICITY REQUIRED

Publicity : General
Departure
Setting of LB Viz

Residents (Postal):

*Homesuckle Cottage } Redmote Lane
the manor } Pinchbeck.*

Residents (Delivery):

Consults : Dept of Transport
Env Health

Conservation consults : Local
Local & National
English Heritage LBC I, II*
Setting I, II*
Major CA

Consultant : Name
Order No:

Other :

REVALIDATION AFTER DIRECTION

Information satisfactory/unsatisfactory Signed

Further direction: Precise details

Amended description:

Reconsultations required -

Parish Council
Ward Members
Residents
Advertise
Other

New valid date

Re-Registered
Ack/Reception

Town and Country Planning Act etc

DRAFT DECISION

Reference: H14/0374/92

Received: 25-MAR-92 Type: FULL

Name: Mr & Mrs M L & R Bottom
Church Lane
Wymondham
Melton Mowbray
Leics, LE14 2AB

Agent: Miss M Stainsby
Main Road
Deeping St Nicholas
Spalding
Lincs, PE11 3EN

Description: Extend bungalow and erect new detached garage

Location : Bungalow Red Mile Lane
Pinchbeck Spalding

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:

04-JUN-92 H14/0374/92

AD... *A* DC *A*
5/6 5/6

APPLICANT: Mr & Mrs M L & R
Bottom
Church Lane
Wymondham
Melton Mowbray
Leics LE14 2AB

AGENT: Miss M Stainsby
Main Road
Deeping St Nicholas
Spalding
Lincs
PE11 3EN

TYPE: Full

DESCRIPTION: Extend bungalow and erect new detached garage

LOCATION: Bungalow Red Mile Lane, Pinchbeck

Parish Council: Approve.

County Highways: No objections.

PLANNING ISSUES

- 1 This site is located virtually at the end of Red Mile Lane which is an unsurfaced narrow road.
- 2 The proposal is to extend the bungalow to within one metre of a 2 metre high boundary privet hedge. This will result in two bedroom windows (one at high level) looking onto boundary hedging resulting in little light entering the windows.
- 3 It is unclear whether the hedges are within the applicants ownership but even if they are and are reduced in height there is nothing to prevent a neighbour erecting a 2 metre fence in front of a window to prevent overlooking.
- 4 The dwellings on Red Mile Lane are quite small and sited on small plots and it is therefore difficult to alter them to modern requirements. The proposal includes a garage which would be very difficult to use owing to the lack of manoeuvring space between it and the bungalow. County Highways have not however objected on this basis.

CONCLUSIONS

- 1 Notwithstanding the shortcomings referred to, the dwelling will still have acceptable garden provision, and there is insufficient justification to refuse permission on the basis that light will be restricted to bedroom windows, and the garage will be difficult to manoeuvre into.

RECOMMENDATION - Grant permission.

BRIAN ITH 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



Application no: H14/0374/92

Type: FULL

Applicant: Mr & Mrs M L & R Bottom
Tel: 0572 84 256

Agent: Miss M Stainsby
0775 88 568

Description: Extend bungalow and erect
new detached garage

Location: Bungalow
Red Mile Lane
Pinchbeck
Spalding

Valid date: 25-MAR-92

Terminal date: 20-MAY-92

Target dates:

Target Committee: 13-MAY-92

To case officer 30-MAR-92

Report deadline: 29-APR-92

Inspected by 04-APR-92

Extra contacts 09-APR-92

Case Officer:

Report if not clear by 29-APR-92

P J UDY

DEVELOPMENT/CONSTRAINTS

Size:

Category: Extension

Listed building:

Conservation Area:

CONSULTATIONS CARRIED OUT

Sent

Expiry

Owner/Occupier <i>The Margery, Redmire Lane</i>	15-APR-92	29-APR-92
Owner/Occupier <i>Honeysuckle Cottage</i>	"	"
Clerk to Pinchbeck P 0775 723838	31-MAR-92	14-APR-92 <i>gone</i>
Cllr T Bray 0775 323794 (Of	31-MAR-92	14-APR-92
Cllr Mrs P J Buffham	31-MAR-92	14-APR-92

LCC - No objection jo cb 2/4/92

BR. 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



Application no: H14/0374/92

Type: FULL

Applicant: Mr & Mrs M L & R Bottom
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Category: Extension

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Conservation Area:

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Cllr T Bray 0775 323794 (Of	31-MAR-92	14-APR-92
Cllr Mrs P J Buffham	31-MAR-92	14-APR-92

L.C.C. - No objections for 2/4/92.

B N 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



Application no: H14/0374/92

Applicant: Mr & Mrs M L & R Bottom
Church Lane
Wymondham
Melton Mowbray
Leics, LE14 2AB

Agent: Miss M Stainsby
Main Road
Deeping St Nicholas
Spalding
Lincs, PE11 3EN

Description: Extend bungalow and erect new detached garage

Location: Bungalow Red Mile Lane
Pinchbeck Spalding

Type: FULL

Date received: 25-MAR-92

31-MAR-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 15-APR-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 P J UDY

Yours faithfully

B SMITH

Director of Planning and Building Control Services

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

FOR PARISH COUNCIL USE ONLY

Comments:

Recommend approval.

Signed:

M H Birmingham

S.H.D.C. PLANNING DEPT.	
RECEIVED	
16 APR 1992	
of	File Nos.
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PLANNING COMMITTEE - 2nd June, 1992

416. PLANNING APPLICATIONS (Continued)

(a) Applications Granted (Continued)

<u>Plan No. and Applicant</u>	<u>Proposal</u>
H02/0327/92 Mrs G M Thistlewaite	Demolish existing subsidence damaged rear extension and rebuild at Bank House, North Street, Crowland.
H13/0334/92 DGM Properties Ltd	4 bedroomed house and garage, Plot 4, Off Station Yard, Moulton.
H08/0363/92 Mr & Mrs R Smith	Dwelling, land adjacent 191 Westhorpe Road, Gosberton.
H16/0390/92 Mrs Halgarth	Georgian sun room at 8 Halmergate, Spalding.
H17/0392/92 Mr G A Squires	Change of use to nursing home at 73 Seas End Road, Surfleet.
H13/0395/92 Mr C Shardlow	Extension to house at 37 Station Road, Moulton.
H16/0411/92 Mr & Mrs R F Brocklehurst	Extensions and alterations to existing house at Cattolica, Manor Close, Little London, Spalding.
H14/0374/92 Mr & Mrs M L & R Bottom	Bungalow extension and garage at Bungalow, Red Mile Lane, Pinchbeck.

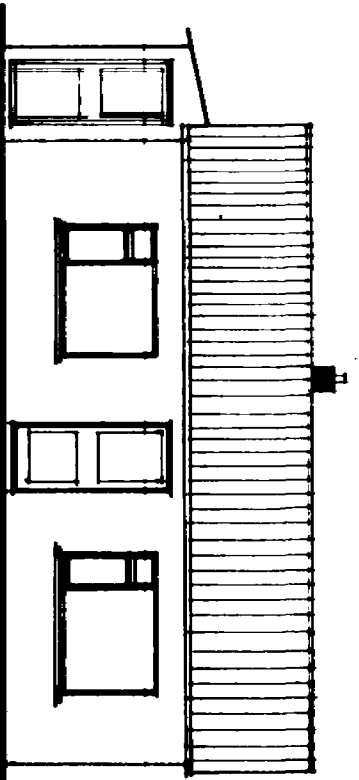
(b) Applications Refused

The undermentioned applications be refused planning permission in accordance with the recommendations of the Director of Planning and Building Control Services, as amended, where indicated:-

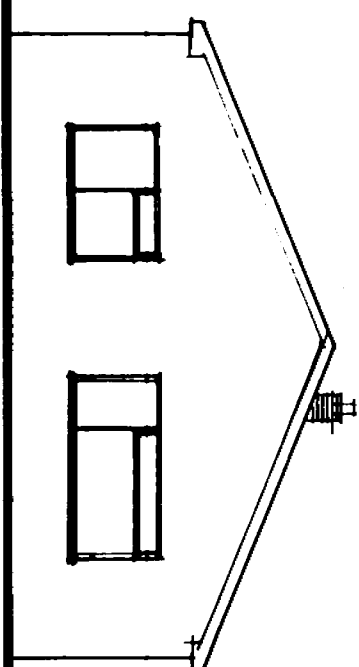
<u>Plan No. and Applicant</u>	<u>Proposal</u>
H17/0202/92 Mr & Mrs K Napper	OA 3 bedroom house and garage (Renewal of H17/1761/88) at Wedgewood, 1 Seas End Road, Surfleet.

(Councillor E J Clarey entered the meeting during consideration of this application.)

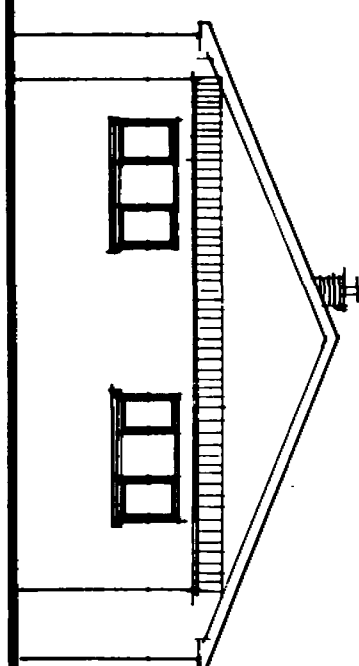
H16/0353/92 Executors of W R P Farrow Deceased	OA Residential development (one plot) on land fronting Horseshoe Road and adjoining The Castle, Horseshoe Road, Spalding.
H21/0147/92 Endersby Development Ltd	OA Replacement dwelling including turning area and siting at (Former White Lion), Station Road, Tydd Gote.
H18/0490/92 Mr & Mrs A J & Mrs M Judd	Bungalow at The Bungalow, Off East Bank, Sutton Bridge.



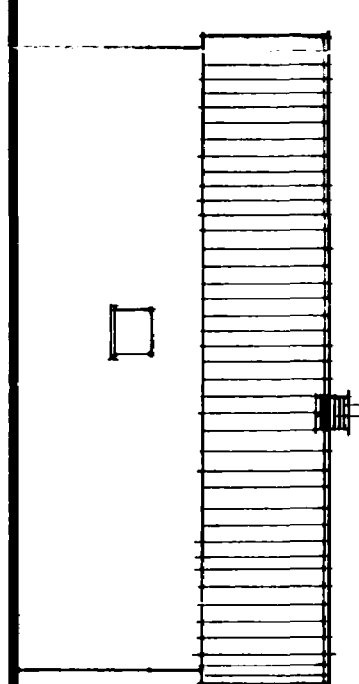
SOUTH EAST ELEVATION 1:100



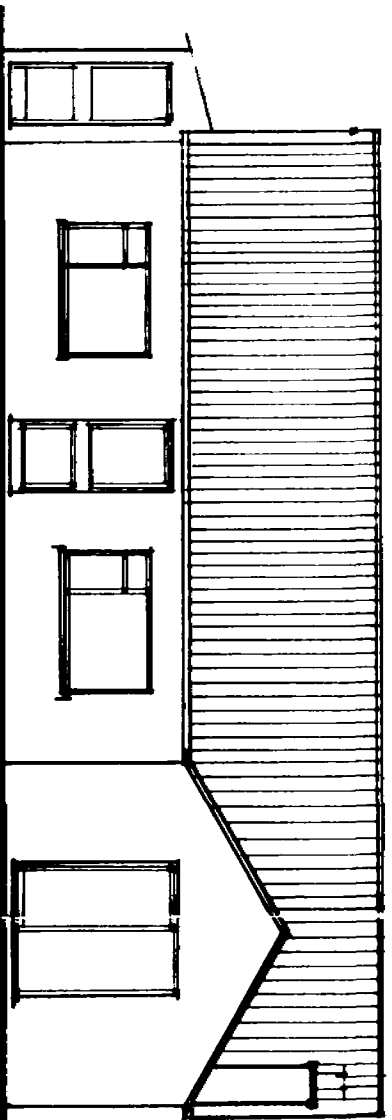
NORTH EAST ELEVATION 1:100



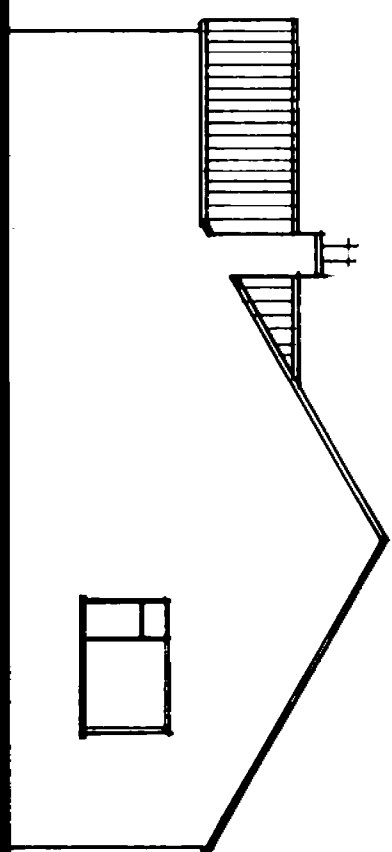
SOUTH WEST ELEVATION 1:100



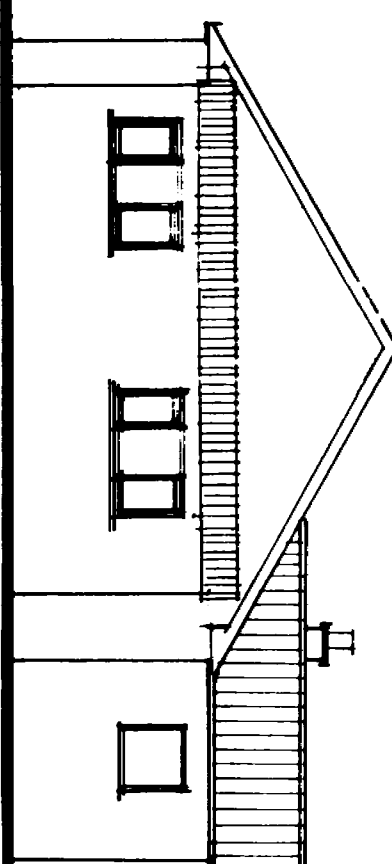
NORTH WEST ELEVATION 1:100



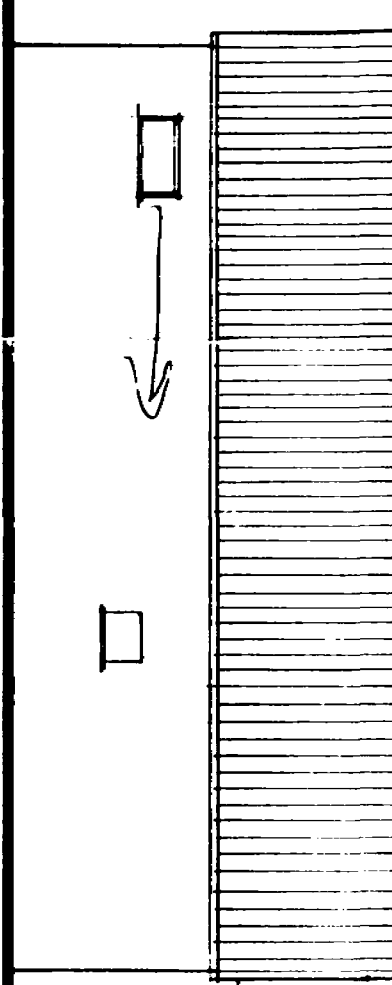
SOUTH EAST ELEVATION 1:100



NORTH EAST ELEVATION 1:100

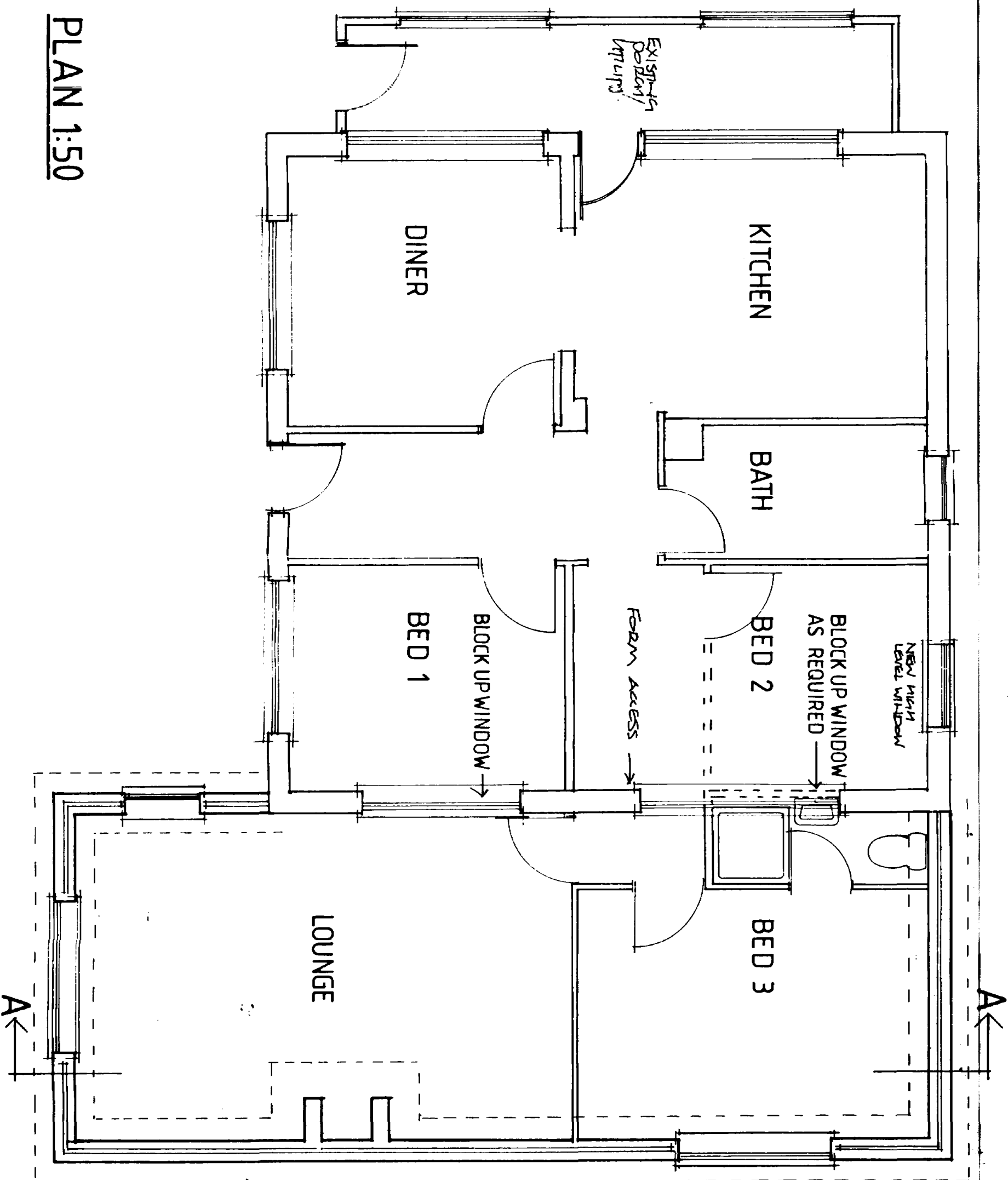


SOUTH WEST ELEVATION 1:100

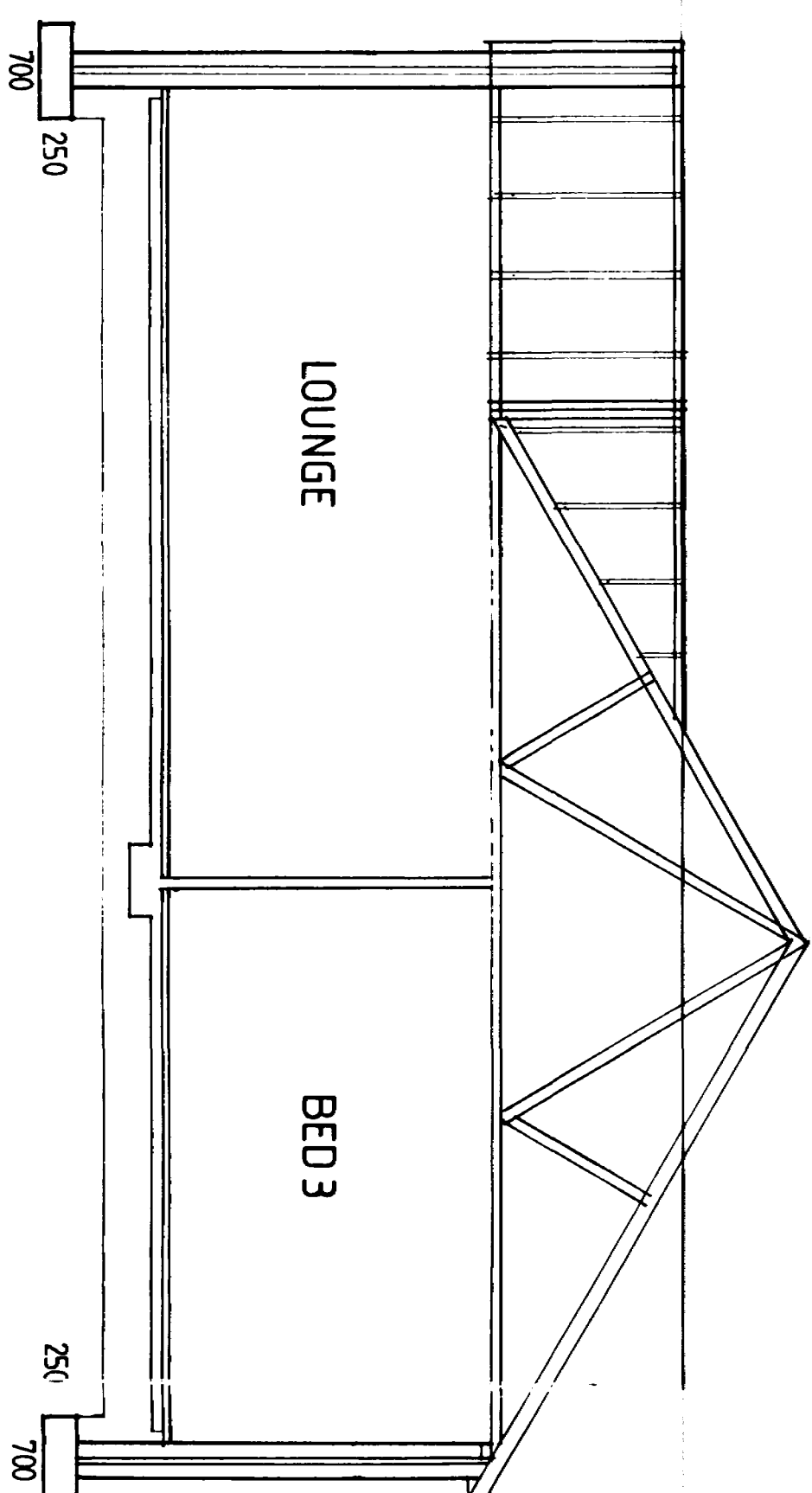


NORTH WEST ELEVATION 1:100

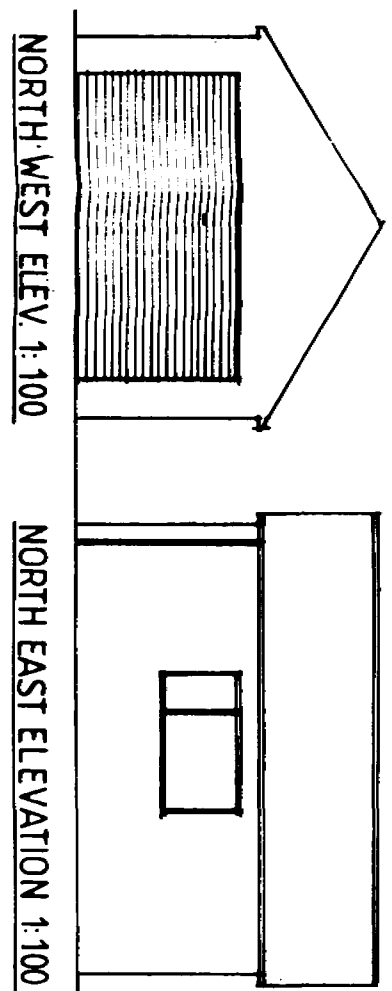
PROPOSED ELEVATIONS



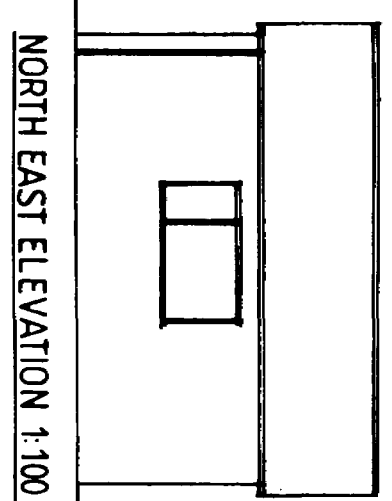
PLAN 1:50



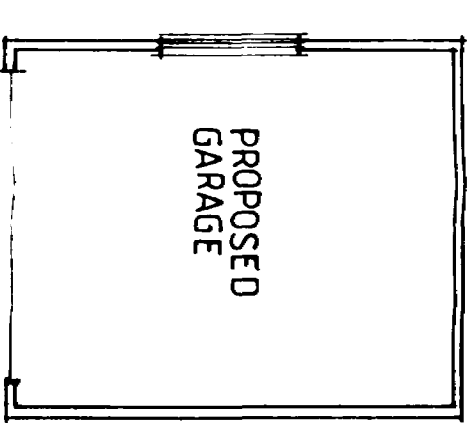
SECTION A-A 1:50



NORTH WEST ELEV. 1:100

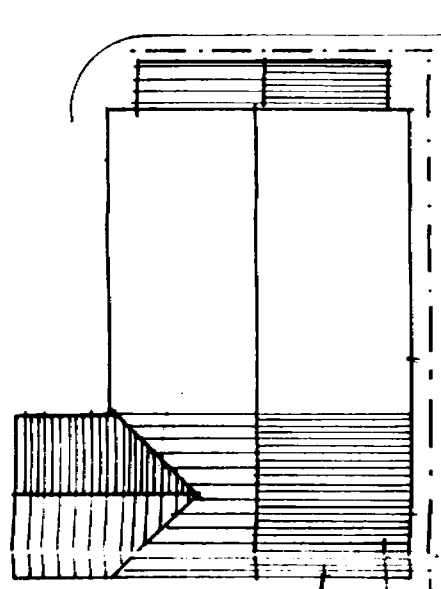


NORTH EAST ELEVATION 1:100

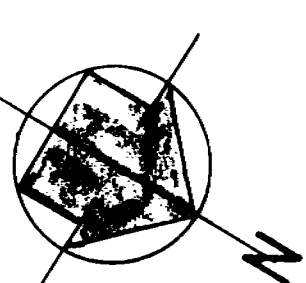


PROPOSED GARAGE

RED MILE LANE



PROPOSED EXTENSION



BLOCK PLAN 1:200

PROPOSED GARAGE (REPLACES DISAPPOINTED GARAGATED SHED)

SOUTH EAST ELEV. 1:100
25 MAR 1992
P. 05714 192

CLIENT	Mr & Mrs Bottom
SITE	Redmile Lane Pinchbeck, Spalding.
JOB	Extension to bung- alow & detached garage.
DATE	As shown
	4/3.92

BY M. Stainsby
Main Road
Deeping-St-Nicholas
Spalding, Lincs.
PE11 3EN