FILE COPY

SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Planning Permission

Reference: H16/0012/93 Received:11-JAN-93 Type:FULL

Name: Mr Mrs Landman-Drage-Weston
129 London Road
Spalding
Lincs
PE11 2TW

Agent: A Roffe
Building Design & Plans
1 Green Lane
Spalding
Lincs PE11 2YB

Description: Extension to house

Location : 129 London Road 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 Notwithstanding the provisions of the Town and Country Planning General Development Order 1988, no windows at first floor level in the proposed extension shall be altered or installed.

Reason: To safeguard the amenities of the neighbouring property.

3 Before development is commenced the applicant shall submit to and agree with the Local Planning Authority amended plans showing the deletion of the westernmost window in the southern elevation of the proposed bedroom, and the development shall be carried out in accordance with the agreed plans.

Reason: To safeguard the amenities of the adjoining dwelling.

Director of Planning and Building Control Services
12-MAR-93 H16/0012/93

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. H16/0012/93

Date Registered 11 JAN 1993

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

Mr. and Mrs R.J. Landman-Drage-Weston
129, London Road,
SPALDING PE11 2TW

Tel. No.

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

A. ROFFE
Building Design and Plans
1 Green Lane
SPALDING, Lincs. PE11 2YB
Tel: (0775) 723680

Tel. No.
(Personal contact name)

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

129, London Road, SPALDING

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

Extension to House

Please complete

Signed A. Roffe. Date 6th January 1993

I attach
* Four copies of all plans
* an ownership certificate (see back page)
* a fee of £40.00 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:	sq. metres
B. Please state size of any new structure:- (a) max. height:	5.15 metres
(b) max. length:	16.70 metres
(c) max. width:	5.80 metres
C. Please state type and colour of materials for facing external walls:	L.B.C. Heather to match frontage
D. Please state type and colour of roofing materials.	Marley Double Roman - Old English Dark Red
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.

Residential

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? Existing garage / drive

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: Soakaways

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

C. Please state whether a land drain will be affected: NO

D. Foul sewerage will be disposed of to:
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.	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.		➡ Date: Consultee(s)
Is this application related to a previous submission?		➡ Application No.

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.

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).

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.** (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. Koffe (~~Applicant~~ / Agent) Date 6/1/93

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:

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 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 A. Koffe (~~Applicant~~ / Agent) Date 6/1/93

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 .....

APPLICATION ASSESSMENT

Notes for Case Officer: Neighbours agree one of bedroom windows needs deleting

Site Inspection | Accuracy | Neighbours | Boundaries

Site features | Other

Inspected by PJM
Date 22-1

Notice posted by PJM
Date 22-1

front fence chest
127

Resident Notices required

Sent | Delivered

Case Officer Conclusions

1.5m apart on boundary neighbours garage towards boundary 3 velux in side of single storey, 2 storey part further from boundary + no windows opposite dwelling has 1 window - velux + obscure
Southern elevation maybe too far forwards but pavil hedge on boundary - 1.8m - will screen ground floor - barbeque

RECOMMENDATION

COMMITTEE

Departure from Policy .....

Ward Member request .....

Recommend approval against material objection .....

Other circumstance viz: .....

Change to Committee recorded

DELEGATED Should not be visible

Case Officer .....

Senior Officer .....

Case Officer Recommendation

Approve | Refuse

Signed .....

Conditions/Reasons
(continue overleaf)

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

PDM 14-1
+7 18/1

	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

Recorded on board:

ADMIN RECORD SHEET

Initial

Submitted Fee £ 60

Receipt Issued P2105

Date first Rec'd 11 JAN 1993

Registration

Reference H16/0012/93

Cross-Ref R

Date 12/1

Validation

TYPE FULL

Earliest permission

Site area

No of dwellings

Floorspace 96.86

Description

Tech

Certificate
Site plans
Description

Accuracy
Incomplete form

Fees

Nil fee

Discounted fee

Previous app Type

Correct fee 60

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 320

OS No's

Grid ref 524300 321500

Ward 5

Parish SPALDING

TR Rural
TR Bypass
Level Cross
Footpath

CA
LB
TPO

Inside IBD YES

Inside LP area YES

Linked to site

Ref

Linked to property 01 99440 Ref

Planning Records:
Earlier apps

860/89

B Reg Records:
Already submitted - Ref
Request
Requested

~~Mrs Mathieson 54 Ash Rd P St James~~ 6689 93

Mrs Collishaw 76 Camourie

Mr Fleming 170 L Rd

Met both the above people with N.W. on 20-10-93.

Mrs Collishaw realised nothing could be done + was happy just for us to go + view the ext" from her property. Has 1.8 m fence but no extra planting. Ext" visible, looks bare but is a reasonable distance away.

Mr Fleming asked about gutter overhang boundary Not sure where boundary is, usually middle of hedge. If over hangs is a civil matter Ext" is large but not objectionable. He has a garage between patio + extension.

PM

APPLICAT. N REFERENCE: H16/0012/93 DATE RECEIVED: 11-JAN-93

TYPE: Full

DESCRIPTION: Extension to house

LOCATION: 129 London Road, Spalding

APPLICANT: Mr & Mrs Landman-Drage-Weston AGENT: A Roffe

REASON FOR COMMITTEE CONSIDERATION

Concern over impact on neighbours.

SOUTH HOLLAND DISTRICT COUNCIL
REPORT TO PLANNING COMMITTEE
Date - 9 MAR 1993

RECOMMENDATION

Grant permission.

PLANNING ISSUES

1 Proposal for a two storey rear and side extension.

2 There is concern about potential overlooking from the windows of the bedroom. It is considered that one window needs to be deleted.

REPRESENTATIONS

Public: Publicity period expires 3 March 1993; any comments will be verbally reported.

SCHEDULE OF CONDITIONS

1 Notwithstanding the provisions of the Town and Country Planning General Development Order 1988, no windows at first floor level in the proposed extension shall be altered or installed.
Reason: To safeguard the amenities of the neighbouring property.

2 Before development is commenced the applicant shall submit to and agree with the Local Planning Authority amended plans showing the deletion of westernmost window in the southern elevation of the proposed bedroom, and the development shall be carried out in accordance with the agreed plans.
Reason: To safeguard the amenities of the adjoining dwelling.

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

COM,

H16/0012/93

FULL

Applicant: Mr Mrs Landman-Drage-Weston Agent: A Roffe
Tel: 0775 723680

Description: Extension to house

Location: 129 London Road
Spalding
Lincs

Valid date:	11-JAN-93	Terminal date:	08-MAR-93
Target dates:		Target Committee:	17-FEB-93
To case officer	18-JAN-93	Report deadline:	03-FEB-93
Inspected by	25-JAN-93		
Extra contacts	01-FEB-93	Case Officer:	
Report if not clear by	15-FEB-93	P J UDY	

DEVELOPMENT/CONSTRAINTS

Size: 96.86 M2
Category: Extension
Listed building: Other Constraints:
Conservation Area:

CONSULTATIONS CARRIED OUT

	Sent	Expiry
Owner/Occupier, 22 Carnoustie Crescent	17-FEB-93	03-MAR-93
Cllr B J Davies	19-JAN-93	02-FEB-93
Cllr C Evans	19-JAN-93	02-FEB-93
Cllr M C White	19-JAN-93	02-FEB-93
Site/Press Advert MIN	22-JAN-93	12-FEB-93

LCC No objections 21-1-93

BRIAN SM Dip TP MRTPI
Director of Planning & Building Control Services
Planning & Building Control Department,
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Priory Road, Spalding,
Lincolnshire. PE11 2XE

Telephone: (0775) 761161
Fax: (0775) 710772

Cam

SOUTH HOLLAND DISTRICT COUNCIL

Application no: H16/0012/93 Type: FULL

Applicant: Mr Mrs Landman-Drage-Weston Agent: A Roffe
Tel: 0775 723680

Description: Extension to house

Location: 129 London Road
Spalding
Lincs

Valid date: 11-JAN-93 Terminal date: 08-MAR-93
Target dates: Target Committee: 17-FEB-93
To case officer 18-JAN-93 Report deadline: 03-FEB-93
Inspected by 21-JAN-93
Extra contacts 25-JAN-93 Case Officer:
Report if not clear by 15-FEB-93 P J UDY

DEVELOPMENT/CONSTRAINTS

Size: 96.86 M2
Category: Extension
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Cllr M C White	19-JAN-93	02-FEB-93
Site/Press Advert MIN	22-JAN-93	12-FEB-93

L-C-C- No-objections to CS 21/1/93

B N 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

VAT Reg No 121 5277 01

OFFICIAL RECEIPT - APPLICATION FEES

Receipt No : P2108
Date received : 11-JAN-93

Received from

R J & M T Landman-Drage-Weston

Address

129 London Road
Spalding

Fee paid	£	60.00
VAT	£	0.00
Total received	£	60.00

Cash/Cheque : Cheque

Signed..... K. Lowe.
(Authorised Collector)

Minutes of a Meeting of the **PLANNING COMMITTEE** held in the Council Chamber, Council Offices, Priory Road, Spalding on Tuesday, 9th March, 1993.

PRESENT

Councillors:

Mr. B. Alcock - Chairman
Mr. T. Bray - Vice-Chairman

Mr. W.D. Skells	Mr. E.N. Davies	Mr. B.A. Paul
Mr. T. Barker	Mr. J.A. Dobney	Mr. J.R. Pearl
Mr. A.J. Biggadike	Mr. C.F. Fisher	Mr. M.S.L. Rollinson
Mr. C.J.T.H. Brewis	Mr. J. Goodley	Mr. D.A. Tennant
Mr. N.I. Capes	Mrs. E.O. Hall-Patch	Mr. T.G.M. Tyler
Mr. J. Clark	Mr. N.P. Judge, MBE	Mr. R.C. West
Mr. B.J. Davies	Mr A.E. Naylor	Mr. M.C. White

The Director of Planning and Building Control Services, the Deputy Director of Administration and the Deputy Director of Environmental Services.

In attendance: The Press.

An apology for absence was received from Councillor Mrs. P.J. Buffham.

164. MINUTES

The Minutes of the meeting held on 17th February, 1993 were signed by the Chairman as a correct record, subject to the inclusion of the name of Councillor M.S.L. Rollinson within the list of those tendering apologies for absence.

165. PLANNING APPLICATIONS

Consideration was given to the report of the Director of Planning and Building Control Services upon applications to be determined, including his recommendations, copies of which had previously been circulated to all members.

RESOLVED:

(a) **Applications Granted**

Planning permission be granted in respect of the following proposals in accordance with the recommendations of the Director of Planning and Building Control Services, as amended, where indicated:-

Plan No. and Applicant	Proposal
H05/1300/92 Mr S Taylor	Tractor/trailer store building on land adjacent "Seavoy", Haycroft Lane, Fleet.
H23/0003/93 Mr & Mrs A Biggadike	Bungalow with garage, including vehicular access on part field no 6448, Millgate, Whaplode.

(Councillor A J Biggadike declared an interest in the above application, and left the Council Chamber during consideration thereof.)

H16/0012/93 Mr & Mrs Landman-Drage-Weston	Extension to house at 129 London Road, Spalding.

Keith.

From: NAME MR A.E. FLEMMING
ADDRESS 127 LONDON RD
SPALDING - LINCS
Tel no 7/61659

Planning
Reception

MESSAGES

ENQUIRIES

SUBJECT : POSSIBLE INFRINGEMENT TO OWN PROPERTY

Please advise me regarding the following...

127, LONDON RD SPALDING BUILDING EXTENSION VERY CLOSE TO MY PROPERTY & HEDGE = WOULD APPRECIATE ADVICE AS SOON AS POSSIBLE

COMMENTS ON APPLICATION

APPLICATION NO :

SUBJECT :

My comments are as follows...

22.6.93. Visited Site.
No Breach of Planning Control
Mr. FLEMMING refuses to allow
his neighbours to put
scaffolding on his land.
NFA. KSW 22.6.93.

S.H.D.C. PLANNING DEPT.
RECEIVED
21 JUN 1993

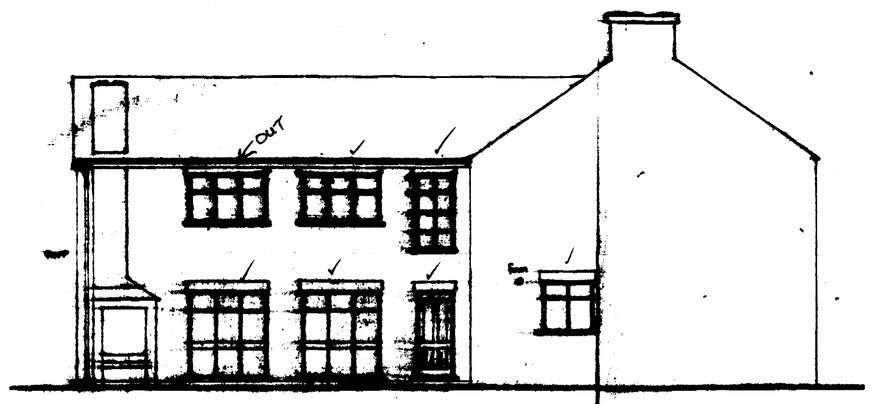
APPOINTMENTS

You must leave a telephone no for the office to contact you.

Please make an appointment for me to come and discuss the following with an officer of the department.

SUBJECT :

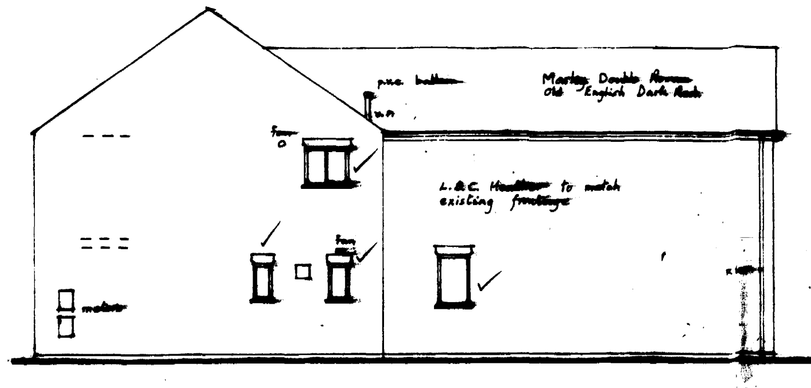
State any times or dates when you will not be able to visit the office :



SOUTH



FRONT



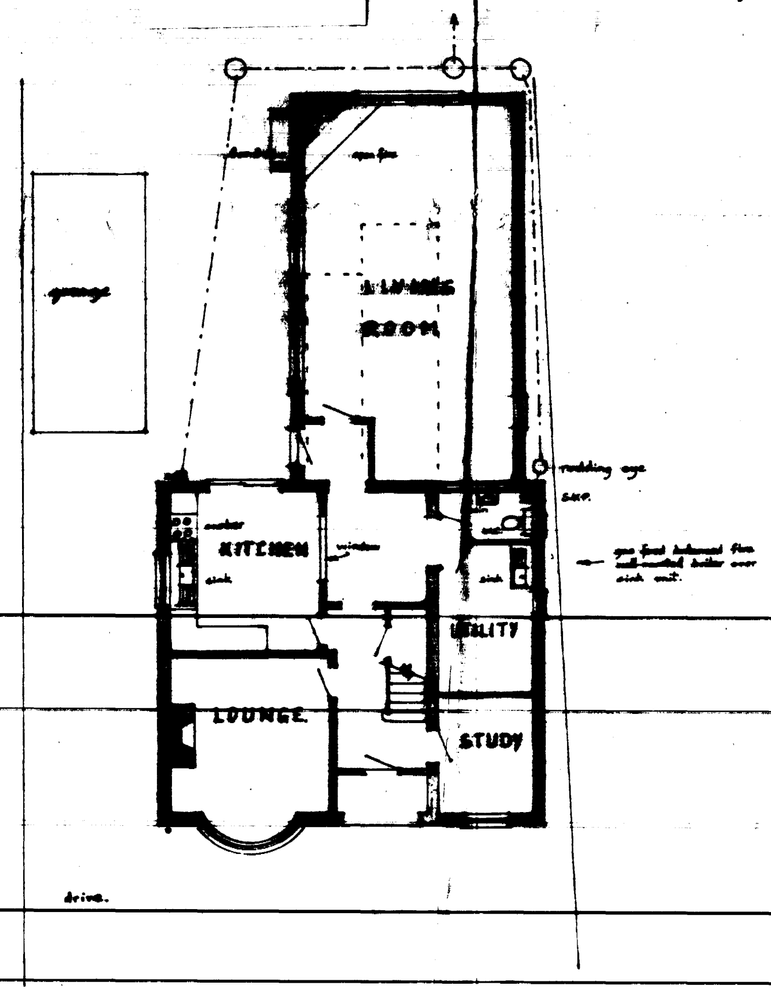
NORTH



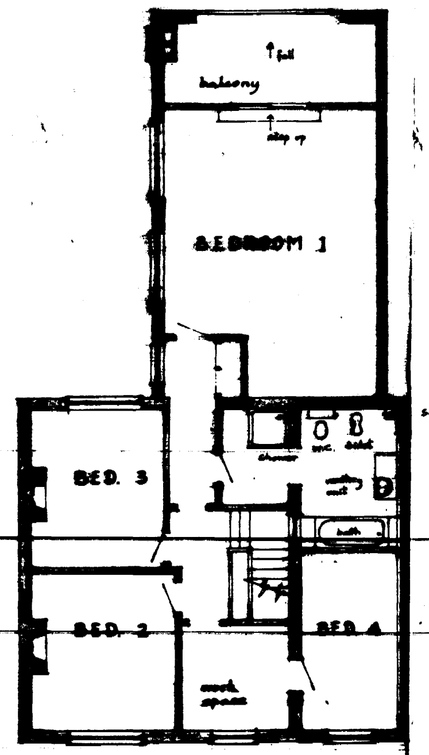
WEST

Mr Knipe

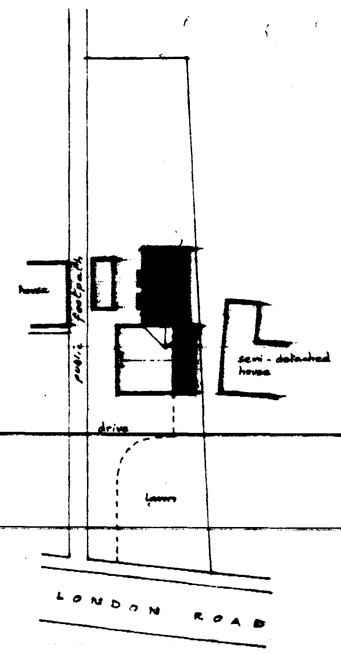
F. Cummings



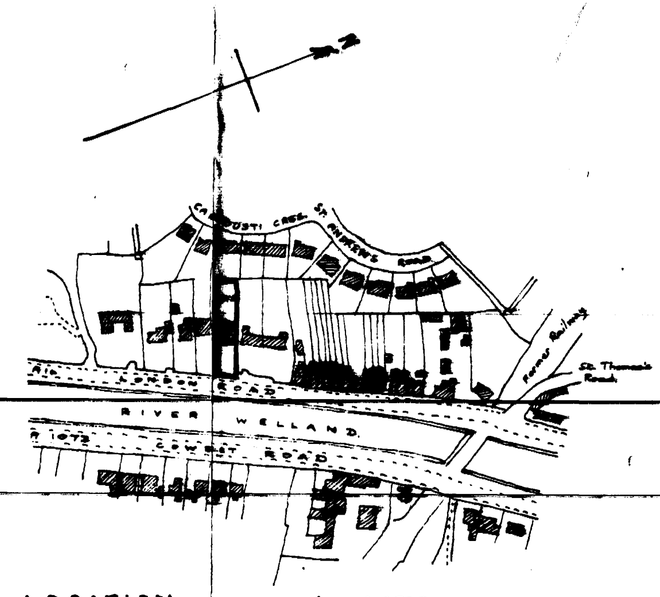
GROUND FLOOR.



FIRST FLOOR



SITE scale 1:500



LOCATION

scale 1:2500
crown copyright reserved.
O.S. Map ref TF 2435 2148

SOUTH HOLLAND DIST. PLANNING
11 JAN 1993
REF. 0012/93

Extension to house,
Mr and Mrs R I Landsman-Drage-Weston,
129 London Road, SPALDING.

Scale: 1:100	
Drawing No: 10A.	L.A. Ref.: S. Holland Planning
Date: March 1992	

A. ROPE
BUILDING DESIGN & PLANS
1 Crown Lane,
SPALDING,
Lincs. PE11 2YB Tel. (0775) 723889