FILE COPY

SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Planning Permission

Reference: H14/0758/92 Received:13-JUL-92 Type:FULL

Name: Mr R A Prew
73 Knight Street
Pinchbeck
Spalding
Lincs

Agent: Mr R A Prew
73 Knight Street
Pinchbeck
Spalding
Lincs

Description: Alterations and improvements in converting shop store into kitchen
Location : 73 Knight Street Pinchbeck Spalding Lincs

South Holland District Council hereby give notice that PERMISSION HAS BEEN GRANTED for the development in accordance with the application and plans submitted, subject to any condition(s) set out below:

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

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

2 The proposed development shall be constructed in materials to match those of the existing building to the satisfaction of the Local Planning Authority.

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

Director of Planning and Building Control Services
25-AUG-92 H14/0758/92

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)

FOUR COPIES REQUIRED

PLANNING APPLICATION

For office use only

Application No. H14/0758/92

Date Registered 13 JUL 1992

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

MR. R. A. PREW
73 KNIGHT STREET.
PINCHBECK
NR. SPALDING.

Tel. No.

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

73 KNIGHT STREET - PINCHBECK

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

Alterations & improvements in converting shop store into kitchen

Please complete

Signed.....

I attach * Four copies of all plans
*an ownership certificate (see back page)
*a fee of £110.00 If you consider no fee is payable include a written explanation instead.

Date. 13th JULY 1992

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: [ ]

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: — sq. metres

(b) max. length: — metres

(c) max. width: — metres

C. Please state type and colour of materials for facing external walls: —

D. Please state type and colour of roofing materials. ROOFING FELT

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 PREVIOUS SHOP STORE

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: Will there be — Individual access(es) [ ] New estate road [ ]

C. What provision will be made for garages or parking within the site? AS EXISTING.

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 EXISTING DRAINS.

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.	[ ]	→ Date: Consultee(s):
Is this application related to a previous submission	[ ]	→ 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 ..... (Applicant/~~Agent~~) Date 13th JULY 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 ..... Applicant/~~Agent~~) Date 13th JULY 1992

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 .....

APPLICATION ASSESSMENT

Notes for Case Officer

Site Notes: Accuracy | Neighbours | Other

Boundaries | Site Features

Inspected by: PJG
date: 17-7

Case Officer Conclusions (issues)

Only external alts & removal trees boundaries & bike

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 — Any objection received? No / If yes, is any obj. material? Yes / No — Yes .... / 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. re:, Signed ..... — Yes ....

ANY ONE OF ABOVE

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

CONSULTATION/PUBLICITY REQUIRED PM 16-7 22 17/7

Publicity : General
Departure
Setting of LB Viz

Residents (Postal):
64 Knight St } DONE
R Black 5 29/7/87

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. 9422

Date First Received 13 JUL 1992

REGISTRATION

REFERENCE H14/0758/92

Cross-Ref B14/0538/92

Date 14/7/92

VALIDATION Date 15/7/92

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

Site area ..... No. of dwellings ..... Floorspace .....

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

EXTENSION

Earlier permission ref .....

EM:-	Siting	Design	Ext app	Access	Lands
Previous					
Current					

Description

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

S65 Advert required ☐ Expiry date .....

Fees:- Nil fee – previous app ☐ Ref .....
– type ☐
Discounted fee ☐ Reason .....

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

Refund £ ..... Issued .....

CONSTRAINTS Date 9.7

Index Sheets 144 OS Nos ..... Grid Ref 523750 139130

Ward Cove Parish P'BECK

Inside TSO YES Inside LP area YES

TR Tunnel ☐ C1 ☐
TR Bypass ☐ C3 ☐ Grade ☐
Level crossing ☐ TPO ☐
Footpath ☐ Other:

Linked to site..... Ref..... Linked to property..... Ref. 0143475

Planning Records:
Earlier apps 1680/88

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

Inputs completed 16.7.92

Town and Country Planning Act etc

DRAFT DECISION

Reference: H14/0758/92 Received:13-JUL-92 Type:FULL

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73 Knight Street
Pinchbeck
Spalding
Lincs

Agent: Mr R A Prew
73 Knight Street
Pinchbeck
Spalding
Lincs

Description: Alterations and improvements in converting shop store into kitchen
Location : 73 Knight Street Pinchbeck
Spalding Lincs

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 proposed development shall be constructed in materials to match those of the existing building to the satisfaction of the Local Planning Authority.

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

Authorised to issue:

21-AUG-92 H14/0758/92 AD..24/8.....DC..22/8...

BRIAN SMITH Dip TP MRTPI
Director of Plann 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: H14/0758/92 Type: FULL

Applicant: Mr R A Prew Agent: Mr R A Prew
Tel:

Description: Alterations and improvements in converting shop store into kitchen

Location: 73 Knight Street
Pinchbeck
Spalding
Lincs

Valid date:	13-JUL-92	Terminal date:	07-SEP-92
Target dates:		Target Committee:	26-AUG-92
To case officer	18-JUL-92	Report deadline:	12-AUG-92
Inspected by	23-JUL-92		
Extra contacts	28-JUL-92	Case Officer:	
Report if not clear by	17-AUG-92	P J UDY	

DEVELOPMENT/CONSTRAINTS

Size:
Category: Change of use only
Listed building:
Conservation Area:

CONSULTATIONS CARRIED OUT

		Sent	Expiry
Clerk to Pinchbeck P	0775 723838	16-JUL-92	30-JUL-92
Cllr T Bray	0775 323794 (Of	16-JUL-92	30-JUL-92
Cllr Mrs P J Buffham		16-JUL-92	30-JUL-92
Owner/Occupier 69 Knight Street		29-JUL-92	12-AUG-92

L.C.C. - No Objections pc 22/7/92

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

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Cllr T Bray	0775 323794 (Of	16-JUL-92	30-JUL-92
Cllr Mrs P J Buffham		16-JUL-92	30-JUL-92

L.C.C — No objections pp CS 22/7/92

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

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SOUTH HOLLAND DISTRICT COUNCIL

Application no: H14/0758/92

Applicant: Mr R A Prew
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Agent: Mr R A Prew
73 Knight Street
Pinchbeck
Spalding
Lincs

Description: Alterations and improvements in converting shop store into kitchen

Location: 73 Knight Street Pinchbeck
Spalding Lincs

Type: FULL

Date received: 13-JUL-92

16-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 31-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

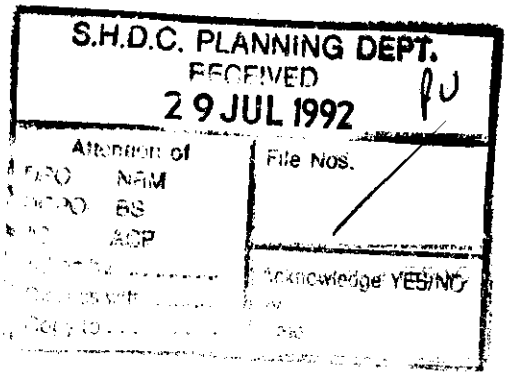
Clerk to Pinchbeck PC
17 Rotten Row
Pinchbeck
Spalding Lincs
PE11 3RQ

FOR PARISH COUNCIL USE ONLY

Comments:

Recommend approval

Signed:



From: NAME Cllr. Mrs. PJ BOSTWICK

ADDRESS WARD MEMBER
PINCHBECK EAST

Tel no 87 - 464

Planning
Reception

MESSAGES

ENQUIRIES

24 JUL 1992 PJ

SUBJECT : ~~H14/0758/92~~

Please advise me regarding the following...

COMMENTS ON APPLICATION

APPLICATION NO : H14/0758/92

SUBJECT : 73 Knight St. Pinchbeck

My comments are as follows...

No objections. I don't think this needs to come before the Planning Committee as everything seems quite straightforward. I support -

Pauline Bostwick 24/7/92

APPOINTMENTS

You must leave a telephone no for the office to contact you.

Please make an appointment for me to come and discuss the following with an officer of the department.

SUBJECT :

State any times or dates when you will not be able to visit the office :

PLAN DEPT.
13 JUL 1992
REF H/04/0795/92

EXTG. DINE

REMOVE W.C. & SEAL OFF DRAIN

G.

BRICK UP DOOR & WINDOW

DAY STORE

REMOVE EXTG. FITTINGS OF UTILITY ROOM TO BE BREAKFAST ROOM

CUT WALL FOR & S/FIX DOOR, FRAME & ARCHITRAVES, WITH I.G. L/S LINTAL OVER 2'-6" x 6'-6" DOOR.

REMOVE WALL & DOOR & FORM ARCH-STYLE OPENING

REMOVE EXTG. WINDOWS & REPLACE WITH NEW (SAME SIZE) TO MATCH MATERIALS (UPVC) HOUSE WINDOWS D/GLAZED. S/FIX I.G. L/S LINTOLS OVER.

GATE

FRIG.

DRYER

SINK

CONVERT SHOP STORE INTO KITCHEN

DEEP FREEZER

B&B.

W.T. COPPD.

EXTG. HATCHING OVER

LOUNGE

CUT WALL FOR & S/FIX 2'-6" x 6'-6" DOOR, FRAME & ARCHITRAVES I.G. L/S LINTOL

NEW B.I GULLEY

CUT INTO EXTG. DRAIN RUN & SUPPLY & FIX I.C. & CONNECT TO GULLEY

EXTEND EXTG. GAS SUPPLY TO KITCHEN & CONNECT TO APPLIANCES.

EXTG. 4½" BRKWK.

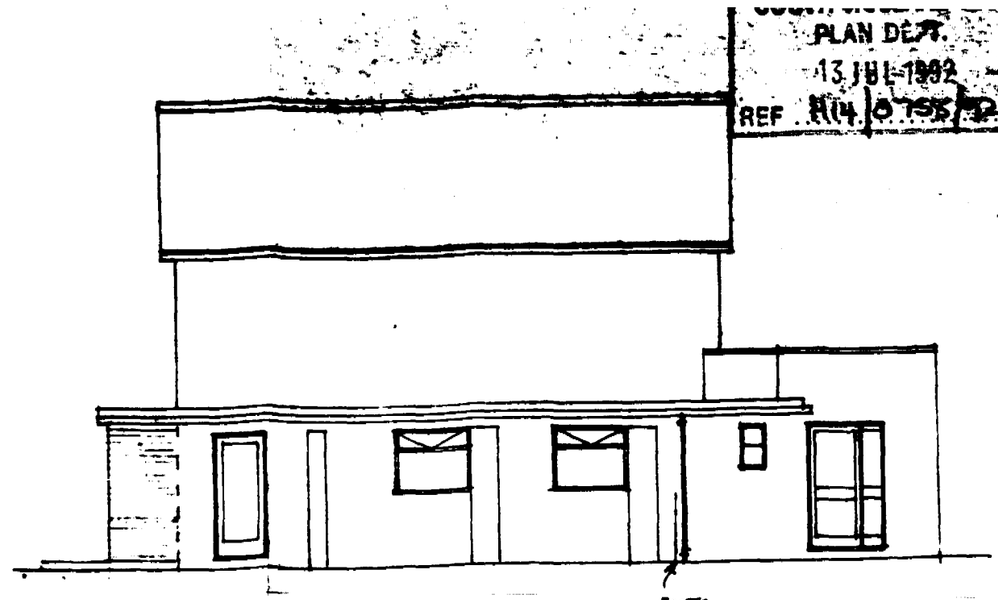
SUPPLY & FIX MECHANICAL EXTRACTOR FAN IN EXTERNAL WALL OF KITCHEN CAPABLE OF 60 LITRES PER SECOND.

EXTG. DRIVE

GROUND FLOOR PLAN.



FRONT (SOUTH)



EAST SIDE ELEVATION

EXTG. GAS SUPPLY

REMOVE EXISTING STONE CHIPPINGS, ROOFING FELT & PLY 900mm EXTG ROOF.
PROVIDE & FIX 50mm PURLDEK BDS., WITH 3 LAYER ROOFING FELT FIXED ONTO SAME & FINISH ROOF WITH 12·5mm DEPTH OF GRANITE CHIPPINGS. BONDED ONTO THE FELT.

7'-2" EXTG. HEIGHT

EXTG. 4½" BRKWK.

2" CAVITY WITH 2" DRYNEKLM BDS..

100 x 50mm S.W FRAMING AT 600mm CCS. WITH 100mm F.G. QUILT BETWEEN ALL MEMBERS.

BRUSH ON 2 LAYERS OF SNYPANE ROOF ON EXTG. CON.

A

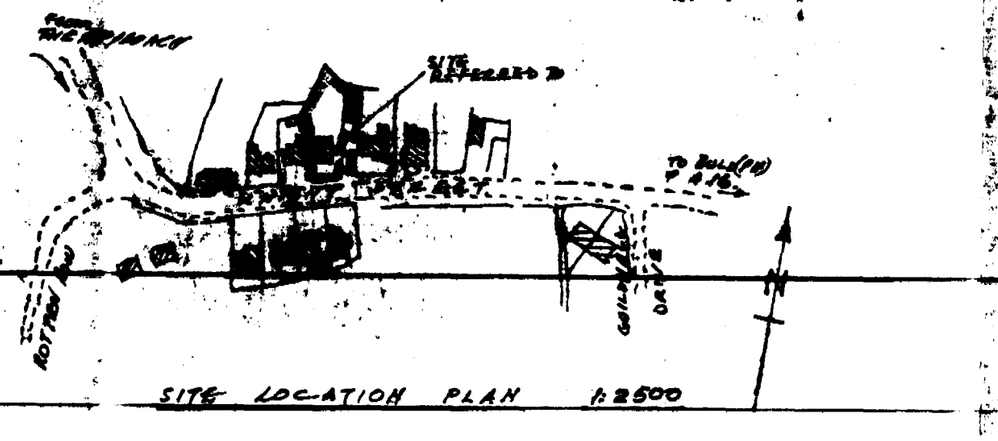
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SECTION A/A.

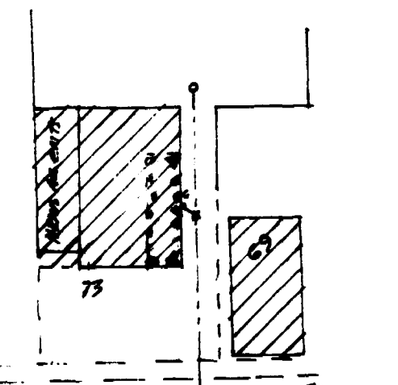
S/FIX P.V.C. TRAY

EXTG. R.C.

DETAIL AT ¾"=1'0"



SITE LOCATION PLAN 1:2500



BLOCK PLAN 1:500

PROPOSED ALTERATIONS & IMPROVEMENTS AT No. 73 KNIGHT ST. PINCHBECK No. SPALDING.
(EXTG. SHOP STORE TO BE KITCHEN)
FOR Mr. R. A. PREW
SCALE 1/4" KEY SECTION 1/4" ELEVATIONS 1/4"
Sept 1992.