

Town and Country Planning Act 1990

Planning Permission

Reference: H14/0467/96

Received: 12-JUN-96 Type: FULL

Name: E J Sanders
The Old Garage
Dozens Bank
West Pinchbeck
Spalding Lincs

Agent: E J Sanders
The Old Garage
Dozens Bank
West Pinchbeck
Spalding Lincs

Description: Change of use to retail

Location : The Old Garage, Dozens Bank West 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 No convenience goods shall be sold from the site.

Reason: To prevent the use becoming an unrestricted retail use which would attract extra car borne visitors to the detriment of highway safety.

- 3 Within a period of 1 month from the date of this planning permission a plan shall be submitted to and approved in writing by the Local Planning Authority showing an area of car parking for at least 8 cars located at the rear of the buildings. Such area shall be clearly marked on the ground in accordance with the approved details and be available for use within a period of two months from the date of this permission and thereafter be kept available for use. In addition, a plan shall be submitted showing the position, size and wording of signs directing visitors to the car park and the signs shall be erected before the car park is laid out.

Reason: In the interests of highway safety.

- 4 The front forecourt shall be used for the display of goods only.

Reason: In the interests of highway safety.

This planning permission is for change of use only and does not authorise any building operations or external changes which may require the further submissions of planning applications.

For the avoidance of doubt the applicant is advised that convenience goods are those goods, such as food, newspapers and drinks which tend to be purchased regularly and which convenience of purchase is therefore important.

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.

Director of Housing and Planning Services
15-OCT-96 H14/0467/96

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.

Town and Country Planning Act etc

DRAFT PERMISSION

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The Old Garage
Dozens Bank
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Agent: E J Sanders
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West Pinchbeck
Spalding Lincs

Description: Change of use to retail

Location : The Old Garage, Dozens Bank West Pinchbeck
Spalding Lincs

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

- 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 No convenience goods ~~(which are goods such as food, newspapers and drinks, which tend to be purchased regularly and which convenience of purchase is therefore important)~~ shall be sold from the site.

Reason: To prevent the use becoming an unrestricted retail use which
✓ would attract extra car ~~borne~~ visitors to the detriment of
highway safety.

- 3 Within a period of 1 month from the date of this planning permission a plan shall be submitted to and approved in writing by the Local Planning Authority showing an area of car parking for at least 8 cars located at the rear of the buildings*. In addition, a plan shall be submitted
✓ showing the position, size and wording of signs directing visitors to the car park, and the

signs shall be erected before the car park is laid out.
Reason: In the interests of highway safety. ** Such area shall be clearly marked on the ground in accordance with the ground details, and be available for use within a period of 1 month from the date of this permission and thereafter be kept available for use.*

- 4 The front forecourt shall be used for the display of goods only.

Reason: In the interests of highway safety.

This planning permission is for change of use only and does not authorise any building operations or external changes which may require the further submissions of planning applications.

Note for the avoidance of doubt the applicant is advised that
convenience goods are those goods, such as food, newspapers
and drinks which tend to be purchased regularly and which
convenience of purchase is of some importance.

11-OCT-96

Checked 11/10

Authorised to issue (inc Delegation)..... 14/10

~~SN 5 ?~~

SN 12 ?