SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Planning Permission

Reference: H14/1122/92 Received:22-OCT-92 Type:FULL

Name: Mr & Mrs Fovargue
23 Pennyfield
Pinchbeck
Spalding
Lincs, PE11 3RG

Agent: Mr & Mrs Fovargue
23 Pennyfield
Pinchbeck
Spalding
Lincs, PE11 3RG

Description: Ground floor extension to kitchen and lounge

Location : 23 Pennyfield 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 porthole window in the southern elevation shall be obscure glazed and retained in that form inperpetuity.

Reason: To prevent overlooking of the rear garden of the dwelling to the south.

Director of Planning and Building Control Services
07-DEC-92 H14/1122/92

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. H14/1122/92

Date Registered 22 OCT 1992

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

MR. & MRS. A. FOVARGUE,
23. PENNYFIELD,
PINCHBECK,
SPALDING
LINCS PE11 3RG
Tel. No. (0775) 760006

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

23. PENNYFIELD, PINCHBECK, SPALDING. LINCS PE11 3RG

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

GROUND FLOOR EXTENSION TO KITCHEN AND LOUNGE.

Please complete

Signed. A. Fovargue Date. 21-10-92

I attach
* Four copies of all plans
*an ownership certificate (see back page)
*a fee of £55.00 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:

4. A. If building works are proposed, other than residential, please state extra floorspace to be created:	N/A sq. metres
B. Please state size of any new structure:- (a) max. height:	3.5 metres
(b) max. length:	7.8 metres
(c) max. width:	3.0 metres
C. Please state type and colour of materials for facing external walls:	LBC CLAYDON RED MULTI FACING
D. Please state type and colour of roofing materials.	SANDTOFT DOUBLE ROMAN TILES

5. GENERAL INFORMATION Please complete each section

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

DWELLING

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?

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	N/A
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.	NO	→ Date: Consultee(s):

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 (e.g. owner, prospective purchaser)	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 A. Fovargue (Applicant/~~Agent~~) Date 21-10-92

Certificate B The applicant has given the required notice to everyone else who was 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.

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 A. Fovargue Applicant/~~Agent~~ Date 21-10-92

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.

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 23 PENNYFIELD PINCHBECK SPALDING.
Take notice that application is being made to South Holland District Council by A. FOVARGUE
for planning permission for GROUND FLOOR EXTENSION TO KITCHEN AND LOUNGE

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 A. Fovargue Date 21-10-92

APPLICATION ASSESSMENT

Notes for Case Officer

Put notice on lamppost opposite
nowhere on site to put it

Site Inspection | Accuracy | Neighbours | Boundaries

Site features | Other

Inspected by PM
Date 10-11

Notice posted by PM
Date 10-11

Resident Notices required

Sent | Delivered

Case Officer Conclusions

1.8 m fence to N. 1.5 trellis top fence to S
House to S will be set forward ~~back~~ has projects to enclosed
Some shading to garden + patio window of home to N.

Ex

RECOMMENDATION

COMMITTEE

Departure from Policy .....

Ward Member request .....

Recommend approval against material objection .....

Other circumstance viz: .....

Change to Committee recorded

DELEGATED

Case Officer PM

Senior Officer JR 3/12

Case Officer Recommendation

Approve ✓ | Refuse

Signed PM 1-12

Conditions/Reasons (continue overleaf)

The porthole window in the southern elevation shall be obscure glazed + retained in that form in perpetuity.

Reason: To prevent overlooking of the rear garden of the dwelling to the south

Notes to applicant

- [ ] Disabled
- [ ] Outstanding RM
- [ ] Amended plans

DC RECORD SHEET

APPLICATION REF:

Directions

Art 7 (Outlines)
RM checklist

	Siting	Design	Ext app	Access	Landscape
Previous					
Current					
Required					

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

Other ....

Precise details, for non-standard direction:

Senior Officer authorised: ..... Sent: .....

Revalidation after Direction

Information satisfactory/unsatisfactory Signed: .....

Further direction: Precise details:

Amended description:

New valid date: .....

Consultation/Publicity Required

		Requested	Sent
Extra Publicity:			
	Departure	.....	.....
	Setting of LB	.....	.....
	Public Right of Way	.....	.....
	Discretionary	.....	.....
Extra Consultations:			
	Dept of Transport	.....	.....
	Environmental Serv.	.....	.....
	LB/Cons. Area - Local	.....	.....
	- Local & National	.....	.....
	- English Heritage	.....	.....
	Consultant: Name.....		..... Order No .....
	Other:	.....	.....

Case Officer PU.

Recorded on board:

ADMIN RECORD SHEET

Initial

Submitted Fee £ 55 P1836.

Receipt Issued

Date first Rec'd 22 OCT 1992

Registration

Reference H14/1122/92

Cross-Ref B14/0738/92

Date 23/10/92

Validation

TYPE FULL.

Earliest permission

Site area

No of dwellings

Floorspace 23.4

Description

Tech

Certificate
Site plans
Description

Accuracy
Incomplete form

Fees

Nil fee

Discounted fee

Previous app
Type

Correct fee 55

Additional
Refund

Receipt
Issued

Information

Newbuild/Redevelopment/Change of use/Extension/Alteration/Works

Earlier permission Ref

RM

	Siting	Design	Ext app	Access	Landscaping
Previous					
Current					

Index sheets 144

OS No's

Grid ref 523120 [illegible]

Ward

Parish PINNER

TR Rural
TR Bypass
Level Cross YES
Footpath

CA
LB
TPO /

Inside IBD YES

Inside LP area YES

Linked to site

Ref

Linked to property

Ref 0299605

Planning Records:
Earlier apps

B Reg Records:
Already submitted - Ref
Request
Requested

BRIAN . '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: H14/1122/92 Type: FULL

Applicant: Mr & Mrs Fovargue
Tel: 0775 760006

Agent: Mr & Mrs Fovargue
0775 760006

Description: Ground floor extension to kitchen and lounge

Location: 23 Pennyfield
Pinchbeck
Spalding
Lincs

Valid date:	22-OCT-92	Terminal date:	17-DEC-92
Target dates:		Target Committee:	08-DEC-92
To case officer	27-OCT-92	Report deadline:	24-NOV-92
Inspected by	01-NOV-92		
Extra contacts	06-NOV-92	Case Officer:	
Report if not clear by	26-NOV-92	P J UDY	

DEVELOPMENT/CONSTRAINTS

Size: 23.4 M2
Category: Extension
Listed building:
Conservation Area:

CONSULTATIONS CARRIED OUT

		Sent	Expiry	
Clerk to Pinchbeck P	0775 723838	28-OCT-92	11-NOV-92	Approve.
Cllr T Bray	0775 323794 (Of	28-OCT-92	11-NOV-92	
Cllr Mrs P J Buffham		28-OCT-92	11-NOV-92	No objections
Site/Press Advert MIN		10 ~~03~~-NOV-92	~~24-NOV~~-92 1-DEC	

L.C.C. — No objections JCB 29/10/92.

E 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

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SOUTH HOLLAND DISTRICT COUNCIL

Application no: H14/1122/92

Applicant: Mr & Mrs Fovargue
23 Pennyfield
Pinchbeck
Spalding
Lincs, PE11 3RG

Agent: Mr & Mrs Fovargue
23 Pennyfield
Pinchbeck
Spalding
Lincs, PE11 3RG

Description: Ground floor extension to kitchen and lounge

Location: 23 Pennyfield Pinchbeck
Spalding Lincs

Type: FULL

Date received: 22-OCT-92

28-OCT-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 12-NOV-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

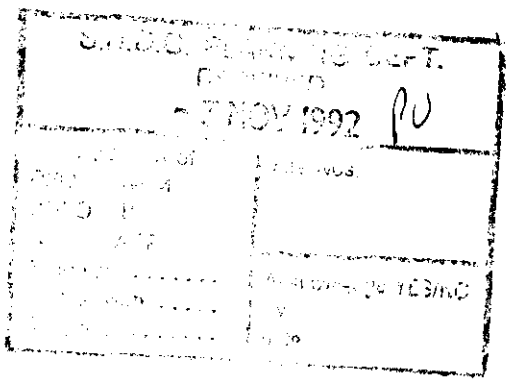
Yours faithfully
B SMITH
Director of Planning and Building Control Services

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

FOR PARISH COUNCIL USE ONLY

Comments:

Recommend approval



Signed:

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: H14/1122/92

Applicant: Mr & Mrs Fovargue
23 Pennyfield
Pinchbeck
Spalding
Lincs, PE11 3RG

Agent: Mr & Mrs Fovargue
23 Pennyfield
Pinchbeck
Spalding
Lincs, PE11 3RG

Description: Ground floor extension to kitchen and lounge

Location: 23 Pennyfield Pinchbeck
Spalding Lincs

Type: FULL

Date received: 22-OCT-92

28-OCT-92

Dear Cllr Mrs P J Buffham

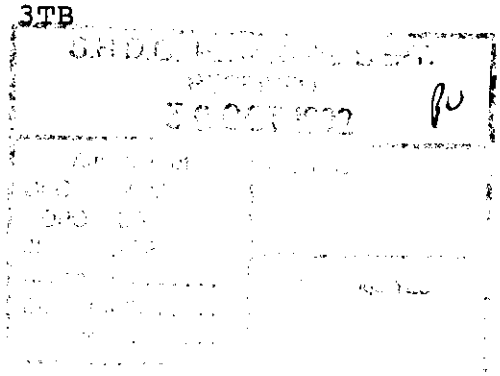
NOTIFICATION TO WARD MEMBER

I have received an application for the above proposal in your ward. The officer dealing with this application is P J UDY

As applications can be determined under delegated powers in many cases, please let me know by 07-NOV-92 if you feel that this proposal should be brought to the attention of the Planning Committee for any reason.

Yours faithfully
B SMITH
Director of Planning and Building Control Services

Cllr Mrs P J Buffham
Fir Tree House
Northgate, West Pinchbeck
Spalding, Lincs
PE11 3TB

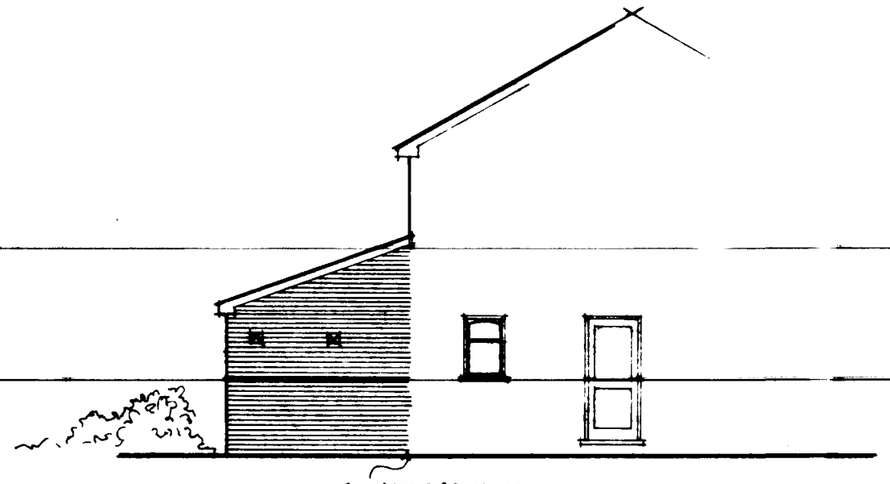


I request that this application be considered by Planning Committee, because

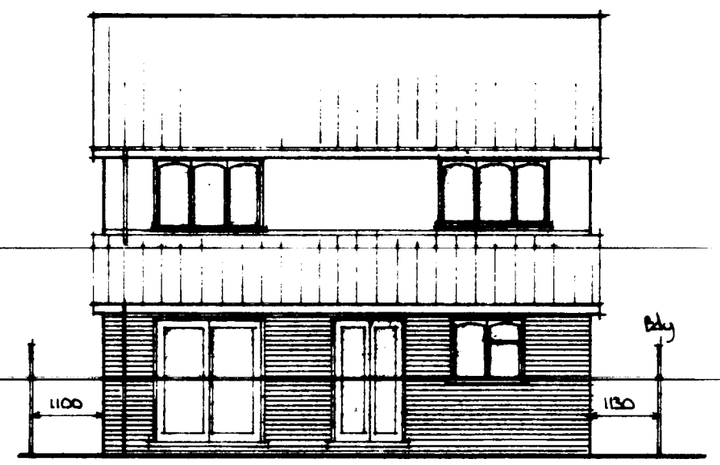
No objections. There are no plans for big windows to overlook neighbours' ~~garden~~ property. I'm quite happy with it

Signed: Pauline Buffham
Ward member

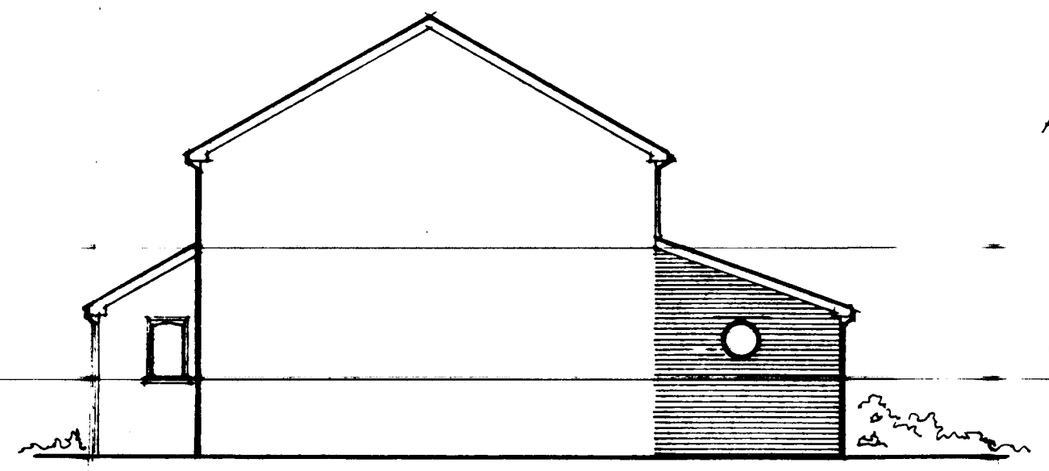
30/10/92.



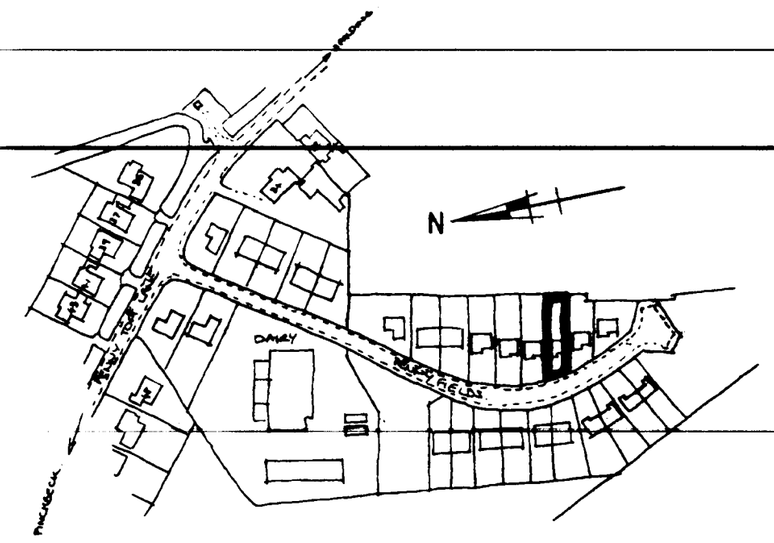
NORTH ELEVATION 1:100



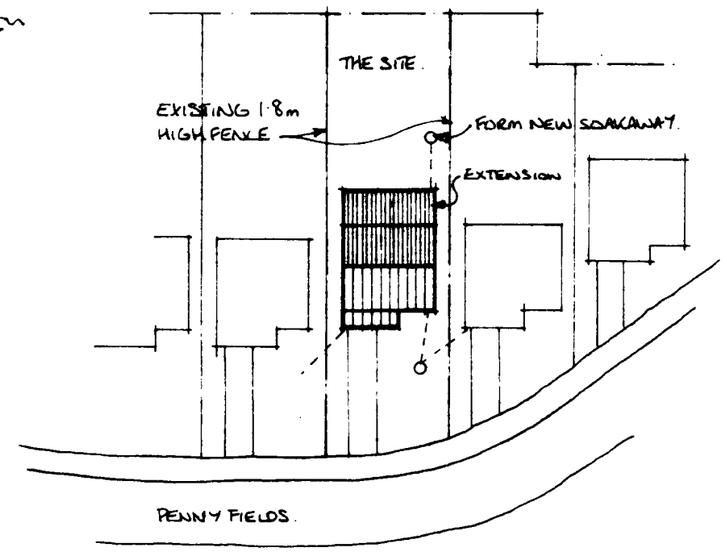
EAST ELEVATION 1:100



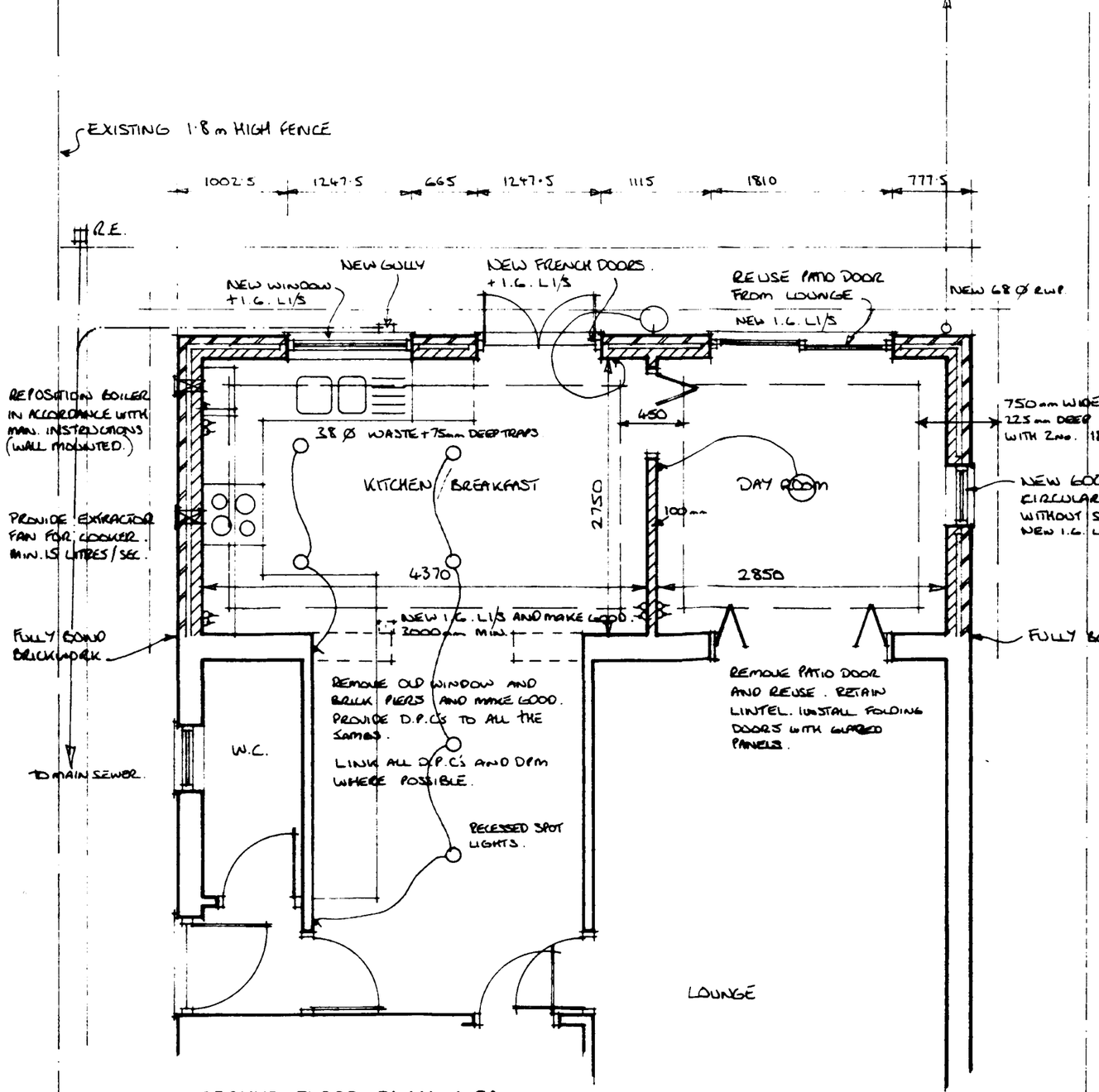
SOUTH ELEVATION 1:100



LOCATION PLAN 1:2500

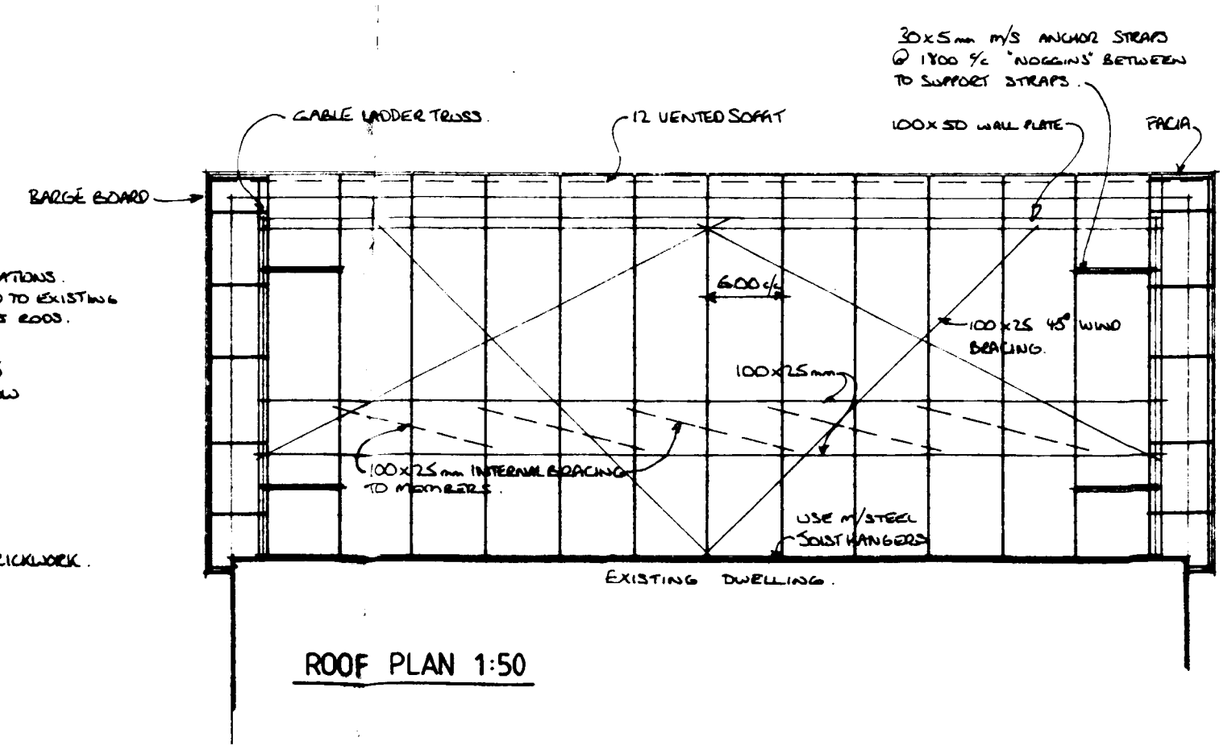


SITE PLAN 1:500



GROUND FLOOR PLAN 1:50

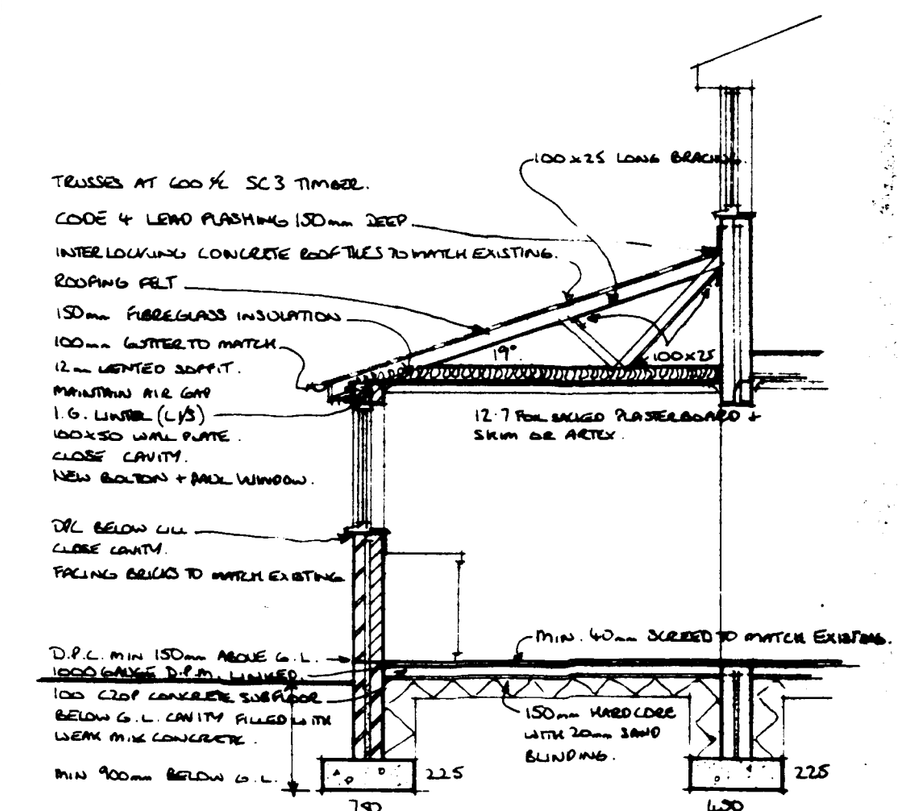
ROOF CONSTRUCTION TO B.S. 5268 PART 3. 1985.
SC. 3. TIMBER.
USE 150mm THICK FIBRE GLASS INSULATION IN ROOF SPACE.



ROOF PLAN 1:50

WALLS: FACING BRICKS TO MATCH EXISTING IN 250mm THICK CAVITY WALLS 100 INSULATION BLOCKS TO INNER SKIN. INSULATE CAVITY WITH PRI-THERM WALL TIES 900 HORIZONTAL 450 VERTICAL AND EVERY 225 Ø SAMES. CLASS 'A' DENSE CONCRETE BLOCKS BELOW D.P.C. P.V.C DPC TO ALL WALLS 150mm ABOVE GROUND LEVEL. AND TO ALL DOOR AND WINDOW OPENINGS AND BELOW CILLS. CLOSE CAVITY AT ROOF LEVEL. FILL CAVITY TO 150 BELOW DPC WITH LEAN MIX. DOUBLE GLAZE WINDOWS AND DOORS. WALLS TO BE PLASTERED CEMENT: LIME: SAND RENDER WITH SKIM FINISH AVERAGE OF 15mm THICK INCLUDING REVEALS AND LINTEL SOFFITS.

DIMENSIONS IN mm.
ALL DIMENSIONS MUST BE CHECKED ON SITE AND NOT SCALED FROM THIS DRAWING.



SECTION A-A 1:50

SOUTH HOLLAND D.C.
PLAN DEPT.
22 OCT 1992
PFF ...11.22/92...

SCALE: AS SHOWN
DATE: OCTOBER 1992

LOUISE COOPER
TEL: 0406 371599

GROUND FLOOR EXTENTION FOR MR. & MRS. A. FOVARGUE AT 23. PENNYFIELDS, PINCHBECK, SPALDING, LINCS. PE11 3RG.