DECISION DELEGATED TO DEVELOPMENT MANAGER

Application No:	**H15-0063-19**	**Applicant:**	**Mrs S Sutton**
Proposal:	Details of Conditions 3, 4, 5, 6, 9, 11, 12, 13 and 17 of H15-0766-17		
Location:	Lindum House New Road Quadring Eaudike		
Terminal Date:	15th March 2019		

Planning Policies

South East Lincolnshire Local Plan - Adopted: March 2019

01	Spatial Strategy
02	Development Management
03	Design of New Development
28	The Natural Environment
29	The Historic Environment
32	Community, Health and Well-being

National Guidance

National Planning Policy Framework 2019

NPPF Feb 2019.

Representations:

	Object	Support	No Obj.	Comments
IAN MARSHMAN - HISTORIC ENVIRONMENT OFFICER	0	0	0	1
SHDC INTERNAL	0	0	0	1
OTHER STATUTORY BODIES	0	0	0	1

CASE OFFICER ASSESSMENT

This application seeks consent for the discharge of various conditions.

The conditions applied to discharge are 3, 4, 5, 6, 8, 9, 10, 11, 12, 13 and 17 of H15-0766-17.

I do not consider that 8 and 10 can be discharged as no information or details have been submitted to discharge these conditions, reference is made to discussions with DM Officer but no substantive information has been submitted to evidence the situation on the ground.

Otherwise, the details submitted are acceptable and there are no objections.

Recommendation: APPROVE.

The information submitted is as set out below from the applicants submissions:

To support discharge condition number 3, 4, 5 please see pdf "specification" which has been agreed with local planning archeologist,Ian Marshman.

To support discharge of condition number 6 please see pdf titled " 1355 G Sutton Spalding p1" and Sutton 1355G appendix A

To support discharge of condition number 8, after discussing matter with planning officer /~/ it would appear this condition was added in error as it is an existing development with adequate landscaping.

To support discharge of planning condition number 9, please see pdf ending 7080 and 7081 in accordance with prposal for the re use of rural buildings policy guidance 5.26 post and rail fencing as the preferred option. Also please see pdf 6410 for fence and gate location.

Condition number 10, after speaking with /~/ (Planning Officer) it would appear this condition has been added in error as this is an existing development with established purposeful driveway. However, condition will be assessed at the end of the development with a view to possible concrete apron to stop migration of gravel onto the highway.

Conditon 11, to support the discharge of this condition we submit report from Structural Engineer, Mr. Steve Kidd titled "second report" plus photos pdf numbered ending 6370, 6381, 6430, 7090, 6421, 6420, 6422,

Condition 12 to suport discharge of external materials please see pdf numbered 6411, 7083, 6410

Consultation replies received:

Sue Armour
Environmental Protection Officer SHDC

"I have reviewed the Castledine & Co 'Phase 1 land contamination risk assessment for change of use of agricultural building to dwelling on the site of Yew Tree Farm, New Road, Quadring Eaudydke, Spalding' reference '1355G P1 Sutton-Spalding' dated 02/12/2018, and can recommend discharge of condition 6 of H15-0766-17 in full."

Ian Marshman - Historic Environment Officer Lincolnshire County Council

Has confirmed that all (relevant to HER) conditions can be discharged.