APPLICATION NO. : H14.0663.92

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BRIAN [illegible]H Dip TP MRTPI
Director [illegible]lanning & Building Control Services
Planning & Building Control Department,
Council Offices,
Priory Road, Spalding,
Lincolnshire. PE11 2XE

Telephone: (0775) 761161
Fax: (0775) 710772

SOUTH HOLLAND DISTRICT COUNCIL

Application no: H14/0663/92

Applicant: Mr C Flatters
Glenside North
West Pinchbeck
Spalding
Lincs PE11 3NJ

Agent: Mr C Flatters
Glenside North
West Pinchbeck
Spalding
Lincs PE11 3NJ

Description: Erection of house

Location: Glenside North
West Pinchbeck
Spalding
Lincs

Type: OUTLINE

Date received: 10-AUG-92

01-JUL-93

Dear Sir/Madam

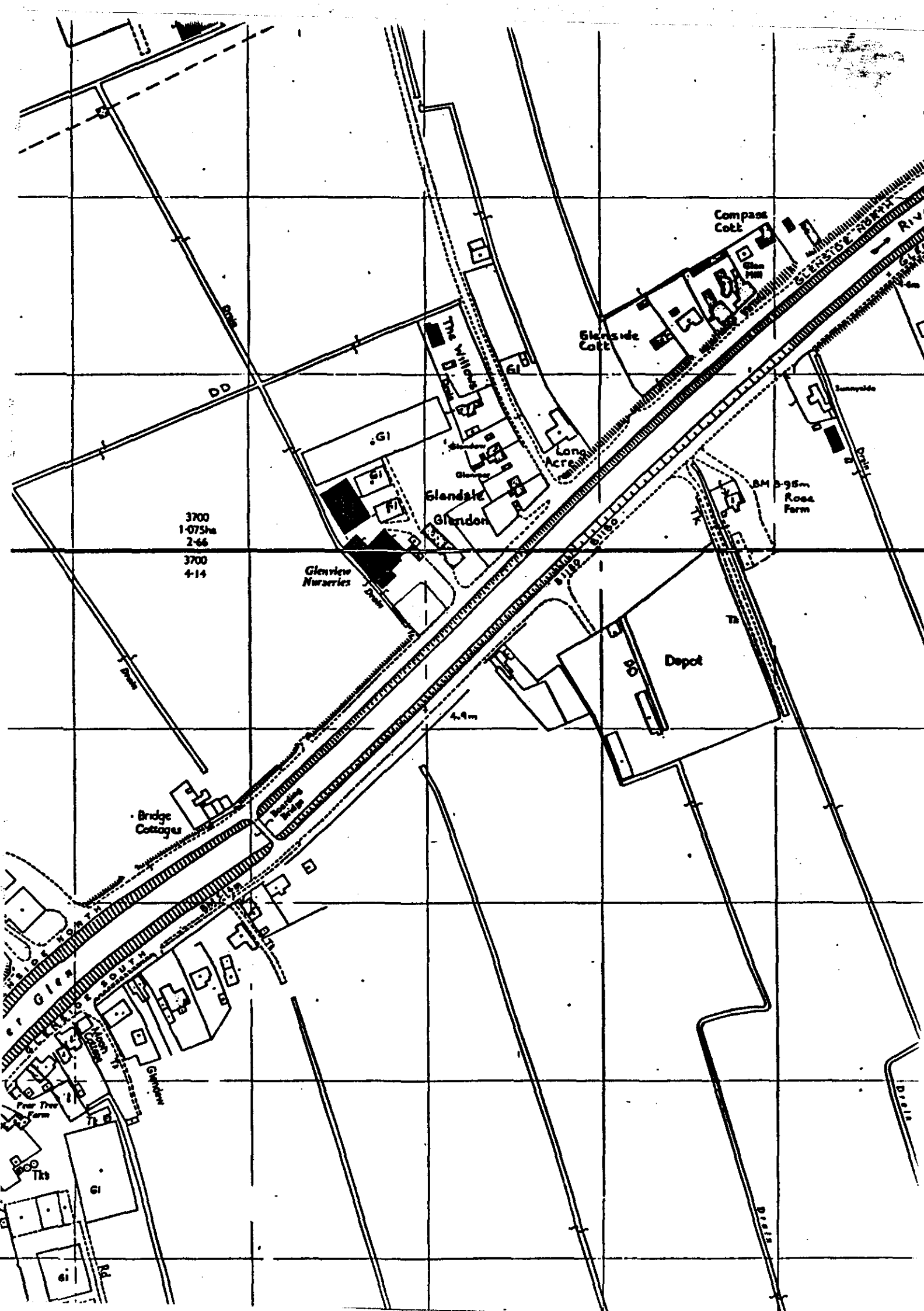
TOWN AND COUNTRY PLANNING ACT 1990

ACKNOWLEDGEMENT OF WITHDRAWAL

Following your withdrawal of the above application, I confirm that no further action will be taken.

Yours faithfully

Director of Planning and Building Control Services



Compass Cott
Glen Mill
GLENSIDE NORTH
Glenside Cott
The Willows
Gl
DD
Drain
Long Acre
Glendale
Glendon
Glenview Nurseries
3700
1·075ha
2·66
3700
4·14
BM 3·95m
Rose Farm
Sunnyside
Depot
4·9m
Bridge Cottages
Boarding Bridge
GLENSIDE SOUTH
Glendow
Pear Tree Farm
Tks
Rd

FOUR COPIES REQUIRED

PLANNING APPLICATION

For office use only

Application No. H14/0663/92

Date Registered 17 JUN 1992

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

CLIVE FLATTERS
GLEN SIDE NORTH
WEST PINCHBECK
SPALDING
LINCS PE11 3NJ

Tel. No. 0775 87 287

NAME AND ADDRESS OF AGENT
(if form completed by agent)

OFFICE COPY

Tel. No.
(Personal contact name)

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

GLEN-SIDE NORTH
WEST PINCHBECK

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

ONE HOUSE (see Photo of Scale Model)

Please complete

I attach * Four copies of all plans
*an ownership certificate (see back page)
*a fee of ..... If you consider no fee is payable include a written explanation instead.

Signed ..... Date 17 June 92

Previous application No: H14/0094/92

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 [ ] → **Now complete Parts 3, 4 and 5 and an Ownership Certificate**

or This is an **outline** application [✓]

Please state Site Area 460 ~~(Hectares)~~ SQ METERS

Please tick **any** box where you are including details which you wish to be considered as part of this application.

Siting [ ] Design [ ] External Appearance [✓] Artists View

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

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).

PURCHASER.

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 ..... (Applicant/Agent) Date 17-6-92

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 ..... Applicant/Agent) Date .....

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~~: M. A. FLATTERS. OWNER State Date notice served: 23.6.92

Signed ..... (Applicant/Agent) Date 23-6-92.

NOTICE UNDER SECTION 27 OF TOWN AND COUNTRY PLANNING ACT 1971

TO BE COMPLETED BY APPLICANT OR HIS AGENT

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 17 June 92

OWNERSHIP CERTIFICATES

PLEASE COMPLETE ALL THREE SECTIONS.

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).

Purchaser

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.**
(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 ..... (Applicant / Agent) Date .....

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.
Owner's Name:
Address of owner at which notice was served:
M.A. & J.B. FLATTERS
GLENSIDE NORTH
WEST PINCHBECK
SPALDING

State Date notice served: ~~8~~ Aug 92

Signed X ..... (Applicant / Agent) Date 8/Aug/92

3. **AGRICULTURAL HOLDINGS CERTIFICATE**

If the land is not in agricultural use complete Certificate 1.
If the land is agricultural, but farmed by the owner and there is no agricultural tenant, complete Certificate 1.
If the site does relate to an agricultural holding, you must give notice to the tenant, and complete Certificate 2. 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 X ..... (Applicant / Agent) Date 8/Aug/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.
Tenant's Name:
Address of tenant at which notice was served:

State Date notice served:

Signed ..... (Applicant / Agent) Date .....

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: ONE

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

B. Please state size of any new structure:- (a) max. height: metres
(b) max. length: metres
(c) max. width: metres

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

D. Please state type and colour of roofing materials. Pan tiles

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

5. GENERAL INFORMATION Please complete each section

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

ACCESS TO ROADS (VEHICULAR AND PEDESTRIAN) Please tick **one** box

A. 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: GLENSIDE NORTH
Will there be –
Individual access(es) ✓
New estate road

C. What provision will be made for garages or parking within the site? Driveway & Garage

TREES Please tick **one** box

A. 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: Soakaways

B. For estate developments, please state how highway surface water will be disposed of: see South Holland Application No 2-3

C. Please state whether a land drain will be affected YES

D. Foul sewerage will be disposed of to:

Mains sewer ☐ Cesspool ☐ Septic tank ✓ See Percolation Test Results.

OTHER MATTERS Please complete

	State Yes or No	
The proposal is in connection with agriculture	YES	→ If so, **please give details in Part 6**
The proposal affects a listed building	NO	
The proposal affects a public footpath	NO	
The proposal is known to affect contaminated or filled land	NO	
The proposal is for industrial, warehousing, offices or shopping purposes	NO	→ 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.: H14/0094/92

6. ANY OTHER INFORMATION Please add any details you wish in support of your application.

Continue on separate sheet if necessary. See Report from Russel Coad & Co

APPLICATION ASSESSMENT

Notes for Case Officer

Site Notes: Accuracy | Neighbours | Other

Boundaries | Site Features

Inspected by: PJG
date: 14-7.

Case Officer Conclusions (issues)

Site next to ag. field with trees on boundary. Fathers dwelling close by. Yard to rear. Assorted varieties of trees to East Site lower than road

Case Officer Recommendations (summary) GRANT REFUSE
(details overleaf)

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 ----

(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)
- Other info. viz:
- Signed .....

Yes ----

ANY ONE OF ABOVE

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

Delegation confirmed by Senior Officer
.....

Recommendation/draft report produced.....

F U R T H E R I N F O R M A T I O N / C O N S U L T A T I O N S

APPLICATION REF:

DIRECTIONS

Art 7 (Outlines)

RM Checklist:

	Siting	Design	Ext App	Access	Lands
Previous					
Current					
Required					

Reg 4 ✓ Scale drawing ..... Highway S/W ..... Agric appraisal .....

[Indicate if other Regs]

Precise details, for non-standard direction: See note

PSM 25-4-92 D2 28/6

CONSULTATION/PUBLICITY REQUIRED Can we accept repeat as unbiased

Publicity : General
Departure
Setting of LB Viz

Residents (Postal):

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 :

R E V A L I D A T I O N A F T E R D I R E C T I O N

Information satisfactory/~~unsatisfactory~~ Signed .....

Further direction: Precise details

Amended description:

Reconsultations required
Parish Council
Ward Members
Residents
Advertise
Other

None

New valid date .....

Re-Registered .....
Ack/Reception .....

ADMIN RECORD SHEET

INITIAL

Submitted Fee £ NIL

Receipt Issued ..... No. .....

Date First Received 17 JUN 1992

REGISTRATION

REFERENCE H14/0663/92

Cross-Ref N/A

Date 18/6/92

VALIDATION Date 17/6/92

Type OUTLINE Earliest permission date (Cert B) .....

Site area 0.06 No. of dwellings 1 Floorspace .....

New build/site enlargement/redevelopment/change of use/extension/alteration

Earlier permission ref .....

RM:-	Siting	Design	Ext app	Access	Lands
Previous					
Current					

Description

Technical: Certificate ☐ Site plans ☐ Description ☐ Accuracy ☐ Incomplete form ☐

S65 Advert required ☐ Expiry date .....

Fees: Nil fee - previous app ☑ Ref H14/0094/92
- type ☐
Discounted fee ☐ Reason .....

Correct fee £ NIL Additional £ ..... Receipt no. .....

Refund £ ..... Issued .....

CONSTRAINTS Date 24.8

Index Sheets 162 OS Nos ..... Grid Ref 5 [illegible] 3 [illegible]

Ward N Parish PIBECK

Inside IBD NO Inside LP Area NO

TR Rural ☑ TR Bypass ☑ Level crossing ☑ Footpath ☐ CA ☑ LB ☑ TPO ☐ Other: Grade

Linked to site.....Ref. 626 Linked to property.....Ref.....

Planning Records: Earlier apps 0094/92

B Reg Records: Already submitted Ref..... Requested .....

Inputs completed.....

Russell Cooke and Company

Consultants, Advisors
& Assessors in
Agriculture & Horticulture

14 BELGRAVE ROAD
SPALDING
LINCS. PE11 2UZ
TEL: SPALDING (0775) 724589
FAX NO: (0775) 711595
CAR PHONE: (0860) 629515

A
Report and Proposal
assessed from a visit to
the Holding of
Messrs. M. A. Flatters,
Glenside Nurseries North,
West Pinchbeck,
Spalding,
Lincolnshire.

Presented by:-

Russell Cooke and Company
Agricultural and Horticultural
Advisors and Crop Valuers,
14 Belgrave Road,
Spalding,
Lincolnshire. PE11 2UZ

INSTRUCTIONS

Russell Cooke and Company are instructed to inspect and comment on the Holding of Mr. M. A. Flatters, Glenside Nursery North, West Pinchbeck, Spalding Lincolnshire.

We are instructed by Mr. C. Flatters, Son of Mr. M. A. Flatters, of the same address.

THE PROPOSAL

Mr. C. Flatters wishes to build a house and requires planning permission on a piece of land, part of Mr. M.A. Flatters' Holding. This piece of land is not used for growing and will not affect the income of the Nursery.

Mr. Flatters requires the house in order that he may live on the Nursery separately from his parents but be available to maintain requirements as needed in glasshouse and growing, especially at weekends etc.

Mr. Flatters, Senior, is now 63 years old and is expecting to retire at the age of 65. He wishes to reside in his present house without the responsibility of operating the requirements of the glass such as venting, watering, produce loading etc.

Mr. Flatters, Junior, will take over the running of the Holding which will provide him with an income, maintaining the Holding and providing his parents with a house and small income.

MR. C. FLATTERS' CAPABILITIES AND INTENTIONS

Mr. C. Flatters, now aged 25 years, has 8 years experience in horticultural work. He also has an engineering workshop on the premises where he maintains equipment in the industry. He also contracts to work for other growers in order to supplement his income.
At the moment the Nursery grows cut flowers such as Sweet Williams, Larkspur and others. The glass produces Autumn Chrysanthemums followed by forced bulb flowers. Their intention is to enter the bedding plant market in the following year and from our inspection we would expect them to make a moderate income supplemented by Mr. C. Flatters' outside and contract work.

COMMENTS/OPINION

From our visit it is clear that if the Holding is to be maintained and an income derived from it Mr. C. Flatters is required to live on the premises and if Mr. Flatters Senior is to retire and be able to live in his present house he will require considerable help in maintaining the Holding. The Nursery is not modernised therefore it requires a considerable amount of "hands on" capabilities but has the basis of a moderate income especially if it is backed by some outside income.

Details of a growing programme and returns could be supplied if required for the future cropping of the Holding.

Russell Cooke and Company
June 1992

(1) . . .

First I will give my Reason's for using The Service's of Mr Russell Cooke and Company, as the independent adviser Instead of A.D.A.S.

OFFICE COPY

After Consultaion with Mr. P. Udy of this planing office back in early May. I disscused the matter of using Mr Russell Cooke's Services. Mr. P. Udy Said that as long as Mr Russell Cooke and Company was an independent adviser, and not tied to another company or interested Parties, then I was pefectly entiteld to use ~~his~~ him instead of A.D.A.S.

Secondly, as I pointed out to Mr. P. Udy My father and I have never in the past had Satisfactory service from A.D.A.S., On

I have lived in the South holland District all my life, 14 years at Glenside West Pinchbeck and wish to stay here, and my work is in this area. I wish to build a house on my fathers nursery as he is getting ready for retiament, and I find myself doing more and more of the work. I also do All of the repaire and Service work on the nursery. I also run The nursery when my parents are away. I am also now involed in growing Specalist Salad crops on Some of the open land.

These crops are for the catoring trade, and they need detailed attention during growing and especaily in storage. As I have to releas them in small weekly amounts I also Run the workshop on the nursery, which contains a lot of small but expensive tools. I have just spent time and money on Secqurity, as not long ago I had a £1500 trailor Stolen.

I have been Active in dad's Horticultural Business for Several years + 8yrs on the Contracting side. Small Business Require long hours and Constont Attention, with my Existing Small Contracting Business & the Nursery there is Sufficient Income for Both Father and Myself, It would be difficult if not impossible to run The Business living off site as this would make it financially non-viable.

The proposed house witch I wish to bidd is not just for me, as my fiancè and I have been Courting for over,

2½ years and we got engaged last Summer. No date has been set for a marriage, but things will take there course.

The plot itself already has mains water and meter on site, and I have done 4 percalation test's to see if the site is fit for a septic tank. I also planted lots of tree's around this site (and nursery) 14 years ago and some of them are getting well establis

Reason For No Fee

After a Consultaion with Mr. P. Udy of this planing office in early May, When a number of points where raised and disscused, The mater of a fee for applying again was mentioned, and been as my earlya application this year was put on a differd basie's, there could be a chance that my second application might be a "free go", although Mr. P. Udy was not to sharw about this, as application fee's and charge's was not his department, he said it was worth a try,

and if I was not entiteled to a free go, then Some-one would be in touch in due-Course.

OFFICE COPY

SOUTH HO[illegible] D.C.
PL[illegible]
17 JUN 1992
H14/0663/92

Pinchbeck West
Area

OFFICE COPY

BRIAN [illegible] **H** 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

SOUTH HOLLAND DISTRICT COUNCIL

Application no: H14/0663/92

Type: OUTLINE

Applicant: Mr C Flatters
Tel: 0775 87 287

Agent: Mr C Flatters
0775 87 287

Description: Erection of house

Location: Glenside North
West Pinchbeck
Spalding
Lincs

Valid date: ~~23-JUN-92~~ 10-8-92
Target dates:
To case officer 28-JUN-92
Inspected by 03-JUL-92
Extra contacts 08-JUL-92
Report if not clear by 28-JUL-92

Terminal date: ~~18-AUG-92~~ 5-10-92
Target Committee: ~~05-AUG-92~~ 15-9-92
Report deadline: 22-JUL-92

Case Officer:
P J UDY

DEVELOPMENT/CONSTRAINTS

Size: .06 HA
Category: Newbuild
Listed building:
Conservation Area:

CONSULTATIONS CARRIED OUT

		Sent	Expiry	
Clerk to Pinchbeck P	0775 723838	25-JUN-92	09-JUL-92	App
Cllr B Chappell	0775 87 381	25-JUN-92	09-JUL-92	

L.C.C - OBS Attached to CS 25/6/92

SITE DETAILS

Grid ref: 520500 332490
OS Sheets: 162

Parcel:

APPLICATION REFERENCE: H14/0663/92 DATE RECEIVED: 10-AUG-92

TYPE: Outline

DESCRIPTION: Erection of house

LOCATION: Glenside North, West Pinchbeck.

APPLICANT: Mr C Flatters AGENT:

REASON FOR COMMITTEE CONSIDERATION

Applicant no longer wishes to proceed with proposal which has been authorised by the Planning Committee.

RECOMMENDATION

That the application be non-determined.

COMMENTS

1 The applicant received planning permission at the Planning Committee of the 15 September 1992 subject to him entering into a Section 106 Planning Obligation to tie the dwelling to the holding.

2 The applicant has recently written to the Director of Administration stating that he no longer wishes to proceed with the proposal.

TREAT AS W/D

NEED NOT GO TO CTTEE.

1/9

SOUTH HOLLAND DISTRICT COUNCIL

MEMORANDUM

FROM: Director of Administration

TO: Director of Planning and Building Control Services

REF: PC/KS/PL.638

YOUR REF: GS/JJ

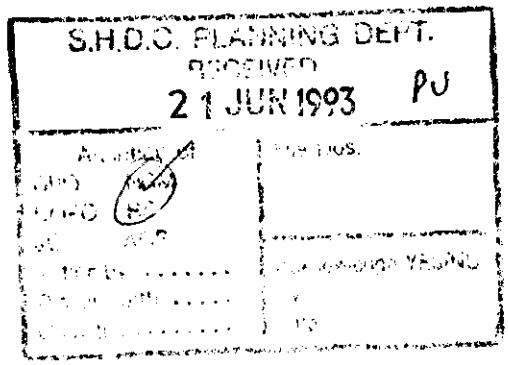
Date: 18th June, 1993

SUBJECT: PLANNING APPLICATION H14/0663/92: ERECTION OF HOUSE, GLENSIDE NORTH, WEST PINCHBECK

Further to your memorandum of 1st October 1992, Mr Flatters has now advised that he does not wish to proceed with this planning application (see attached letter).

It would therefore seem appropriate to refer this application to Planning Committee for non-determination.

Director of Administration



SOUTH HOLLAND DISTRICT COUNCIL

DIRECTOR OF ADMINISTRATION

R COLE DMA

Mr. C. Flatters
Glenside North
WEST PINCHBECK
Spalding, Lincs.
PE11 3NJ

S. HOLLAND DC – SECRETARYS DEPT.
RECEIVED
14 JUN 1993
PASSED TO | FILE No. | INITIALS

Your Contact: P. Cleghorn

Our Ref: PC/LDS/PL.638

Your Ref:

Date: 7th June 1993

Dear Sir,

PLANNING APPLICATION H14/0662/92
LAND AT GLENSIDE NORTH, WEST PINCHBECK

Further to my letter of 8th March 1993, I write to ask if you now wish to proceed.

Yours faithfully,

R. Cole
Director of Administration

N° I do not wish to proceed with H14/0662/92, As I have just brought a propaty with land.

yours faithfully

Director of Administration
Council Offices,
Priory Road,
Spalding,
Lincolnshire. PE11 2XE

Telephone: (0775) 761161
Fax: (0775) 711253

attention With reference to my planing application H14/0663/92, it is drawn to my ~~attion~~ that Imust sign a letter stating my agremeent to enter into a 106 Agricultural Habitation Clause.

I do this, but I voice my disaproval of this 106.

Firstly, Im not to keen on having a 106 on the deds to my propaty.

Secondly, I have disscoverd that a106 makes it somewhot dificult to obtain a morgauge or bank loan, this could become a problem in years to come , I.E. I have two other brothers, but thay are not involved in the nur sery.

C FLATTERS

SOUTH HOLLAND DISTRICT COUNCIL

MEMORANDUM

From: G Smith
Planning and Building
Control Services

To: J Berridge
Administration Dept.

Our Ref: GS/JJ H14/0663/92

Your Ref:

Date: 01 Oct 1992

H14/0663/92 - MR C FLATTERS - PLANNING OBLIGATION
ERECTION OF HOUSE, GLENSIDE NORTH, WEST PINCHBECK.

With reference to the above it was resolved at the Planning Committee on 15th September 1992 that the above be authorised subject to the applicants first entering into a Planning Obligation under the provisions of Section 106.

The Agreement would be to ensure that the proposed dwellings remains tied to the farm unit of which it will form an integral part.

In order that you may prepare the necessary documentation please find enclosed:-

a) Six 1:2500 indicating the curtilage of the site, the subject of the agreement edged red, with the farm unit edged blue.

b) A copy of the planning application form.

Confirmation that the applicant is willing to enter into such an Agreement ~~will be forwarded when~~ has now been received.

G Smith
Technical Assistant

PLANNING COMMITTEE - 15th September, 1992

660. PLANNING APPLICATIONS (Continued)

(c) **Applications Deferred** (continued)

Plan No. and Applicant		Proposal
H16/0622/92 Mr R Turner	O.A.	Residential development at Fen End Lane, Spalding.

(To enable the Plans Sub-Committee to consider the proposal in greater detail, following which the application be referred back to this Committee for determination.)

(Councillor M.C. White requested that his abstention from voting be recorded.)

H16/0661/92 Mr R Turner	Condition Compliance - details of access barriers, multi lingual signs, screening and landscaping at Brooks Farm, Barrier Bank, Cowbit.

(To enable the Plans Sub-Committee to consider the proposal in greater detail, following which the application be referred back to this Committee for determination.)

(Councillor M.C. White requested that his abstention from voting be recorded.)

H16/0650/92 Mr R Turner	Chill store and packhouse at Brooks Farm, Barrier Bank, Cowbit.

(To enable the Plans Sub-Committee to consider the proposal in greater detail, following which the application be referred back to this Committee for consideration.)

(Councillor M.C. White requested that his abstention from voting be recorded.)

H16/0850/91 Mr R Turner	Free standing signboard at Brooks Farm, access onto Barrier Bank, Cowbit.

(To enable the Plans Sub-Committee to consider the proposal in greater detail, following which the application be referred back to this Committee for determination.)

(Councillor M.C. White requested that his abstention from voting be recorded.)

(d) **Application approved subject to Planning Obligation**

Subject to the applicants first entering into a Planning Obligation under the provisions of Section 106 of the Town and Country Planning Act 1990 to ensure that the proposed dwelling remains tied to the farm unit of which it will form an integral part, the Director of Planning and Building Control Services be authorised to grant planning permission for the undermentioned development in accordance with his recommendation as amended where indicated:-

H14/0663/92 Mr C Flatters	O.A.	One house at Glenside North, West Pinchbeck.

(Subject to the deletion of recommendation (ii).)

(Councillor B. Chappell left the meeting following consideration of this application.)

APPLICATION REFERENCE: H14/0663/92 DATE RECEIVED: 10 August 1992

APPLICANT: Mr C Flatters
Glenside North
West Pinchbeck
Spalding
Lincolnshire

AGENT:

SOUTH HOLLAND DISTRICT COUNCIL
REPORT TO PLANNING COMMITTEE
Date 15 SEP 1992

TYPE: Outline

DESCRIPTION: Erection of house

LOCATION: Glenside North, West Pinchbeck, Spalding, Lincolnshire

Parish Council: Recommend approval.

County Highways: Request conditions.

Information from Applicant: (Summarised)

- Nursery comprises 4 acres - $\frac{3}{4}$ acre under glass, 2¼ acres cultivated, remainder sheds, storage and existing house.
- Self employed for last 9 years, assists a

nursery and also operates contracting business with workshop on nursery holding where carries out maintenance work on agricultural equipment.
- Factual information supplied illustrates range and comparative scale of cropping both arable and protected over 1991/92 and current 1992/93 seasons.
- Present staffing are parents and applicant; future staffing levels likely to stay the same but with applicants's parents having a reduced imput.

Information from Agricultural Adviser:
- Applicant wishes to build house on father's holding, site not used for growing and will not affect income of nursery.
- House required so can live on holding separately from parents and maintain requirements as needed in glasshouse.
- Mr Flatters Senior expecting to retire at 65, currently 63. Wishes to reside in present house without responsibility of operating the holding. Mr Flatters Junior applicant will take over.
- Applicant has 9 years experience, has workshop where he maintains equipment in the industry, also contracts to work for other growers.
- Intends to enter bedding plant market which will make moderate income supplemented by outside and contract work.
- If holding to be maintained and an income derived applicant required to live on site, if father to retire and able to live in his present house he will require considerable help in maintaining the holding.
- Nursery not modernised and needs considerable amount of "hands on" capabilities, but has the basis of a moderate income especially if it is backed by some outside income.

PLANNING POLICIES/DOE ADVICE
Lincolnshire County Council Structure Plan Policy 6A and 7A.
Planning Policy Guidance Note 7 - The Countryside and The Rural Economy (Paragraph E17).

PREVIOUS DECISIONS
H14/0094/92 - Erection of dwelling - Refused permission (circumstances did not justify permission contrary to planning policy)

PLANNING ISSUES
1 The site is outside the IBD for Pinchbeck. The proposal is for an agricultural dwelling and the applicant has provided a lot of information about the business and holding. He has also submitted a report from an Agricultural and Horticultural Consultant instead of an ADAS report.
2 The information received confirms that the holding is an established family run nursery, in which the applicant has been involved. The applicant's father is due to retire in 2 years time and at this time the applicant will be more responsible for the business.

3 The main issue is what the business requires and it is clear that it is necessary for someone to live on the holding. Consequently, if planning permission is granted for an additional dwelling it should be tied to the holding by a planning obligation and be subject to an Agricultural Habitation Condition.

4 The applicant's parents live on the holding in a house which has unrestricted occupancy but clearly forms part of the holding. Government advice in Planning Policy Guidance Note 7 states:

> "When granting permission for a new agricultural dwelling, Local Planning Authorities should be aware of the scope for imposing an occupancy condition not only on the dwelling itself, but also on any existing dwellings on the unit which are under the control of the applicant and do not have occupancy conditions and need at the time of the application to be used in connection with the farm. This should help to protect the countryside against the risk of pressure for new houses ...".

5 The applicant's parents are still active in the holding and even after "retirement" will in my view continue to have some involvement in the nursery. This is seen to be the beginning of evolvement from one generation to the next in the running of the nursery. It is, therefore, considered in the light of the above government advice that an agricultural habitation condition should be placed on the existing dwelling.

RECOMMENDATION - Subject to the applicant:

(i) Agreeing to enter into a Section 106 planning obligation to tie the new dwelling to the holding, and

(ii) The applicant's parents agreeing to an Agricultural Habitation restriction being placed on the existing dwelling.

the Director of Planning and Building Control Services be authorised to grant planning permission, subject to the following conditions:

1 SC8 - (details).
2 SC27 - (implementation of planting).
3 SC39 - (Agricultural habitation) ... amended.
4 B21 - (turning space).
5 B3 - (siting of access) ... western ... Glenside North.
6 B14 - (gradient of access) ... 1:12 ... 6 metres ... 1:10.

Reasons

1 Standard.
2 Standard.
3 Standard.
4 B21.
5 B6.

SOUTH HOLLAND DISTRICT COUNCIL

PLANNING & BUILDING CONTROL DEPARTMENT

BRIAN SMITH
Dip TP MRTPI
Director of Planning and Building Control Services

Your Contact: P J Udy

Our Ref: PJU/WL/H14/0663/92

Your Ref:

Date: 30th July 1992

Mr C Flatters
Glenside North
West Pinchbeck
Spalding
Lincs
PE11 3NJ

Dear Mr Flatters,

House at Glenside North, West Pinchbeck

Further to your letter which was received on 22nd July 1992 it does appear the ownership certificate has been incorrectly completed.

I enclose an ownership certificate and would be grateful if you would fill it in as follows.

Box 1 'Applicants Interest' Purchaser

Box 2 'Ownership Certificate' Sign and date certificate B and insert the names and address of your mother and father as owners. Also state the date this notice was given.

Box 3 'Agricultural Holdings Certificate' sign and date certificate 1.

'Notice under Section 27 of the Town and Country Planning Act 1971.'

Please fill in the gaps on this as necessary and give this notice to your mother and father as owners. The date this is done is the date requested for Box 2 certificate B above.

I hope this is clear but should you have any problems please contact my planning assistant Mr Udy.

Yours sincerely,

P.P. N R Midlen
Principal Planning Officer
Development Control

Enc.

Planning & Building
Control Department
Council Offices,
Priory Road,
Spalding,
Lincolnshire. PE11 2XE

Telephone: (0775) 761161
Fax: (0775) 710772

P J Udy

PJU/WL/H14/0663/92

Mr C Flatters
Glenside North
West Pinchbeck
Spalding
Lincs
PE11 3NJ

30th July 1992

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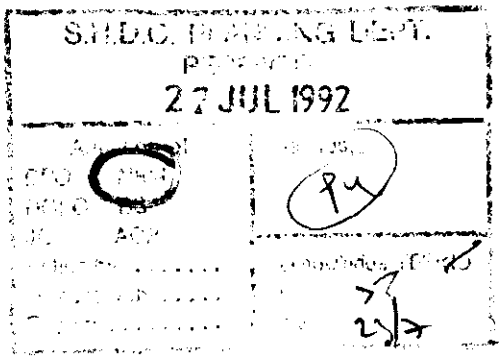
I hope this is clear but should you have any problems please contact my planning assistant Mr Udy.

Yours sincerely,

p.p. N R Midlen
Principal Planning Officer
Development Control

Enc.

replied to + certificate attached to form.



C. FLATTERS,
GLENSIDE NORTH,
WEST PINCHBECK,
SPALDING,
LINCS. PE11 3NJ.

Dear Sir

With Refferamce to your letter H114/0663/92. Regarding owner Ship of Site. The Whole Nursury is owned by My Mother & Father, Including the proposed Site. If howevery outline planning permission is granted, then I will have to buy the proposed site, (they dont intend giving it to me.).

yours faithfully

C Flatters

(1).- Details of land owned and Rente

- The nursery "GLEN-SIDE NORTH Nurseries of west Pinchbeck, is totaly owned by my mother and father, trading as.

M.A. & J.B. FLATTERS.

The Nursery is Almost 4 Acer's of which 3/4 of an Acer is under glass. About 2½ Acers is cultivated land. the rest being tacken up by sheds, - house, gardens, fuel tanks, internal roadway and storage areas between glasshouses.

I myself do not own any land but do rent land when I can rent land that enabuls me to make a good return on money outlayed in rent. for the trading year 91/92 I am not renting any outside land, I.e. land not conected - with my parrents nursery.

See also diagram of Nursery layout.

SOUTH HOLLAND D.C.
PLAN DEPT
09 JUL 1992
REF....663/92....

(2) Details of Income derived from the Holding

- AS your letter doe's not Say anywhere that "all information given will be delt with in Stricktest confidensialaty", I there for feel at no liberty to divulge information on my Income or my parents income.

I will however Say that my Parents have been in buisnes for over - 30 years and have brought a family of 3 son's up, they have paid there morgage off, always paid bills ontime and don't owe any body money, they go on holiday every year, and go out for a meal now and then, Allhow they work very hard sometimes for a living they are happy and contented with there life.

- I my Self have been Self employed for 9 years, and am classed as a Seperate buissness to my parents for tax reasons I too pay my bills on time, go out often, run two vehicals have two holidays a year, and earn equally a 5 figuare Sum, Save Some money and contribut too two pension Scemes.

- I hope this information is O.K. and that this letter is not to rude.

(3)a Details of growing programme.

This is not an easy Question to answer, as you may no as in any bussines what may be profitabul one year, may not be in future year's. Asspesaly in agriculture and horticulture at the moment, C.A.P reforms Set-a-Side. and free trade barriers in Europe.

I will try and answer the question as farely and agaratly as possible. Over the last few years the nursery has run on a low input and low cropping density program and some land left fallow.

from now on I intend to increase Inputs and cropping densitys.

Glasshouse N° 4 is the main propagation house. we grow all our cuttings and plants, except for bulbs which we buy in.

Glasshouse N° 1. the big house. I plan to fill full with chrysanth's for November cropping followed by early Sweet williams for Early April cropping followed by late Stocks for July cropping and back to chrysanth's. At present it is just chrysanth's and sweet williams. the cropping densitys are. chrysanth's 700,000 plants

Sweet williams 1,000 000 -11-

Stocks 500,000 -11-

Glasshouse N° 2. again chrysanths for early November followed by gypsofilar - Statis or larksper for May followed by anjeleca and back - to chrysanths.

Houses. 3 and 5. are for bulbs weather it be tulips, daff or lilleys will depend on price of the bulbs followed by bedding plants.

(36) The land not under glass is at present down to my onions and potatoes 3/4 Acer each - the rest is fallow. or growing weeds.

From now on there will be no fallow land and definatly no areas growing rubbish. I have already cleard rubbish - weeds - Scrap-Junk, and leveld 3 small areas for growing out side sweet williams - Statis - gypsofilar and larkspure, so as to keep the two main areas of open land for my Specalist onions and potatoes these are two crops which I have already Sold even befor planting and can fetch up to £1000 a ton depending size and Quality. the area down to out side Sweet-willam has already been increased from last years 1/4 Acer. to Almost 1/2 Acer, most of these will be trans planted into No 1 glasshouse in December.

Cropping program this year 1991/92.

Chrsanths.	450,000
Sweetwilliams	300,000
gypsofilar	1/4 Acer
larckspar	1/8 Acer
Statis	1/8 Acer
Anjeleca	1/10 Acer
Onions	1/2 Acer
Potatoes	1/2 Acer
leeks	1/4 Acer.
bit and bobs	1/4 Acer.

cropping year 1992/93

chrsanths.	850,000
sweetwilliam	1,000,000
Stocks	500,000
gypsofilar	1/4 Acer
larckspar	1/4 Acer
sweetwilliam outside	1/8 Acer
Statis	
Anjeleca	1/4 Acer
Onions	1/2 Acer
Potatoes	1/2 Acer.
beding plants	100 000
bulbs	2 ton or 200,000
gypsofilar out side	1/8 Acer

Depending on what grown.

3) As I said at the begining you don't always no what will be a profitabul crop in the future, and so it may be necersery to change cropping plans and Sceduels from time to time. I do however go and visit the city markets every year In an atempt to keep abrest of present trends and talk to the wholsale traders there on the State of markets and things.

SOUTH HOLLAND D.C.
PLAN DEPT
09 JUL 1992
REF....663/92....

(4) Details of all Staffing requirments

The present Staffing levels of this nursery, is my mother and father, and myself. Althow I do go and contract my labour skill's out, In out of Season time's.

In the past we have tacken on local part time workers, to help out when the weather has brought a crop on all at once, or when a crop, i.e. bulb's have been deliverd all at once. Althow this has only been for a short period 2 to 3 weeks at the most.

The future Staffing requirments of this nursery I predict will stay just the same as I do not plan any major development. I also still have a list of local people who can come for a week or 2 at short notice.

SOUTH HOLLAND D.C.
PLAN DEPT
09 JUL 1992
REF. 663/92

(5) Details of all building and fixed equipment.

1 Packing Shed.

60ft x 25ft. This contains the office, toilets and a 1000 cu ft cold-store, and is used for Storage, packing, vehicle parking and Second work-shop, with many benches a forge, power Saw and metal folder and fly press.

2 tractor Shed.

we park the tractor in here along with various hand tools, spades, hoe's, drill, rope, ect. also quanaties of steel.

3 main workshop.

15ft x 35ft. this houses a compresor lath. Drill Bead blaster, cleaning tank. and many tools to numerous to mention.

4. Diesel tanks.

3 x 1200 gallon tanks.

5. 12000 gallon water tank.

6 500 gallon parrafin tank.

7. Boiler house.

- this containes the Boiler for No 4 glasshouse. its also the chemical store. and water pump house.

8 1½ ton Static gantry.

9 Standby Generator.

SOUTH HOLLAND D.C.
PLAN DEPT
09 JUL 1992
REF... 663/92...

..IAN 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

FILE COPY

SOUTH HOLLAND DISTRICT COUNCIL

Application no: H14/0663/92

Applicant: Mr C Flatters
Glenside North
West Pinchbeck
Spalding
Lincs PE11 3NJ

Agent: Mr C Flatters
Glenside North
West Pinchbeck
Spalding
Lincs PE11 3NJ

Description: Erection of house

SOUTH HOLLAND D.C.
PLAN DEPT
09 JUL 1992
REF.....

Location: Glenside North
West Pinchbeck
Spalding
Lincs

Type: OUTLINE

Date received: 17-JUN-92

03-JUL-92

Dear Sir/Madam

TOWN AND COUNTRY PLANNING ACT 1990
REQUIREMENT FOR ADDITIONAL INFORMATION ETC

Your submission for the above has been received, but I regret that it cannot be dealt with as it stands.

The Council is of the opinion that the information contained in the application is insufficient to enable the Authority to determine it, and under the provisions of Regulation 4 of the Town and Country Planning (Applications) Regulations 1988, you are therefore requested to supply the following:

Details of agricultural holding as per attached.

If you have been sent a Notice of Receipt, the time limit for determining the application should be ignored as this will have to be recalculated from the date when I receive the above. If you wish to contact the department at any time, the officer dealing with the application at present is P J UDY

Yours faithfully

pp Principal Planning Officer

IAN 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

SOUTH HOLLAND DISTRICT COUNCIL

~~H14/0663/92~~

- Details of land holding viz total acreage owned/rented etc.

- Details of income derived from the holding.

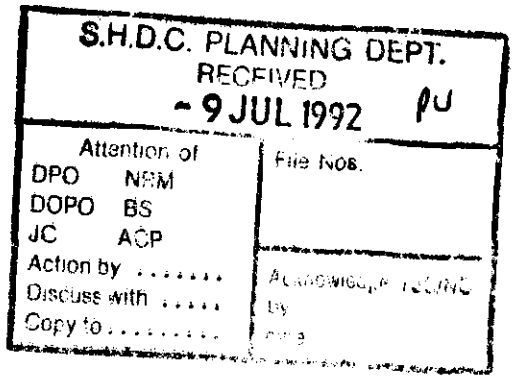
- Details of growing programme and returns regarding the future cropping of the holding.

- Details of all staff presently employed plus future staffing requirements.

- Details of all buildings and fixed equipment presently on the holding and details of any proposed new building works etc.

SOUTH HOLLAND D.C.
PLAN DEPT
09 JUL 1992
REF.....

B Smith Esq
District Planning Officer
South Holland District Council
Council Offices
Priory Road
Spalding
PE11 2XE



NRA

National Rivers Authority
Anglian Region

7 July 1992

Our ref.GT/92/1/SH/0178

Dear Sir

PLANNING APPLICATION NO. H14/0663/92
PROPOSED ERECTION OF A DWELLING AT GLENSIDE NORTH, WEST PINCHBECK, SPALDING, BY MR C. FLATTERS.

With regard to the above-mentioned application received on 26 June 1992, I would inform you that the NRA Anglian Region has the following observations to make on the proposal:

We have no further observations other than those contained in my letter dated 24 February 1992 in reply to Planning Application Number H14/0094/92 submitted by Mr C. Flatters at the site referred to in the current application.

A copy of the above letter, together with observation dated 7 February 1992 received from Black Sluice Internal Drainage Board are enclosed for your record and information purposes.

Yours faithfully

R F Morgan
Planning Engineer

VJC

ROGER HYDE
Regional General Manager

Aqua House
Harvey Street
Lincoln
LN1 1TF
Tel: 0522 513100
Fax: 0522 512927

B Smith Esq
District Planning Officer
South Holland District Council
Council Offices
Priory Road
Spalding
PE11 2XE

NRA

National Rivers Authority
Anglian Region

24 February 1992

Our ref.GT/92/1/SH/0044

Dear Sir

PLANNING APPLICATION NO. H14/0094/92
PROPOSED ERECTION OF A DWELLING AT GLENSIDE NORTH, WEST PINCHBECK, BY MR C. FLATTERS.

With regard to the above-mentioned application received on 6 February 1992, I would inform you that the NRA Anglian Region has the following observations to make on the proposal:

If there is no sewer available in the area to serve the proposed development it is likely that the Developer would install a septic tank to dispose of the foul sewage from the proposal.

The NRA would not approve the discharge of septic tank effluent direct to a watercourse.

We have no objection to the use of a septic tank(s) at this location provided that:

a) The area of land required for the soakaway has been established by means of a percolation test carried out in accordance with B.S.6297.

b) The plot size is adequate to provide the area of land required for the soakaway system as identified by the percolation test.

c) The soakaway system is not constructed within 10m of a watercourse or within 50m of a borehole or well.

d) The soakaway system is constructed as shallow as possible and will not be affected by general groundwater in the area.

The site is within an area where a proliferation of septic tanks and/or unsatisfactory drainage conditions may give rise to surface/groundwater pollution and the applicant will be issued with a Conditional Relevant Prohibition Notice identifying constraints on the proposed effluent discharge.

/contd

ROGER HYDE
Regional General Manager

Aquo House
Harvey Street
Lincoln
LN1 1TF
Tel: 0522 513100
Fax: 0522 512927

2

Our ref.GT/92/1/SH/0044

NRA

National Rivers Authority
Anglian Region

Notwithstanding the provisions of the Town and Country Planning General Development Order 1988, any oil storage tank shall be sited on an impervious base and surrounded by oil-tight bunded walls with a capacity of 110% of the storage tank, to enclose all filling, drawing and overflow pipes.

All surface water from roofs should be piped direct to a watercourse, surface water system, or shallow soakaways. Open gullies should not be installed.

For your information, we enclose a copy of a letter dated 7 February 1992, received from Black Sluice Internal Drainage Board, who were also consulted about the application.

Yours faithfully

R F Morgan
Planning Engineer

cc Mr C. Flatters
Glenside North
West Pinchbeck, Spalding

VJC

ROGER HYDE
Regional General Manager

Aqua House
Harvey Street
Lincoln
LN1 1TF
Tel: 0522 513100
Fax: 0522 512927

BLACK SLUICE INTERNAL DRAINAGE BOARD

72 CARLTON ROAD, BOSTON, LINCS. PE21 8PA

S.M. HEMMINGS, BSc. C. Eng, M.I.C.E, M.I.W.E.M.
ENGINEER TO THE BOARD

TEL. 0205 361061
FAX. 0205 360657

YOUR REF. 92/1/SH/0044 OUR REF. JMH/JA/P/P1 DATE 7 February 1992

Planning Engineer
Anglian Water - NRA
Harvey Street
LINCOLN
LN1 1TF

For the attention of G Thornalley

Dear Sir

Planning Application No H14/0094/92 - Mr C Flatters - Glenside North - West Pinchbeck

I have the following requirements with reference to the above planning application.

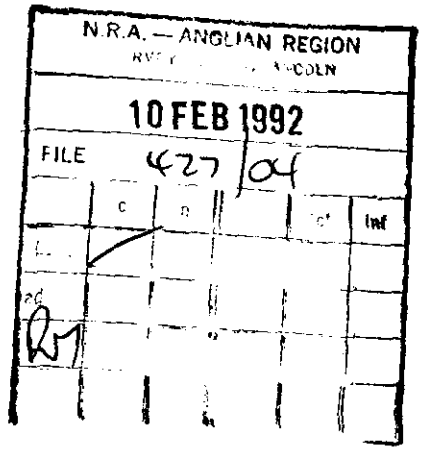
If subject to a percolation test, soakaways prove ineffective, it is recommended that the roof and site surface water should be discharged directly into the drain along the south western side of the site.

The proposed development then increases the rate of discharge into the Board's drainage system. Under the Board's Byelaws the developer shall pay the Board a development contribution.

Yours faithfully

S.M. Hemmings

Engineer to the Board



B AN 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

SOUTH HOLLAND DISTRICT COUNCIL

Application no: H14/0663/92

Applicant: Mr C Flatters
Glenside North
West Pinchbeck
Spalding
Lincs PE11 3NJ

Agent: Mr C Flatters
Glenside North
West Pinchbeck
Spalding
Lincs PE11 3NJ

Description: Erection of house

Location: Glenside North West Pinchbeck
Spalding Lincs

Type: OUTLINE

Date received: 23-JUN-92

25-JUN-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 10-JUL-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:

PJ

S.H.D.C. PLANNING DEPT.
RECEIVED
- 2 JUL 1992

Attention of
DPO NRM
DDPO BS
JC ACP
Action by .....
Discuss with .....
Copy to .....

File Nos.

Acknowledge YES/NO
by
date

BRIAN SMITH Dip TP MRTPI
Director of Planning & Building Control Services
Pl: , & Building Control Department,
Council Offices,
Priory Road, Spalding,
Lincolnshire. PE11 2XE

Telephone: (0775) 761161
Fax: (0775) 710772

SOUTH HOLLAND DISTRICT COUNCIL

Application no: H14/0663/92

Applicant: Mr C Flatters
Glenside North
West Pinchbeck
Spalding
Lincs PE11 3NJ

Agent: Mr C Flatters
Glenside North
West Pinchbeck
Spalding
Lincs PE11 3NJ

Description: Erection of house

SOUTH HOLLAND D.C.
PLAN DEPT
23 JUN 1992
REF.....

Location: Glenside North
West Pinchbeck
Spalding
Lincs

Type: OUTLINE

Date received: 17-JUN-92

19-JUN-92

Dear Sir/Madam

NOTICE THAT APPLICATION IS INVALID
Requirement for additional information, fees etc

Your submission for the above has been received, but I regret that it cannot be dealt with as it stands. Please provide the following:

✓ The enclosed certificate needs to be completed where marked.

Please return the additional copy of this letter with your reply.

If I do not hear from you within the next 14 days it will be assumed that you have no wish to continue with the application. It will then be filed away and any fee already received will be reimbursed.
If you wish to contact the department at any time, please ask for Mrs Maxwell quoting the above reference.

Yours faithfully

pp Principal Administrative Officer

LINCOLNSHIRE COUNTY COUNCIL
DEPARTMENT OF HIGHWAYS AND PLANNING

FORM NO: H/A/3B

To: South Kesteven District Council Application Reference H14/0663/92

Form of notification by the County Director of Highways and Planning for DEVELOPMENT AFFECTING HIGHWAYS

With reference to the application dated
relating to the following proposed development:

1. National Grid Reference of a central point on site

	horizontal			vertical		
	2	0	5	3	2	4

2. Address or location

Glenside Manor, West Pinchbeck

3. Name, classification and number of road

A

4. Date application referred 25 - 6 - 92

5. State whether outline, detailed application etc.

OL

6. Description of proposed development/change of use including access details

House

7. Delete as appropriate

Notice is hereby given under the provisions of article 15 of the Town and Country Planning General Development Order, 1988, that the County Council as local highway authority:—

a. ~~Does not wish to restrict the grant of permission.~~

b. (b.) Requests that any permission given by the local planning authority shall include the conditions shown overleaf.

c. ~~Requests that the local planning authority refuse the application (reason overleaf).~~

d. Requests the local planning authority to complete Form T.R. 108 para ~~10b as shown overleaf~~

V

Date: 25 - 6 - 92 Signed: [signature]
Director of Highways and Planning

~~Old Cattle market building.~~

~~Bur~~

Brian says hold fire on this whilst Russell Cook is corroborated by ADAS wrt another application with P.G.

NRM advised should be revalidated because can't really return it which other option

P J Udy

PJU/SAH
H14/0663/92

17 July 1992

Mr C Flatters
Glenside North
West Pinchbeck
Spalding
Lincs PE11 3NJ

Dear Sir

House, Glenside North, West Pinchbeck

I write to ask for some clarification on the submitted ownership certificate owing to the fact that it differs from that submitted with the previous application which was refused.

The main issue is whether the site is owned by yourself or your father. If you would inform me of this I shall then decide whether the submitted certificate is correct.

Yours faithfully

N R Midlen
Principal Planning Officer (Development Control)

CONDITIONS:—

Delete as appropriate

(i) For applications where items are to be reserved for subsequent approval in consultation with the Director of Highways and Planning

(ii) For other applications

(1) B21

(2) B3 - - - - Western - - Clevedon North

(3) B14 - - - 1/20 - - - - 6m - - 1/10.

Delete as appropriate

(i) REASONS FOR a, b, or c overleaf

(ii) COMMENTS FOR FORM T.R. 108 para 10b

(1) B21

(2) B4

(3) B6

Note:— use continuation sheet(s) as necessary.



(3)

Just OVER 1½ Acers
of Cultivated Land.

GLASSHOUSE N° 1
66ft x 360ft
Approximatly ½ acer.

STORAGE AREA

STORAGE AREA

GLASS HOUSE N° 3
30ft x 60ft

GLASS HOUSE N°2
50ft x 90ft

not quiet

3/4 Acer
of Cultivated land

Cultivated Land

path & track-way

GLASSHOUSE N° 5
45ft x 55ft

cultivated
Land

GLASSHOUSE
N° 4
16ft x 60ft

cultivated
Land

BOUNDERY.

NOT TO SCALE

total Holding is Almost 4 Acer.

Just over 3/4 Acer is under glass

5 2 1 7 4 3 4 4 6 8

Sliding gate

NEW veg garden

HOUSE

Garden

Garden

Proposed Sit.
FILE /0003/92

WATER METER

ENTRANCE

WATER METER

SOUTH HOLLAND D.C.
PLAN DEPT
09 JUL 1992
REF. 663/92

GLEN-SIDE NORTH.