FILE COPY

SOUTH HOLLAND DISTRICT COUNCIL

Application no: H14/1210/92

Applicant: Bus & Coach Buyer Ltd
The Publishing Centre
1st Floor
Low Road
Spalding Lincs PE12 6ED

Agent: Loweth Cowling Design
Station House
Station Street
Holbeach
Spalding Lincs

Description: Change of use from light industrial to office accommodation

Location: Plot 5, Cresswell Close
Benner Road Industrial Estate
Pinchbeck
Spalding Lincs

Type: FULL

Date received: 20-NOV-92

02-DEC-92

Dear Sir/Madam

TOWN AND COUNTRY PLANNING (GENERAL DEVELOPMENT) ORDER 1988

NOTICE OF PERMITTED DEVELOPMENT

It appears that by virtue of the above Order the proposed development is deemed to be permitted and further planning permission is not therefore required. No further action will therefore be taken on your application and any fee paid will be refunded as soon as possible.

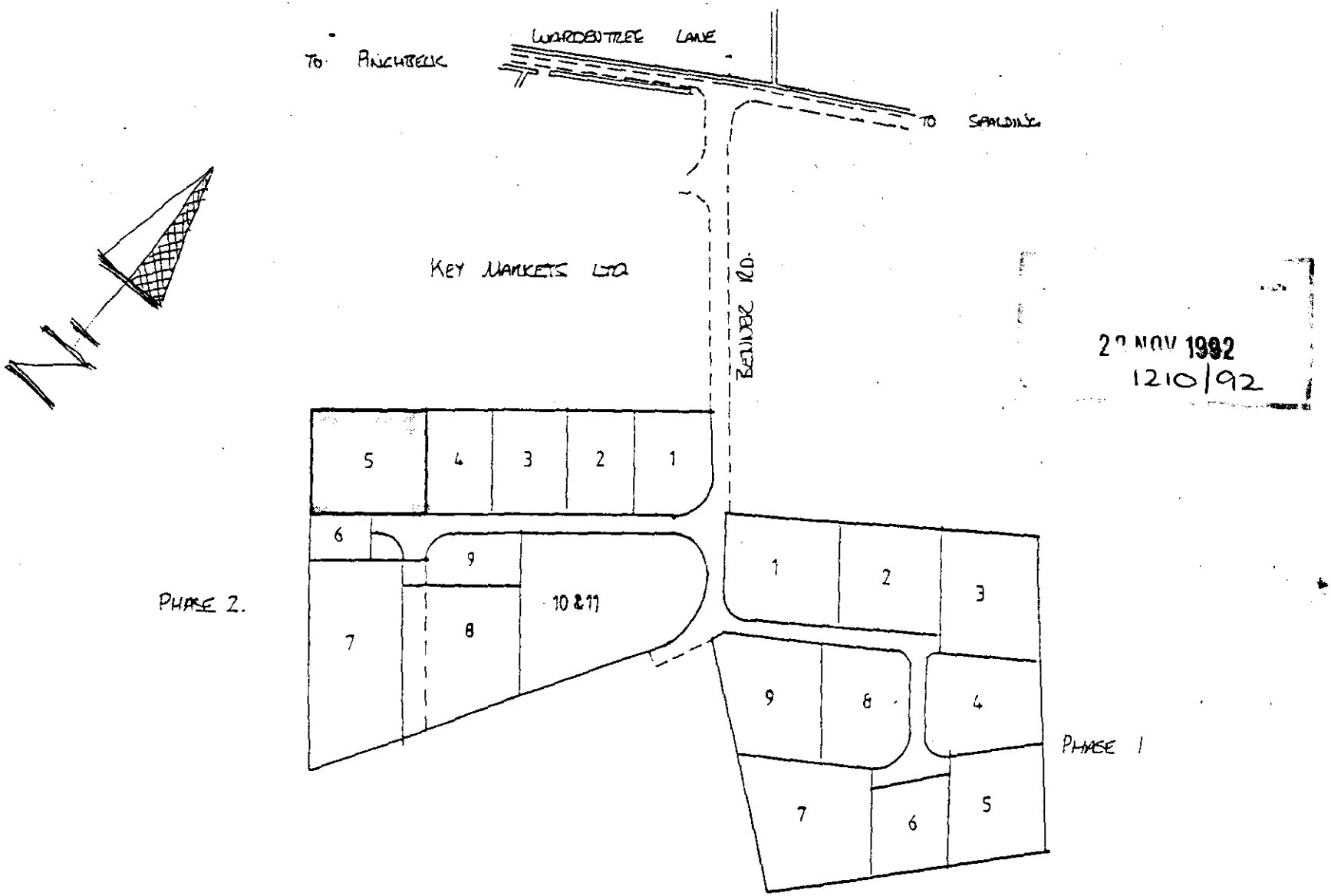
You should be aware however that approval under the Building Regulations may still be required.

Yours faithfully

Director of Planning and Building Control Services

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)



27 NOV 1992
1210/92

LOCATION PLAN SCALE 1-2500

FOUR COPIES REQUIRED

PLANNING APPLICATION

For office use only

Application No. H14/1210/92

Date Registered 20 NOV 1992

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

BUS + COACH BUYER LTD.
THE PUBLISHING CENTRE.
1ST. FLOOR.
LOW ROAD.
SPALDING. LINCS.

Tel. No. PETS. GED.

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

LOWETH CORLING DESIGN
STATION HOUSE
STATION STREET
HORBEACH. LINCS.

Tel. No. 0406 22126
(Personal contact name) LOWETH

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE Plot 5
CRESSWELL CLOSE, BENNER ROAD
IND. ESTATE.

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

CHANGE OF USE FROM LIGHT INDUSTRIAL TO OFFICE ACCOMMODATION.

Please complete

Signed.. ..... Date .. 18.11.92 ....

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.

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 Certificates**

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 pervious 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 Dwellings		If so, how many:
(ii) Other new building(s)		
(iii) Alterations or extension		
(iv) Change of use	✓	

4. A. If building works are proposed, please state extra floor space to be created: N/A sq. metres

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

C. Please state type and colour of materials for facing external walls: all as existing

D. Please state type and colour of roofing materials.

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. light ind use (type later)

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? provided.

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 or more trees: ➡ If so, please show details on plans.

DRAINAGE Please complete

A. Please state how surface water will be disposed of

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

C. Please state whether a land drain will be affected

D. Foul sewerage will be disposed of to: EXISTING

Mains sewer ✓ Cesspool ☐ Septic tank ☐

PLEASE COMPLETE IN ALL CASES

	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 right of way	NO	
The proposal is known to affect contaminated or filled land	NO	
The proposal is for industrial, warehousing, offices, shopping or similar commercial purposes.	YES	➡ 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)
Is this application related to a previous submission?	NO	➡ Application No.

6. **ANY OTHER INFORMATION** Please add any details you wish in support of your application. Continue on separate sheet if necessary.

7. INDUSTRIAL, WAREHOUSING, OFFICES OR SHOPS Please complete if appropriate

Please tick **one** box and complete B if necessary

A. The proposal does not involve any alteration in existing floorspace ☑

B. The proposal involves the creation of or an alteration in total **gross** floorspace ☐ ➡

Proposed total gross floorspace ____ sq. m. Previous total gross floor space ____ sq. m.

This new total includes the following net floorspace:

Retail ____ sq. m. Office ____ sq. m. Indistrial ____ sq. m. Warehousing ____ sq. m.

Other ____ sq. m. ➡ If so, please state use:

	Office Staff	Industrial staff	Other staff
How many office, industrial and other staff will be employed on the site as a result of the development proposed? If you have existing premises on the site, how many of the employees will be new staff?	13 inc directors.		
If you propose to transfer staff from other premises please give details of the numbers involved and of the premises affected.	13 from 1st. Floor Town Road Spalding. PE12 6ES		
In the case of industrial development, give a description of the processess to be carried out and of the end products, and the type of plant or machinery to be installed.	—		
If the proposal forms a stage of a larger scheme for which planning permission is not at present sought, please give what information you can about the ultimate development	—		
Is the proposal related to an existing use on or near the site?	State Yes or No: NO		
If so, please explain the relationship	—		
Is this a proposal to replace existing premises in this area or elsewhere which have become obsolete, inadequate or otherwise unsatisfactory?	State Yes or No: YES		
If so, please give details including gross floor area of such premises and state your intentions in respect of those premises.	Lease runs out end of 1992. P.P. submitted for other use by owners.		
What provisions have been made for the parking, loading and unloading of vehicles within the curtilage of the site? (Please show the location of such provision on the plans and distinguish between parking for operational needs and other purposes)	provided.		
What is the estimated vehicular traffic flow to the site during a normal working day? (Please include all vehicles except those used by individual employees driving to work)	NO.		
What is the nature, volume and proposed means of disposal of any trade effluents or trade refuse?	NO.		
Will the proposed use involve the use of storage of any hazardous materials?	State Yes or No: NO — If yes, you may need to apply for Hazardous Substances Consent		
What provision is being made for access to premises for the disabled?	provided to G.F.		

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).

Prosp. 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: State Date notice served:

Rural Development Commission
141 Castle Street
Salisbury
Wilts SP1 3TP 19/11/92

Signed ..... ~~(Applicant~~ / Agent) Date 18/11/92

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 ..... ~~(Applicant~~ / Agent) Date 18/11/92

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 .....

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

PM 25-11 Plan Area 219m² Scale 1:250 - B2-01 - P.d.
DR 25/11

		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 PM → discuss with Council Recorded on board:

APPLICATION ASSESSMENT

Notes for Case Officer

Site Inspection | Accuracy | Neighbours | Boundaries

Site features | Other

Inspected by
Date

Notice posted by
Date

Resident Notices required

Sent | Delivered

Case Officer Conclusions

RECOMMENDATION

COMMITTEE

Departure from Policy .....

Ward Member request .....

Recommend approval against material objection .....

Other circumstance viz: .....

Change to Committee recorded

DELEGATED

Case Officer RJH

Senior Officer DSR 2/12

Case Officer Recommendation

Approve | Refuse

Signed PJH 30-11

Conditions/Reasons (continue overleaf)

This is P.D Propose Notice

Notes to applicant

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

ADMIN RECORD SHEET

Initial

Submitted Fee £ 110 P1939

Receipt Issued

Date first Rec'd 20 NOV 1992

Registration

Reference H14/1210/92

Cross-Ref N/A

Date 23/11

Validation

TYPE Full

Earliest permission

Site area

No of dwellings

Floorspace

Description

2 PD

Tech

Certificate
Site plans
Description

Accuracy
Incomplete form

Fees

Nil fee

Previous app Type

Discounted fee

Bus Park Appeal c/o L.C.D.

Correct fee 110

Additional Refund £55

Receipt Issued Dec 92

£55 Tfd to 1249/92

Information

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

Earlier permission Ref

RM

	Siting	Design	Ext app	Access	Landscaping
Previous					
Current					

Index sheets 164

OS No's

Grid ref 5 [illegible] 310 3 [illegible]

Ward

Parish

Inside IBD

Inside LP area

TR Rural
TR Bypass
Level Cross
Footpath

CA
LB
TPO

Linked to site

Ref

Linked to property

Ref

O 308809

Planning Records:
Earlier apps

1139/90 refuse maintenance

1195/92 office/clothing

B Reg Records:
Already submitted - Ref

Request
Requested

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: H14/1210/92

Applicant: Bus & Coach Buyer Ltd
The Publishing Centre
1st Floor
Low Road
Spalding Lincs PE12 6ED

Agent: Loweth Cowling Design
Station House
Station Street
Holbeach
Spalding Lincs

Description: Change of use from light industrial to office accommodation

Location: Plot 5, Cresswell Close Benner Road Industrial Estate Pinchbeck Spalding Lincs

Type: FULL

Date received: 20-NOV-92

26-NOV-92

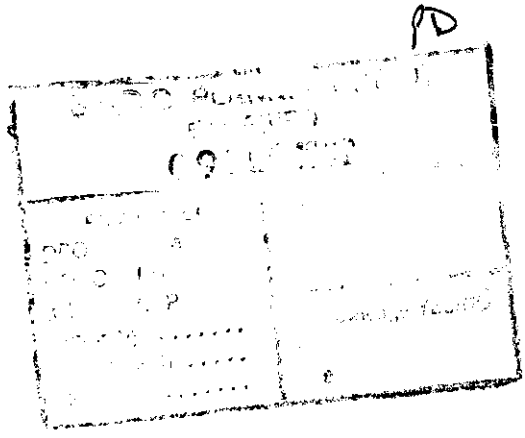
Dear Sir/Madam

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 11-DEC-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:

M.H.C

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: H14/1210/92 Type: FULL

Applicant: Bus & Coach Buyer Ltd Agent: Loweth Cowling Design
Tel: 0406 22126

Description: Change of use from light industrial to office accommodation

Location: Plot 5, Cresswell Close
Benner Road Industrial Estate
Pinchbeck
Spalding Lincs

Valid date:	20-NOV-92	Terminal date:	15-JAN-93
Target dates:		Target Committee:	05-JAN-93
To case officer	27-NOV-92	Report deadline:	22-DEC-92
Inspected by	30-NOV-92		
Extra contacts	04-DEC-92	Case Officer:	
Report if not clear by 25-DEC-92		P J UDY	

DEVELOPMENT/CONSTRAINTS

Size:
Category: Change of use only
Listed building: Other Constraints: HAZ
Conservation Area:

CONSULTATIONS CARRIED OUT

	Sent	Expiry
Clerk to Pinchbeck P 0775 723838	26-NOV-92	10-DEC-92
Cllr T Bray 0775 723794 (Of	26-NOV-92	10-DEC-92
Cllr Mrs P J Buffham	26-NOV-92	10-DEC-92
Site/Press Advert MIN	01-DEC-92	22-DEC-92

Note to Admin.

The applicant will be submitting plans for the alterations to the building. ACP says the fee for this (110 as 55) £55 + that therefore £55 will be refunded. The applicant has been told about this

I have promised to get the application up and running as quickly as possible since their situation is very urgent.

PM 30-11-92

PLANNING APPLICATION

Town and Country Planning General Development Order 1988

NOTICE UNDER ARTICLE 12B

Notice is hereby given that Bus & Coach Buyer Ltd
is applying to the Council for planning permission for the following:

Reference No: H14/1210/92
Description: Change of use from light industrial to office accommodation

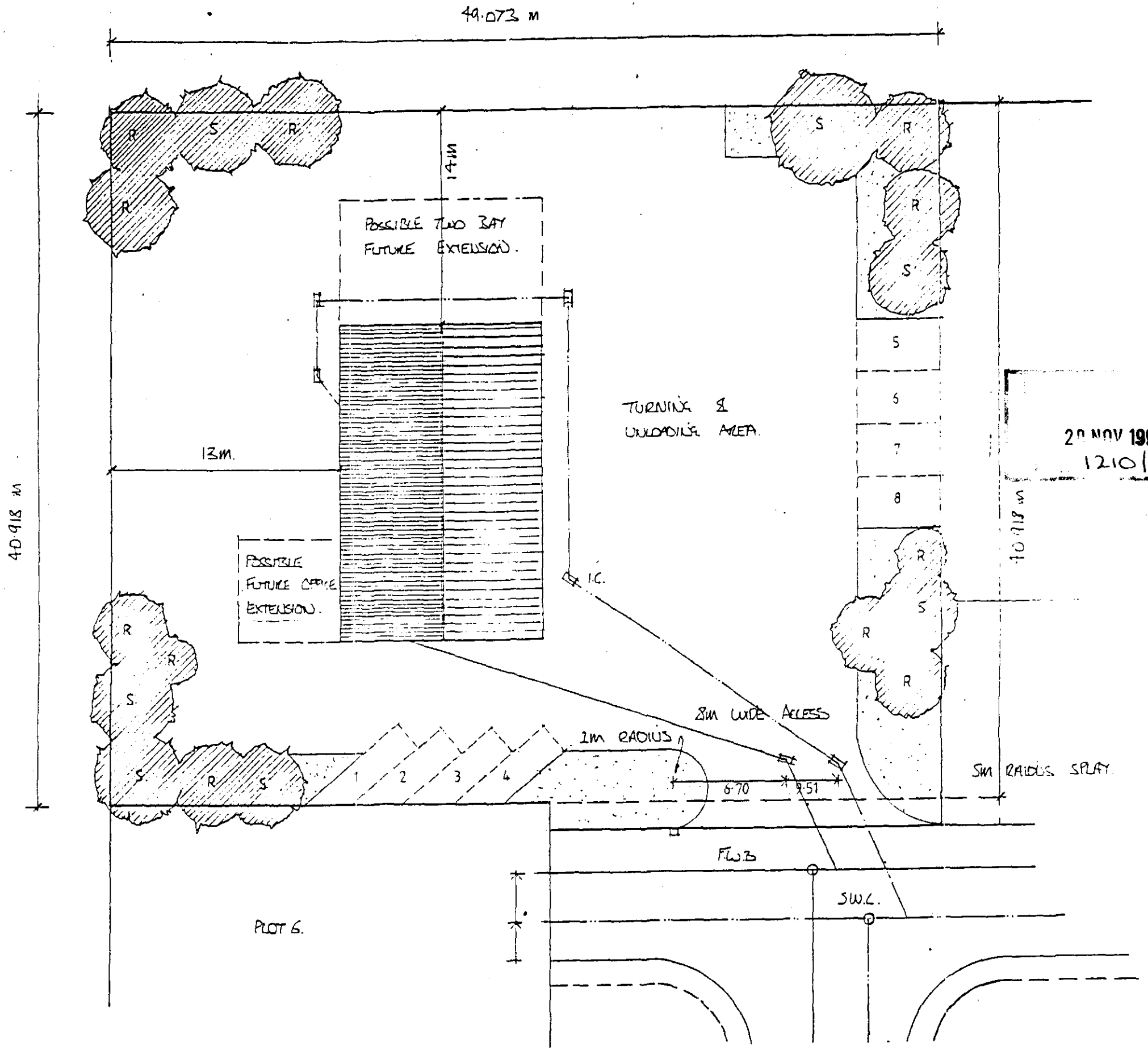
Location: Plot 5, Cresswell Close
Benner Road Industrial Estate
Pinchbeck
Spalding Lincs

Members of the Public may inspect copies of the application, plans and any other documents submitted with it at the Department of Planning and Building Control Services, Council Offices, Priory Road, Spalding, during normal office hours for a period of 21 days beginning with the date shown below.
Any observations should be sent to me, quoting the above reference number also within 21 days of the date shown below.

B Smith
Director of Planning and Building Control Services

Date of Notice:

SOUTH HOLLAND DISTRICT COUNCIL



20 NOV 1992
1210/92