FILE COPY

SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Planning Permission

Reference: H16/0240/94 Received:09-MAR-94 Type:FULL

Name: A S Whitaker & Sons
Winsover Road
Spalding
Lincs
PE11 1HH

Agent: M E Cresswell MBIAT
Horseshoe Bridge
Spalding
Lincs
PE11 3JA

Description: Alterations to form new reception area and replace offices
Location : Winsover 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.

Your attention is drawn to the need to comply with the provisions of Section 4, 7, 8 and 8(a) of the Chronically Sick and Disabled Persons Act 1970, where appropriate, and to the Code of Practice for Access of the Disabled to Buildings (British Standard Institutions code of practice BS 5810:1979) or to Design Note 18 'Access for Disabled People to Educational Buildings', or to documents replacing such codes. Any work required which would alter the proposal hereby permitted may need a further application for planning permission.

Director of Planning and Building Control Services
13-APR-94 H16/0240/94

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.

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)



'neon' lettering on glazed arch

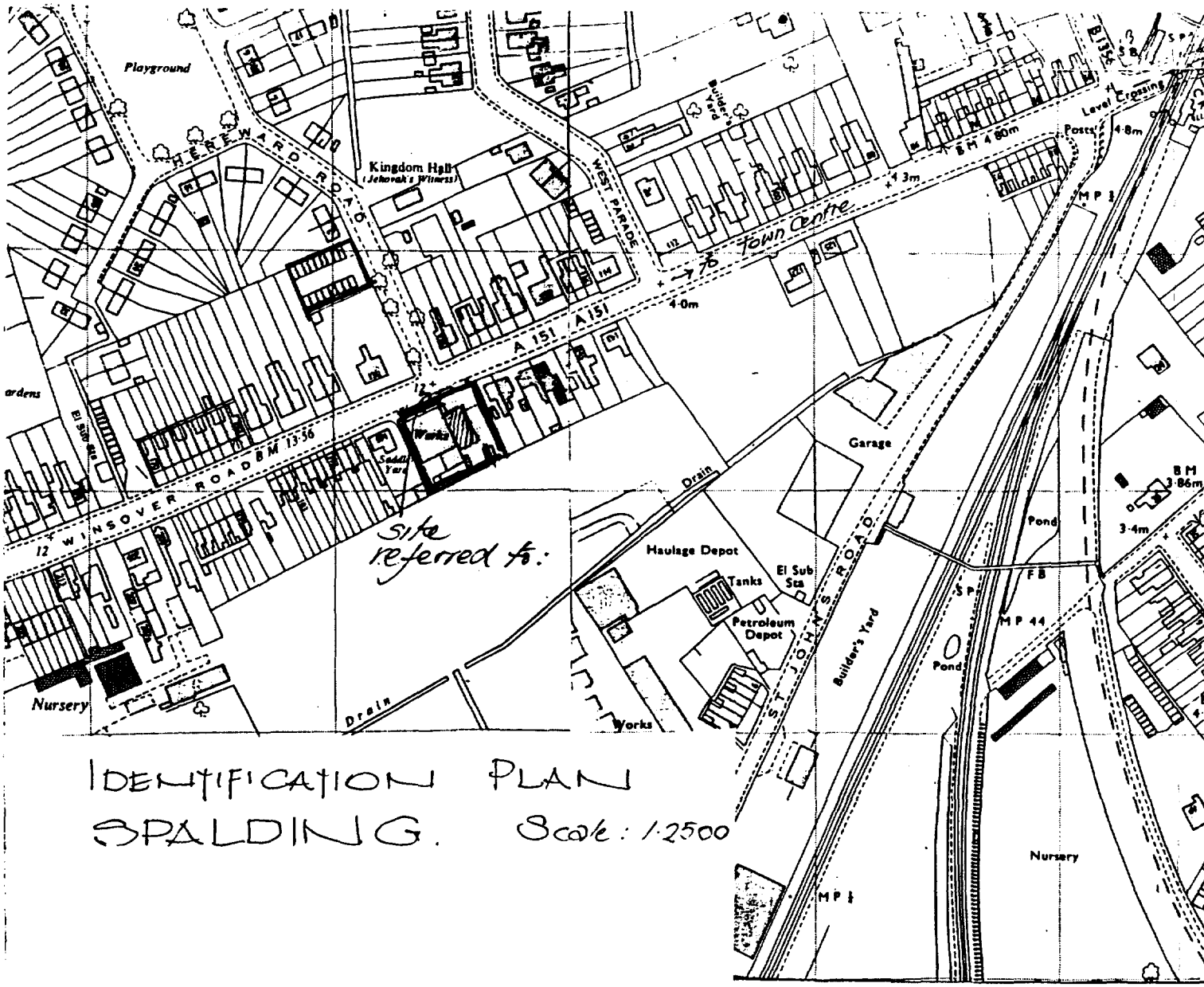
lean-to glazed

offices (tunnel infill)

stove-enamelled patent all glazing in 'house colours yellow + blue

ELEVATION east. approach from Spalding

FRONT EL



IDENTIFICATION PLAN SPALDING. Scale: 1:2500

FOUR COPIES REQUIRED

PLANNING APPLICATION

For office use only

Application No. H16|0240|94

Date Registered 09 MAR 1994

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

A.S.WHITAKER AND SONS
Winsover Road
SPALDING. Lincs
PE11 1HH

Tel. No. 722789

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

M.E.Cresswell. MBIAT.
Horseshoe Bridge
Spalding. Lincs
PE11 3JA.

Tel. No. 72 3656
(Personal contact name) Mary Cresswell.

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

WINSOVER ROAD, SPALDING. Lincolnshire.

OFFICE COPY

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

Alterations to form new reception area and replace offices

Please complete

Signed. M.E.Cresswell Date 9.3.94

I attach
* Four copies of all plans
* an ownership certificate (see back page)
* a fee of £70.00 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: NEW AREA OVER EX.

B. Please state size of any new structure:- (a) max. height: 30.4 sq. metres
(b) max. length: 3.6 metres
(c) max. width: 9.3 metres
2.06 metres

C. Please state type and colour of materials for facing external walls: STREETLY PENINE GREY + CYSTE

D. Please state type and colour of roofing materials. Superlux sheet Grey steel cladding

E. Has a survey of the site been undertaken? State Yes or No ✓

5. **GENERAL INFORMATION** Please complete each section

EXISTING USES
Please state existing or, if vacant, the last use(s) of site. ACCIDENT REPAIR SPECIALISTS & RECEPTION with offices.

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? provision exists.

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 NO CHANGE

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.	Yes	➡ 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?	Yes	➡ Application No. H16/584/90 + H16/268/92

6. **ANY OTHER INFORMATION** Please add any details you wish in support of your application. Continue on separate sheet if necessary.

7. INDUSTRIAL, WAREHOUSING, OFFICES OR SHOPS Please complete if appropriate

Please tick **one** box and complete B if necessary

A. The proposal does not involve any alteration in existing floorspace [ ]

B. The proposal involves the creation of or an alteration in total **gross** floorspace [✓] to OFFICE, RECEPTION & STORE OVER ONLY REPLACING EXISTING

Proposed total gross floorspace 94.44 sq. m. Previous total gross floor space 63.8 sq. m. includes to be omitted for alts.

This new total includes the following net floorspace:

Retail [ ] sq. m. Office 30.64 sq. m. Indistrial [ ] sq. m. Warehousing 32 sq. m.

Other [ ] sq. m. ➡ If so, please state use:

	Office Staff	Industrial staff	Other staff
How many office, industrial and other staff will be employed on the site as a result of the development proposed? If you have existing premises on the site, how many of the employees will be new staff?	APPROX. 2 " 2		
If you propose to transfer staff from other premises please give details of the numbers involved and of the premises affected.	—		
In the case of industrial development, give a description of the processess to be carried out and of the end products, and the type of plant or machinery to be installed.	NO CHANGE		
If the proposal forms a stage of a larger scheme for which planning permission is not at present sought, please give what information you can about the ultimate development	—		
Is the proposal related to an existing use on or near the site?	State Yes or No: YES		
If so, please explain the relationship	REPLACEMENT OF INADEQUATE RECEPTION + IMPROVED OFFICE ACCOMODATION.		
Is this a proposal to replace existing premises in this area or elsewhere which have become obsolete, inadequate or otherwise unsatisfactory?	State Yes or No: YES		
If so, please give details including gross floor area of such premises and state your intentions in respect of those premises.	EXISTING REC. OFFICES + STORE: 63.8 m² TO BE REPLACED WITH NEW RECEPTION & OFFICES : 93.44 m²		
What provisions have been made for the parking, loading and unloading of vehicles within the curtilage of the site? (Please show the location of such provision on the plans and distinguish between parking for operational needs and other purposes)	NO CHANGE		
What is the estimated vehicular traffic flow to the site during a normal working day? (Please include all vehicles except those used by individual employees driving to work)	NO CHANGE		
What is the nature, volume and proposed means of disposal of any trade effluents or trade refuse?	NO CHANGE		
Will the proposed use involve the use of storage of any hazardous materials?	State Yes or No: NO	If yes, you may need to apply for Hazardous Substances Consent	
What provision is being made for access to premises for the disabled?	DOORS + CLOAKROOM		

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).

OWNERS

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 ..... (~~Applicant~~ / Agent) Date .....

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 ..... ~~(Applicant~~ / Agent) Date .....

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 .....

DC INSTRUCTION SHEET

APPLICATION REF: H16/0240/94

Directions

Art 7 ☐ RM checklist

	Sit	Des	Ext	Acc	Land
Previous					
Current					
Required					

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 PM 11-3 2 Survey drawings Sheet

RECONSULTS (revalidated) ☐ All

Publicity: >>

Departure .....
Setting of LB .....
Public Right of Way .....
Discretionary .....

Consultations:
County .....
E Heritage .....
Societies ..... G ROW

Press
PC
WM
Residents

Extra Consultations:

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

Transport TRA	D/Transp A15	..... G* T15
	D/Transp A18	.....
	B Rail	.....
Environment/ Drainage WAT	Env Services	.....
	NRA	.....
	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:

Case Officer: DR

Senior Officer Confirmed ..DR..... Date....11/3 Recorded DC....

APPLICATION ASSESSMENT

Notes for Case Officer

Site Inspection

Accuracy :
Neighbours :
Boundaries :
Site Features :

Minor extension to side of
building -
Fence & part gable of building to East
to encroach away not to be affected

Inspected by DE
Date 18/3

Site Notice posted by DE
Date
Expiry 18/3

Individual Resident Notices required:

Addresses to be sent to -

Addresses delivered to -

Telephone/Visitor Record

Date	Conversation with	Conclusion

Case Officer Conclusions

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 ..... Date...8/4

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

Initial

Submitted Fee £ 70

Receipt No P3993

Date first Rec'd 09 [illegible] 1994

Registration

Reference H16/0240/94

Cross-Ref R

Date 10/3[illegible]

Validation

TYPE FULL

Site area
No of dwellings
Floorspace

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

Description to be recorded

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 200
Grid ref 523950 322920

Ward T
Parish SPALDING

Inside IBD YES
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 ☐
Dist Bound

Linked to property Ref 0232611 ☐
Other:

Planning Records:
Earlier apps 192/92
268/92
1005/57
513/80
563/86

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

Town and Country Planning Act etc

DRAFT PERMISSION

Reference: H16/0240/94 Received:09-MAR-94 Type:FULL

Name: A S Whitaker & Sons
Winsover Road
Spalding
Lincs
PE11 1HH

Agent: M E Cresswell MBIAT
Horseshoe Bridge
Spalding
Lincs
PE11 3JA

Description: Alterations to form new reception area and replace offices
Location : Winsover Road Spalding
Lincs

South Holland District Council hereby give notice
that permission has been granted (or equiv)
on 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 91 of the Town and Country Planning Act 1990.

11-APR-94 AD check.....11/4

Authorised to issue (inc Delegation)....12/4

+SN 12 Disabled

BR 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 : P3993
Date received : 09-MAR-94

Received from

A S Whitaker & Sons

Address

Winsover Road
Spalding

Fee paid	£	70.00
VAT	£	0.00
Total received	£	70.00

Cash/Cheque : Cheque

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

BF . 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

H16/0240/94
FULL

Applicant: A S Whitaker & Sons
Tel: 0775 722789

Agent: M E Cresswell MBIAT
0775 723656

Description: Alterations to form new reception area and replace offices

Location: Winsover Road
Spalding
Lincs

Valid date: 09-MAR-94
Target dates:
To case officer 16-MAR-94
Inspected by 23-MAR-94
Extra contacts 30-MAR-94
Report if not clear by 13-APR-94

Terminal date: 04-MAY-94
Target Committee: 19-APR-94
Report deadline: 05-APR-94
Agreed TD Ext:
Case Officer:
D J ROBERTS

DEVELOPMENT/CONSTRAINTS

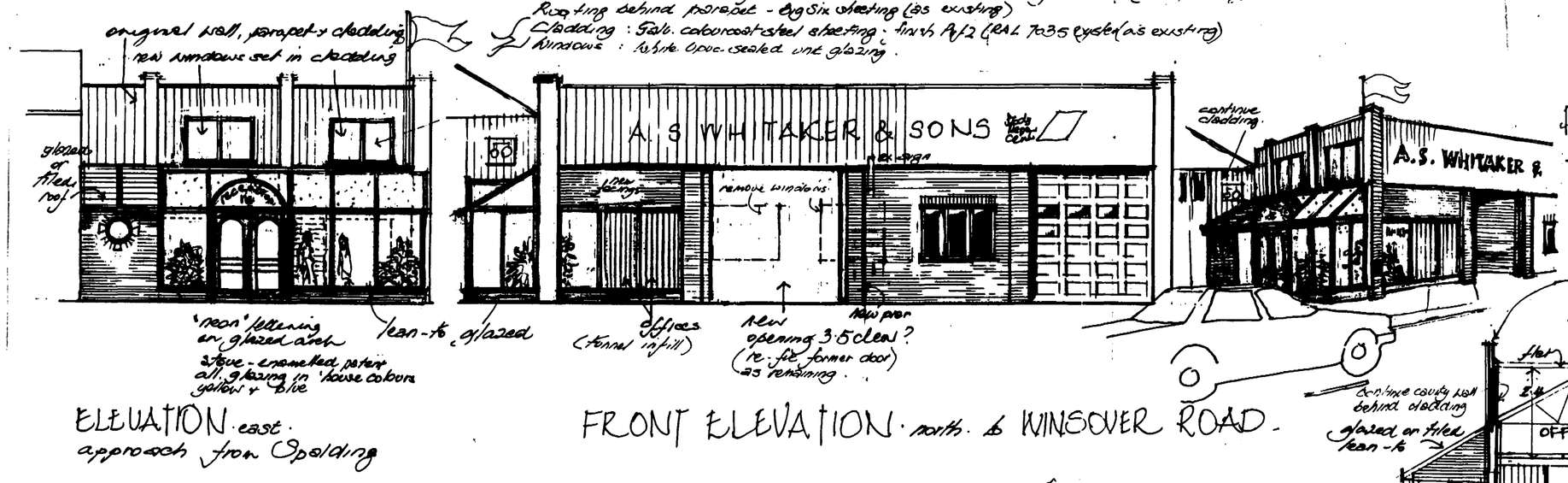
Size: 30.4 M2
Category: Alteration
Listed building:
Conservation Area:

Other Constraints:

CONSULTATIONS CARRIED OUT

		Sent	Expiry
Site/Press Advert MIN		~~15~~ 18-MAR-94	~~05~~ 8-APR-94
Cllr C F Fisher	0775 725983	14-MAR-94	21-MAR-94
Cllr Mrs A M Newton	0775 762210	14-MAR-94	21-MAR-94
Cllr R C West	0775 760231 (Of	14-MAR-94	21-MAR-94

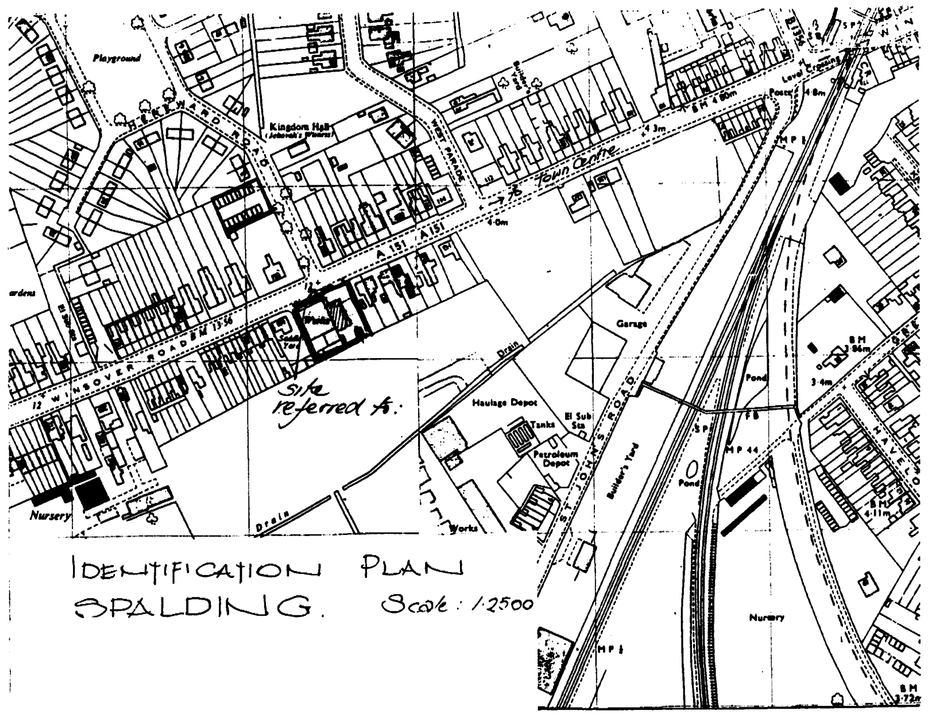
L.C.C - No Objections to CB 17/3/94



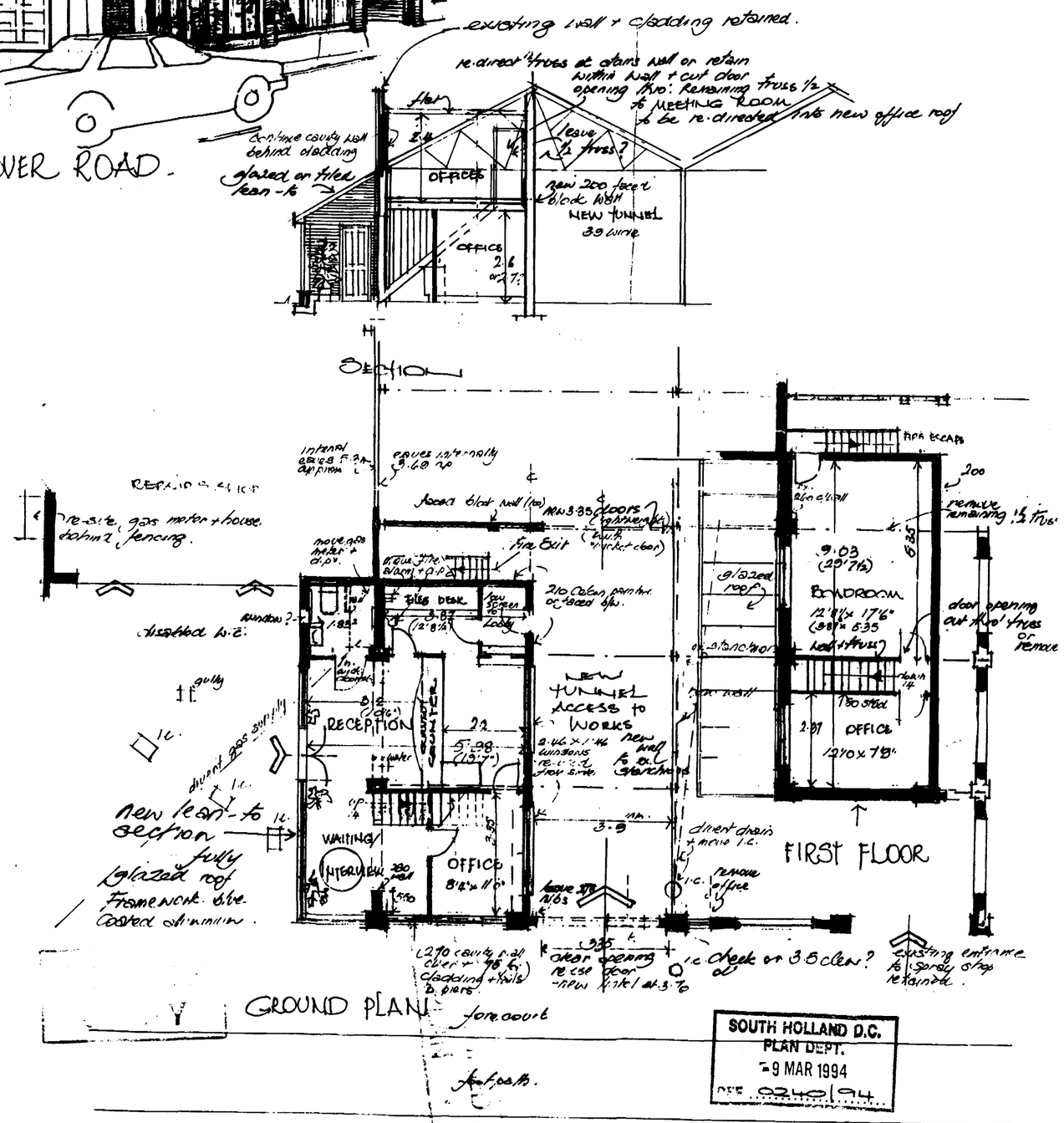
ELEVATION east approach from Spalding

FRONT ELEVATION north to WINSOVER ROAD.

PERSPECTIVE SKETCH
– approach from town centre.



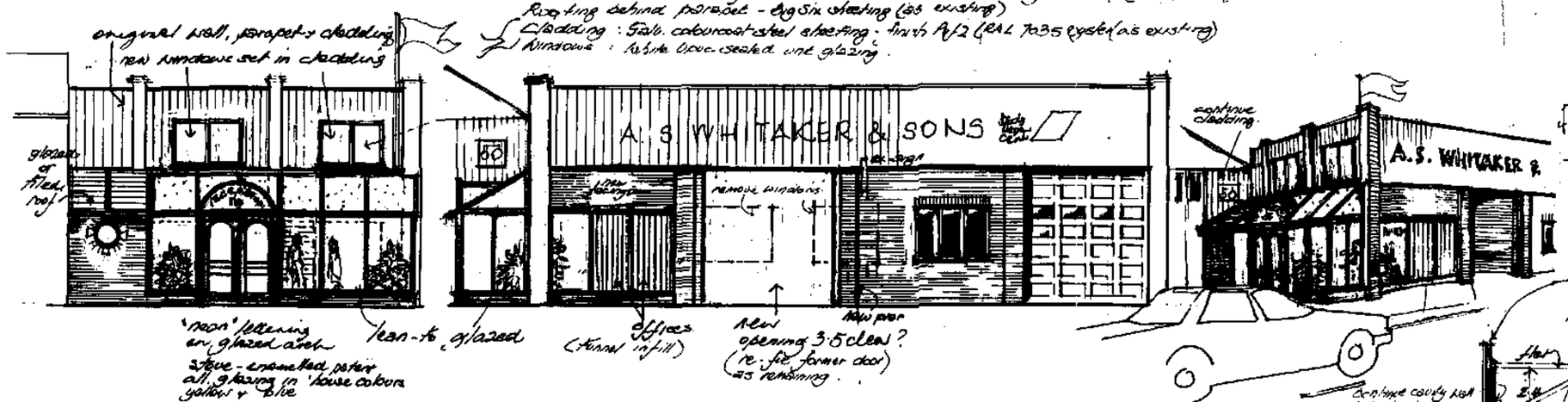
IDENTIFICATION PLAN
SPALDING. Scale: 1:2500



SOUTH HOLLAND D.C.
PLAN DEPT.
9 MAR 1994
REF. 0240/94

PROPOSED NEW RECEPTION & OFFICES for A.S. WHITAKER and SONS
Dwg no: 7/107/10

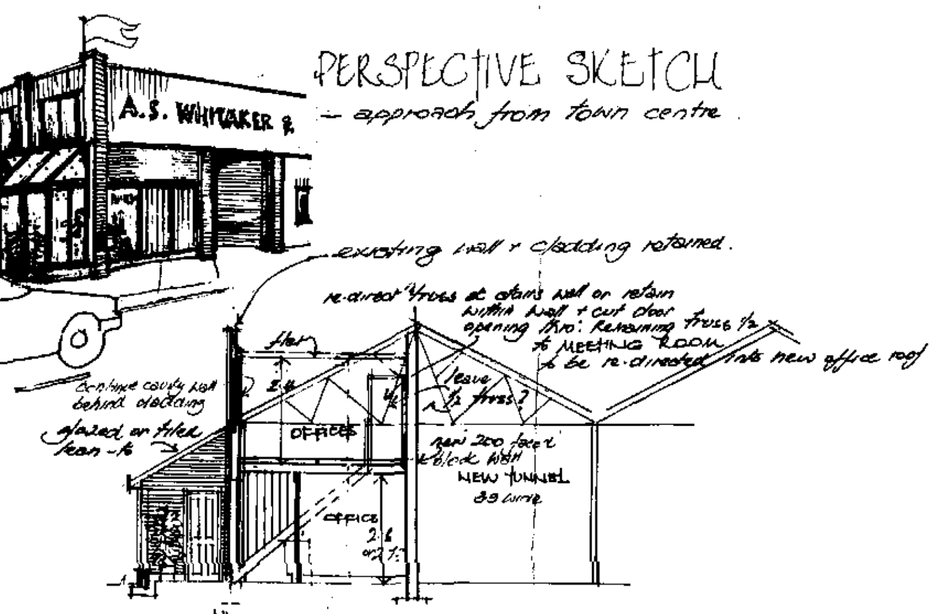
New Materials : New brickwork : Staffsley facing bricks - mixed Pennine Grey or equal (as existing)
Roofing behind parapet - dig Sin sheeting (as existing)
Cladding : Stalls colourcoat steel sheeting : finish PVF2 (RAL 7035 grey) (as existing)
Windows : Rubrik brown sealed unit glazing.

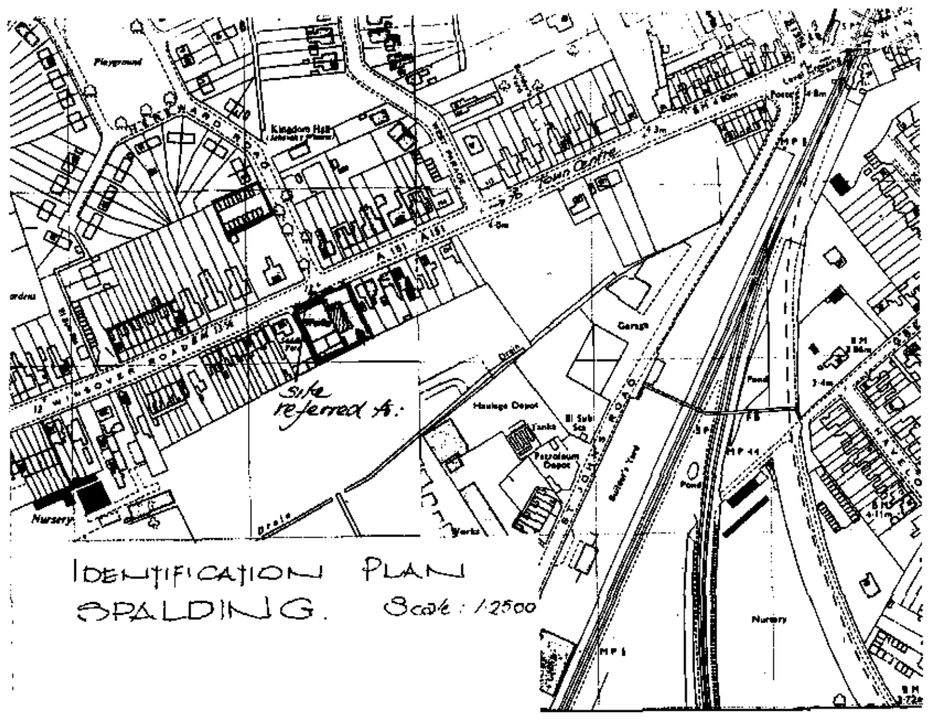


ELEVATION · east ·
approach from Spalding

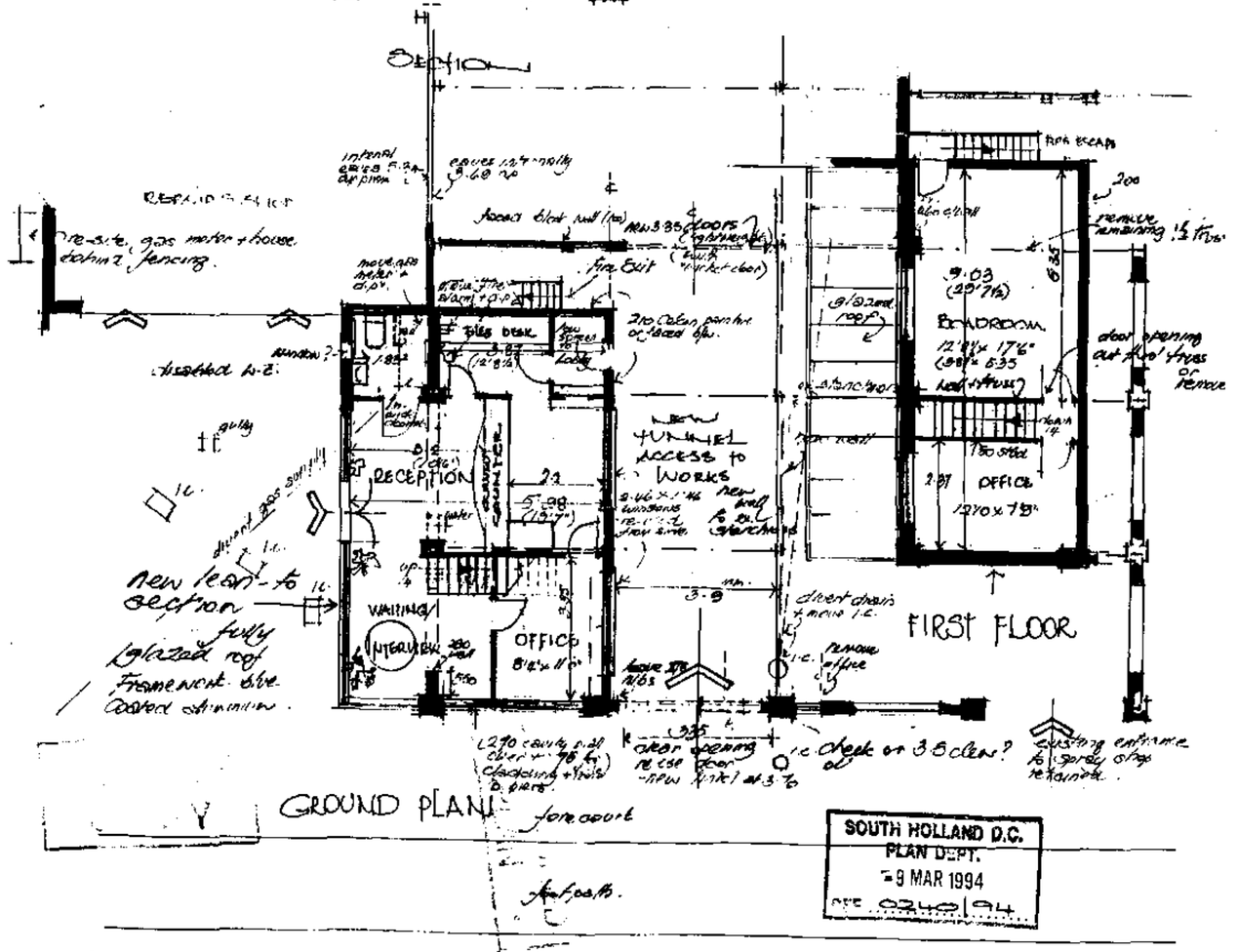
FRONT ELEVATION · north · to WINSOVER ROAD.

PERSPECTIVE SKETCH
— approach from town centre.



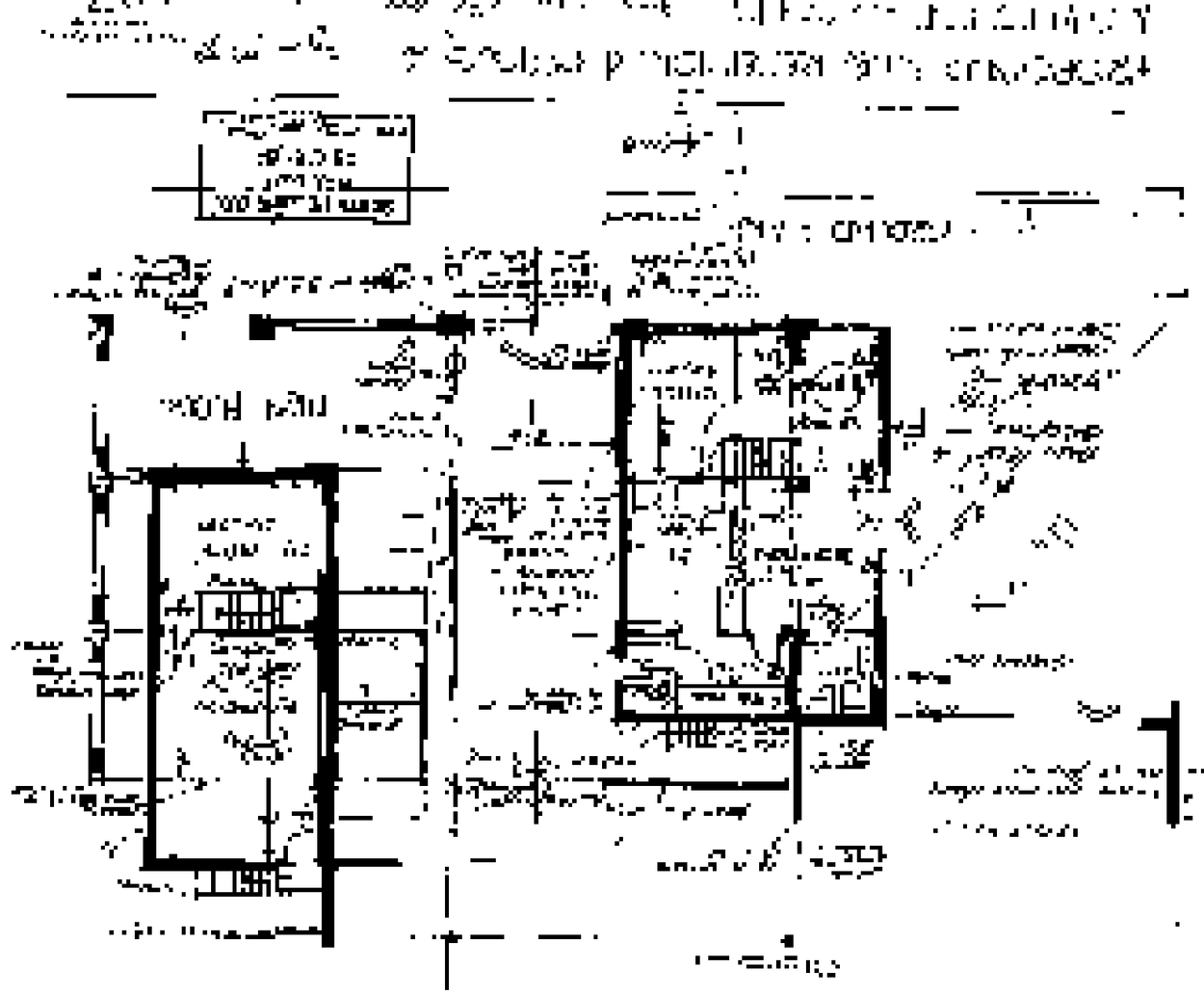


IDENTIFICATION PLAN
SPALDING. Scale: 1/2500

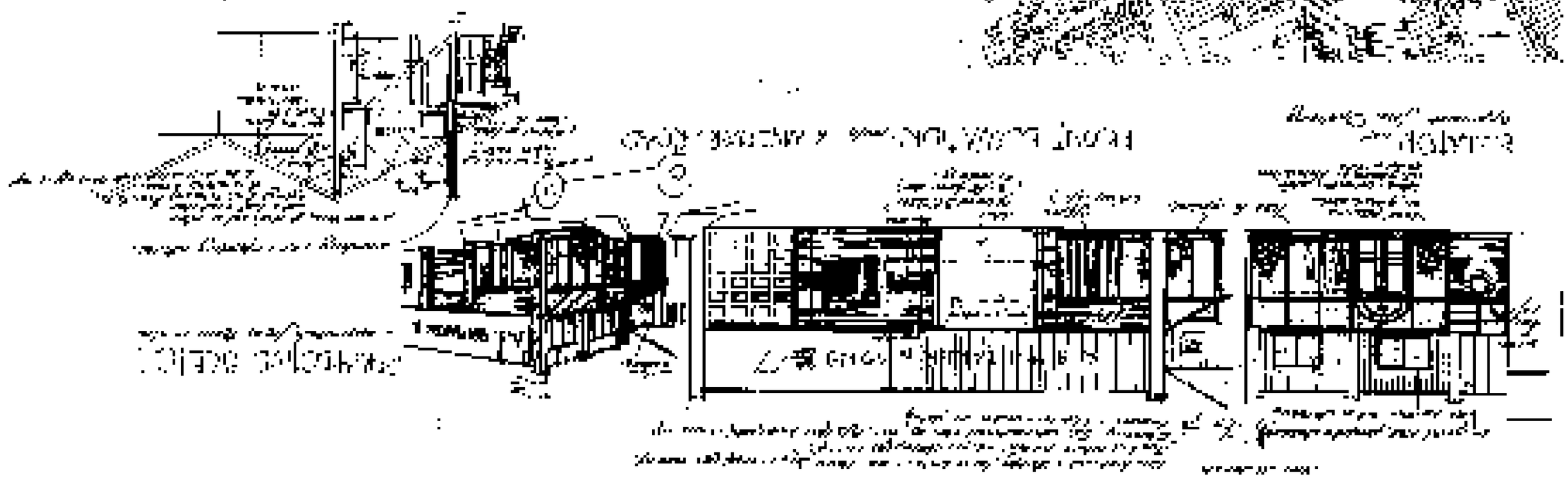


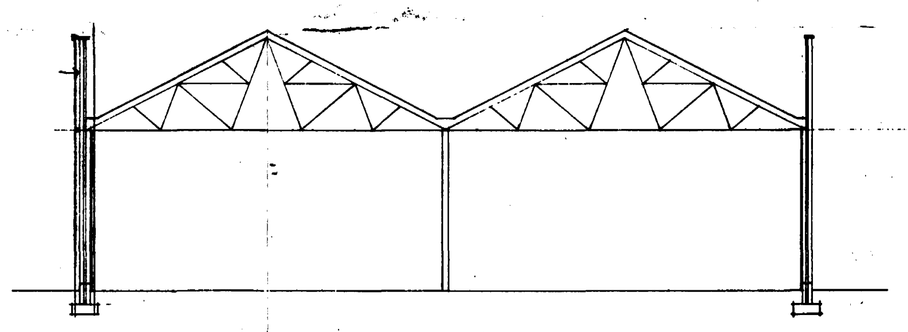
SOUTH HOLLAND D.C.
PLAN DEPT.
9 MAR 1994
REF. 0246/94

PROPOSED NEW RECEPTION & OFFICES for Drg nr: 7/K7/K
A.S. WHITAKER & SONS

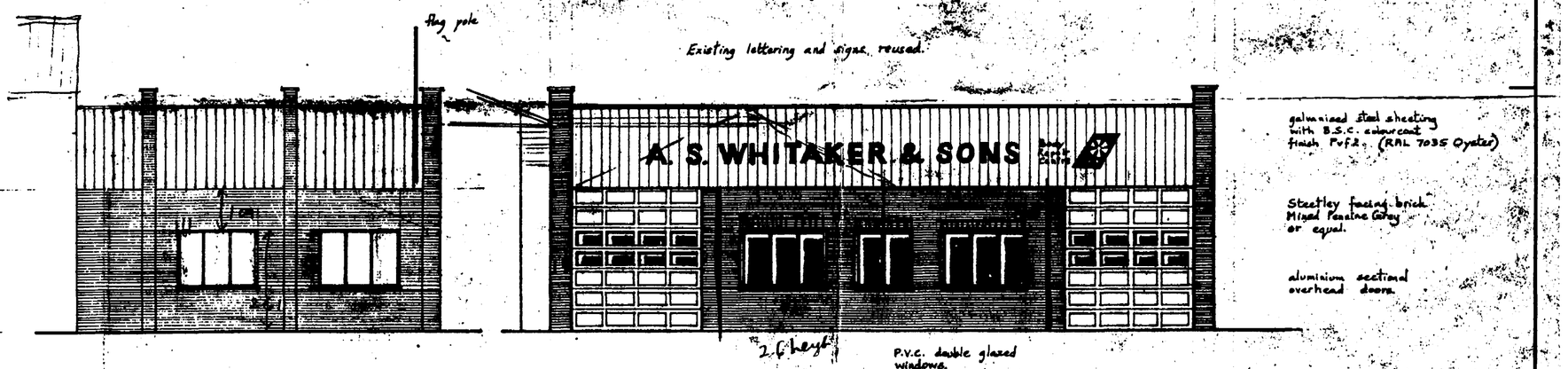






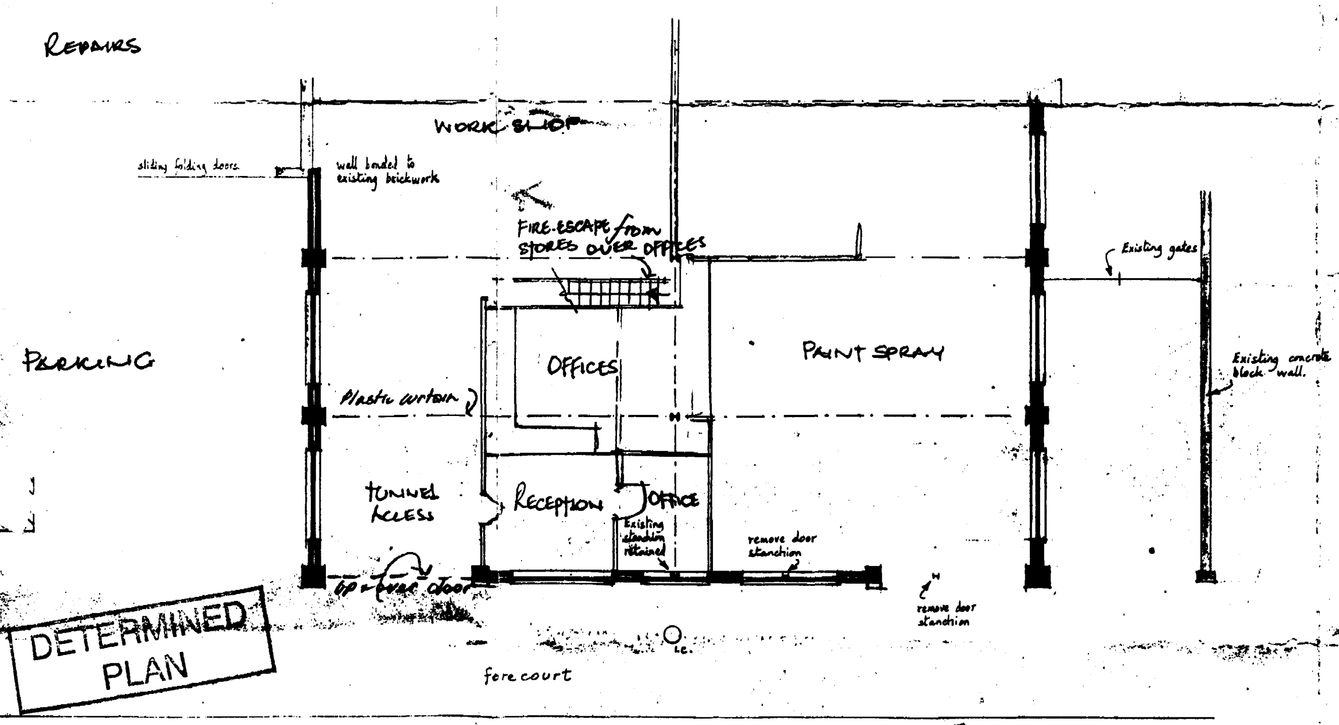


cross section

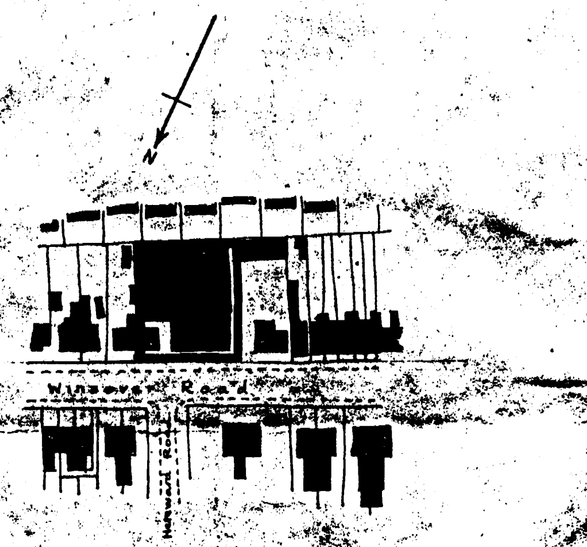


east elevation

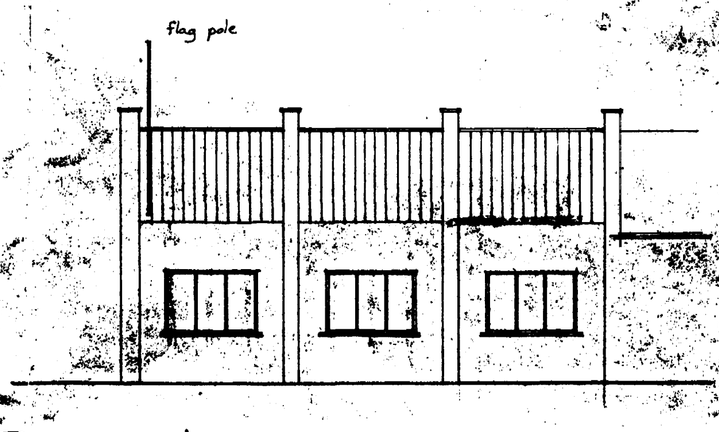
north elevation



plan



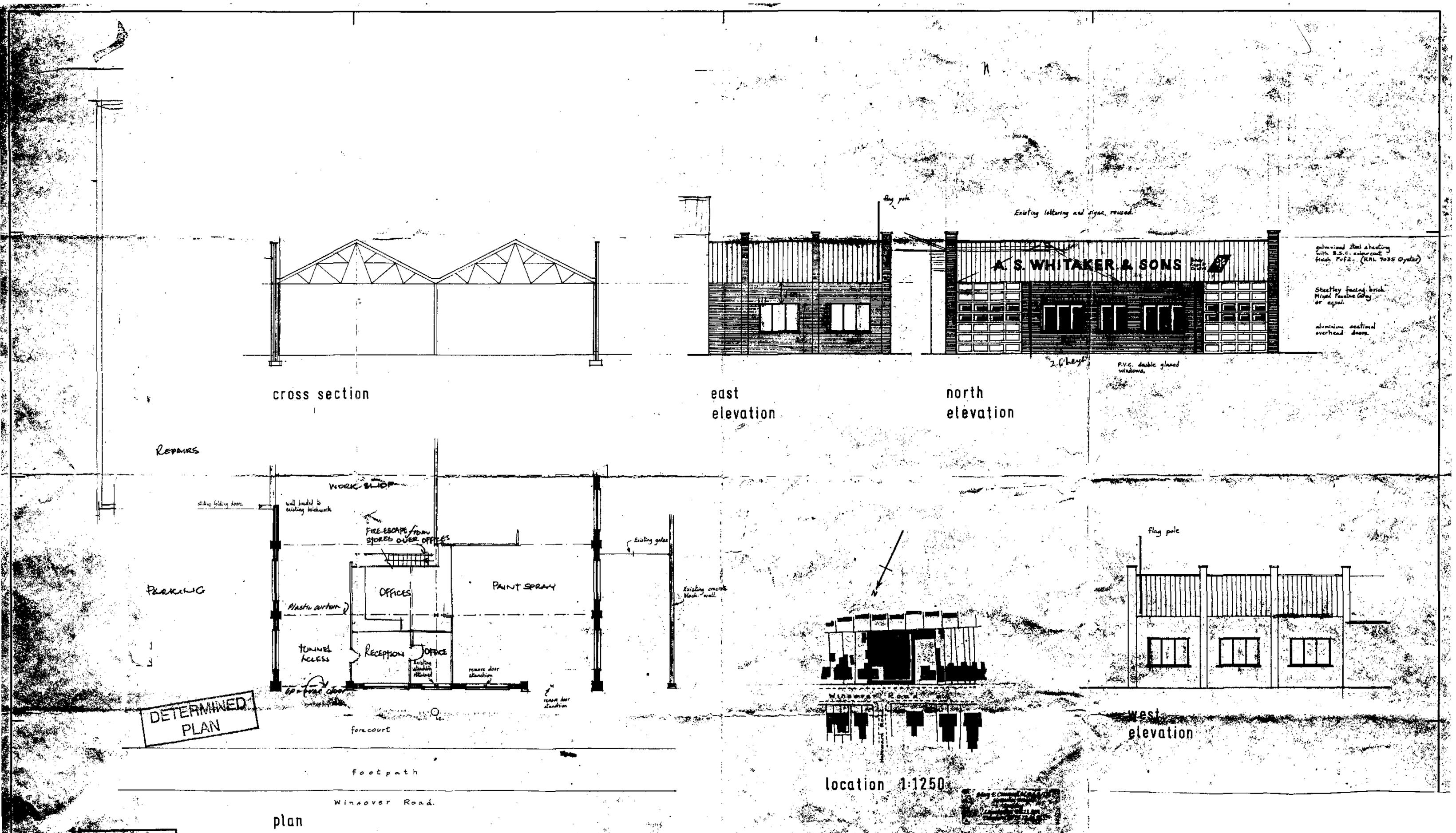
location 1:1250



west elevation

SOUTH HOLLAND D.C.
PLAN DEPT.
-9 MAR 1994
S21/0194

A. S. WHITAKER AND SONS
SURVEY OF MOTOR BODY REPAIR WORKS and OFFICES
WINSOVER ROAD. SPALDING



DETERMINED PLAN

SOUTH HOLLAND D.C.
PLAN DEPT.
9 MAR 1994
02/40/94

A. S. WHITAKER AND SONS
SURVEY of MOTOR BODY
REPAIR WORKS and OFFICES
WINSOVER ROAD SPALDING

