FILE COPY

SOUTH HOLLAND DISTRICT COUNCIL

Chris Simpkins
Chief Executive
Terry Huggins
Director of Customer Services
Bob Atkins
Director of Corporate Services

Town and Country Planning Act 1990

Outline Planning Permission

Reference: H14/0463/00 Received: 12-APR-00 Type: OUTLINE

Name: M J R Nell Esq
126 Pinchbeck Road
Spalding
Lincolnshire
PE11 1QN

Agent: R Longstaff & Co
5 New Road
Spalding
Lincs
PE11 1BS

Description: Residential development to the frontage.

Location : Land to north of Milestone Lane Pinchbeck
Nr. Spalding Lincolnshire

South Holland District Council hereby give notice that OUTLINE PLANNING PERMISSION HAS BEEN GRANTED for the development in accordance with the application submitted, subject to the following:

1 Application for approval of reserved matters must be made not later than three years beginning with the date of this permission, and the development must be begun not later than whichever is the later of the following dates:
(a) the expiration of five years from the date of this permission,
(b) the expiration of two years from the final approval of reserved matters or in the case of approval on different dates, the final approval of the last such matter to be approved.

Reason: As required by Section 92 of the Town and Country Planning Act 1990.

2 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.

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

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3 Prior to the commencement of any development on this site, provision shall be made, in accordance with details to be submitted to and approved in writing by the Local Planning Authority, at the frontage for delivery vehicles to wait wholly clear of the carriageway of Milestone Lane.

Reason: To avoid obstruction of the public highway by vehicles making deliveries to this site.

4 Before the accesses are commenced to be used, provision shall be made within the sites to the satisfaction of the Local Planning Authority for motor vehicles to turn to enable them to enter and leave the highway in forward gear.

Reason: To enable vehicles to enter and leave the highway in forward gear in the interests of road safety.

5 No development shall commence until such time as the applicant has submitted to and had approved in writing by the Local Planning Authority details of surface water drainage arrangements which incorporate a suitable outfall to the Drainage Board drain to the north of the site.

Reason: To ensure a satisfactory development and prevent flooding of adjoining and end property.

6 No development shall take place until the applicant has submitted an archaeological mitigation strategy which has been approved in writing by the Local Planning Authority. The development shall thereafter be carried out in accordance with the approved strategy.

Reason: To safeguard the archaeological importance of the site.

7 If main sewage facilities are not available, the applicant shall provide a package treatment plant in accordance with details to be submitted to and approved in writing by the Local Planning Authority.

Reason: In the interests of the amenities of the locality to ensure satisfactory drainage.

The determined plans are:
Location Plan received 12 April 2000.

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The permitted development will require the provision of a new vehicular access crossing. Applicants are requested to contact the Local Highway Authority's Divisional Office at Pode Hole - (Tel: 01775 769091) prior to the commencement of any works within the public highway.

The applicant is advised that the final development should pay regard to the rural nature of the locality in terms of density and disposition of dwellings etc. In this respect single storey dwellings would be most appropriate.

Director of Customer Services

23 JAN 2002 H14/0463/00

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.

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Town and Country Planning Act etc

DRAFT PERMISSION

Reference H14/0463/00 Received: 12-APR-00 Type: OUTLINE

Name: M J R Nell Esq
126 Pinchbeck Road
Spalding
Lincolnshire
PE11 1QN

Agent: R Longstaff & Co
5 New Road
Spalding
Lincs
PE11 1BS

Description: Residential development to the frontage.

Location : Land to north of Milestone Lane Pinchbeck
Nr. Spalding Lincolnshire

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

1 Application for approval of reserved matters must be made not later than three years beginning with the date of this permission, and the development must be begun not later than whichever is the later of the following dates:
(a) the expiration of five years from the date of this permission,
(b) the expiration of two years from the final approval of reserved matters or in the case of approval on different dates, the final approval of the last such matter to be approved.

Reason: As required by Section 92 of the Town and Country Planning Act 1990.

2 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.

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Reason: To avoid obstruction of the public highway by vehicles making deliveries to this site.

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Reason: To ensure a satisfactory development and prevent flooding of adjoining and end property.

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X SNI Determined Plans? — Locality plan. Rec'd. 12/4/00.

Director of Customer Services
22 JAN 2002

H14/0463/00

SM 22/1

DZ 23/1