SOUTH HOLLAND DISTRICT COUNCIL

FILE COPY

Town and Country Planning Act 1990

Planning Permission

Reference: H16/0098/94 Received:26-JAN-94 Type:FULL

Name: Mr & Mrs C Benson
Ivanda Nursery
Monks House Lane
Spalding
Lincs

Agent: Lesley Mattin
Architect
106 Prestbury Road
Macclesfield
Cheshire, SK10 3BN

Description: Proposed extension to dwelling

Location : Ivanda Nursery Monks House Lane
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.

Director of Planning and Building Control Services
08-MAR-94 H16/0098/94

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.

,p TP MRTPI Director of Planning & Building Control Services

g Control Department, Council Offices, Priory Road, Spalding, Lincolnshire. PE11 2XE (Tel: 0775 761161)

FOUR COPIES REQUIRED

PLANNING APPLICATION

For office use only

Application No. H16/0098/94

Date Registered 26 JAN 1994

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

MR+MRS C. BENSON
IVANDA NURSERY
MONKS HOUSE LANE
SPALDING.

Tel. No. 0775-723501

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

LESLEY MATTIN, ARCHITECT
106, PRESTBURY ROAD
MACCLESFIELD, CHESHIRE. SK10 3BN

Tel. No. 0625-420739
(Personal contact name)

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

IVANDA NURSERY, MONKS HOUSE LANE, SPALDING.

OFFICE COPY

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

PROPOSED EXTENSIONS TO LOUNGE, HALL, BEDROOMS 1+3.

Please complete

I attach
* Four copies of all plans
* an ownership certificate (see back page)
* a fee of £70..... If you consider no fee is payable include a written explanation instead.

Signed.. Lesley Mattin ..... Date 24 Jan 1994 ..... 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.

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 Lesley Mattin ..... (~~Applicant~~ / Agent) Date 24 Jan 1994

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 Lesley Mattin ..... (~~Applicant~~ / Agent) Date 24 Jan 1994

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 .....

ORDNANCE SURVEY

Scale 1:2500

SUSI (Supply of Unpublished Survey Information)

SOUTH HOLLAND DISTRICT

LINCOLNSHIRE COUNTY

TF 232

230 231 232 233 234 235

SOUTH HOLLAND D.C.
PLAN DEPT.
26 JAN 1994
REF 0098/94

SPALDING NORTH WEST ED

Drain
Track
Drain
Drain
Allotment Gardens
Track
Ivanda Nursery
Edward Road Dyke
Pennygate Drain
The Willows
Croyland
Grey Stones
Conifers
Pavilion
Playground
Monkshouse County Primary School
Playing Field
PILGRIM'S WAY
CHAUCER'S WAY
THE CHANTRY
MEADOWAY
Pumping Station
El Sub Sta
THIRD AVENUE
SECOND AVENUE
BM 3.20m
CORINNE GR
DOWGATE CL
Pumping Station
El Sub Sta

DC INSTRUCTION SHEET

APPLICATION REF: H16/0098/94

Directions

Art 7 ☐ RM checklist

Previous / Current / Required

	Sit	Des	Ext	Acc	Land

EA ☐ Reg4 – ☐ Scale dwg: Highway S/W: Agric appraisal:

LB ☐ Advt ☐

Details needed: (Non-std only)

Other.....

Direction authorised by Senior Officer..... Date.....

Revalidation after Direction

Information satisfactory Signed..... Date.....

Valid date:

Amended description

Superseded plans indicated ☐

Unsatisfactory – Further direction:
Signed.....
Senior Off.....

Precise details:

Extra Consultations/Publicity Required

☑ None identified initially PSH 1-2

RECONSULTS (revalidated) ☐ All

		Publicity: >>	Consultations:	
Departure		.....	County	.....
Setting of LB		.....	E Heritage	.....
Public Right of Way		.....	Societies	..... G ROW
Discretionary		.....		

Extra Consultations:

Transport	D/Transp A15	..... G* T15
TRA	D/Transp A18	.....
	B Rail	.....
Environment/ Drainage	Env Services	.....
	NRA	.....
WAT	IDB	.....
	Env Assess	☐ G ENV (See separate sheet)
Conservation LB	LB Demolish	..... G* DEM
	Archaeology	..... G ARC Specify:
	Eng Heritage	.....
	Consultant	..... Order No:
	Other	..... Specify:
Hazards	HSC Group	..... G* HAZ
	Specific	..... Specify:
Other PLA		..... Specify:

WP Note –
G Group available
G* Group essential (longer expiry)

Press
PC
WM
Residents

Case Officer: PSH

Senior Officer Confirmed PSH pp DSR 1-2 Date 1-2 Recorded DC....

RECOMMENDATION/DECISION

NON-DETERMINATION

Permitted Dev (or equiv) .....
Non Development (or equiv) .....
Non Response after Direction .....

Senior Officer confirmed .....

Withdrawn .....

COMMITTEE

Confirmed as agenda .....

SUB-COMMITTEE

Confirmed as agenda .....

DPBCS AUTHORISED

Decision Issue confirmed .....

DELEGATED DECISION

Case Officer

Approve (or equiv) ✓ Refuse (or adverse)

Signed PM Date 4-3

Notes:

☐ Disabled
☐ Prev conditions
☐ Amended plans – Dwg no: Received:

CONDITIONS/REASONS:

Condition monitoring:

non-std expiry .....
prior submission ☐
prior siteworks ☐

Determined plans indicated ☑

Departure approval confirmed ☐

Flag for on-site review ☐

ADMIN RECORD SHEET

Init.

Registration

Submitted Fee £ 70.

Reference H16/0098/94

Receipt No P3793

Cross-Ref R

Date first Rec'd 26 JAN 1994

Date 27/1/94

Validation

TYPE FULL

Site area
No of dwellings
Floorspace 38.8

Earlier permission – Ref:
New/Redevelop/Use/(Ext)/Alt/Works

Description to be recorded: Proposed Extension

Invalid
- Site plans ☐
- Certificate ☐
- Fee ☐
- Fee (not free) ☐
- Inaccurate ☐
- Incomplete ☐
- Unclear ☐

Fees
- Correct fee £ 70.
- Nil fee ☐
- Discounted ☐
- Previous app – ref:
- Type of app
- Reason:
- Additional £
- Refund £
- Receipt No
- Voucher No
- Date
- Date

Information

Index sheet SCC OS Plots
Grid ref 523010 323760.

Ward T Parish SPALDING

Inside IBD NO Inside LP area YES

Constraints:

- CA Cons Area ☐
- LB Listed – Grade: ☐
- ARC Archaeology ☐
- AM Ancient Mon ☐
- SSI Special Int ☐
- TR Rural ☐
- BP TR proposed 67m ☐
- LC Level Cross ☐
- FP Footpath ☐
- TPO Tree Pres ☐

Hazards –
- HAZ Site ☐
- AIR Safeguard ☐
- LIN Elect ☐
- PIP Pipe ☐
- CON Waste/contamin ☐

Linked to site Ref ☐

Linked to property Ref 020439 ☐

- Dist Bound ☐
- Other: ☐

Planning Records:
Earlier apps

559/81
464/93
461/90
128/89
781/84

B Reg Records:
Already submitted – Ref:
Request needed
Requested

IAN 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

H16/0098/94
FULL

Applicant: Mr & Mrs C Benson
Tel: 0775 723501

Agent: Lesley Mattin
0625 420739

Description: Proposed extension to dwelling.

Location: Ivanda Nursery
Monks House Lane
Spalding
Lincs

Valid date:	26-JAN-94	Terminal date:	23-MAR-94
Target dates:		Target Committee:	08-MAR-94
To case officer	02-FEB-94	Report deadline:	22-FEB-94
Inspected by	09-FEB-94	Agreed TD Ext:	
Extra contacts	16-FEB-94	Case Officer:	
Report if not clear by	02-MAR-94		P J UDY

DEVELOPMENT/CONSTRAINTS

Size: 38.8 M2
Category: Extension
Listed building:
Conservation Area:

Other Constraints:

CONSULTATIONS CARRIED OUT

		Sent	Expiry
Owner/Occupier, 2 Gisle Close		08-FEB-94	02-MAR-94
Site/Press Advert MIN		04-FEB-94	25-FEB-94
Cllr C F Fisher	0775 725983	02-FEB-94	09-FEB-94
Cllr Mrs A M Newton	0775 762210	02-FEB-94	09-FEB-94
Cllr R C West	0775 760231 (Of	02-FEB-94	09-FEB-94

L C C - No objections

E .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

H16/0098/94
FULL

Applicant: Mr & Mrs C Benson
Tel: 0775 723501

Agent: Lesley Mattin
0625 420739

Description: Proposed extension

Location: Ivanda Nursery
Monks House Lane
Spalding
Lincs

Valid date:	26-JAN-94	Terminal date:	23-MAR-94
Target dates:		Target Committee:	08-MAR-94
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Cllr R C West	0775 760231 (Of	02-FEB-94	09-FEB-94

L C C — No objections for CS 3/2/94

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

VAT Reg No 121 5277 01

OFFICIAL RECEIPT - APPLICATION FEES

Receipt No : P3793
Date received : 26-JAN-94

Received from

A Benson

Address

Ivanda Nursery
Monks House Lane
Spalding

Fee paid	£	70.00
VAT	£	0.00
Total received	£	70.00

Cash/Cheque : Cheque

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

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
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SOUTH HOLLAND DISTRICT COUNCIL

Application no: H16/0098/94

Applicant: Mr & Mrs C Benson
Ivanda Nursery
Monks House Lane
Spalding
Lincs

Agent: Lesley Mattin
Architect
106 Prestbury Road
Macclesfield
Cheshire, SK10 3BN

Description: Proposed extension to dwelling

Location: Ivanda Nursery
Monks House Lane
Spalding
Lincs

Amendment Submitted: Minor dimensional revisions. Drawing Nos. 1263 AS/1 a AB/1 (REV 2).

17-AUG-94

Dear Sir/Madam

TOWN AND COUNTRY PLANNING ACT 1990
AMENDMENT TO PROPOSED DEVELOPMENT

I have received details of the above development which you wish to have accepted in lieu of those previously submitted. However, I consider that the changes are too significant to be treated merely as an amendment and that therefore a fresh application for planning permission should be submitted (forms enclosed).

This does not imply that permission will or will not be forthcoming in respect of such a revised application, and you are reminded that approval under the Building Regulations may also be required for the revised proposal.

Yours faithfully

Director of Planning and Building Control Services

S.h. D Lynch

PLANNING AMENDMENT

For office use only
Application No. H16/0098/94/AM
Date Registered 15 AUG 1994
Case Officer PU

1. Please complete in block letters
NAME AND ADDRESS OF APPLICANT
MR & MRS C BENSON
IVANDA NURSERY
MONKS HOUSE LANE
SPALDING
LINCS
Tel. No.

NAME AND ADDRESS OF AGENT
(if form completed by agent)
JOHN D LYNCH PARTNERSHIP
MERCIA LODGE, 65 PINCHBECK ROAD,
SPALDING, LINCS PE11 1QF
Tel. No. 724187 (Contact) A M WRIGHT

Please complete in block letters
FULL POSTAL ADDRESS OF THE APPLICATION SITE
IVANDA NURSERY, MONKS HOUSE LANE, SPALDING, LINCS

OFFICE COPY

Please complete
APPLICATION No.
This amendment **cannot be considered** unless the relevant reference is stated
H16/0098/94

Building Regulation reference relating to same development (if any)
B16/0405/94

2. Please tick **one** box only

A ✓ Amendment is proposed where permission already granted
If yes, submit two forms and two plans.

or

B ☐ Amendment is to a proposal currently being considered
If yes, submit four forms and four plans.

Please complete
I attach the necessary plans and request that the changes described below be accepted as an amendment. I understand that the Council may require a fresh application, together with fee if appropriate. If the amendment relates to a current application, I agree to an extension of the terminal date.

Signed ..... pp JOHN D LYNCH PARTNERSHIP Date 15/8/94

3. Please complete in block letters
FULL DESCRIPTION OF DEVELOPMENT IN ORIGINAL APPLICATION
PROPOSED EXTENSIONS TO LOUNGE, HALL, BEDROOMS 1 & 3

State details of amendments proposed

(Give a full detailed list of the changes, and also mark these clearly on the accompanying plans. Only the changes listed here will be considered.)

MINOR DIMENSIONAL REVISIONS FOLLOWING FULL SURVEY.
LARGER VELUX ROOFLIGHT.
NARROWER GROUND FLOOR BAY WINDOW.
ADDITIONAL WINDOW TO SOUTH ELEVATION (BEDROOM 1).

State drawing no's of the current submission
1263 AS/1 AND AB/1 (REV 2).

Has this amendment been requested by the Council? (If so, state Officer dealing with the application)
~~YES~~ / NO

Describe any part of the original development which is excluded by virtue of the amendment, and state any alteration to plot numbers

Has a similar amendment been submitted under Building Regulations? ~~Yes~~ / No

H16/0098/14

AMENDMENT RECORD SHEET - POST DECISION

Admin

Validation:

Inadequate/Inappropriate ☐

Clarification/Details required:

Appears valid ☑

Registered .....

DC Procedural Assessment

1263/A51 not submitted

Is the information given correct? ~~Yes~~/No (If No, state above what details are needed)

Is it an amendment in principle? ~~Immaterial~~/Needs new app

Yes - do i Santa Elevation overlooks neighbour

Confirmed: DM 16-8

Give a revised description if the details accepted are different to the submission:

Acceptance issued:

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. Please state site area (in all cases)	2 hectares
B. If building works are proposed, please state extra floor space to be created:	38·8 sq. metres
C. Please state size of any new structure:- (a) max. height:	6·3 metres
(b) max. length:	4·4 metres
(c) max. width:	6·5 metres
D. Please state type and colour of materials for facing external walls:	BRICKWK. TO MATCH EXISTING
E. Please state type and colour of roofing materials.	TILES TO MATCH EXISTING
F. Has a survey of the site been undertaken? State Yes or No	NO

5. GENERAL INFORMATION Please complete each section

EXISTING USES
Please state existing or, if vacant, the last use(s) of site.

PLANT NURSERY

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?	AS EXISTING	

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	EXISTING SOAKAWAY
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 ✓ AS EXISTING

PLEASE COMPLETE IN ALL CASES

	State Yes or No	
The proposal is in connection with agriculture	YES	➡ 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.	NO	➡ Date: Consultee(s)
Is this application related to a previous submission?	NO	➡ Application No.

6. ANY OTHER INFORMATION Please add any details you wish in support of your application.

Continue on separate sheet if necessary. NURSERY OWNER'S HOUSE

APPLICATION ASSESSMENT

Notes for Case Officer

Site Inspection

Accuracy :
Neighbours :
Boundaries :
Site Features :

Inspected by PAH
Date 4-2

Site Notice posted by PAH
Date 4-2
Expiry T. Post

Individual Resident Notices required:

Addresses to be sent to –	Addresses delivered to –
delivered POH 9-2	2 Globe Close Spalding

Telephone/Visitor Record

Date	Conversation with	Conclusion

Case Officer Conclusions

Significant changes to elevations.

Is an extended 3 bed dwelling on any grounds.

Moving estate to south will away over a dyke. No affect on neighbours.

JOHN D LYNCH
partnership
CHARTERED
ARCHITECTS

AMW/JW/1263

15th August 1994

Planning & Building Regulations Department
South Holland District Council
Council Offices
Priory Road
Spalding
Lincs PE11 2XE

[redacted] D.C.
PLANNING DEPT
15 AUG 1994
REF 0098/94

Dear Sirs

Re Proposed Extension to Ivanda Nursery, Monks House Lane, Spalding for Mr & Mrs C Benson

We wish to make a planning amendment in respect of the above concerning some minor revisions. Enclosed are:

1) 2 copies of forms
2) 2 copies of Drawings numbered 1263 AS/1 and AB/1 (Rev 2).

Yours faithfully
pp John D Lynch Partnership

Andrew M Wright

Encs.

AMENDED PLAN
Ref. A/1

Spoke to [redacted] 16-8.
haven't got 1263 AS/1
Also can't accept under Sec overlooks reg
Also should be counted as not an
amendment. Thus under P.D anyway
+ suggest we applies for amendment
with trees under deleted. Can put
under P.D. allowances

MERCIA LODGE, PINCHBECK ROAD,
SPALDING, LINCOLNSHIRE PE11 1QF.
TELEPHONE 0775 724187, FACSIMILE 0775 762212
John D. Lynch, Dip Arch (Dundee) ARIBA, Partner.
Trevor A. Clay, RIBA Associate.
Ron Stanley, FRIBA, Associate. TEL 0775 723639.

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
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SOUTH HOLLAND DISTRICT COUNCIL

Application no: H16/0098/94

Applicant: Mr & Mrs C Benson
Ivanda Nursery
Monks House Lane
Spalding
Lincs

Agent: Lesley Mattin
Architect
106 Prestbury Road
Macclesfield
Cheshire, SK10 3BN

Description: Proposed extension to dwelling

Location: Ivanda Nursery
Monks House Lane
Spalding
Lincs

Amendment: Minor dimensional revisions, larger velux rooflight and narrower ground floor bay window

06-SEP-94

Dear Sir/Madam

TOWN AND COUNTRY PLANNING ACT 1990
NOTICE OF ACCEPTANCE OF AMENDMENT

The amended details submitted in respect of the above proposal have now been considered, and I am able to inform you that there are no objections to the amendment being implemented to the extent described above.

Note: This Notice does not convey any approval under the Building Regulations and you may need to make a new submission.

Yours faithfully

Director of Planning and Building Control Services

J.D. Lynch Rev

AMENDMENT RECORD SHEET - POST DECISION

Admin

Validation:

Inadequate/Inappropriate ☐

Clarification/Details required:

Appears valid ☑ KL

Registered 1/9/94

DC Procedural Assessment

Is the information given correct? Yes/~~No (If No, state above what details are needed)~~

Is it an amendment in principle? Immaterial/~~Needs new app~~

Confirmed: PM 5-9-94

Give a revised description if the details accepted are different to the submission:

Acceptance issued:

PLANNING AMENDMENT

For office use only

Application No. H16/0098/94/42

Date Registered 31 AUG 1994

Case Officer

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

MR & MRS C BENSON
IVANDA NURSERY
MONKS HOUSE LANE
SPALDING

Tel. No.

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

JOHN D LYNCH PARTNERSHIP
MERCIA LODGE, 65 PINCHBECK ROAD
SPALDING, LINCS PE11 1QF

Tel. No. 724187 (Contact) A M WRIGHT

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

IVANDA NURSERY, MONKS HOUSE LANE, SPALDING, LINCS

Please complete **APPLICATION No.** This amendment **cannot be considered** unless the relevant reference is stated	H16/0098/94
Building Regulation reference relating to same development (if any)	B16/0405/94

2. Please tick **one** box only

A — Amendment is proposed where permission already granted [✓]
If yes, submit two forms and two plans.

or

B — Amendment is to a proposal currently being considered [ ]
If yes, submit four forms and four plans.

Please complete

I attach the necessary plans and request that the changes described below be accepted as an amendment. I understand that the Council may require a fresh application, together with fee if appropriate. If the amendment relates to a current application, I agree to an extension of the terminal date.

Signed pp John D Lynch Partnership Date 30.8.94

3. Please complete in block letters **FULL DESCRIPTION OF DEVELOPMENT IN ORIGINAL APPLICATION**	PROPOSED EXTENSIONS TO LOUNGE, HALL, BEDROOMS 1 & 3
State details of amendments proposed (Give a full detailed list of the changes, and also mark these clearly on the accompanying plans. Only the changes listed here will be considered.)	MINOR DIMENSIONAL REVISIONS FOLLOWING FULL SURVEY. LARGER VELUX ROOFLIGHT. NARROWER GROUND FLOOR BAY WINDOW.
State drawing no's of the current submission	1263 AS/1 and AB/1 (rev 3)
Has this amendment been requested by the Council? (If so, state Officer dealing with the application)	~~YES~~ NO
Describe any part of the original development which is excluded by virtue of the amendment, and state any alteration to plot numbers	

Has a similar amendment been submitted under Building Regulations? ~~Yes~~ / No

JOHN D LYNCH
partnership
CHARTERED
ARCHITECTS

AMW/TME/1263

30 August 1994

AMENDED PLAN
Ref. A/2

Your Ref: H16/0098/94

Planning and Building Control Department
South Holland District Council
Council Offices
Priory Road
Spalding
Lincs
PE11 2XE

SOUTH HOLLAND D.C.
PLANNING DEPT.
31 AUG 1994
REF 0098 94

Dear Sirs

Re Proposed Extension to Ivanda Nursery, Monks House Lane, Spalding for Mr and Mrs C Benson

Further to your letter dated 17 August 1994, and in Mr Udy's absence we have spoken to your Mr David Roberts today who has confirmed that a fresh application for planning permission is not necessary.

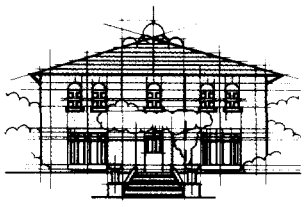
We wish to have our planning amendment dated 15/8/94 withdrawn and hereby make a revised planning amendment concerning minor revisions and enclose the following:-

1. 2 copies of forms
2. 2 copies of drawings numbered 1263 AS/1 and AB/2 (rev 3)

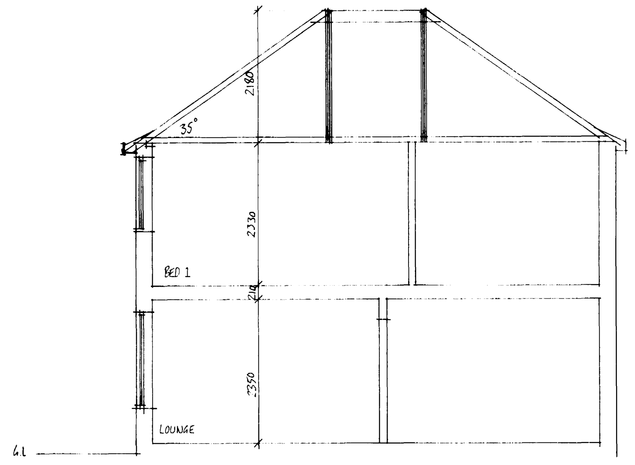
Yours faithfully
pp John D Lynch Partnership

Andrew M Wright

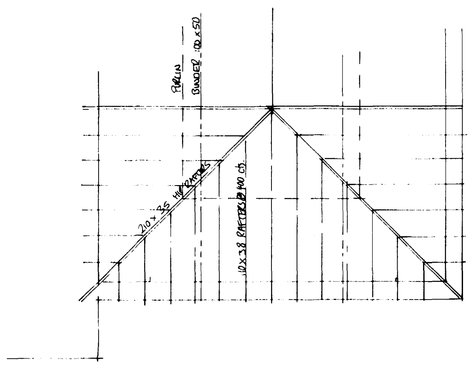
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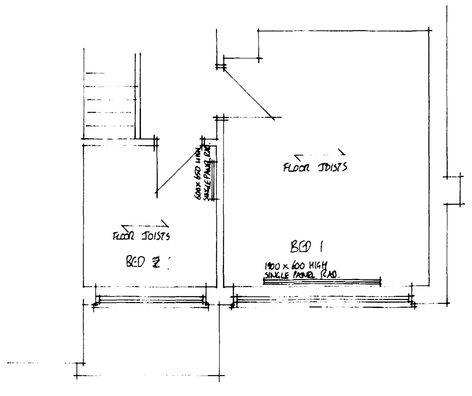
MERCIA LODGE, PINCHBECK ROAD,
SPALDING, LINCOLNSHIRE PE11 1QF.
TELEPHONE 0775 724187, FACSIMILE 0775 762212
John D. Lynch, Dip Arch (Dundee) ARIBA, Partner.
Trevor A. Clay, RIBA Associate.
Ron Stanley, FRIBA, Associate. TEL 0775 723639.



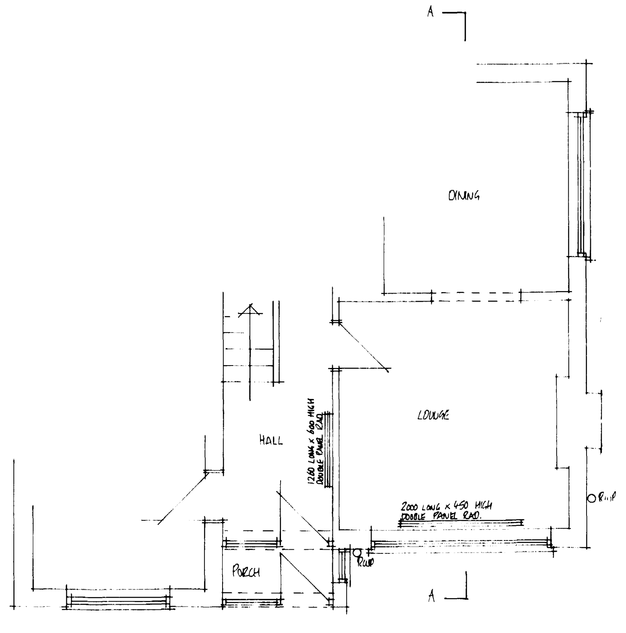
SECTION A A



ROOF PLAN



FIRST FLOOR



GROUND FLOOR

SOUTH HOLLAND DIST. COUNCIL
PLAN CHKT.
31 AUG 1994
APPROVED PLAN
Ref. No. 0998/94

notes

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The General Contractor is to check all dimensions on site and report discrepancies to the architect

All details shown on this drawing including foundations are based upon typical site conditions related to the area. No responsibility can be accepted for abnormal conditions which may be discovered during construction unless reported to the Architects so that design amendments may be considered. Site soil surveys are recommended in respect of foundations to establish specific site conditions before foundation work is undertaken

revision *date*

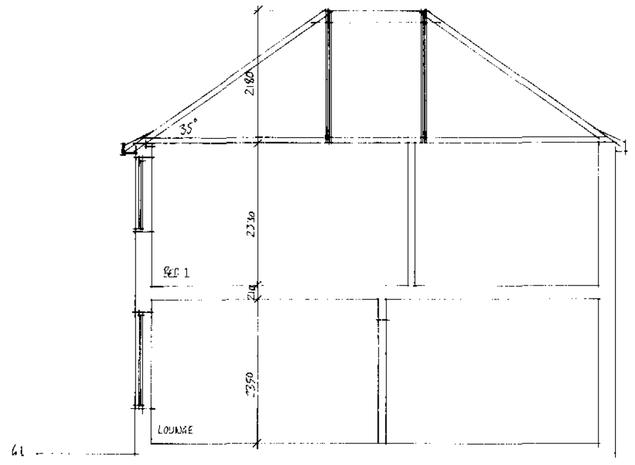
JOHN D LYNCH
partnership
CHARTERED ARCHITECTS

project/drawing
MR & MRS C. BENSON - IVANDA NURSERY, MONKS HOUSE LANE, SPALDING.
EXTENSION TO DWELLING

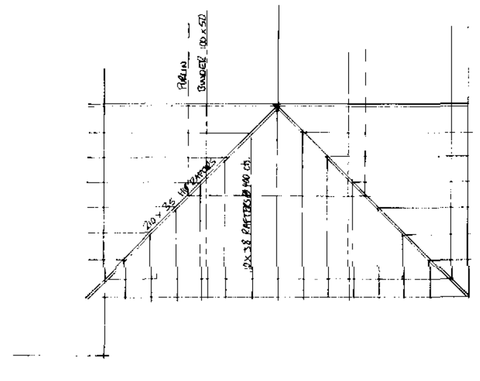
PART PLANS AS EXISTING

scale	*date*	*drawn*
1:50	5/94	AMW
project no.		*drawing no*
1263		AS/1

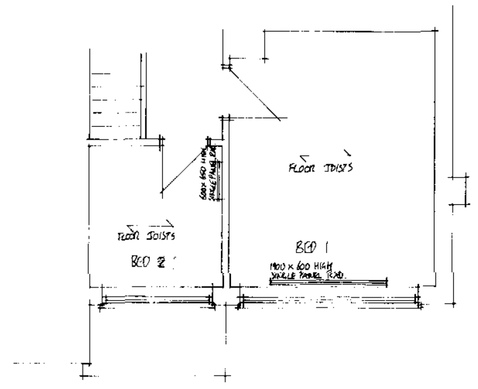
revisions



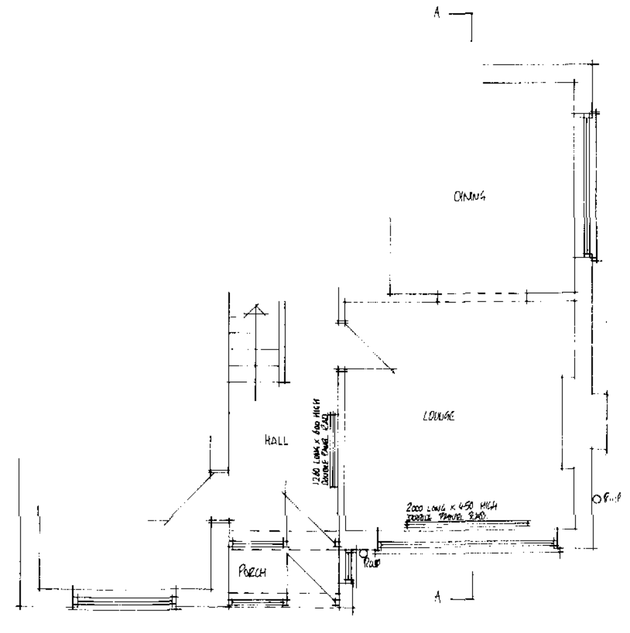
SECTION A A



ROOF PLAN



FIRST FLOOR



GROUND FLOOR

notes

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revision — date

SOUTH HOLLAND D.C.
PLANNING
31 AUG 1994
REF. 0998/94

AMENDED PLANS
Rec. 8/9

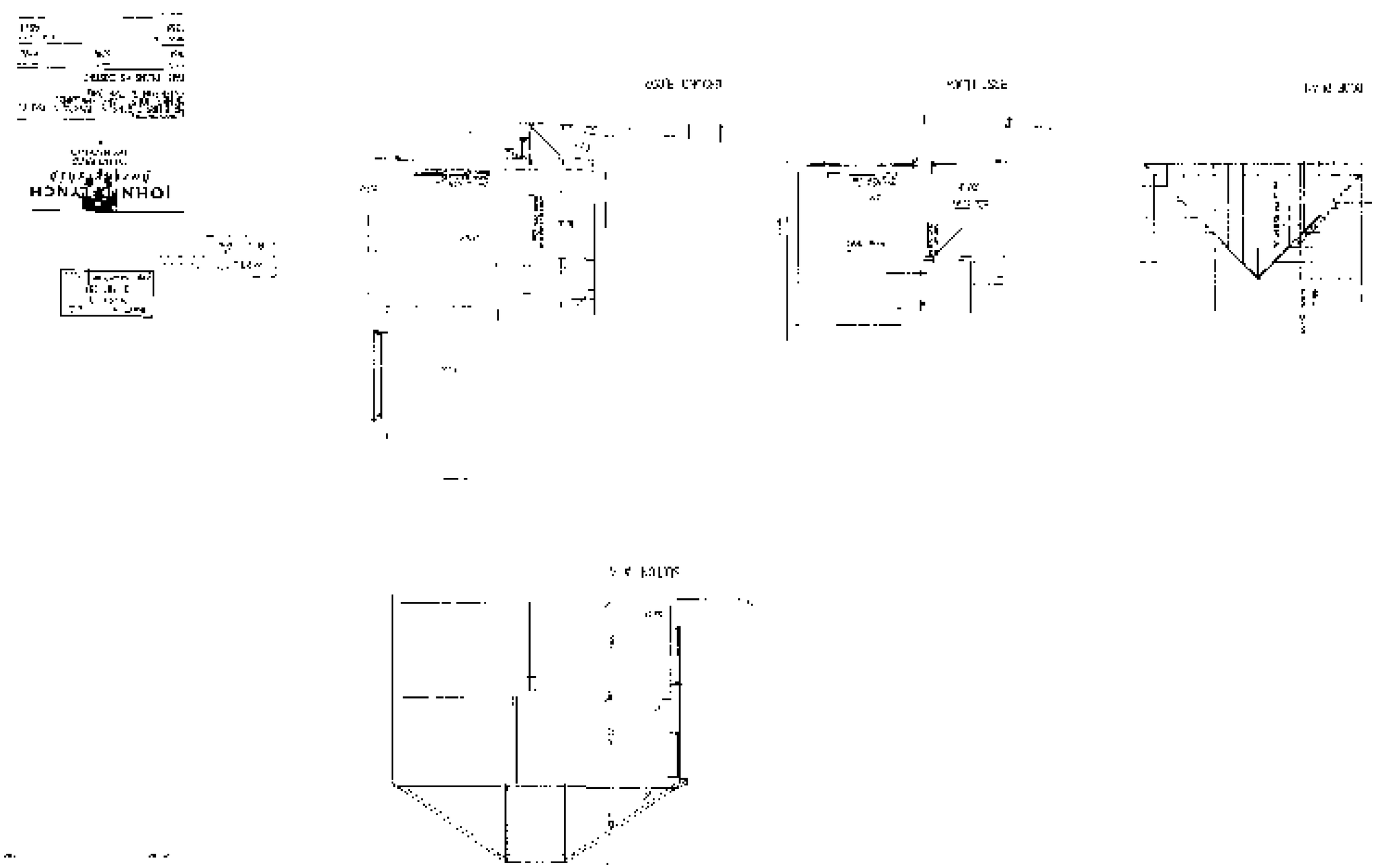
JOHN D LYNCH
partnership
CHARTERED ARCHITECTS

project/drawing
MR & MRS L BENSON - IVANDA NURSERY, MONKS HOUSE LANE, SPALDING. EXTENSION TO DWELLING

PART PLANS AS EXISTING

scale	date	drawn
1:50	5/94	AMW
project no		drawing no
1263		AS/1

revisions



notes

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revision	date
1 Movement joint amended to South Elv	5/5/94
2. Roof & floor joists amended to 25 x 170 (sc4). Ventilation openings increased to 10k	18/5/94
3. Cement Rendering	26/8/94



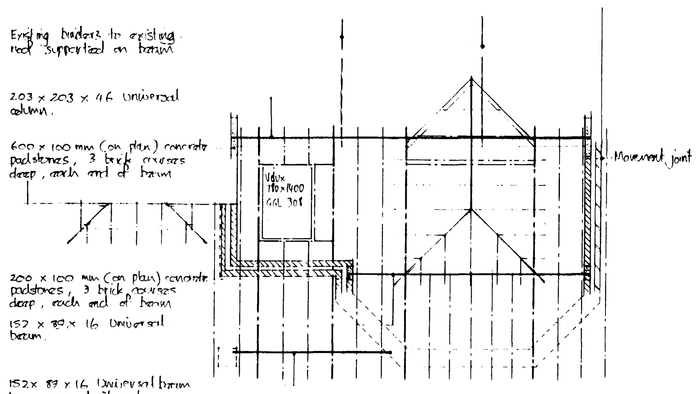
NORTH ELEVATION

WEST ELEVATION

SOUTH ELEVATION

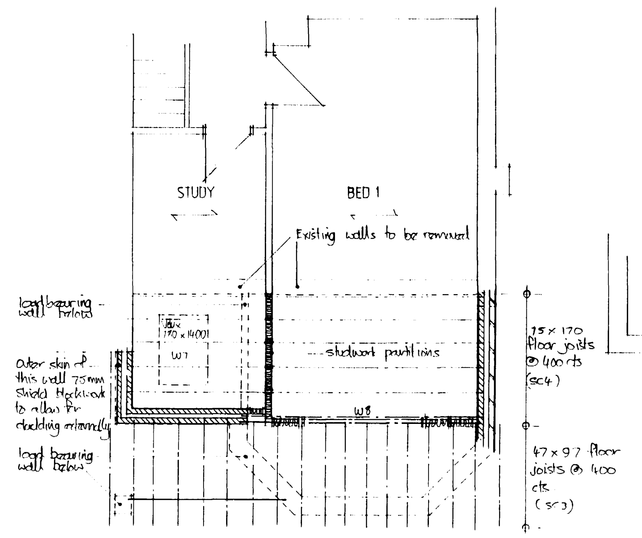
LINTEL SCHEDULE			
No.	Clear opening	Bearing	References
D1, W3, W4	900	150	L1/S 70
D2	1500	150	L1/S 70
W5, W6	488	150	L1/S 70
W2	300	150	L1/S 70
D3	Existing	Lintel and opening	
D4	1800	150	Bay 100
W1	Existing	Lintel and opening	

All lintels to be I/C manufacturers. Provide cavity trays over all external lintels.
Clear openings refers to the width of structural openings to be formed by the lintel.



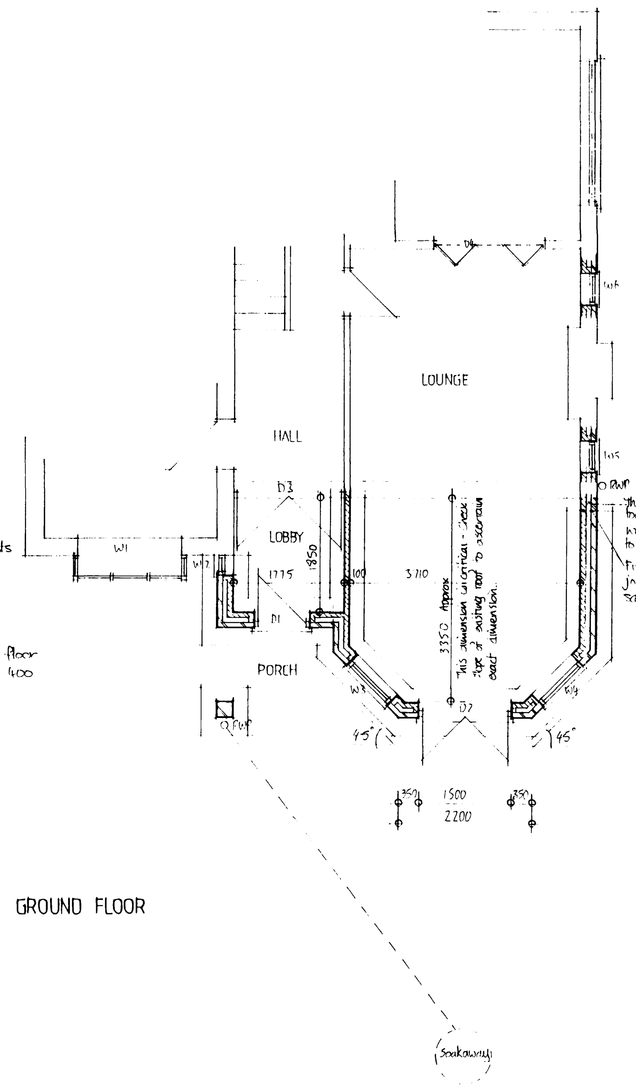
KEY TO ROOF STRUCTURE LAYOUT
- common rafters 47x100 @ 400 cts (sc 3/10)
- Double rafters bolted together @ 400 cts max.
- steel horses (beam size & protective size shown on plan).
- Hip rafters 38x150 (sc 3/10)

ROOF PLAN

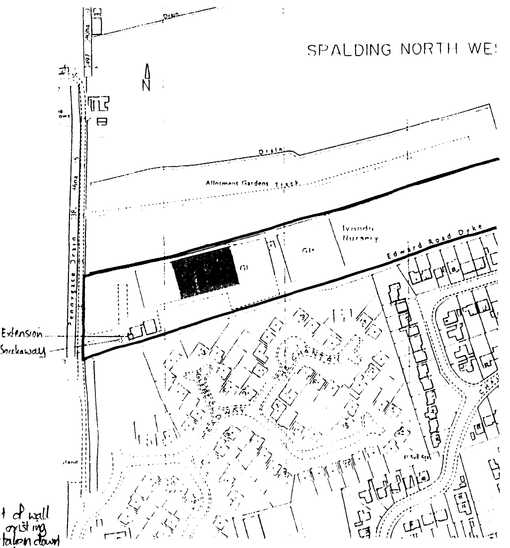


KEY TO FLOOR JOIST LAYOUT
- common joists (sizes as shown on plan)
- Double joists bolted together @ 400 cts max.
- 203 x 152 x 46 Universal beam.

FIRST FLOOR



GROUND FLOOR



LOCATION PLAN 1:2500

AMENDED PLAN
Ref. a/c

SOUTH PL 31 AUG 1994 REF. S/0995/94/FL

JOHN D LYNCH
partnership
CHARTERED ARCHITECTS

project/drawing
MR & MRS C. BENSON - IVANDA NURSERY, MONKS HOUSE LANE, SPALDING.
EXTENSION TO DWELLING
PROPOSALS

scale	date	drawn
1:50	5/94	AMW
project no		drawing no
1263		AB/1

revision
12/3

Notes

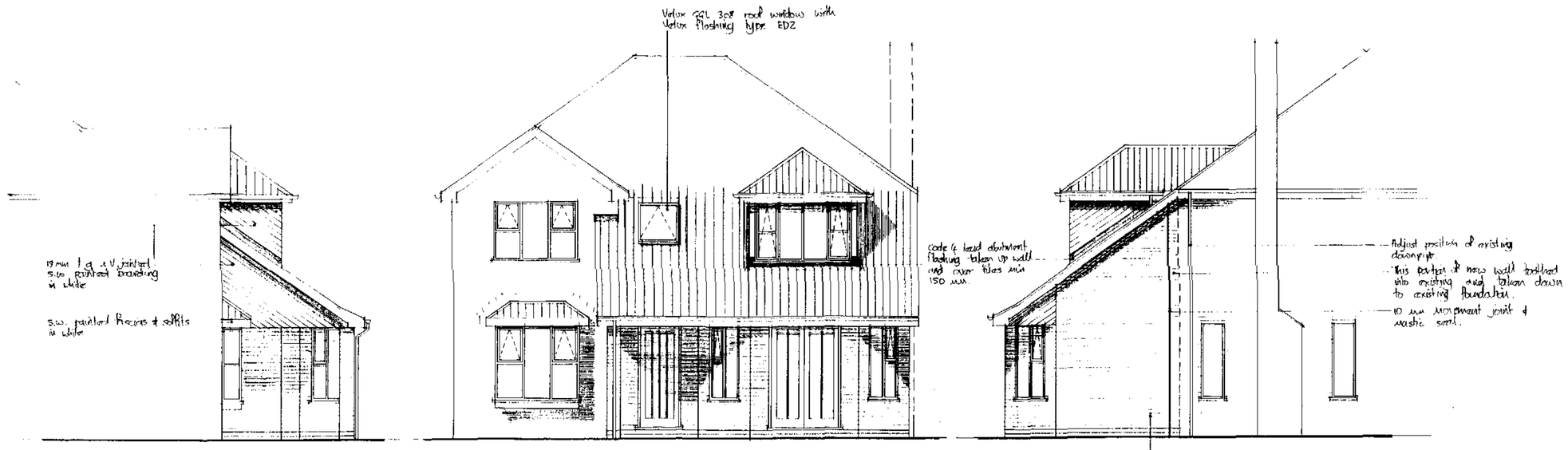
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revision	date
1 Rooflights first amended to South fig 30/8/94	
2 Bed 1 floor joists pumpeted to 75 x 170 (sc4). Ventilation openings increased to 10A	18/9/94
3 General Revisions	20/10/94



NORTH ELEVATION

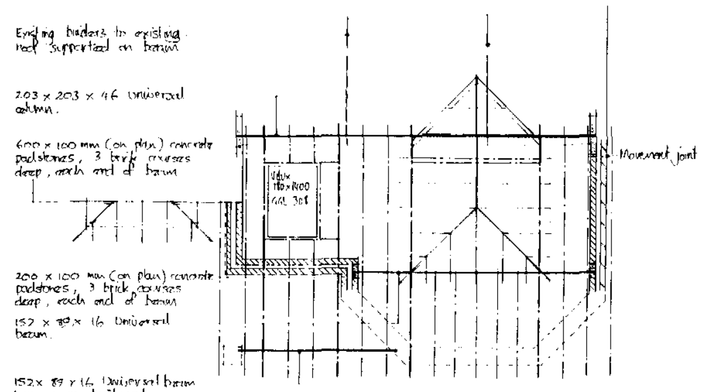
WEST ELEVATION

SOUTH ELEVATION

LINTEL SCHEDULE

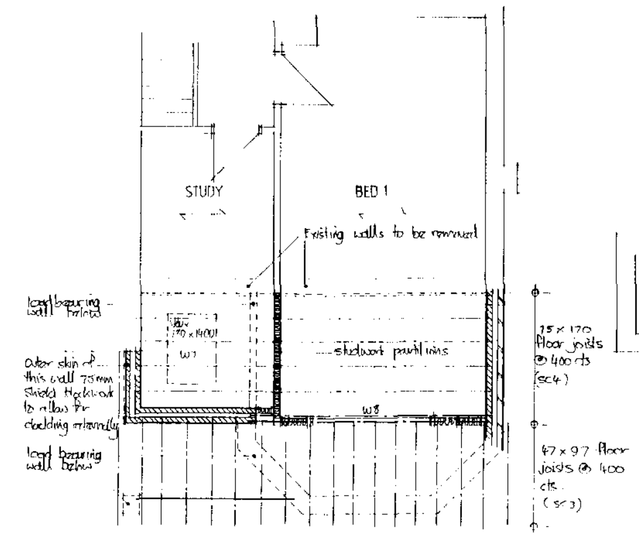
No.	Clear Opening	Bearing	References
D1, W3, W6	900	150	L1/S 70
D2	1500	150	L1/S 70
W5, W6	488	150	L1/S 70
W2	300	150	L1/S 70
D3	Existing	Lintel and opening	
W4	1200	150	Rsc 100
W1	Existing	Lintel and opening	

All lintels to be 1/2 semibrickwork flemish garrity bonds over all external lintels.
Floor specially ordered to the widths of structural openings to be developed by the lintel.



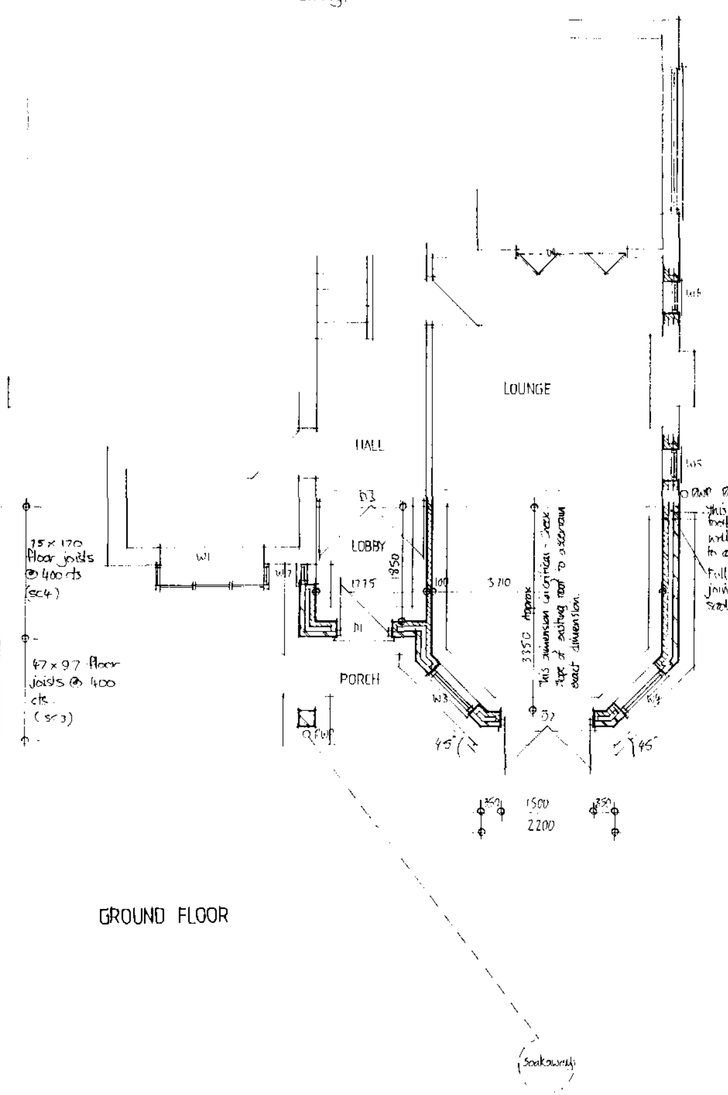
KEY TO ROOF STRUCTURE LAYOUT
- Common rafters 47x100 @ 400 cts (sc3/10)
- Double rafters bolted together @ 400 cts max
- Steel beams (beam size & projection see sheet on plan).
- Hip rafters 38x150 (sc3/10)

ROOF PLAN

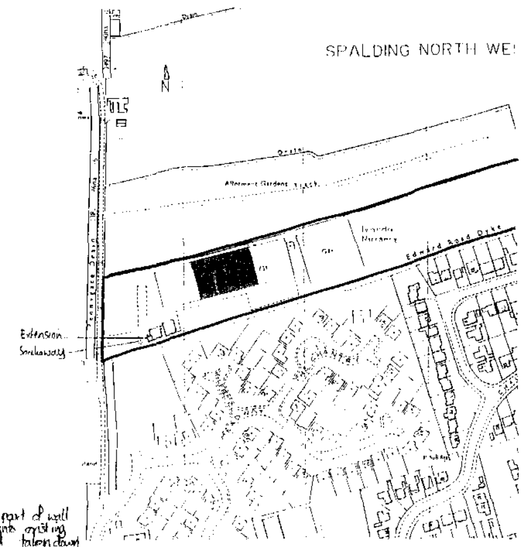


KEY TO FLOOR JOIST LAYOUT
- Common joists (sizes cts shown on plan)
- Double joists bolted together @ 400 cts max
- 203 x 152 x 46 Universal beam.

FIRST FLOOR



GROUND FLOOR



LOCATION PLAN 1:2500

AMENDED PLAN
Ref. A/L

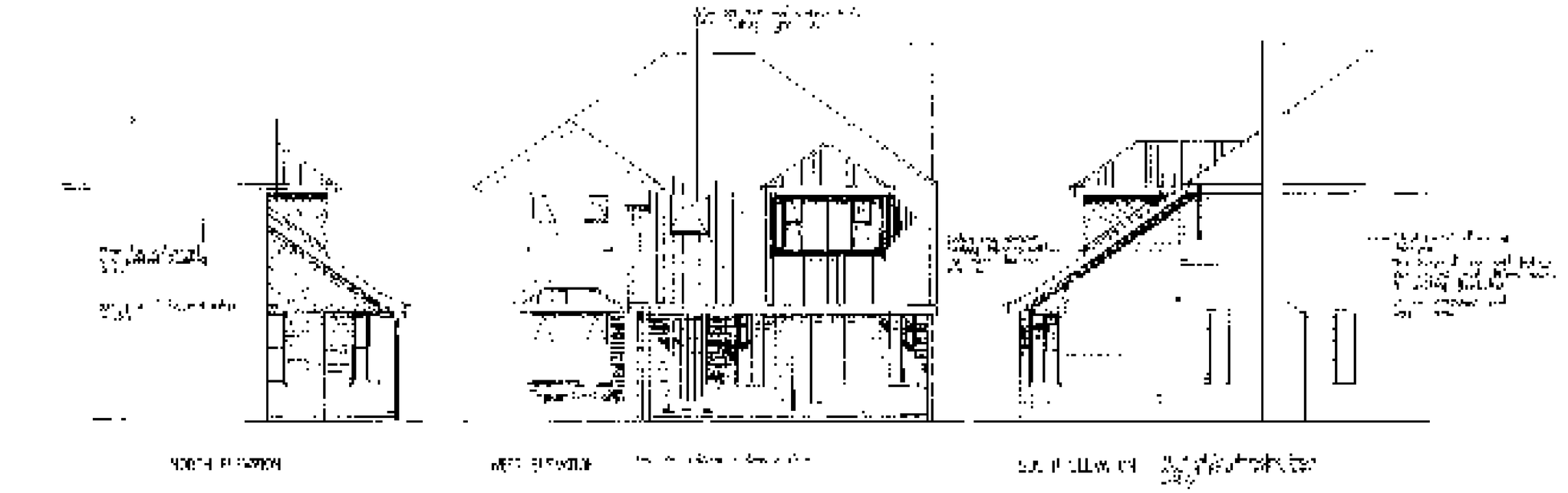
SOUTH PL U.C.
31 AUG 1994
REF. S098/94/

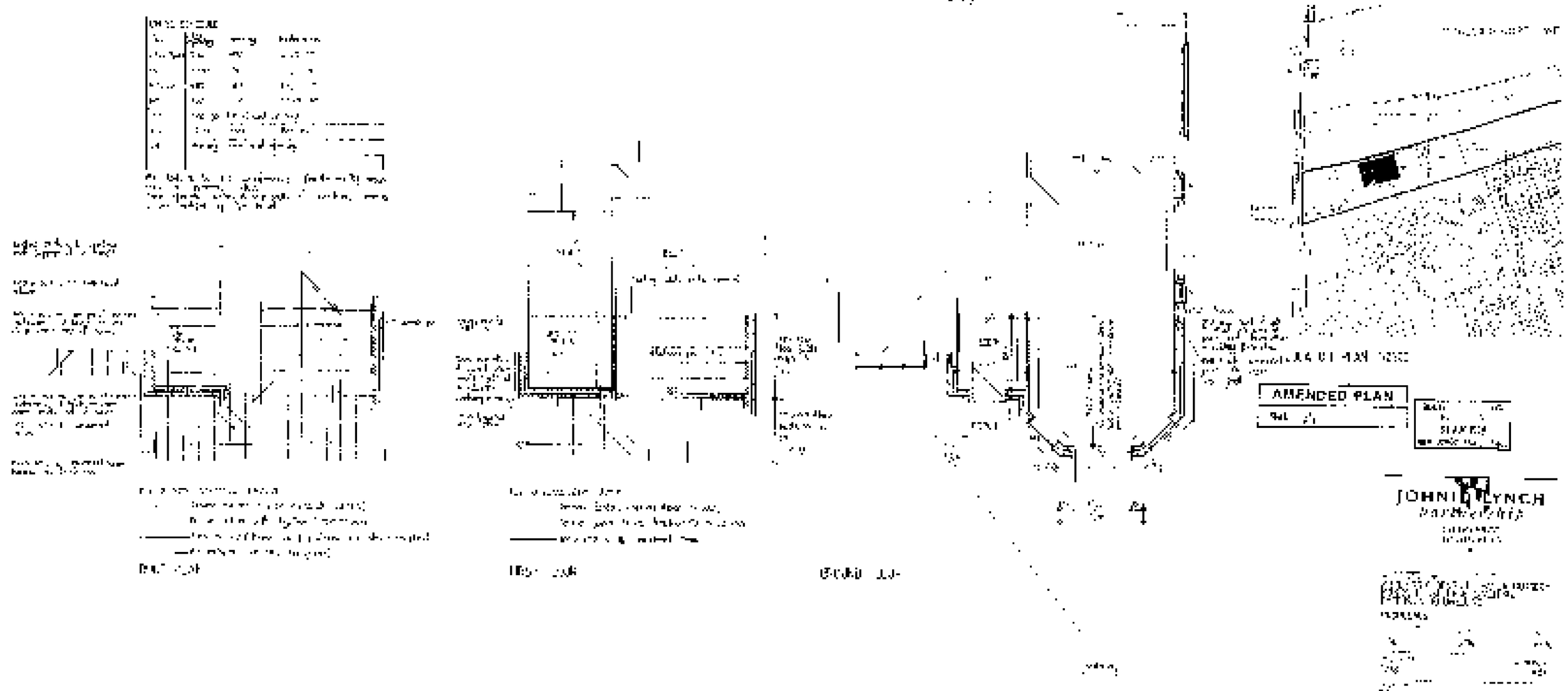
JOHN D LYNCH
partnership
CHARTERED ARCHITECTS

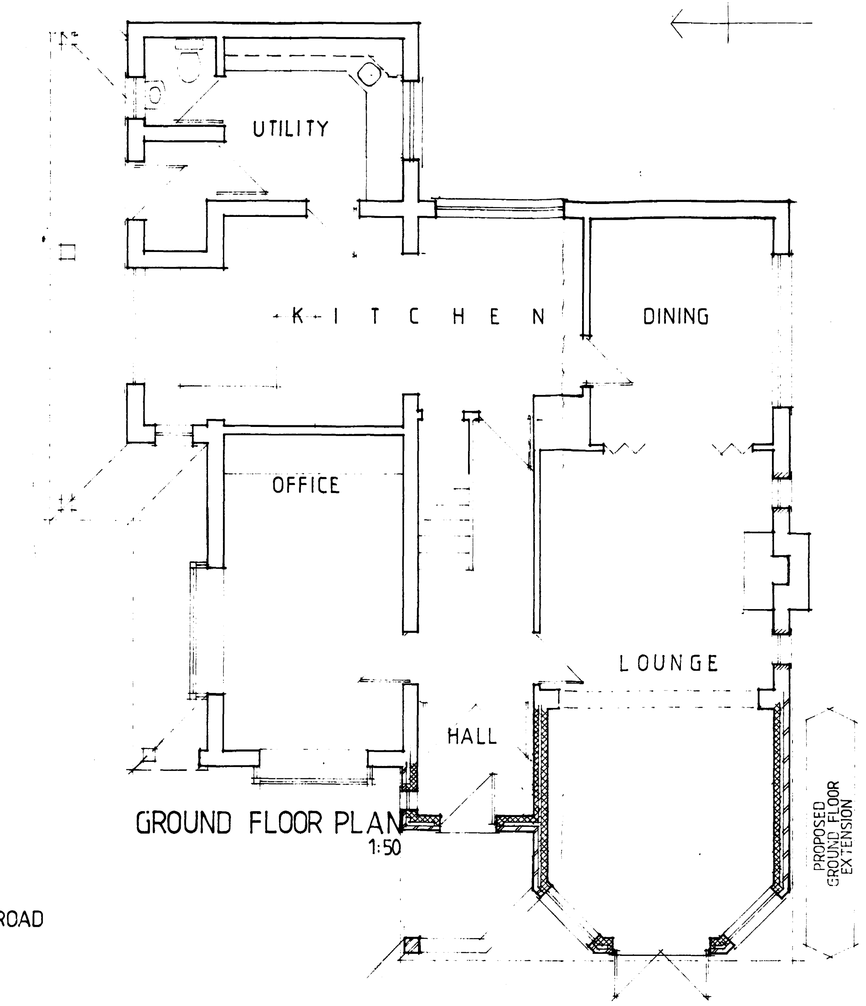
project/drawing
MR & MRS C BENSON - IVANDA NURSERY, MONKS HOUSE LANE, SPALDING.
EXTENSION TO DWELLING
PROPOSALS

scale	date	drawn
1:50	5/94	AMW
project no		drawing no
1263		AB/1

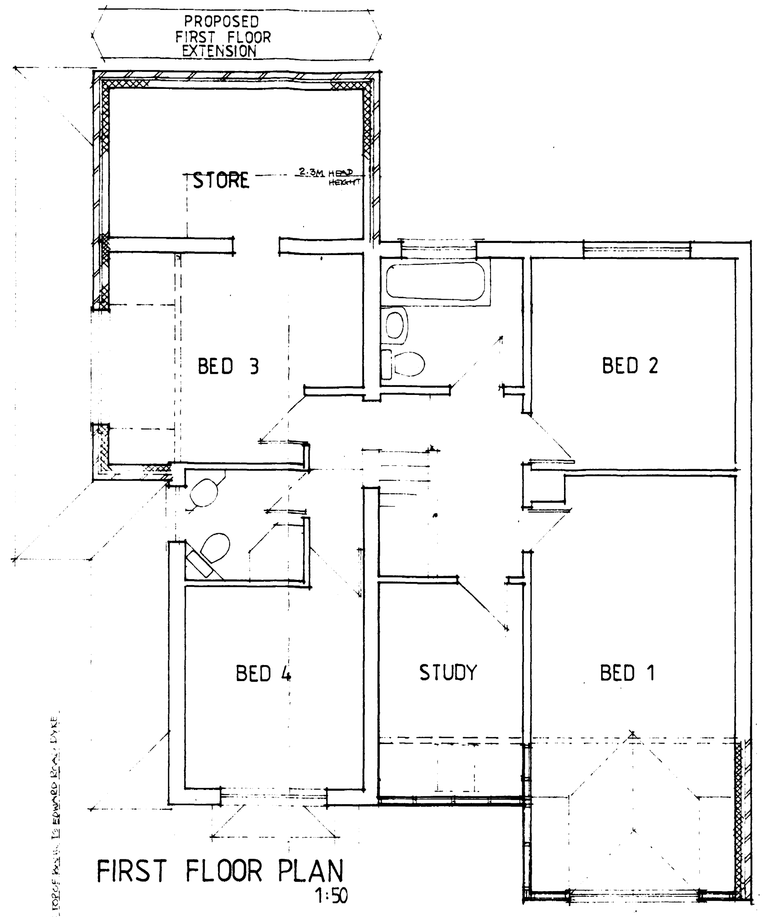
revision
12 3




AMENDED PLAN

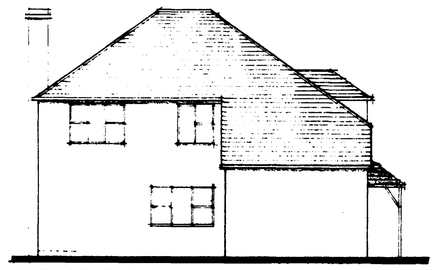


GROUND FLOOR PLAN
1:50



FIRST FLOOR PLAN
1:50

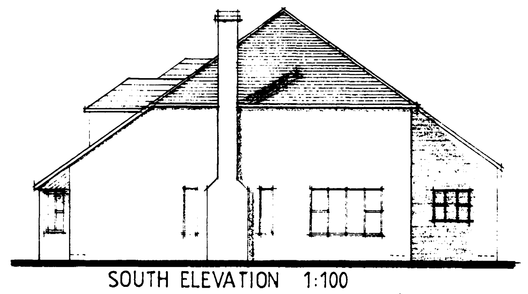
ROAD



EAST ELEVATION 1:100



WEST ELEVATION 1:100



SOUTH ELEVATION 1:100



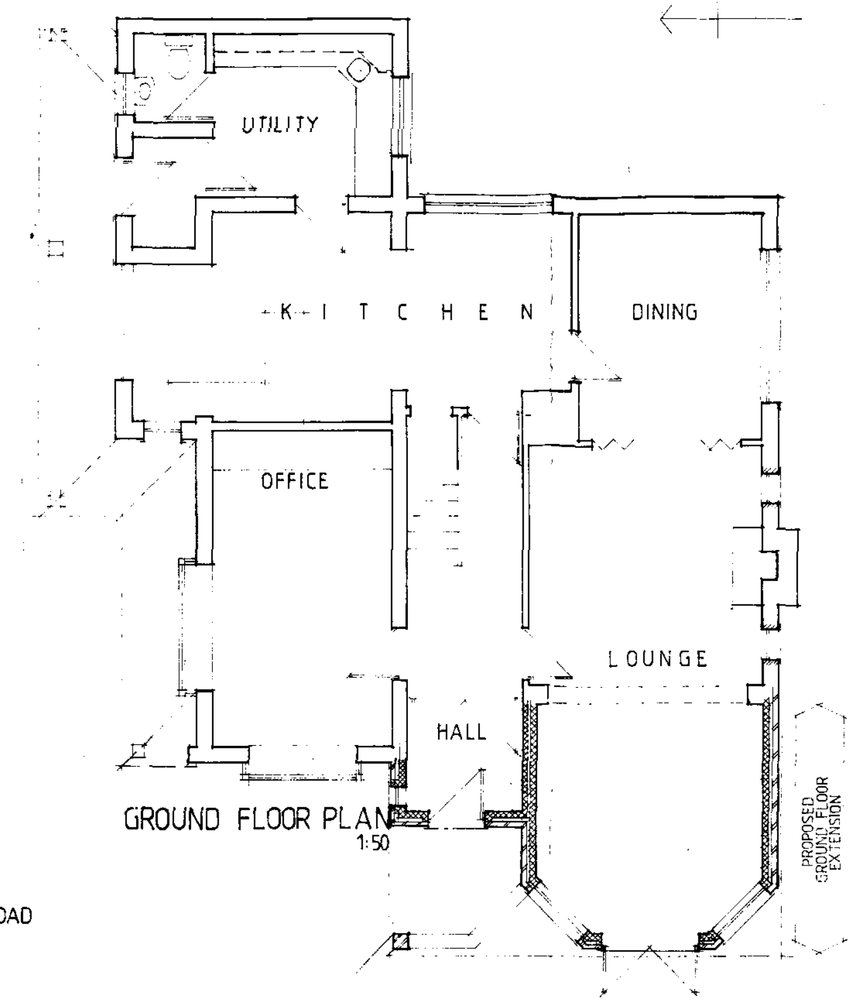
NORTH ELEVATION 1:100

DETERMINED PLAN

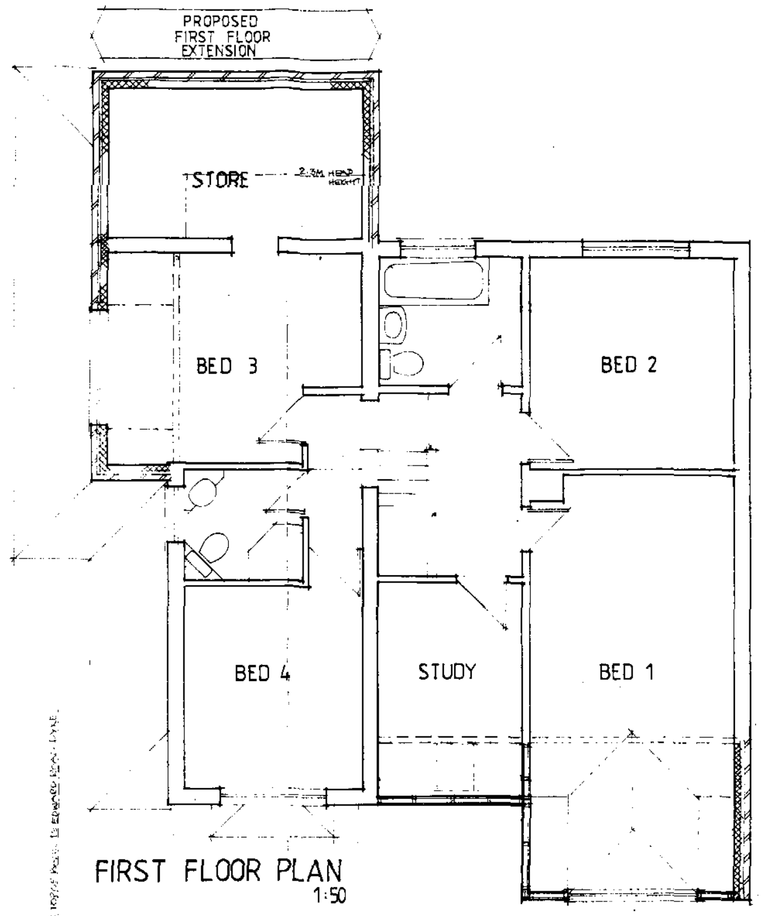
SOUTH HOLLAND D.C.
PLAN DEPT.
26 JAN 1994
REF ..H0095/94/..

Lesley Mattin, Architect
106 Prestbury Road, Macclesfield, Cheshire SK10 3BN
☎ 0625-420739

Project: IVANDA NURSERY SPALDING			Job No: 9304
Title: PROPOSED EXTENSIONS TO LOUNGE, HALL & BEDROOMS 1+3			Date: NOV 1993 20 JAN 1994
			Scale: AS SHOWN
Category: SK	Cdb Element:	Sequential No: 01	Revison: A

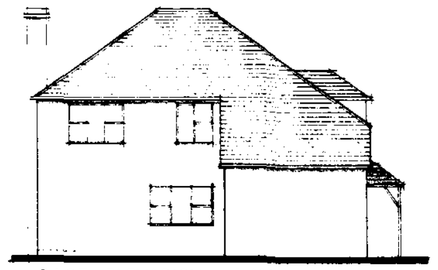


GROUND FLOOR PLAN
1:50



FIRST FLOOR PLAN
1:50

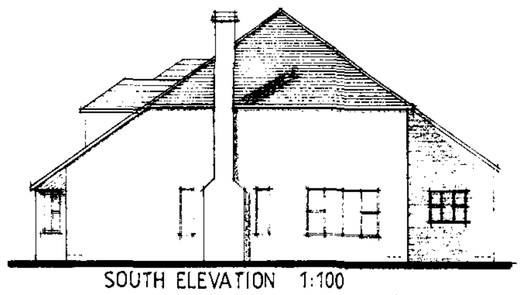
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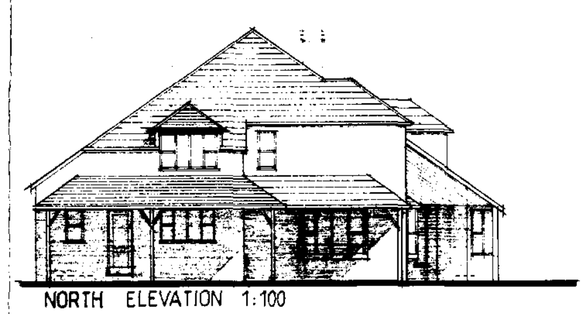
EAST ELEVATION 1:100



WEST ELEVATION 1:100



SOUTH ELEVATION 1:100



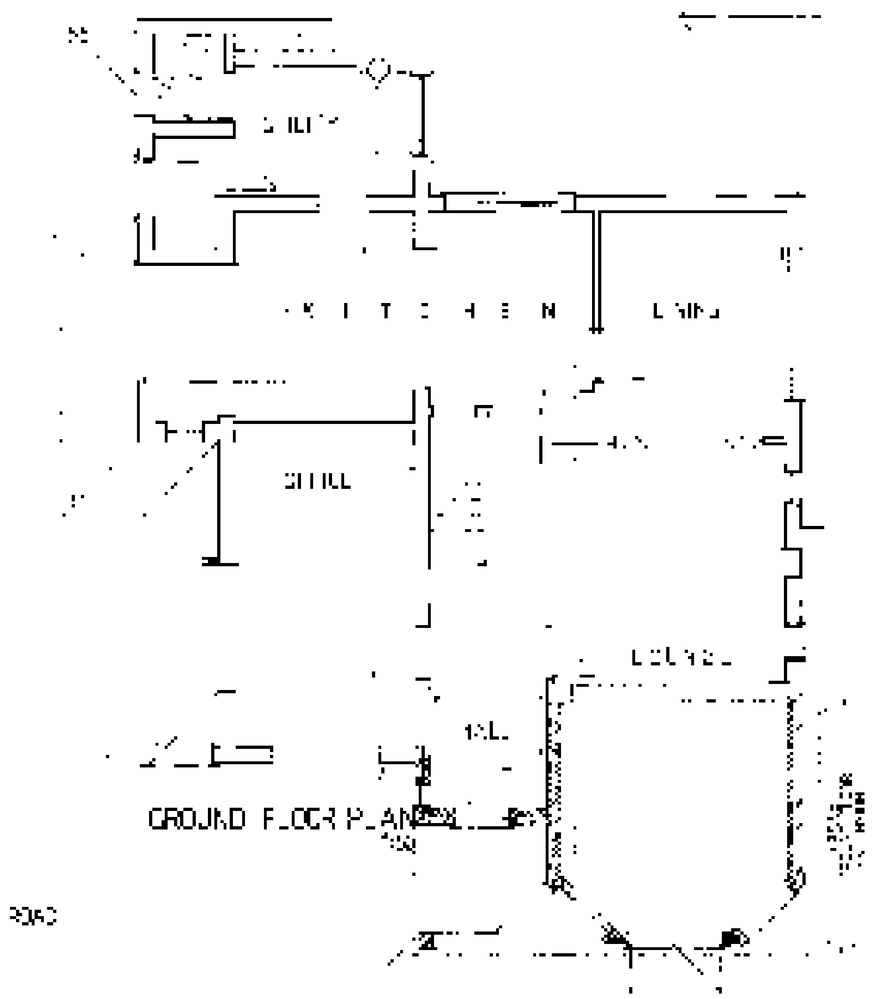
NORTH ELEVATION 1:100

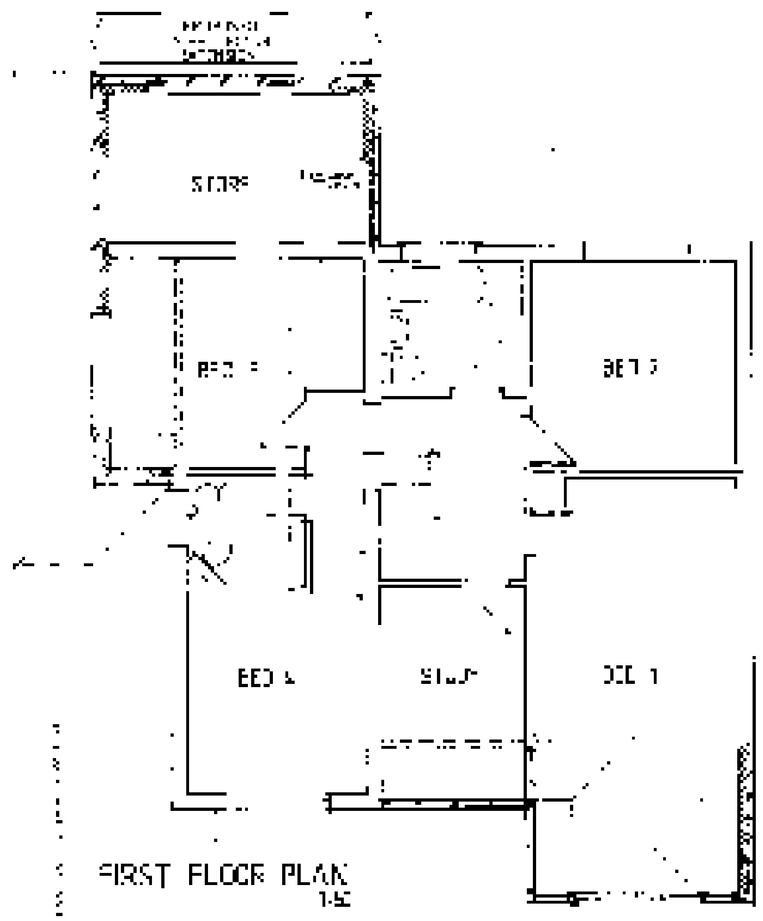
DETERMINED PLAN

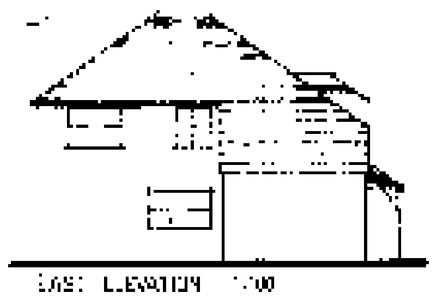
SOUTH HOLLAND D.C.
PLAN DEPT.
26 JAN 1994
REF. H0881/94

Lesley Mattin, Architect
106 Prestbury Road, Macclesfield, Cheshire SK10 3BN
☎ 0625-420739

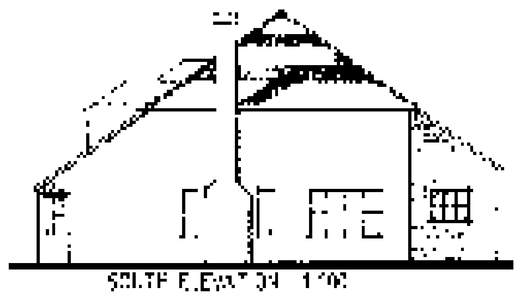
Project: IVANDA NURSERY SPALDING	Job No: 9304
Title: PROPOSED EXTENSIONS TO LOUNGE, HALL & BEDROOMS 1+3	Date: 14/12/1993 AMENDED 19/01/1994
	Scale: AS SHOWN
Category: SK / Dbfp Element / Sequential No: 01	Revision: A

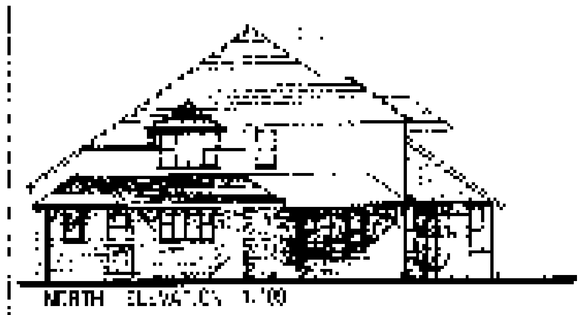










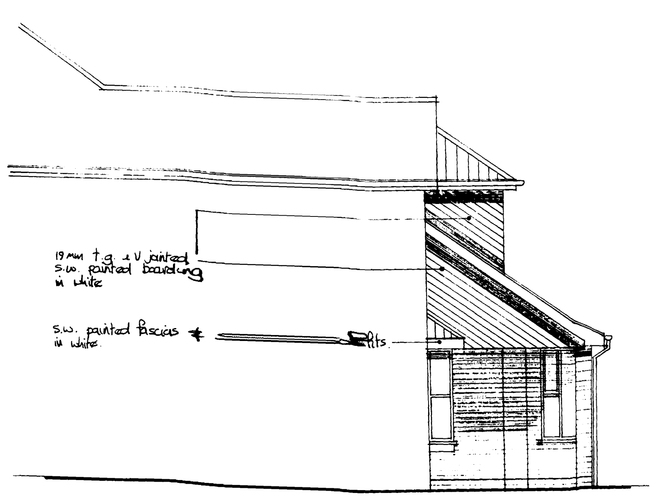


DETERMINED PLAN

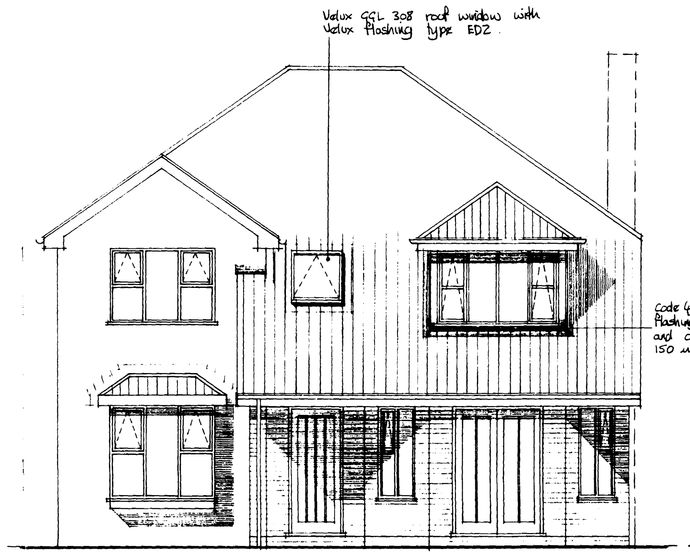
WARDA NURSERY
SPALDING

PROPOSED EXTENSIONS TO TOILETS, HALL & BEDROOMS 1 & 2

SK | 01

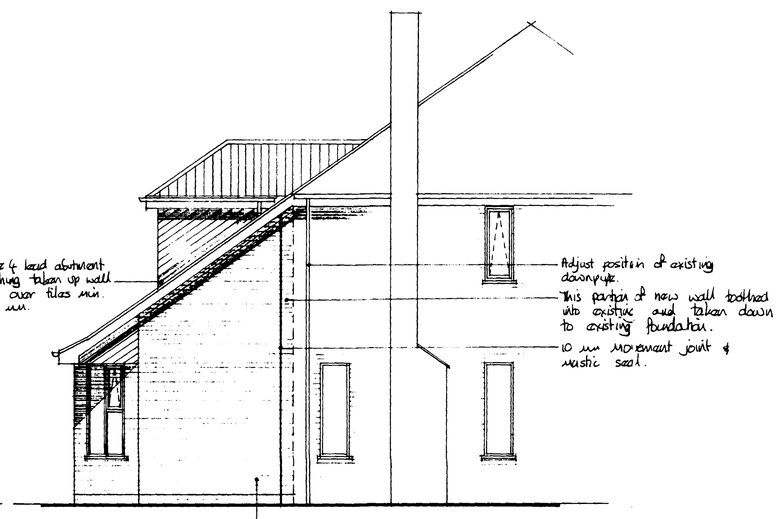


NORTH ELEVATION



WEST ELEVATION

New upvc windows & doors in white

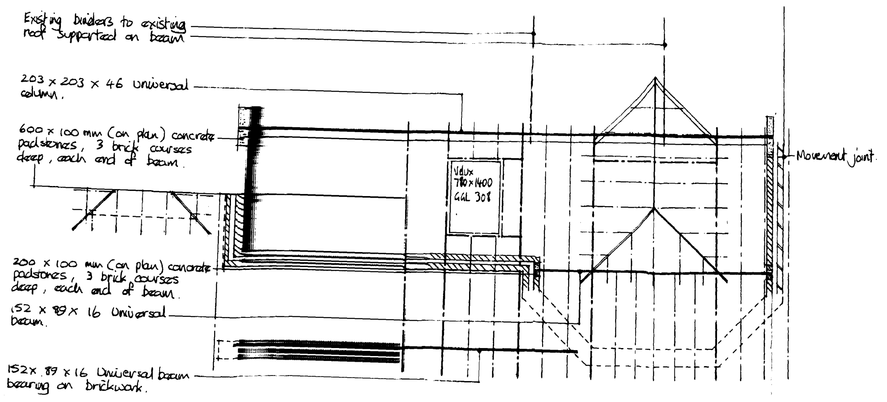


SOUTH ELEVATION

F.L. durability designation bricks colour & finish - TBA to match existing.

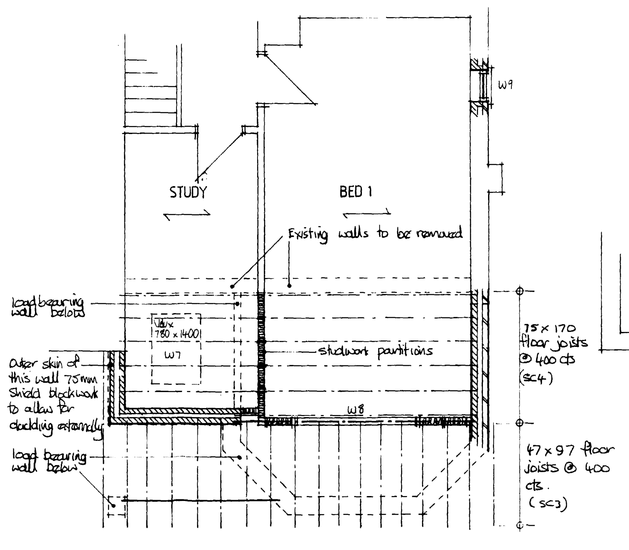
LINTEL SCHEDULE			
No.	Clear Opening	Bearing	Reference
D1	900	150	L1/S 70
D2	1500	150	L1/S 70
W5	488	150	L1/S 70
W2	300	150	L1/S 70
D3	Existing	Lintel and opening	
D 2	1800	150	Box 100
W 2	Existing	lintel and opening	

All lintels to be I.C. manufacture. Double cavity trays all external lintels.
Bearing refers to the width of structural opening bridged by the lintel.



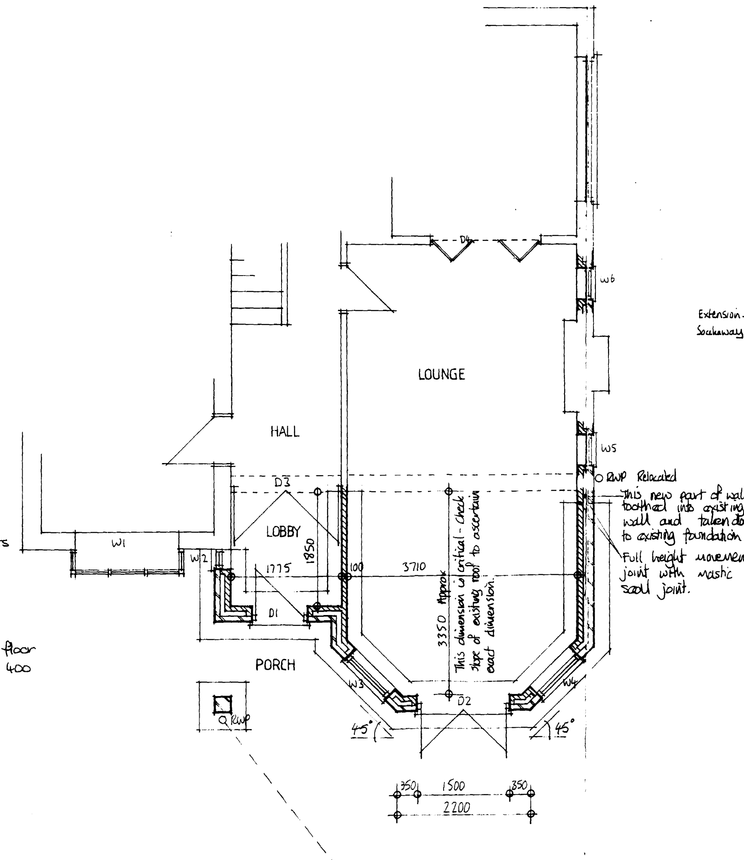
KEY TO ROOF STRUCTURE LAYOUT
- Common rafters 47x100 @ 400 cts (sc3/1:0)
- Double rafters bolted together @ 400 cts max.
- Steel beams (beam size & padstone size shown on plan).
- Hip rafters 38x150 (sc3/1:0)

ROOF PLAN

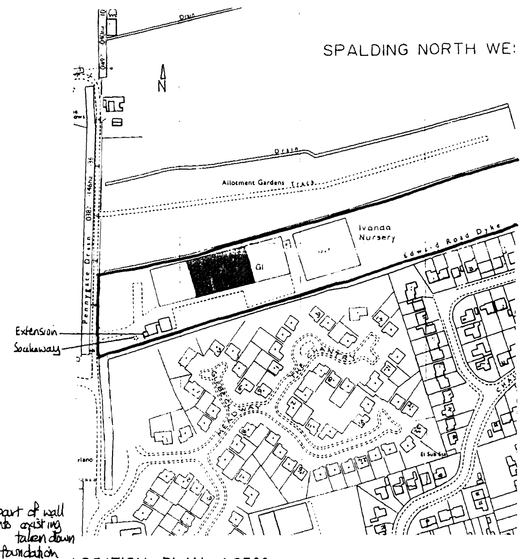


KEY TO FLOOR JOIST LAYOUT
- Common joists (sizes as shown on plan)
- Double joists bolted together @ 400 cts max.
- 89 x 152 x 16 Universal beam.

FIRST FLOOR



GROUND FLOOR



LOCATION PLAN 1:2500

A1

0098/94

JOHN D LYNCH
partnership
CHARTERED ARCHITECTS

project/drawing
MR & MRS C BENSON – IVANDA NURSERY, MONKS HOUSE LANE, SPALDING.
EXTENSION TO DWELLING
PROPOSALS

scale	*date*	*drawn*
1:50	5/94	AMW
project no		*drawing no*
1263		AB/1
revisions		
/2		

notes

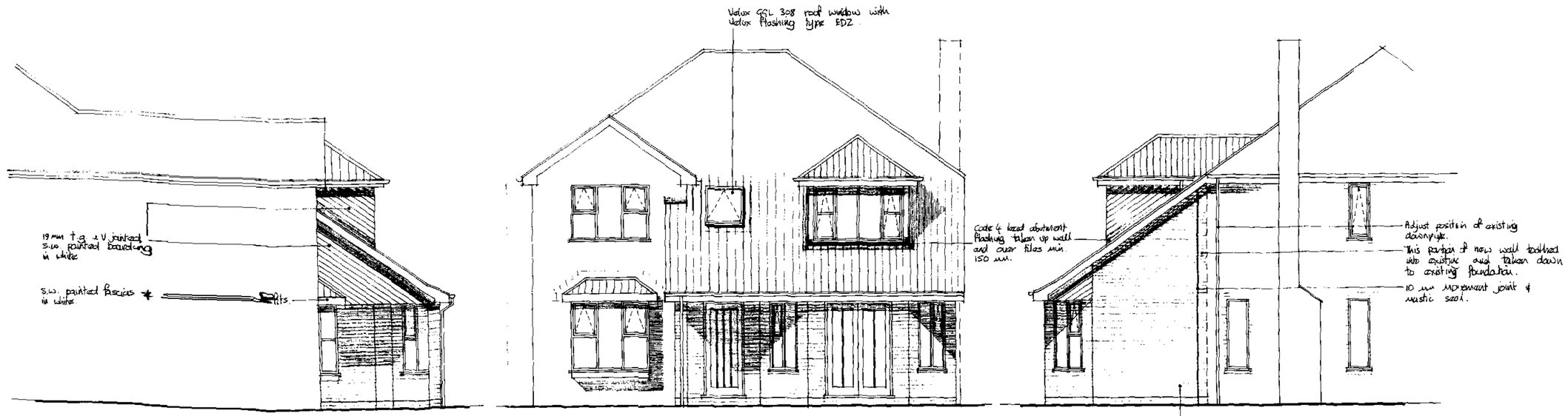
Do not scale from this drawing.

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The General Contractor is to check all dimensions on site and report discrepancies to the architect

All details shown on this drawing including foundations are based upon typical site conditions related to the area. No responsibility can be accepted for abnormal conditions which may be discovered during construction unless reported to the Architects so that design amendments may be considered. Site soil surveys are recommended in respect of foundations to establish specific site conditions before foundation work is undertaken

revision	*date*
1. Movement joint amended to South Elv 30/6/94.	
2. Bed 1 floor joists amended to 75x170 (sc3). Ventilation openings increased to 1/8 plus 1/9 added ref 18/8/94.	



NORTH ELEVATION

WEST ELEVATION

new upvc windows & doors in white

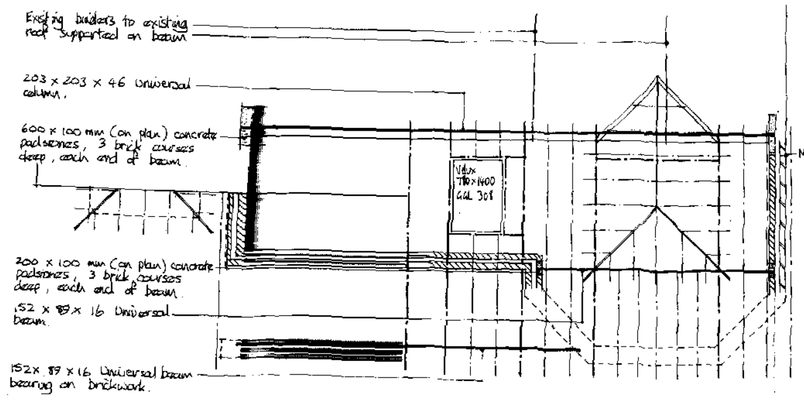
SOUTH ELEVATION

F.L. durability designation bricks colour & texture - buff to match existing

LINTEL SCHEDULE

LINTEL NO.	Clear Opening	Bearing	Reference
D1	900	150	L1/S 70
D2	1500	150	L1/S 70
W5	488	150	L1/S 70
W2	300	150	L1/S 70
D	Existing	Lintol and bearing	
D1	1800	150	Box 100
W4	Existing	Lintol and bearing	

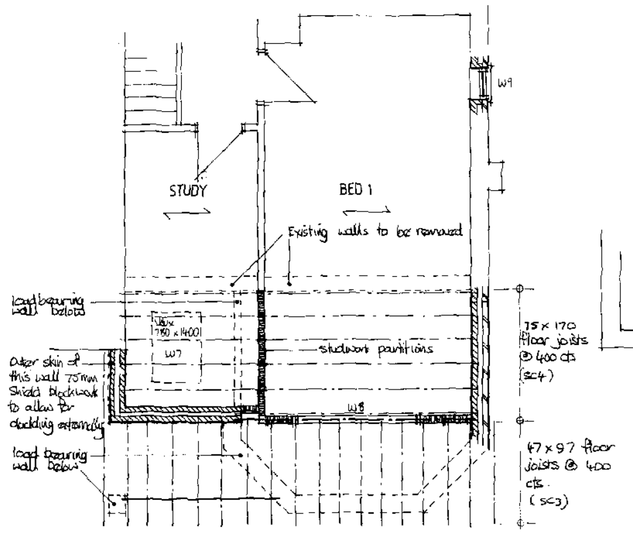
ALL lintels to be I.G manufacture. Double cavity trays to all external lintels. Cavity trays to be stepped relative to the width of structural opening to be bridged by the lintel.



KEY TO ROOF STRUCTURE LAYOUT

- common rafters 47x100 @ 400 cts (sc3/1:0)
- double rafters bolted together @ 400 cts max.
- sheet beams (beam size & positions size shown on plan).
- Hip rafters 38x150 (sc3/1:0)

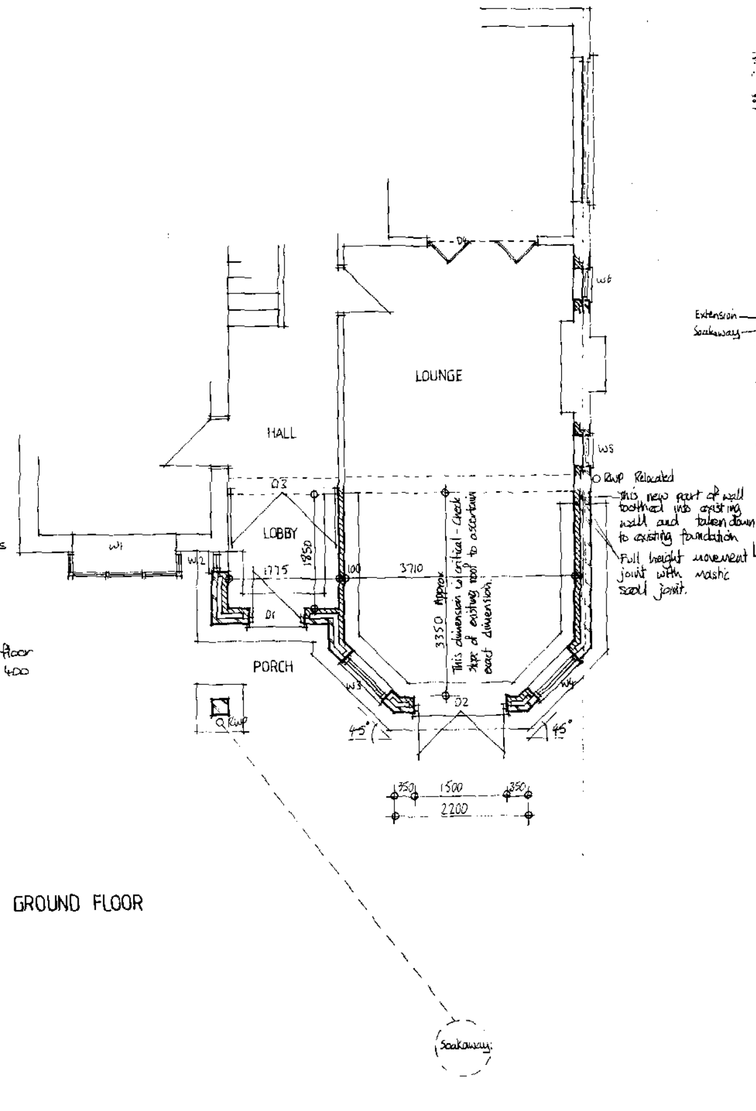
ROOF PLAN



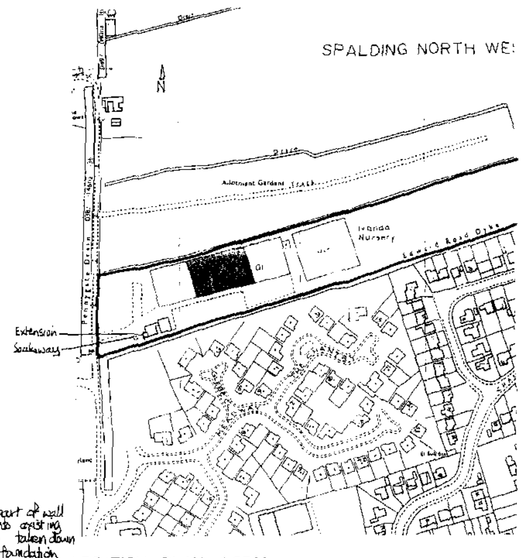
KEY TO FLOOR JOIST LAYOUT

- common joists (sizes as shown on plan)
- Double joists bolted together @ 400 ch max.
- 533 x 152 x 16 Universal beam.

FIRST FLOOR



GROUND FLOOR



A1

0098/94

JOHN D LYNCH
partnership
CHARTERED ARCHITECTS

project reference
MR & MRS C BENSON - IVANOA NURSERY, MONKS HOUSE LANE, SPALDING.
EXTENSION TO DWELLING

PROPOSALS

scale	*date*	*drawn*
1:50	5/94	AMW
project no.		*drawing no.*
1263		AB/1
revisions		
/2		

notes

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revision	*date*
1. Movement joint amended to South & Soffit.	
2. Roof & floor joists amended to 75 x 170 (sc4). Ventilation openings increased to WB plus WB above	18/8/94

