SALLY WALTHAM
BA (Hons) F.C.I.H.
Director of Housing & Planning Services

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FILE COPY

SOUTH HOLLAND DISTRICT COUNCIL
HOUSING & PLANNING SERVICES DEPARTMENT

Town and Country Planning Act 1990

Outline Planning Permission

Reference: H16/0026/00 Received: 11-JAN-00 Type:OUTLINE

Name: Mr and Mrs A Stanberry
c/o Poddingtons
44 Double Street
Spalding
Lincolnshire

Agent: Messrs Poddingtons
44 Double Street
Spalding
Lincs
PE11 2AB

Description: Residential development, two building plots.

Location : Land off Pinchbeck Road Spalding
Lincolnshire

South Holland District Council hereby give notice that OUTLINE PLANNING PERMISSION HAS BEEN GRANTED for the development in accordance with the application submitted, subject to the following:

1 Application for approval of reserved matters must be made not later than three years beginning with the date of this permission, and the development must be begun not later than whichever is the later of the following dates:
(a) the expiration of five years from the date of this permission,
(b) the expiration of two years from the final approval of reserved matters or in the case of approval on different dates, the final approval of the last such matter to be approved.

Reason: As required by Section 92 of the Town and Country Planning Act 1990.

2 The following matters are reserved for subsequent written approval by the Local Planning Authority, and no development to which they relate shall be carried out until these matters have been approved, viz:
(1) Detailed drawings to a scale of not less than 1/100 showing the siting, design and external appearance of the buildings, including particulars of the materials to be used for external walls and roofs;
(2) Landscaping of the site, including details of positions, heights on planting and species of trees and shrubs.

Reason: The application was submitted in outline only.

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

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HOUSING & PLANNING SERVICES DEPARTMENT

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 Before any development is commenced, a scheme to provide screen walls or fences, including details of their height, design and position, shall be submitted to and approved in writing by the Local Planning Authority, and such scheme as may be approved shall be put into effect before the building hereby permitted is brought into use.

Reason: In the interests of the amenities of the area.

5 The private driveway shall be illuminated in accordance with a scheme to be submitted to and approved in writing by the Local Planning Authority prior to the occupation of the permitted dwellings.

Reason: To ensure a satisfactory development in the interests of security.

6 Arrangements shall be made for an archaeologist recognised by the Local Planning Authority to monitor all stages of the development involving ground disturbance in accordance with a scheme to be submitted to and approved in writing by that authority before development is commenced. A report of the archaeologist's findings shall be submitted to and approved in writing by the Local Planning Authority within one month of the last day of the watching brief, and shall include arrangements for the conservation of artefacts removed from the site.

Reason: The site is of archaeological interest.

The determined plans are:-
Dwg nos. 2938-1 & 2938-2 received on 11 Jan 00.

The design and layout of the dwellings should take account of their position adjacent to the swimming pool car park and the ATC/ACF meeting hall, both of which are capable of causing noise disturbance.

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Director of Housing and Planning Services
22 MAR 2000

H16/0026/00

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

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c/o Poddingtons
44 Double Street
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Agent: Messrs Poddingtons
44 Double Street
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Lincs
PE11 2AB

Description: Residential development, two building plots.

Location : Land off Pinchbeck Road Spalding
Lincolnshire

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

1 Application for approval of reserved matters must be made not later than three years beginning with the date of this permission, and the development must be begun not later than whichever is the later of the following dates:
(a) the expiration of five years from the date of this permission,
(b) the expiration of two years from the final approval of reserved matters or in the case of approval on different dates, the final approval of the last such matter to be approved.

Reason: As required by Section 92 of the Town and Country Planning Act 1990.

2 The following matters are reserved for subsequent written approval by the Local Planning Authority, and no development to which they relate shall be carried out until these matters have been approved, viz:
(1) Detailed drawings to a scale of not less than 1/100 showing the siting, design and external appearance of the buildings, including particulars of the materials to be used for external walls and roofs;
(2) Landscaping of the site, including details of positions, heights on planting and species of trees and shrubs.

Reason: The application was submitted in outline only.

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.

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Reason: In the interests of the amenities of the area.

5 The private driveway shall be illuminated in accordance with a scheme to be submitted to and approved in writing by the Local Planning Authority prior to the occupation of the permitted dwellings.

Reason: To ensure a satisfactory development in the interests of security.

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Reason: The site is of archaeological interest.

The determined plans are:- 2938-1 and 2938-2

The design and layout of the dwellings should take account of their position adjacent to the swimming pool car park and the ATC/ACF meeting hall, both of which are capable of causing noise disturbance.

Director of Housing and Planning Services
16 MAR 2000

H16/0026/00

16/3/2
CS 24/3