SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Approval required by Condition of Planning Permission

Reference: H15/0027/92 Received:09-JAN-92 Type:CONDITION COMPLIANCE

Name: Allison Homes Ltd
West Elloe Avenue
Spalding
Lincs

Agent: R Doughty
32 High Street
Helpringham
Sleaford
Lincs

Description: Amendment to landscaping scheme
Condition No. 2 (Application No.H15/0074/90/1)
Location : Charlotte Walk Watergate
Quadring Spalding, Lincs

South Holland District Council hereby give notice that CONSENT HAS BEEN GRANTED for the details submitted for the purpose of conditions attached to the planning permission, subject to any conditions below:

Director of Planning and Building Control Services
18-FEB-92 H15/0027/92

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)

Town and Country Planning Act etc

DRAFT DECISION

Reference: H15/0027/92 Received:09-JAN-92 Type:CONDITION COMPLIANCE

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32 High Street
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Description: Amendment to landscaping scheme
Condition No. 2 (Application No.H15/0074/90/1)
Location : Charlotte Walk Watergate
Quadring Spalding, Lincs

South Holland District Council hereby give notice
that permission has been granted/refused etc
on the following conditions/reasons:

Authorised to issue:

14-FEB-92 H15/0027/92 AD..A.....DC..D.2.1.7.2.

CONDITION COMPLIANCE APPLICATION

4 COPIES OF FORM AND PLANS REQUIRED

For office use only

Application No. H15/0027/92

Date registered 09 JAN 1992

Grid reference

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

ALLISAN HOMES LTD
West Elloe Ave
Spalding

Tel. No.

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

R. Doughty

Tel. No. (Contact)

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

Charlotte Walk Watergate Quadring

Please complete

EARLIER APPLICATION No.

H15/0024/90/1

*This application **cannot be considered** unless the relevant reference is stated

Please complete

I attach the necessary plans and apply for approval as described below

Signed ..... Date .....

Please complete the section below.

<u>This form is for approval of additional details</u>. For approval of reserved matters you should not use this form – ask for Planning Application forms.

If a condition restricts activity in some way, and you wish to remove that restriction, you should not use this form – ask for Planning Application forms.

If a condition requires activity to be carried out in a certain way, you do not normally need to apply for approval, unless the condition specifically requires it.

2. The application is for approval of details required by a condition (✓) 2

State which details are submitted

Amendment to landscaping scheme

State drawing no's relating to the current submission 106/47/1

State condition no. under which this application is required 2

OFFICE USE ONLY

5.3.254C 33313

Site 232

Checking Officer:

	Yes	No
Application Acceptable	☐	☐
Consult Required	☐	☐
Enclosures Required		

ADMIN

Date Consult Sent

.....

Notes:

Signature ..... Date .....

Case Officer:

Notes:

	Yes	No
Condition Compliance Details Finally Accepted	☑	☐

Details Accepted if different from Box 2:

Signature PJM Date 17-2-92

Ref 74/90 drwg bldgs ok PJM 20-1-92

Robert Doughty

CHARTERED TOWN PLANNER & LANDSCAPE ARCHITECT

32 High Street, Helpringham, near Sleaford, Lincolnshire, NG34 0RA

Your Reference

Our Reference 106 47 Char Wk NCH AKD

Tel. Swaton (0529 21) 646/7
Fax 0529 21 358
V.A.T. Reg. No. 364 7780 17

8 January 1992

Director of Planning
South Holland District Council
Council Offices
Priory Road
SPALDING
Lincolnshire PE11 2XE

Dear Sir

ALLISON HOMES
LANDSCAPE PROPOSALS: CHARLOTTE WALK, WATERGATE, QUADRING.

Please find enclosed 2 copies of our drawing no. 106/47/1, which details the landscaping and planting for the above site. You will note that the plan is different to that previously submitted under application number H15/0074/90/1, by Allison Homes Limited.

We would be pleased if you could accept these new landscape proposals as an amendment to the original application and inform us accordingly.

Your early approval of this amendment would be much appreciated as we need to plant up the site this season.

Yours faithfully

Nicola C Hadley

N8

TOWN AND COUNTRY PLANNING ACT 1971

PROVAL REQUIRED BY CONDITION OF PLANNING PERMISSION

APPLICATION REF: H15/0074/90/1

DATE RECEIVED: 19 08 91

APPLICANT: Allison Homes Ltd
West Elloe Avenue
Spalding
Lincs

AGENT:

DETAILS SUBMITTED: Landscaping and screen wall details

LOCATION: Land off Watergate, Quadring

The South Holland District Council hereby give notice that APPROVAL HAS BEEN GRANTED in respect of the above details for the purpose of the conditions imposed on the grant of planning permission, subject to any condition(s) set out below.

District Planning Officer
23 August 1991

RECEIVED
29 AUG 1991

This approval refers only to that required under the Town and Country Planning Acts.
If approval is required under the Building Regulations or any other enactment, this must be obtained separately.

SOUTH HOLLAND DISTRICT COUNCIL

B. SMITH M.R.T.P.I., DISTRICT PLANNING OFFICER
CHATTERTON TOWER, WINFREY AVENUE, SPALDING, LINCOLNSHIRE TELEPHONE: SPALDING 761161

N1

TOWN AND COUNTRY PLANNING ACT 1971

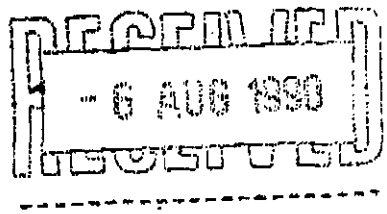
PLANNING PERMISSION

REFERENCE : H15/0074/90

DATE RECEIVED : 13 3 90

APPLICANT : Allison Homes Ltd
West Elloe Avenue
SPALDING
Lincolnshire

AGENT :



TYPE : Full GRID REF : 522540 333130

DESCRIPTION : Erection of 24 terraced houses, roads, parking and ancillary works

LOCATION : Adjacent 7 Watergate, Quadring, Spalding

The South Holland District Council hereby gives notice that permission has been granted for the carrying out of the development in accordance with the application and plans submitted, subject to 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 41 of the Town and Country Planning Act 1971

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 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.

/Cont...

IMPORTANT NOTE
This permission refers only to that required by the Town and Country Planning Acts.
If approval is required under the Building Regulations or any other enactment, this must be obtained separately.

SOUTH HOLLAND DISTRICT COUNCIL

Cont/...
H15/0074/90

4 Notwithstanding the details shown on the submitted plans 1.8 metres high screen walls, details of which shall be submitted to and agreed with the Local Planning Authority, shall be erected in the following positions in substitution of the fences shown on the submitted plans before any of the dwellings are occupied.

(i) Along the rear boundaries of Plot nos. 1-5 and the side boundary of Plot 5.

(ii) To screen the garden area of the dwelling on Plot 24 from the adjacent visitor parking spaces and frontage highway.

(iii) To screen the garden area of the dwelling on Plot 22 from the adjacent visitor parking spaces.

(iv) To screen the side and rear garden areas of the dwelling on Plot 21 from the adjacent visitor parking spaces and public highway.

(v) To screen the side and rear garden areas of the dwelling on Plot 16 from the adjacent parking area and public footpath.

(vi) To screen the side and rear garden area of the dwelling on Plot 6 from the adjacent public highway, open space and parking court.

Reason: To provide adequate levels of privacy and amenity for future occupants.

5 The parking areas shall be surfaced in tarmacadem or some alternative hard surfacing material as may be approved by the Local Planning Authority, and laid out ready for use in accordance with the details shown on the submitted plans before any of the dwellings are occupied.

Reason: To provide adequate facilities for the future occupants.

6 The area of public open space shall be seeded ready for use before 50% of the dwellings hereby permitted are occupied.

Reason: To ensure a satisfactory level of public amenity for future occupants.

7 The roads and footways shall be laid out and made up in accordance with the specification, programme and details to be approved and in any event shall be so constructed that, by not later than the time any dwelling erected on the land is occupied, there shall be direct connection from it (completed to the approved specification less the carriageway and footway wearing courses) to an existing highway; and the carriageway and footway wearing courses shall be completed not later than three months from the date upon which the erection is commenced of the penultimate dwelling to which this permission relates.

Reason: To ensure satisfactory access to each dwelling in the interests of residential amenity and convenience.

/Cont...

Cont/...
H15/0074/90

8 No dwelling to which this permission relates shall be commenced unless or until the carriageway basecourse and kerb foundation of the new estate road onto which it fronts, is adjacent to, or gains access from, has been constructed.

Reason: To enable the position of the dwelling(s) and associated estate road(s) in the layout to be fixed more accurately in the interests of the proper planning of the area.

9 Before any development is commenced the 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.

10 The area(s) shown on the plan accompanying the application reserved for the parking of vehicles shall be used, or be available for use, for vehicle parking at all times when the premises are in use.

Reason: In the interests of the safety and convenience of traffic using the adjacent road.

11 The carriageway of the housing square shall be a minimum of 6.0 metres wide.

Reason: In the interests of road safety.

12 Prior to any building works commencing on site, any roads and footways to be constructed from concrete blocks shall be laid out and constructed from concrete blocks shall be laid out and constructed in accordance with a specification, programme and details to be approved.

Reason: To ensure satisfactory access to each dwelling in the interests of residential amenity and convenience. This form of construction will not provide a satisfactory interim stage to permit trafficking by construction vehicles.

13 No materials shall be deposited, stored or processed (in anyway) on any road or footway constructed from concrete block paving.

Reason: This form of construction would be permanently damaged, particularly from an appearance point of view.

District Planning Officer
31 July, 1990

Notes

1 This permission is granted in accordance with the application submitted as revised by the revised plans received by the Local Planning Authority on 21 May, 1990.

2 In relation to the landscaping conditions imposed the Local Planning Authority is largely satisfied with the scheme submitted in relation to this proposal, subject to the specification of planting lengths. The Local Planning Authority would, however, expect the final scheme to show an increase in tree planting relative to the car parking areas.

3 This permission is granted on the basis that the communal areas will be maintained in accordance with the details contained in the applicants letter and plan received by the Local Planning Authority on 24 July, 1990.

PLANT SCHEDULE

Robert Doughty, Chartered Town Planner and Landscape Architect,
32, High Street, Helpringham, Sleaford, Lincolnshire. NG34 ORA.
Telephone: (052921) 646 & 647 Fax:(052921) 358.

H15/0027/92

12th December 1991

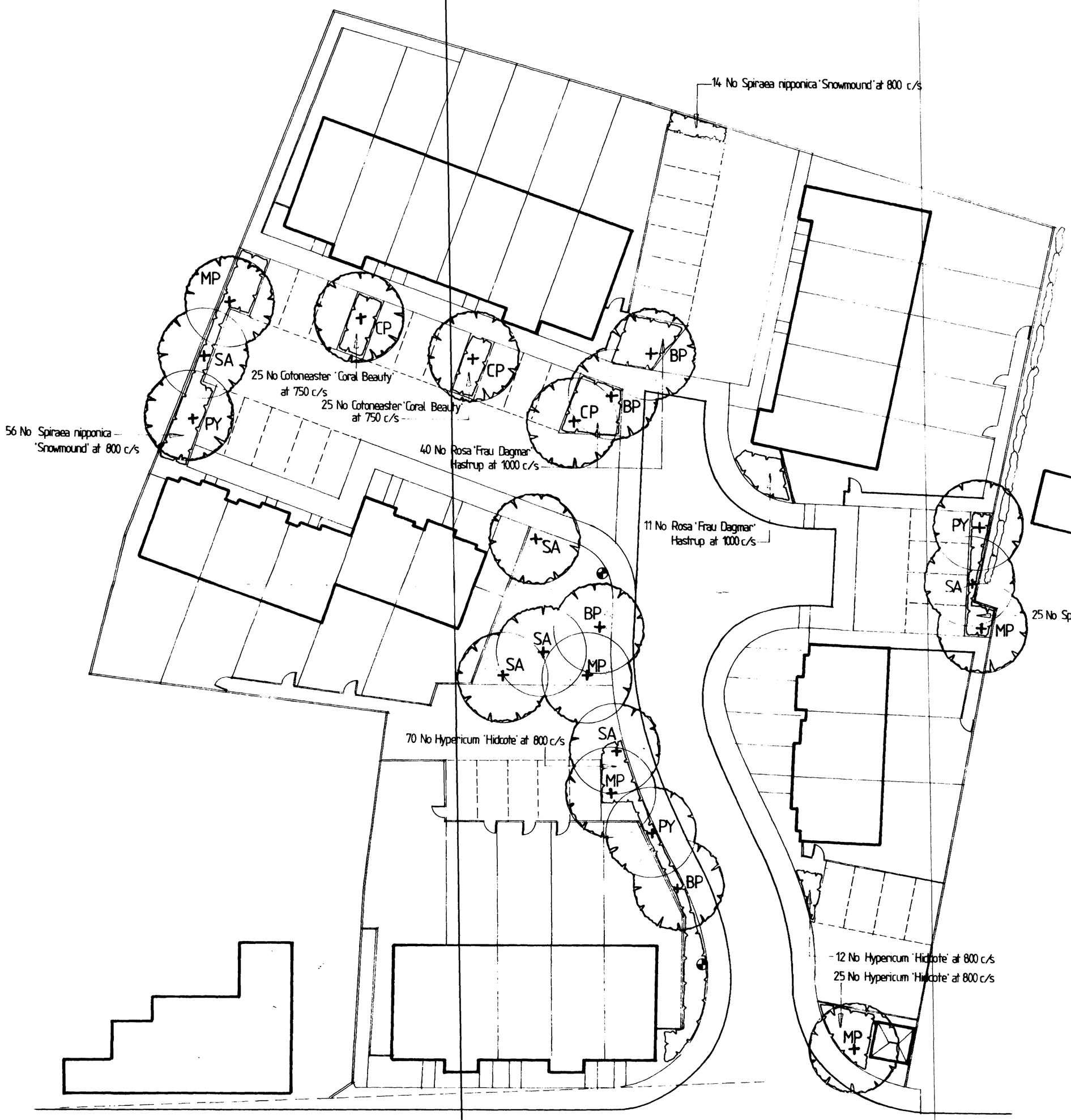
ALLISON (HOMES) LIMITED,
West Elloe Avenue,
Spalding.

Site: Charlotte Walk, Watergate
Spalding.

Qty	Description	Size cm	Price each	Total	Remarks/specification
	TREES				
4	Betula pendula	180-240			c.g.
3	Crataegus x prunifolia	8-10			Standard
5	Malus 'Profusion'	8-10			Standard
3	Prunus x yedoensis	8-10			Standard
6	Sorbus 'Golden Wonder'	8-10			Standard
	SHRUBS				
50	Cotoneaster 'Coral Beauty'	30-45			c.g. 3L pot
107	Hypericum 'Hidcote'	30-45			c.g. 3L pot
51	Rosa 'Frau Dagmar Hastrup'	45-60			o.g./b.r.
95	Spiraea nipponica 'Snowmound'	45-60			c.g. 3L

ALLISON HOMES

SOFT L



RESIDENTIAL DEVELOPMENT AT
WATERGATE, QUADRING.