SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Planning Permission

Reference: H14/0689/92 Received:10-JUL-92 Type:FULL

Name: R G Atkinson
14 Raithby Avenue
Keelby
Grimsby
South Humberside

Agent: R G Atkinson
14 Raithby Avenue
Keelby
Grimsby
South Humberside

Description: Erection of bungalow and garage

Location : Site adjacent to 78 Church Street
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.

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.

3 A fence 1.8 metres high, details of which shall be submitted to and approved by the Local Planning Authority, shall be erected along the western boundary of the site before the building hereby permitted is brought into use.

Reason: In the interests of the amenities of the area.

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

Planning & Building Control Department, Council Offices, Priory Road, Spalding, Lincolnshire. PE11 2XE (Tel: 0775 761161)

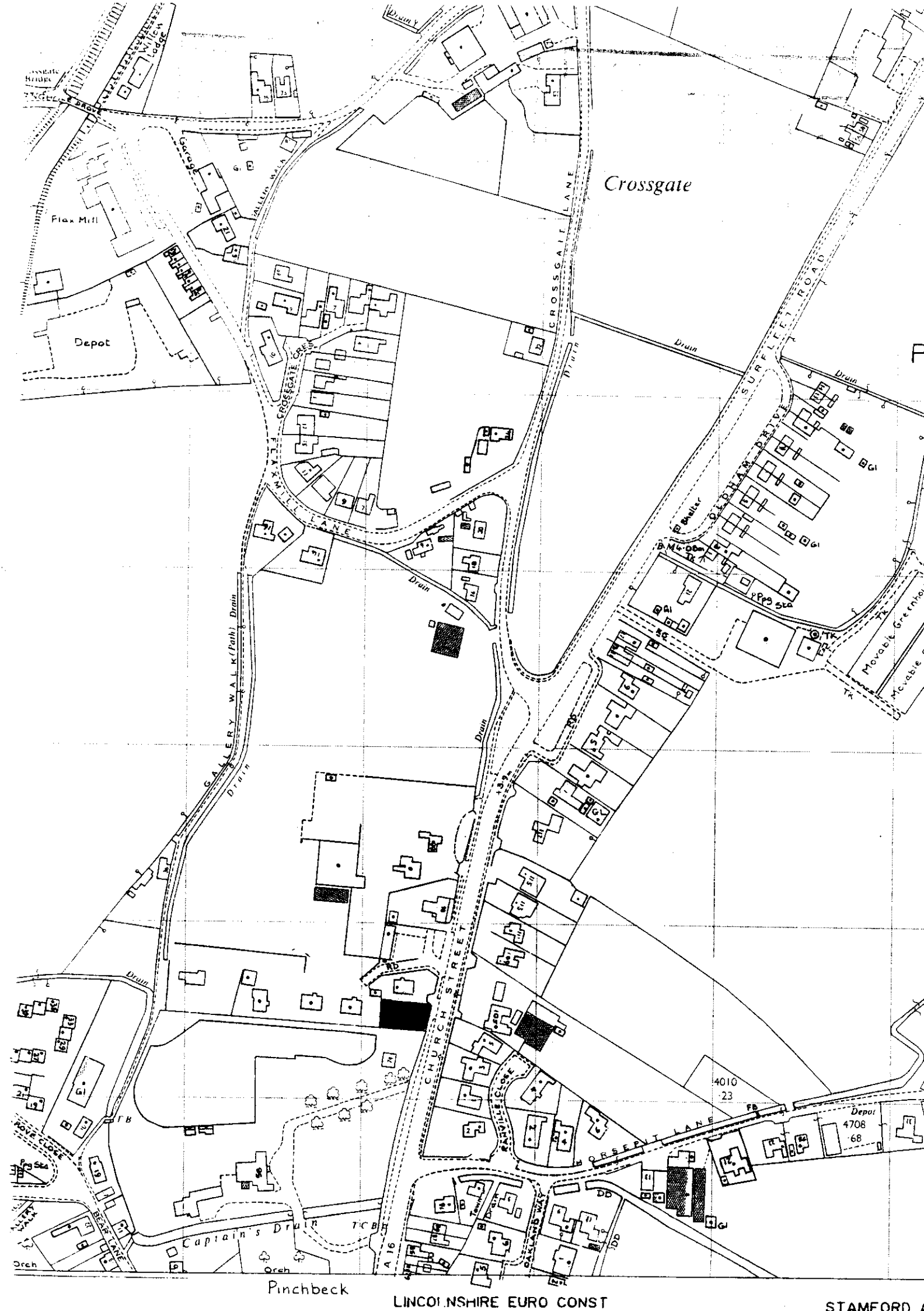
SOUTH HOLLAND DISTRICT COUNCIL

Director of Planning and Building Control Services
21-SEP-92 H14/0689/92

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.

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

Planning & Building Control Department, Council Offices, Priory Road, Spalding, Lincolnshire. PE11 2XE (Tel: 0775 761161)



LINCOLNSHIRE EURO CONST

STAMFORD

APPLICATION ASSESSMENT

Notes for Case Officer

Site Notes: Accuracy | Neighbours | Other

Boundaries | Site Features

Check Histories files

Inspected by: PJM
date: 28-7.

Side overlooking not too bad
rear could be overcome its taller fence
Access in. Two large trees in G. Adams curtilage
Overhang site by 3 m. Trunks ≈ 8 m from boundary

Case Officer Conclusions (issues)

Site next to No. 78 Pinchback Rd, Two windows & door downstairs.
Two windows upstairs. To rear another house 3 windows face site. 3
foot trellis top fence + 9 silver birch. Hawthorne hedge to left
cottage in grounds of G. Adams house nearby. Very small bungalow with
Steep sloped roof. Best to keep
existing foliage hedge

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? Yes No [Reason:	No ....
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)

		Siting	Design	Ext App	Access	Lands
BM Checklist:	Previous					
	Current					
	Required					

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

[Indicate if other Regs]

Precise details, for non-standard direction:

CONSULTATION/PUBLICITY REQUIRED

PSM 14-7
this has to work correct

Publicity : General
Departure
Setting of LB Viz

Residents (Postal): DC 18/7
58, 74, 78 Church St, Cat House
also ~~[illegible]~~ 1 Birch Close Pinchbeck
~~[illegible]~~

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

New valid date ..... Re-Registered .....
Ack/Reception .....

ADMIN RECORD SHEET

INITIAL

Submitted Fee £ 110

Receipt Issued ..... No. P336

Date First Received 23 JUN 1992

REGISTRATION

REFERENCE H14/0689/92

Cross-Ref R

Date 24/6/92 dAB

VALIDATION Date 23/6/92

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

Site area ..... 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 ☐ - type ☐ Ref .....

Discounted fee ☐ Reason .....

Correct fee £ 110 Additional £ ..... Receipt no. .....

Refund £ ..... Issued .....

CONSTRAINTS Date 10.7.

Index Sheets 128 OS Nos ..... Grid Ref 524220 326150

Ward M Parish P. BECK

Inside IBD YES Inside LP Area YES

TR Rural ☐ TR Bypass ☐ Level crossing ☐ Footpath ☐

CA ☐ LB ☐ TPO ☐ Other: Grade

Linked to site.....Ref. 670 Linked to property.....Ref.....

Planning Records:
Earlier apps 1015/90
815/82

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

Inputs completed 13/7/92 AB

FOUR COPIES REQUIRED

PLANNING APPLICATION

For office use only

Application No. H14/0689/92

Date Registered 23 JUN 1992

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

R.G. ATKINSON
14, KIRKSTEAD AVE.,
KEELBY, GRIMSBY,
S. HUMBERSIDE

Tel. No.

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

Tel. No.
(Personal contact name)

OFFICE COPY

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

(SITE ADJACENT TO)
78, CHURCH ST., PINCHBECK SPALDING

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

2 BED BUNGALOW + GARAGE

Please complete

Signed... R.G. Atkinson ... Date 16 JUNE 1992

I attach
* Four copies of all plans ✓
*an ownership certificate (see back page) ✓
*a fee of £110 ..... If you consider no fee is payable include a written explanation instead.
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 [✓] → **Now complete Parts 3, 4 and 5 and an Ownership Certificate**

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

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:

B. Please state size of any new structure:- (a) max. height: 6·6 sq. metres

(b) max. length: 12·5 metres

(c) max. width: 10·1 metres

C. Please state type and colour of materials for facing external walls: STOCKY OR ENGLISH FACING - RED/BROWN

D. Please state type and colour of roofing materials. CONCRETE RUSTIC DOUBLE PAN TILE

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. VACANT BUILDING PLOT

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 ALREADY CONSTRUCTED

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? GARAGE + PARKING

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 SOAKAWAY

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

C. Please state whether a land drain will be affected NO

D. Foul sewerage will be disposed of to:

Mains sewer ✓ Cesspool Septic tank

OTHER MATTERS Please complete

	State Yes or No	
The proposal is in connection with agriculture	NO	→ 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.	N/A	→ Date: Consultee(s):
Is this application related to a previous submission	N/A	→ 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).

OWNER

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 R G Atkinson (Applicant/Agent) Date 16 JUNE 1992

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 R.G Atkinson Applicant/Agent) Date 6-7-92

*

OR

*

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

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 .....

Town and Country Planning Act etc

DRAFT DECISION

Reference: H14/0689/92 Received:10-JUL-92 Type:FULL

Name: R G Atkinson
14 Raithby Avenue
Keelby
Grimsby
South Humberside

Agent: R G Atkinson
14 Raithby Avenue
Keelby
Grimsby
South Humberside

Description: Erection of bungalow and garage

Location : Site adjacent to 78 Church Street
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.

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.

3 A fence 1.8 metres high, details of which shall be submitted to and approved by the Local Planning Authority, shall be erected along the western boundary of the site before the building hereby permitted is brought into use.

Reason: In the interests of the amenities of the area.

Authorised to issue:

17-SEP-92 H14/0689/92 AD.SAH 17/9 ...DC..AP 21/9...

APPLICATION REFERENCE: H14/0689/92 DATE RECEIVED: 10 07 92

APPLICANT: R G Atkinson
14 Raithby Avenue
Keelby
Grimsby
South Humberside

AGENT:

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

TYPE: Full

DESCRIPTION: Erection of bungalow and garage

LOCATION: Site adjacent to 78 Church Street, Pinchbeck

Parish Council: Recommend Approval.

County Highways: No comments - trunk road.

Public Consultations: One letter from 1 Birch Close.
- 3 windows and french door face my lounge which is focal point of my home.
- Very close to trees.
- Bought property 6 years ago, 10 year covenant that no building within view of my lounge.
- Effect my privacy and valuation, considerable compensation needed.

PREVIOUS DECISIONS
H14/0385/80 - Residential Development (5 plots).
H14/0014/81 - Residential Development.
H14/0815/82 - Residential Development (2 plots).
H14/0684/84 - Residential Development (3 plots).
H14/1003/91 - Erection of 3 bedroomed chalet bungalow - Granted permission.

PLANNING ISSUES
1 The site measures 17 metres wide and 29 metres deep. The site originally received planning permission for a dwelling under reference H14/0815/82. However, the plot at that time was approximately 9 metres deeper in that application H14/0684/84 incorporated part of the current application site within its boundary but which is now part of the curtilage of the house to the rear where the objector now lives. The current proposed plot has a rear garden depth of approximately 10 metres at its deepest and 7 metres to the rear of the small rear wing.

2 There are a number of maturing silver birches to the rear of the site and a sycamore and beech to the south of the site located in the adjoining property's curtilage. The silver birch trees are not the subject of a Tree Preservation Order, but the earlier application conditioned their protection from surgery or felling, without the prior authorisation of the Local Planning Authority. The beech and sycamore are just within the Pinchbeck Conservation Area.

3 The principle of development (including the approval of a detailed proposal) is established and overlooking to the objector can be overcome by the erection of a 6 foot high fence on the boundary which currently has 3 foot trellis topped fence. The issue of the covenant is a private legal issue.

RECOMMENDATION - Grant Permission.

1 SC27 - (Implementation of Planting).

2 SC25 - (screening by fences) ... 1.8 metre ...details to be submitted ... western boundary ... before brought into use.

Reason

1 Standard.

2 Standard.

---

986. PLANNING APPLICATIONS (Continued)

(a) **Applications Granted** (Continued)

Plan No. and Applicant		Proposal
H23/0984/91 Diggins & Baxter Ltd		2 no. chalet bungalows with garages at plots 1 and 2 Churchgate, Whaplode.
H20/0998/91 Mr H G Salter	O.A.	Two plots for residential dwellings (renewal of outline planning permission H20/1333/88) on land adjacent The Sycamores, Chapelgate, Sutton St James.
H14/1003/91 Mr & Mrs P Clements		Chalet bungalow adjacent to 78 Church Street, Pinchbeck.
H16/1015/91 Turners Turkeys Ltd		Laboratory at Clay Lake, Spalding.
H18/1039/91 Sutton Bridge Methodist Youth Club		Equipment store at Youth Centre off King Street, Sutton Bridge.

(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:-

Plan No. and Applicant		Proposal
H08/0528/91 Baker Bros	O.A.	Residential development including details of siting and means of access at Belchmire Lane, Gosberton.
H20/0847/91 Mr & Mrs J W Cooper		Retention of dwelling without complying with agricultural habitation condition, Annesfield, Mission House Road, Sutton St James.

(Councillor Mrs. E.O. Hall-Patch requested that her vote against the above decision be recorded.)

H18/0930/91 Roffes Homes	6 No bungalows, including provisions for turning facility to existing highway at Custom House Street, Sutton Bridge.
H09/0932/91 Mr Jeffrey Dolman	Directional sign rear of 1 Washway Road, Holbeach.

(It was also agreed that legal proceedings be initiated under the provisions of Section 224 of the Town and Country Planning Act 1990 against the persons displaying the sign in contravention of the Town and Country Planning (Control of Advertisement) Regulations 1989 if the unauthorised sign is not removed within one month of the date of this meeting.)

H07/0933/91 Mrs C K Quigley	Siting of mobile home rear of 17 Highstock Lane, Gedney Hill.
H08/0952/91 Mr & Mrs R Hogben	Dwelling with detached garages on building plot off Salem Street, Gosberton.

BRIA. MITH 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

Com

SOUTH HOLLAND DISTRICT COUNCIL

Application no: H14/0689/92 Type: FULL

Applicant: R G Atkinson Agent: R G Atkinson
Tel:

Description: Erection of bungalow and garage

Location: Site adjacent to
78 Church Street
Pinchbeck
Spalding

Valid date: 10-JUL-92
Target dates:
To case officer 15-JUL-92
Inspected by 20-JUL-92
Extra contacts 25-JUL-92
Report if not clear by 14-AUG-92

Terminal date: 04-SEP-92
Target Committee: 05-AUG-92
Report deadline: 22-JUL-92

Case Officer:
P J UDY

DEVELOPMENT/CONSTRAINTS

Size: 1 DWE
Category: Newbuild
Listed building:
Conservation Area:

CONSULTATIONS CARRIED OUT

		Sent	Expiry
Clerk to Pinchbeck P	0775 723838	13-JUL-92	27-JUL-92
Cllr T Bray	0775 323794 (Of	13-JUL-92	27-JUL-92
Cllr Mrs P J Buffham		13-JUL-92	27-JUL-92
Owner/Occupier 58 Church Street		29-JUL-92	12-AUG-92
Owner/Occupier 74 Church Street		"	"
Owner/Occupier 78 Church Street		"	"
Owner/Occupier 1 Birch Close		"	"

App

Obj

L.C.C. - No Comments Trunk Road JCB 26/7/92

SITE DETAILS

Grid ref: 524220 326150
OS Sheets: 128 Parcel:

BRIAN 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
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Report if not clear by 14-AUG-92 P J UDY

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Cllr T Bray	0775 323794 (Of	13-JUL-92	27-JUL-92
Cllr Mrs P J Buffham		13-JUL-92	27-JUL-92

L.C.C — No Comments — Trunk Road JCB 16/7/92

SITE DETAILS

Grid ref: 524220 326150
OS Sheets: 128 Parcel:

S.H.D.C. PLANNING DEPT.
RECEIVED
15 SEP 1992
Attention of
DPO NBM
DOPO ES
JC ACP
Action by
Discuss with .....
Copy to .....
File Nos.
15/9 dtee
Acknowledge YES/NO
by
date 15/9
PU

1, Birch Close
Pinchbeck
Spalding
Lincs, PE11 3YH

12th August 1992

LATE OBS: Offr. DR Date. 15.9.
Salient points highlighted ✓

Mr P. J. Udy
Planning & Building Control Department
South Holland District Council
Council Offices
Priory Road, Spalding
Lincs PE11 2XE

Dear Mr Udy,

Re: Application No. H14/0689/92

Having inspected the plans at your office I notice that there would be 3 windows and French Doors to a patio facing my lounge which is the focal point of my home and very close to the trees which would affect my privacy.

I purchased this property 6 years ago new with the choice of No.1 or No.2 Birch Close. I chose No.1 because of the position which included a 10 year covenant that there would be no buildings in view of my lounge and I was informed that there would be little likelihood of a building ever being erected. I feel a building such as planned would greatly affect my privacy plus the valuation of my property and I feel considerable compensation would need to be made if it were to go ahead.

Yours sincerely,

Chris Toynton

C. Toynton

14/9/92

WITH REFERENCE TO THE ABOVE I WISH TO ADVISE YOU THAT AFTER DISCUSSING THE PLANS WITH THE VENDOR AND PURCHASER I HAVE AGREED TO WITHDRAW MY OBJECTION TO THE BUILDING OF THIS TWO BED BUNGALOW AND THE COVENANT REFERRED TO, AND I AM NOW HAPPY FOR THIS TO NOW GO AHEAD

C. Toynton.

1, Birch Close
Pinchbeck
Spalding
Lincs. PE11 3YH

12th August 1992

Mr P. J. Udy
Planning & Building Control Department
South Holland District Council
Council Offices
Priory Road, Spalding
Lincs PE11 2XE

OBJECTION

Dear Mr Udy,

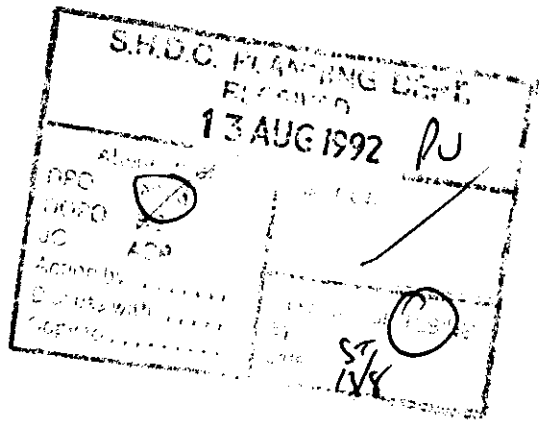
Re: Application No. H14/0689/92

Having inspected the plans at your office I notice that there would be 3 windows and French Doors to a patio facing my lounge which is the focal point of my home and very close to the trees which would affect my privacy.

I purchased this property 6 years ago new with the choice of No.1 or No.2 Birch Close. I chose No.1 because of the position which included a 10 year covenant that there would be no buildings in view of my lounge and I was informed that there would be little likelihood of a building ever being erected. I feel a building such as planned would greatly affect my privacy plus the valuation of my property and I feel considerable compensation would need to be made if it were to go ahead.

Yours sincerely,

C. Toynton



BRIAN SMITH Dip TP MRTPI
Director of Planning & Building Control Services
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SOUTH HOLLAND DISTRICT COUNCIL

Application no: H14/0689/92

Applicant: R G Atkinson
14 Raithby Avenue
Keelby
Grimsby
South Humberside

Agent: R G Atkinson
14 Raithby Avenue
Keelby
Grimsby
South Humberside

Description: Erection of bungalow and garage

Location: Site adjacent to 78 Church Street
Pinchbeck Spalding

Type: FULL

Date received: 10-JUL-92

13-JUL-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 28-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

S.H.D.C. PLANNING DEPT.
RECEIVED
29 JUL 1992
Attention of
NRC NRM
DCPO BG
JC ACP
Action by
Discuss with
Details
File Nos.
Acknowledge YES/NO
by
date

FOR PARISH COUNCIL USE ONLY

Comments:

Recommend approval

Signed:

BRIAN 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: H14/0689/92

Applicant: R G Atkinson
14 Raithby Avenue
Keelby
Grimsby
South Humberside

Agent: R G Atkinson
14 Raithby Avenue
Keelby
Grimsby
South Humberside

Description: Erection of bungalow and garage

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

Location: Site adjacent to
78 Church Street
Pinchbeck
Spalding

Type: FULL

Date received: 23-JUN-92

25-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.

Four 1:2500 site location plans are required showing the site clearly outlined in red, and any other land in the applicants ownership in blue. ✓Received 9/7/92

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

9/7/92 Applicant rang and plans for slight adjustment

10/7/92 Returned plans ✓

660. PLANNING APPLICATIONS (Continued)

(a) Applications Granted (continued)

Plan No. and Applicant		Proposal
H04/1167/91 Mr M S L Rollinson, Mrs J Patrick, Mr A Burton, Mr M R Barnsdale, Mr P Thorley, Mr E R Clay, Messrs Poddingtons	O.A.	Residential development at Town Dam Lane, Donington.

(It was also agreed that an additional note be attached to the permission stating that any development must take into account the density and characteristics of the area in which the site is situated.)

(Councillor M.S.L. Rollinson declared an interest in this application and left the Council Chamber during consideration thereof.)

H16/0280/92 Mr N Thorold		6' fence next to highway at 74 Bourne Road, Spalding.
H14/0689/92 R G Atkinson		Bungalow and garage on site adjacent to 78 Church Street, Pinchbeck.

(It was reported that the letter of objection to the above proposals had been withdrawn.)

H09/0792/92 S G Biggin	O.A.	Residential development comprising of 24 units plus office accommodation (renewal of H09/0694/89) at Ex Mattimore House Site, Fleet Street, Holbeach.
H05/0830/92 Mr & Mrs V Zammitt		Change of use from residential to residential and the breeding and kennelling of dogs at Rhinestone Cottage, Foxes Low Road, Holbeach.

(Subject to the deletion of recommended conditions 1 and 5 and to the imposition of an additional condition prohibiting the boarding of dogs on the site.)

H23/0217/92 Mrs B Bolton		Outbuilding to be used for retail saddlery and horse feed premises at The Bungalow, Cobgate, Whaplode.
H11/0804/92 Executors of the Late Mr R I Wing	O.A.	Two detached dwellings adjoining Grasmere, Lime Walk, Long Sutton.

(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:-

Plan No. and Applicant		Proposal
H16/0566/92 W J Mumford & Son Ltd	O.A.	Fourteen 1-bed apartments including details of siting design and means of access at 4 Woolram Wygate, Spalding.

Mr Toynton

Covenant separate legal matter
See a Solicitor.

His letter of objection didn't change
our recommendation because Persons P.P.
+ distance between dwellings similar, Position
of rear ~~access~~ boundary, as his side
has moved, in that his garden is longer.

P&N 14-4

Application/Project Details:

B14/0159/93 Planning ref: 689/92

Mr R G Atkinson

Bungalow

Adjacent: 78 Church Street
Pinchbeck
Spalding
Lincs

Job details: Bungalow

Job 2549 Inspection no 7285

COMMENCEMENT REPORT

The above development has been commenced.

NOTES/ PROBLEMS

1.	Planning permission not on file	✓
2.	There appears to be an outstanding matter on a planning condition.	
3.	The development appears to be satisfactory.	
4.	The development appears unsatisfactory.	
5.	Permitted development etc.	

1m high fence on site

Signed..... N Slater ..... Building Inspector

Date .....26/3/93.....

NOTES:

R G Atkinson,
34 Earlsby Avenue,
Keelby,
Grimsby,
South Humberside.

Mr P Daly

PJD/LL H14/0689/92

19 Apr 1993

Dear Sir,

H14/0689/92 - ERECTION OF BUNGALOW AND GARAGE, SITE ADJACENT TO 78 CHURCH STREET, PINCHBECK.

It has been brought to my attention that building work has commenced on this site.

I write to advise you that Condition No 3 requires a 1.8 metre high fence, to be erected along the western boundary of the site before the building hereby permitted is brought into use. Details of the fence should be submitted and approved by the local Planning Authority before the fence is erected.

I therefore look forward to hearing from you within the near future so that this matter can be cleared up whilst the bungalow is being constructed.

Yours faithfully

P Daly
Principal Planning Officer
Development Control

1 Copyright of this drawing belongs to the Architect — E. Cooper.
2 All dimensions noted upon this drawing are to be checked by Contractor on site.
3 This drawing is for Outline Planning Permission / Full Planning Permission purposes only.

Revision			
date	:	note	prefix

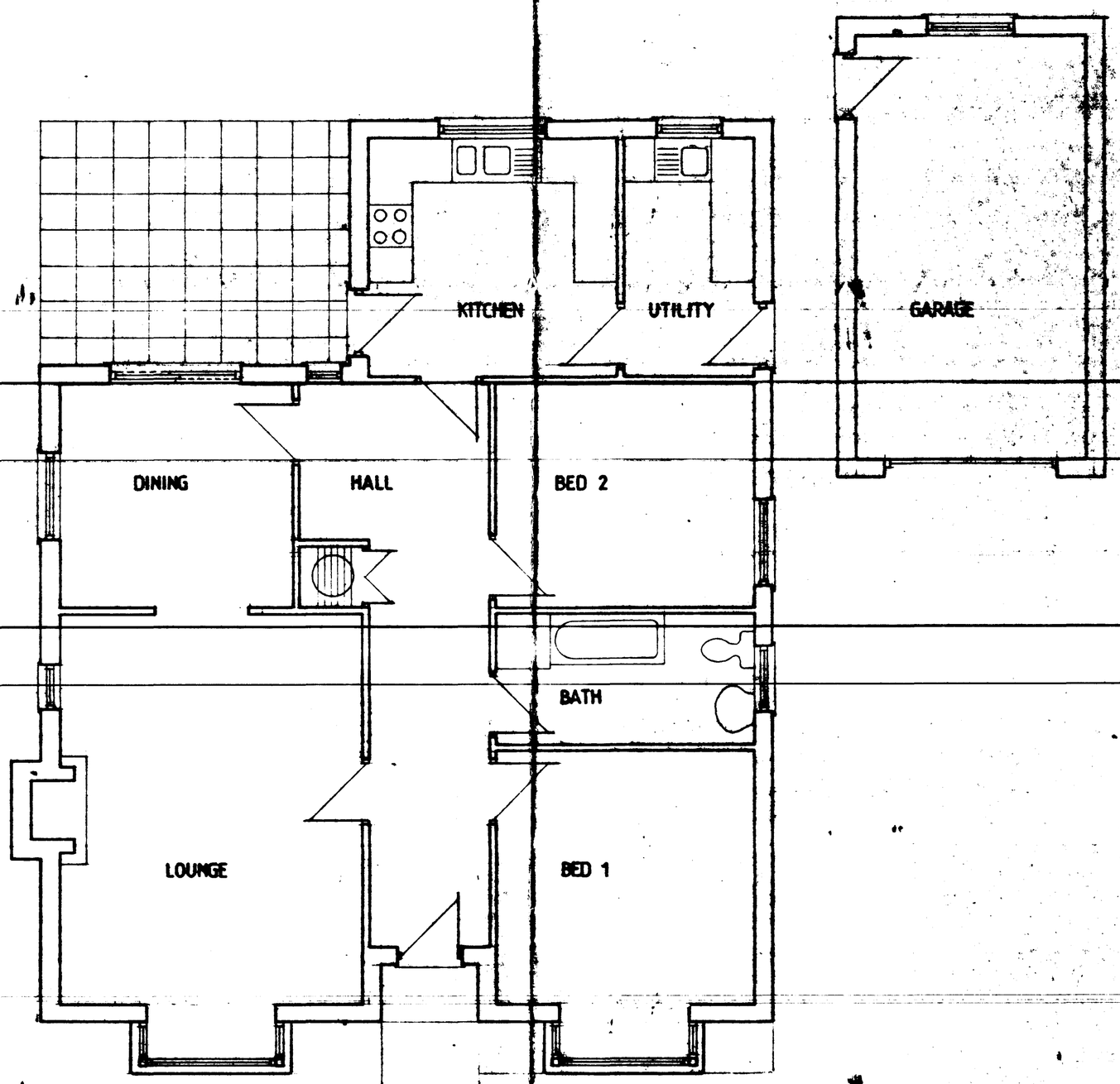


FRONT ELEVATION

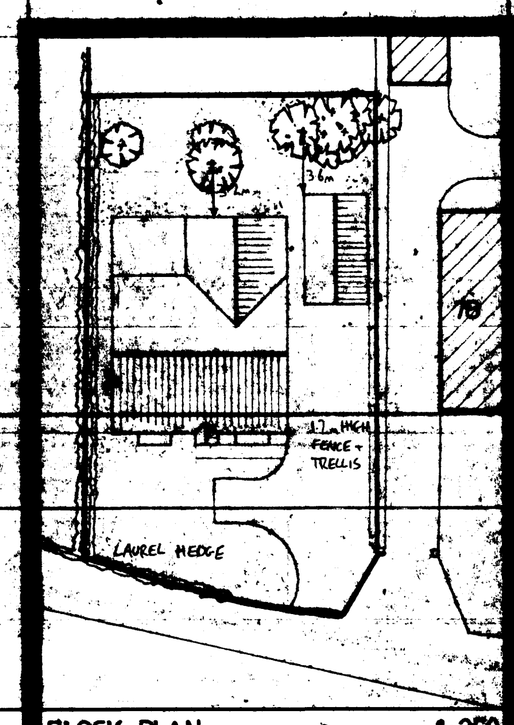
REAR ELEVATION

SIDE ELEVATION

SIDE ELEVATION



LAYOUT PLAN



BLOCK PLAN 1:250

SOUTH HOLLAND D.C.
PLAN DEPT.
23 JUN 1992
REF 0689/92

ERIC COOPER
dip.arch (Hull) RIBA.
CHARTERED ARCHITECT
142 EASTGATE
LOUTH. LN11 9AA
Telephone
0507 — 607242

Project
Proposed Development.
Adj to 78 Church Street,
Pinchbeck,
Spalding, Lincs.
For : Mr. B. Atkinson.

Title
General Arrangement.

Scale
1:50,1:100

Date
May '92

Revision

RAPID REPROGRAPHICS 0473-3677