

SALLY WALTHAM

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S O U T H



H O L L A N D
DISTRICT COUNCIL

HOUSING & PLANNING
SERVICES DEPARTMENT

Town and Country Planning Act 1990

Planning Permission

Reference: H14/1241/00

Received: 13-OCT-00

Type: FULL

Name: Mr R K Rawding
Carlton
Old Fen Lane
Pinchbeck
Spalding Lincs

Agent: Mr R K Rawding
Carlton
Old Fen Lane
Pinchbeck
Spalding Lincs

Description: Proposed 3 bedroom bungalow with integral garage

Location : Plot adj. to The Bungalow Northgate Nurseries
Northgate West 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 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.

- 3 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.

- 4 The northern and eastern boundaries of the site shall be screened with 2 metre high acoustic fences, before the dwelling is occupied and the window in bedroom number 1 shall be fitted with acoustic

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vents, all in accordance with details to be submitted to and approved in writing by the Local Planning Authority.

Reason: To safeguard the amenities of future occupants against the activities on the adjacent nurseries.

- 5 Before the access is commenced to be used, provision shall be made within the site to the satisfaction of the Local Planning Authority for a motor vehicle to turn to enable it to enter and leave the highway in forward gear.

Reason: To enable vehicles to enter and leave the highway in forward gear in the interests of road safety.

- 6 The design of the vehicular access crossing shall be such that adequate access and suitable gradients are maintained for pedestrians on the roadside footway and that adequate provision is made for the satisfactory disposal of highway surface water run-off.

Reason: To ensure the provision of safe and adequate means of passage on foot and to ensure that the highway and adjacent land is not adversely affected by reason of flooding as a consequence of the development.

The determined plans are:-

Site & elevation, site/block & roof plan received 13 October 2000.

Director of Housing and Planning Services

23 NOV 2000

H14/1241/00

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 H14/1241/00

Received: 13-OCT-00 Type: FULL

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Agent: Mr R K Rawding
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Description: Proposed 3 bedroom bungalow with integral garage

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Northgate West Pinchbeck Spalding Lincs

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

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

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Reason: In the interests of visual amenity.

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