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FILE COPY

Town and Country Planning Act 1990 Planning Permission

Reference: H14-0495-15 Received: 29th May 2015

Type: FULL

Name: Mr A Lefevre
Sycamore Cottage
Bourne Road
West Pinchbeck
Spalding
Lincolnshire
PE11 3NQ

Agent: Remway Design Ltd
Treetops
The Raceground
Spalding
Lincolnshire
PE11 3AP

Description: Two storey side and rear extension, single storey rear extension and detached double garage.

Location : SYCAMORE COTTAGE BOURNE ROAD
WEST 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 three years beginning with the date of this permission.

Reason: As required by Section 91 of the Town and Country Planning Act 1990 as amended by the Planning and Compulsory Purchase Act 2004.

- 2 The development hereby permitted shall be carried out in accordance with the following approved plans:
Dwg. nos. 2522-001, 2522-002, 2522-003, 2522-004, 2522-005, 2522-006B, 2522-007B, 2522-008A, 2522-009B, 2522-010B and 2522-011C.

Reason: For the avoidance of doubt and in the interests of proper planning.

- 3 The walls to be rendered shall be smooth rendered and painted a final colour which shall be white or off-white, and thereafter so maintained. Such rendering and approved final colouring shall be completed within one month of the development hereby permitted being first brought into use.

Reason: To ensure that the Local Planning Authority retains control over the external materials

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of construction and final colour of the development in the interests of the character and appearance of the development and the visual amenity of the area in which it is set.
This Condition is imposed in accordance with Policy SG14 of the South Holland Local Plan 2006.

- 4 The roof tiles utilised in carrying out the development hereby permitted shall match as closely as possible those of the principal existing building on the site.

Reason: In the interests of the architectural and visual integrity of the overall development and the visual amenity of the area in which it is set.

This Condition is imposed in accordance with Policy SG20 of the South Holland Local Plan 2006.

The Local Planning Authority has acted positively and proactively in determining this application by assessing the application against all material considerations, including national guidance, planning policies and representations that have been received during the public consultation exercise and subsequently determining to grant planning permission within the statutory timeframe in accordance with the presumption in favour of sustainable development, as set out within the National Planning Policy Framework.

Copies of all documentation submitted in connection with this application can be viewed online at www.sholland.gov.uk/doitonline/plandev/plansearch.aspx.



Paul Jackson
Planning Manager

13th July 2015

H14-0495-15

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.