SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Planning Permission

Reference: H16/0245/92 Received:26-FEB-92 Type:FULL

Name: Mr & Mrs J Parkinson
86A Winsover Road
Spalding
Lincs

Agent: R N Cowling MBIAT
22 Oakley Drive
Spalding
Lincs
PE11 2BN

Description: Proposed new conservatory incorporating recent extensions to domestic garage
Location : 86A 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.

Director of Planning and Building Control Services
16-APR-92 H16/0245/92

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)

PLANNING APPLICATION

For office use only

Application No. H16/0245/92

Date Registered 26 FEB 1992

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

MR + MRS. J. PARKINSON
86A. WINSOVER ROAD.
SPALDING. LINCS..

Tel. No.

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

K.A. COWLING MBIAT.
22. OAKLEY DRIVE.
SPALDING. LINCS.. PE11.2BN

Tel. No. SPALDING. 723836.
(Personal contact name) AS ABOVE.

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

86A. WINSOVER ROAD. SPALDING. LINCS.

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

PROPOSED NEW CONSERVATORY INCORPORATING REAR EXTENSIONS TO DOMESTIC GARAGE.

Please complete

Signed. K.A. Cowling Date. 26. FEB. 92.

I attach * Four copies of all plans
*an ownership certificate (see back page)
*a fee of £55-00 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 Certificate**

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 previous 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 building(s)	
(ii) Alterations or extension	✓
(iii) Change of use	

B. If new dwellings are proposed, please state how many:

4. A. If building works are proposed, other than residential, please state extra floorspace to be created:

B. Please state size of any new structure:- (a) max. height: 3.00 sq. metres
(b) max. length: 5.45 metres
(c) max. width: 5.50 metres

C. Please state type and colour of materials for facing external walls: FACING BRICKS TO MATCH EXISTING. POLYCARBONATE.

D. Please state type and colour of roofing materials.

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.

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 of more trees → If so, please show details on plans

DRAINAGE Please complete

A. Please state how surface water will be disposed of: BROUGHT TO FOUL DRAIN SUBJECT TO L/A. APPROVAL. (OR TO 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: EXISTING — TO SEWER.

Mains sewer ✓ Cesspool Septic tank

OTHER MATTERS Please complete

	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 footpath	NO	
The proposal is known to affect contaminated or filled land	NO	
The proposal is for industrial, warehousing, offices or shopping 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.	N.A.	→ 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.

OWNERSHIP CERTIFICATES

PLEASE COMPLETE A. . THREE SECTIONS.

Use the notice at the bottom of the page only when necessary.

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.** You can use the notice at the bottom of the form to send to the owner. (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 ~~K. N. Cox~~ (~~Applicant~~/Agent) Date 26/2/92.

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.

State Name and address of owner: ~~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 there is no agricultural tenant, complete Certificate 1.
If the site does relate to an agricultural holding, you must give notice to any tenant, and complete Certificate 2. (You can use the notice at the bottom of the form to send to the tenant). 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 ~~K. N. Cox~~ ~~Applicant~~/Agent) Date 26/2/92.

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.

State Name and address of tenant: ~~State~~ Date notice served:

Signed ..... (Applicant/Agent) Date .....

NOTICE UNDER SECTION 27 OF TOWN AND COUNTRY PLANNING ACT 1971

TO BE COMPLETED BY APPLICANT OR HIS AGENT

Proposed development at

Take notice that application is being made to South Holland District Council by

for planning permission for

If you should wish to make representations about the application, you should make them in writing within 21 days from the date of service of this notice, to Chief Executive, South Holland District Council, Priory Road, Spalding, Lincolnshire.

Signed ..... Date .....

ADMIN RECORD SHEET

INITIAL

Submitted Fee £ 55

Receipt Issued ..... No. P744

Date First Received 26 ... 1992

REGISTRATION

REFERENCE H16/0245/92

Cross-Ref R KL 28-2

Date 27/2/92

VALIDATION Date 27/2/92

Type Full Earliest permission date (Cert B) .....

Site area ..... No. of dwellings ..... Floorspace 29.75

New build/site enlargement/redevelopment/change of use/extension/alteration

Earlier permission ref .....

RM:-	Siting	Design	Ext app	Access	Lands
Previous					
Current					

Description

Technical: Certificate ☐ Site plans ☐ Description ☐ Accuracy ☐ Incomplete form ☐

S65 Advert required ☐ Expiry date .....

Fees: Nil fee – previous app ☐ – type ☐ Discounted fee ☐ Ref ..... Reason .....

Correct fee £ 55 Additional £ ..... Receipt no. .....

Refund £ ..... Issued .....

CONSTRAINTS Date 28.3

Index Sheets 201 OS Nos ..... Grid Ref 5 34050 3 33990

Ward T Parish SPALDING

Inside IBD YES Inside LP Area YES

TR Rural ☐ TR Bypass ☐ Level crossing ☐ Footpath ☐

CA ☐ LB ☐ TPO ☐ Other: Grade

Linked to site.....Ref..... Linked to property.....Ref. 0231549

Planning Records:
Earlier apps

B Reg Records:
Already submitted Ref.....
Requested .....

Inputs completed.....

APPLICATION ASSESSMENT

Notes for Case Officer

Site Notes: Accuracy Neighbours N6 Other

Boundaries Site Features

Inspected by: PJM
date: 24-3

Case Officer Conclusions (issues)

Conservatory to rear. Garage extension ok, no neighbours materially effected. all well away from site

Case Officer Recommendations (summary) GRANT ✓
(details overleaf) REFUSE

Recommended approvals -

Departure from policy	Yes		No .... ✓
Ward member request	Yes		No .... ✓
Recommend approval against material objection	Yes	Any objection received? No If yes, is any obj. material? Yes No [Reason:	No .... ✓
Other circumstances needing Committee decision	Yes	Flagged by Senior Officer Signed	No .... ✓

ALL OF ABOVE

Recommended refusals -

Refusal on adopted policy grounds on first Applic.	No	Nil fees (not first Submission) Other info. viz: Signed	Yes .... ✓

ANY ONE OF ABOVE

Committee report
Sub-Committee:
SV recommended .....
Est/Ind. recommended.....

Delegation confirmed by Senior Officer
..[illegible]..14/4..

Recommendation/draft report produced.....

F U R T H R I N F O R M A T I O N / C O N S U L T A T I O N S

APPLICATION REF:

DIRECTIONS

Art 7 (Outlines)

RM Checklist:

	Siting	Design	Ext App	Access	Lands
Previous					
Current					
Required					

Reg 4 Scale drawing ..... Highway S/W ..... Agric appraisal .....

[Indicate if other Regs]

Precise details, for non-standard direction:

2-3-92 PDM

CONSULTATION/PUBLICITY REQUIRED

Publicity : General
Departure
Setting of LB Viz

Residents (Postal):

Residents (Delivery):

Consults : Dept of Transport
Env Health
Conservation consults : Local
Local & National
English Heritage LBC I, II*
Setting I, II*
Major CA

Consultant : Name
Order No:

Other :

R E V A L I D A T I O N A F T E R D I R E C T I O N

Information satisfactory/unsatisfactory Signed .....

Further direction: Precise details

Amended description:

Reconsultations required -
Parish Council
Ward Members
Residents
Advertise
Other

New valid date ..... Re-Registered .....
Ack/Reception .....

BRIAN SMIT.. 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

Application no: H16/0245/92 Type: FULL

Applicant: Mr & Mrs J Parkinson
Tel:

Agent: R N Cowling MBIAT
0775 723836

Description: Proposed new conservatory incorporating recent extensions to domestic garage

Location: 86A Winsover Road
Spalding
Lincs

Valid date: 26-FEB-92
Target dates:
To case officer 02-MAR-92 ✓
Inspected by 07-MAR-92
Extra contacts 12-MAR-92
Report if not clear by 01-APR-92

Terminal date: 22-APR-92
Target Committee: 14-APR-92
Report deadline: 31-MAR-92

Case Officer:
P J UDY

DEVELOPMENT/CONSTRAINTS

Size: 29.75 M2
Category: Extension
Listed building:
Conservation Area:

CONSULTATIONS CARRIED OUT

		Sent	Expiry
Cllr C F Fisher	0775 725983	02-MAR-92	16-MAR-92
Cllr Mrs A M Newton	0775 762210	02-MAR-92	16-MAR-92
Cllr R C West	0775 760231 (Of	02-MAR-92	16-MAR-92

L.C.C - No objections JC CS 5/3/92.

Town and Country Planning Act etc

DRAFT DECISION

Reference: H16/0245/92 Received:26-FEB-92 Type:FULL

Name: Mr & Mrs J Parkinson
86A Winsover Road
Spalding
Lincs

Agent: R N Cowling MBIAT
22 Oakley Drive
Spalding
Lincs
PE11 2BN

Description: Proposed new conservatory incorporating recent extensions to domestic garage
Location : 86A Winsover Road Spalding
Lincs

South Holland District Council hereby give notice that permission has been granted/refused etc on the following conditions/reasons:

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.

Authorised to issue:

15-APR-92 H16/0245/92

AD..SAN..DC...[illegible]...
16/4 16/4

R.N. COWLING M.B.I.A.T. H.N.C.
Member of the British Institute of Architectural Technicians
Architectural Design and Building Consultant

22 OAKLEY DRIVE, SPALDING, LINCOLNSHIRE. PE11 2BN.
TELEPHONE: SPALDING (0775) 723836

REF:9202 26th February, 1992

The Director of Planning and Building Control,
South Holland District Council,
Planning Department,
Council Offices,
Priory Road,
SPALDING,
Lincs.

Dear Sir,

PROPOSED NEW CONSERVATORY
(INCORPORATING RECENT EXTENSIONS TO DOMESTIC GARAGE)
86A, WINSOVER ROAD, SPALDING, LINCS.
MR AND MRS J. PARKINSON

I enclose herewith the following documents in application for Planning Permission in respect of the above project:-

a) 4 copies duly completed form with Certificate 'A'

b) 4 copies drawing no. 9202/2 including Location Plan

c) Cheque to the sum of £55.00 in your prescribed fees

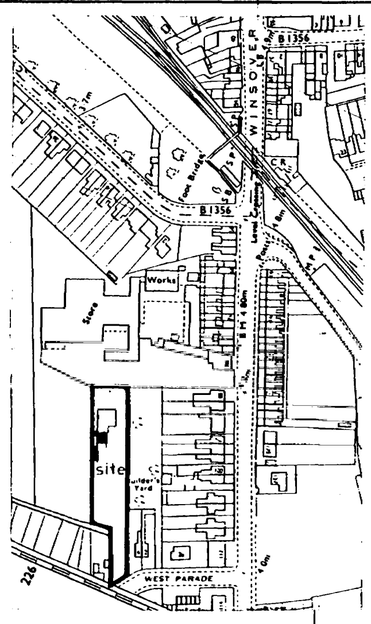
This application is submitted on the basis that the combined cubic capacity of the proposed conservatory and the recent extensions to the domestic garage exceeds 115 cubic metres.

Yours faithfully,

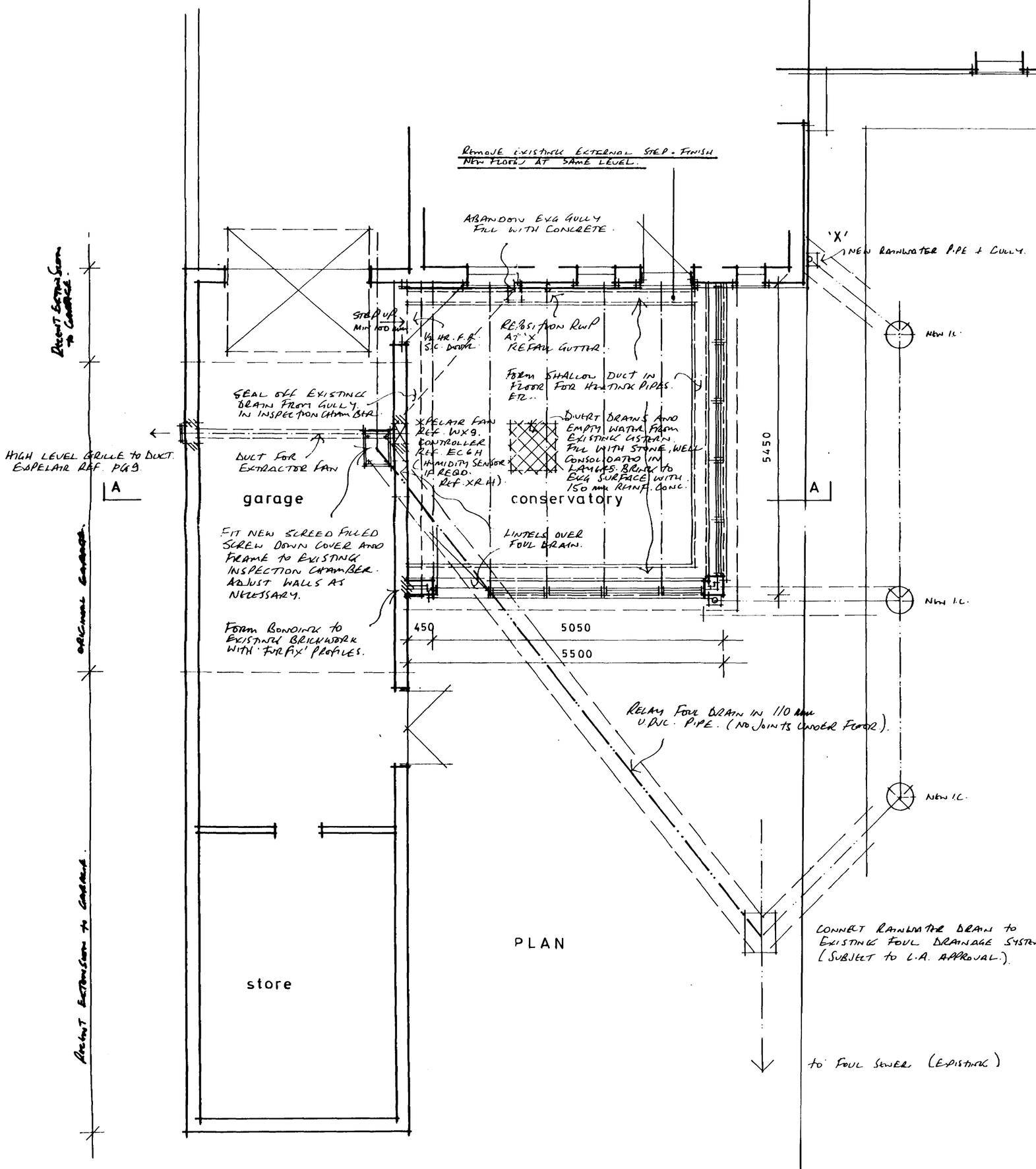
R.N. Cowling

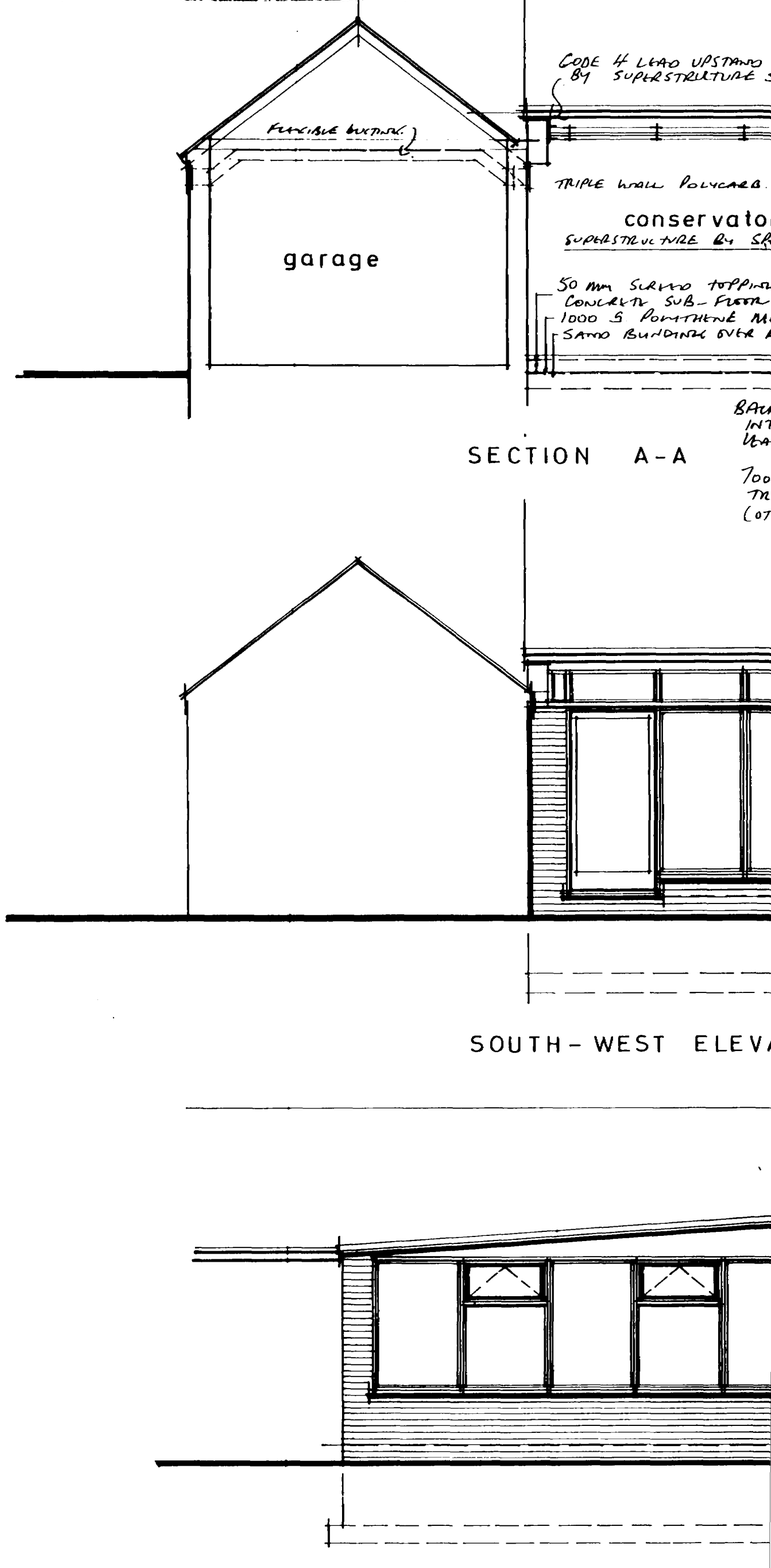
SOUTH HOLLAND D.C.
PLANNING DEPT.
26 FEB 1992
REF ...0245/92.

NOTE :— ALL DIMENSIONS TO BE CHECKED ON SITE PRIOR TO MANUFACTURE OF SUPERSTRUCTURE.



LOCATION PLAN
crown copyright
scale 1:2500





SECTION A-A

SOUTH-WEST ELEVA

SOUTH-EAST ELEVATION

• PROPOSED CONSERVATORY • 86 a WINSOVER ROAD • SPALDING • LINCOLNSHIRE • MR AND MRS J. PARKINSON •

• drawing no 9202/2 • scale 1:50 • date FEB. 1992 •

r.n.cowling m.b.i.a.t