Beacon Council 2003-2004 Supporting the Rural Economy

SOUTH HOLLAND

Council Offices
Priory Road
Spalding
Lincolnshire
PE11 2XE

tel: 01775 761161
fax: 01775 710772
web: www.sholland.gov.uk

Town and Country Planning Act 1990

Outline Planning Permission

Reference: H16/0293/03 Received: 10-MAR-03 Type: OUTLINE

Name: Mrs I B L Moerman
59 West Elloe Avenue
Spalding
Lincs

Agent: G R Merchant
Unit 4 Wrights Mews
12A Park Road
Holbeach
Spalding Lincs

Description: Residential development

Location : Off Ladywood Road Spalding

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) The siting and design of any vehicular access to a road;
(3) 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.

Terry Huggins Chief Executive
Bob Atkins Director of Coporate Services Andrew Petcher Acting Director of Customer Services

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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.

4 The private carriageway serving the proposed development shall be designed and constructed in accordance with the standards set out for such roads in the Lincolnshire Design Guide for Residential Areas and development of dwellings shall not commence on the site until the access road has been widened to 4.1 metres for the first 10 metres of the carriageway.

Reason: To ensure the provision of safe and adequate means of access to the permitted development.

5 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.

6 Before development commences a scheme of lighting for the private drives shall be submitted to and approved in writing by the Local Planning Authority and the approved scheme shall be implemented before the dwellings are occupied.

Reason: In the interest of security.

Note(s):

The determined plans are:
Dwg. No. 633-03/01.

Terry Huggins Chief Executive
Bob Atkins Director of Coporate Services Andrew Petcher Acting Director of Customer Services

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The development hereby permitted will require the provision of a new vehicular access crossing. Applicants are requested to contact the Local Highway Authority's Divisional Office at Pode Hole - (Tel: 01775 769091) prior to the commencement of any works within the public highway.

Head of Planning & Development
31 JUL 2003 H16/0293/03

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.

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Town and Country Planning Act etc

DRAFT PERMISSION

Reference H16/0293/03 Received: 10-MAR-03 Type: OUTLINE

Name: Mrs I B L Moerman
59 West Elloe Avenue
Spalding
Lincs

Agent: G R Merchant
Unit 4 Wrights Mews
12A Park Road
Holbeach
Spalding Lincs

Description: Residential development

Location : Off Ladywood Road Spalding

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) The siting and design of any vehicular access to a road;
(3) 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.

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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.

4 The private carriageway serving the proposed development shall be designed and constructed in accordance with the standards set out for such roads in the Lincolnshire Design Guide for Residential Areas and development of dwellings shall not commence on the site until the access road has been widened to 4.1 metres for the first 10 metres of the carriageway.

Reason: To ensure the provision of safe and adequate means of access to the permitted development.

5 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.

6 Before development commences a scheme of lighting for the private drives shall be submitted to and approved in writing by the Local Planning Authority and the approved scheme shall be implemented before the dwellings are occupied.

Reason: In the interest of security.

Note(s):

The determined plans are: Drawing No. 623-03/01

The development hereby permitted will require the provision of a new vehicular access crossing. Applicants are requested to contact the Local Highway Authority's Divisional Office at Pode Hole - (Tel: 01775 769091) prior to the commencement of any works within the public highway.

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Head of Planning & Development
28 JUL 2003

H16/0293/03

Terry Huggins Chief Executive
Bob Atkins Director of Coporate Services Andrew Petcher Acting Director of Customer Services

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Town and Country Planning Act 1990

Approval of Reserved Matters

COPY Earlier App

Reference: H16/0025/04 Received: 05-JUL-04 Type: RESERVED MATTERS

Name: Tudor Homes
Holbeach Manor
Fleet Road
Holbeach
Spalding Lincs

Agent: Peter Humphrey Associates Ltd
30 Old Market
Wisbech
Cambs. PE13 1NB

Description: Erection of four chalet bungalows with garages

Location : Ladywood Road (Rear : 59 West Elloe Avenue) outline H16/0293/03
Spalding

South Holland District Council hereby give notice that APPROVAL HAS BEEN GRANTED for the details submitted under the terms of the outline permission, subject to any condition(s) set out below:

1 Finished floor levels shall be set 300-600mm above average ground levels in accordance with details to be submitted to and approved in writing by the Local Planning Authority or, in accordance with a flood risk assessment to be submitted to and approved in writing by the Local Planning Authority.

Reason: To ensure a satisfactory development having regard to the advice contained in Planning Policy Guidance Note No. 25 'Development and Flood Risk' and Policy E14 of the Adopted South Holland District Local Plan which has regard to the need for flood protection.

Note(s):

The determined plans are:
1:1250 site location plan received 12 January 2004.
Double garage drawing received 21 January 2004.
Dwg. no. 3180-1A received 5 July 2004.

Your attention is drawn to the requirements of Conditions 4, 5 and 6 of the outline planning permission (Reference H16/0293/03).

Beacon Council 2003-2004 Supporting the Rural Economy

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Head of Planning & Development
23-AUG-04

H16/0025/04

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Beacon Council 2003-2004 Supporting the Rural Economy

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Town and Country Planning Act 1990

Approval required by Condition of Permission

COPY Earlier App

Reference: H16/1668/04 Received: 20-DEC-04 Type: CONDITION COMPLIANCE

Name: Ashwood Homes
Seagate Hall The Coach House
Vicarage Lane
Long Sutton Spalding
Lincolnshire PE12 9AF

Agent: Ashwood Homes
Seagate Hall The Coach House
Vicarage Lane
Long Sutton Spalding
Lincolnshire PE12 9AF

Description: Details of Archaeological Watching Brief (Condition 5 of H16/0293/03)

Location : Ladywood Road (Rear : 59 West Elloe Avenue)
Spalding

South Holland District Council hereby give notice that CONSENT HAS BEEN GRANTED for the details submitted for the purpose of conditions attached to the planning permission, subject to any conditions below:

Note(s):

The determined details are:
Archaeological Watching Brief submitted by M & M Archaeological Services, received 20 December 2004.

Head of Planning & Development
02-FEB-05

H16/1668/04

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.

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Town and Country Planning Act 1990

Approval required by Condition of Permission

COPY Earlier App

Reference: H16/1572/04 Received: 26-NOV-04 Type: CONDITION COMPLIANCE

Name: Ashwood Homes
Seagate Hall
The Coach House
Vicarage Lane Long Sutton
Spalding Lincs PE12 9AF

Agent: Ashwood Homes
Seagate Hall
The Coach House
Vicarage Lane Long Sutton
Spalding Lincs PE12 9AF

Description: Details of scheme for private drive lighting (Condition 6 of H16/0293/03)

Location : Land off Ladywood Road (Rear : 59 West Elloe Avenue)
Spalding

South Holland District Council hereby give notice that CONSENT HAS BEEN GRANTED for the details submitted for the purpose of conditions attached to the planning permission, subject to any conditions below:

Note(s):

The determined plans are:
Dwg. no. SH3403-005 Rev.B, received 26 November 2004.

Head of Planning & Development
07-DEC-04

H16/1572/04

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.

Terry Huggins Chief Executive
Bob Atkins Director of Corporate Services Andrew Petcher Director of Rural Services

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Town and Country Planning Act 1990

Approval required by Condition of Permission

COPY Earlier App

Reference: H16/1357/04 Received: 11-OCT-04 Type: CONDITION COMPLIANCE

Name: Ashwood Homes
Seagate Hall, The Coach House
Vicarage Lane
Long Sutton Spalding
Lincs PE12 9AF

Agent: M & M Archaeological Services
The Old Coach House
Church End
Donington Spalding
Lincs PE11 4SQ

Description: Details of Archaeological Watching Brief (Condition 5 of H16/0293/03)

Location : Land off Ladywood Road Spalding

South Holland District Council hereby give notice that CONSENT HAS BEEN GRANTED for the details submitted for the purpose of conditions attached to the planning permission, subject to any conditions below:

Note(s):

The determined plans are:
Archaeological Watching Brief Specification received on 11 October 2004.

Head of Planning & Development
16-DEC-05

H16/1357/04

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.

Terry Huggins Chief Executive
Tim Leader Director of Corporate Services Andrew Petcher Director of Rural Services