SALLY WALTHAM
BA (Hons) F.C.I.H.
Director of Housing & Planning Services

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SOUTH HOLLAND DISTRICT COUNCIL
HOUSING & PLANNING
SERVICES DEPARTMENT

Town and Country Planning Act 1990

Planning Permission

Reference: H14/0707/01 Received: 12-JUN-01 Type: FULL

Name: Lincs Field Products
c/o Langwith Builders Ltd
72 Church Street
Holbeach
Spalding Lincs PE12 7LL

Agent: John Roberts Architects Ltd
1 James Street
Lincoln
LN2 1QD

Description: Erect storage and office building and use of site as transport depot

Location : Rear of Plot 5 Wardentree Lane
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 Before the development hereby permitted is commenced samples of the materials to be used for external walls and roofs shall be submitted to and approved in writing by the Local Planning Authority.

Reason: To ensure that the external appearance of the proposed development harmonises with existing buildings in the area.

3 Before any development is commenced, a scheme of landscaping and tree planting for the site, including details of positions, heights on planting and species of trees and shrubs, shall be submitted to and approved in writing by the Local Planning Authority.

Reason: In the interests of visual amenity.

4 Before any development is commenced, a scheme to provide screen walls or fences, including details of their height, design and position, shall be submitted to and approved in writing by the Local Planning Authority, and such scheme as may be approved shall be put into effect before the building hereby permitted is brought into use.

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

5 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.

6 Prior to the commencement of any other part of the development hereby permitted, the new estate road between the existing spine road and the permitted transport depot shall be constructed to carriageway and footway basecourse levels and the street lighting system shall be installed and operating. The carriageway and footway wearing courses shall be completed within three months of the completion of the final plot having a frontage to the new road.

Reason: To ensure the provision of safe and adequate means of access to the permitted development.

7 Before any development is commenced the written approval of the Local Planning Authority is required to the detailed design of the scheme to provide for the satisfactory disposal of highway surface water run-off from the development; and such scheme as approved shall be carried out before any building is occupied.

Reason: To ensure that highway surface water run-off from the development will not adversely affect, by reason of flooding, the amenity of nearby land.

8 Prior to commencement of development full details of the bund and acoustic treatment around the refrigerated vehicle park shall be submitted to and approved in writing by the Local Planning Authority.

Reason: To avoid noise nuisance caused by vehicle refrigeration.

9 Covered cycle facilities shall be provided before the building is brought into use, in accordance with details to be submitted to and approved in writing by the Local Planning Authority.

Reason: To ensure the needs of cyclists are catered for in the interests of promoting sustainable means of transport.

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10 All the temperature controlled units stored at the site overnight shall be powered by means of electric hook-up points.

Reason: To avoid noise nuisance caused by vehicle refrigeration.

The determined plans are:-
Dwg nos. 3753L/04 and 5753L/06 received 12 June 2001.

Director of Housing and Planning Services
17 AUG 2001

H14/0707/01

This decision refers only to that required for the purposes of the Town and Country Planning Acts and not for Building Regulations or any other legislation. See enclosed notes relating to rights of appeal.

Town and Country Planning Act etc

DRAFT PERMISSION

Reference H14/0707/01 Received: 12-JUN-01 Type: FULL

Name: Lincs Field Products
c/o Langwith Builders Ltd
72 Church Street
Holbeach
Spalding Lincs PE12 7LL

Agent: John Roberts Architects Ltd
1 James Street
Lincoln
LN2 1QD

Description: Erect storage and office building and use of site as transport depot

Location : Rear of Plot 5 Wardentree Lane
Pinchbeck Spalding

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

1 The development must be begun not later than the expiration of five years beginning with the date of this permission.

Reason: As required by Section 91 of the Town and Country Planning Act 1990.

2 Before the development hereby permitted is commenced samples of the materials to be used for external walls and roofs shall be submitted to and approved in writing by the Local Planning Authority.

Reason: To ensure that the external appearance of the proposed development harmonises with existing buildings in the area.

3 Before any development is commenced, a scheme of landscaping and tree planting for the site, including details of positions, heights on planting and species of trees and shrubs, shall be submitted to and approved in writing by the Local Planning Authority.

Reason: In the interests of visual amenity.

4 Before any development is commenced, a scheme to provide screen walls or fences, including details of their height, design and position, shall be submitted to and approved in writing by the Local Planning Authority, and such scheme as may be approved shall be put into effect before the building hereby permitted is brought into use.

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

5 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.

6 Prior to the commencement of any other part of the development hereby permitted, the new estate road between the existing spine road and the permitted transport depot shall be constructed to carriageway and footway basecourse levels and the street lighting system shall be installed and operating. The carriageway and footway wearing courses shall be completed within three months of the completion of the final plot having a frontage to the new road.

Reason: To ensure the provision of safe and adequate means of access to the permitted development.

7 Before any development is commenced the written approval of the Local Planning Authority is required to the detailed design of the scheme to provide for the satisfactory disposal of highway surface water run-off from the development; and such scheme as approved shall be carried out before any building is occupied.

Reason: To ensure that highway surface water run-off from the development will not adversely affect, by reason of flooding, the amenity of nearby land.

8 Prior to commencement of development full details of the bund and acoustic treatment around the refrigerated vehicle park shall be submitted to and approved in writing by the Local Planning Authority.

Reason: To avoid noise nuisance caused by vehicle refrigeration.

9 Covered cycle facilities shall be provided before the building is brought into use, in accordance with details to be submitted to and approved in writing by the Local Planning Authority.

Reason: To ensure the needs of cyclists are catered for in the interests of promoting sustainable means of transport.

10 All the temperature controlled units stored at the site overnight shall be powered by means of electric hook-up points.

Reason: To avoid noise nuisance caused by vehicle refrigeration.

The determined plans are:-
Dwg nos. 3753L/04 and 5753L/06 received 12 June 2001.

Director of Housing and Planning Services
15 AUG 2001

H14/0707/01

LNS 16-8-01.