SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Approval required by Condition of Planning Permission

Reference: H16/0370/93 Received:23-APR-93 Type:CONDITION COMPLIANCE

Earlier Permission: H16/0011/93

Name: Broadgate Homes
Broadgate House
Broadgate
Weston Hills
Spalding Lincs

Agent: Broadgate Homes
Broadgate House
Broadgate
Weston Hills
Spalding Lincs

Description: Proposed treatment to hedgerow, Two Plank Lane (Condition 2 of application H16/0011/93)
Location : Daniels Gate (Plots 1-32) Lilburn Drive Spalding Lincs

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:

Director of Planning and Building Control Services
17-MAY-93 H16/0370/93

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)

CONDITION COMPLIANCE APPLICATION

4 COPIES OF FORM AND PLANS REQUIRED

For office use only

Application No. H16/0370/93

Date registered 23 APR 1993

Grid reference

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

BROADGATE HOMES
BROADGATE HOUSE
BROADGATE
WESTON HILLS SPALDING
Tel. No. (0406) 380532 ALAN FINCH.

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

—

Tel. No. (Contact)

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

DANIELS GATE, LILBURN DRIVE, SPALDING.
(PLOTS 1-32)

OFFICE COPY

Please complete

EARLIER APPLICATION No.

This application **cannot be considered** unless the relevant reference is stated

H16/0011/93.

Please complete

I attach the necessary plans and apply for approval as described below

Signed Alan J. Finch Date 22.4.93

Please complete the section below.

This form is for approval of additional details. For approval of reserved matters you should not use this form — ask for Planning Application forms.

If a condition restricts activity in some way, and you wish to remove that restriction, you should not use this form — ask for Planning Application forms.

If a condition requires activity to be carried out in a certain way, you do not normally need to apply for approval, unless the condition specifically requires it.

2. The application is for approval of details required by a condition (✓) ✓

State which details are submitted

PROPOSED TREATMENT TO HEDGEROW TWO PLANK LANE

State drawing no's relating to the current submission 92044/001 REV C

State condition no. under which this application is required 02

APPLICATION ASSESSMENT

Notes for Case Officer

Site Inspection

Accuracy :
Neighbours :
Boundaries :
Site Features :

DM Familiar with site : previously visited in co. with AF + DF.

Inspected by
Date

Site Notice posted by
Date
Expiry

Individual Resident Notices required:

Addresses to be sent to –

Addresses delivered to –

Case Officer Conclusions

RECOMMENDATION

COMMITTEE

Departure from Policy .....

Ward Member request .....

Recommend approval against material objection .....

Other circumstances viz: .....

Change to Committee recorded:

Decision confirmed as agenda:

DELEGATED/Non-Det

Case Officer Recommendation

Approve (or equiv) ✓

Refuse (or equiv)

Signed DM Date 11/5

Notes:

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

Conditions/Reasons (cont overleaf)

DC INSTRUCTION SHEET

APPLICATION REF:

Directions

Art 7 (Outlines)

☐ RM checklist

	Sit	Des	Ext	Acc	Land
Previous					
Current					
Required					

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

☐ Non Std

Precise details:

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

Revalidation after Direction

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

Valid date:

Amended description

Reconsultations:

All.....
Specified:

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

Precise details:

Consultation/Publicity Required

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

Extra Consultations:

Transport	D/Transp A15	..... *		
	D/Transp A18	.....		
	B Rail	.....		
Environment	Env Services	.....		
	NRA	.....		
	Env Assess	..... G *	Specify:	
Conservation	LB Demolish	..... G *	Standard	
	Eng Heritage	.....		
	Archaeology	..... G	Specify:	
	Consultant	.....		
	Other	.....	Specify:	
Hazards	HSC Group	..... G *	Standard	
	Specific	..... G	Specify:	
Other		.....	Specify:	

Note
* Longer expiry
G Group available

Case Officer

Senior Officer Confirmed ..... Date..... Recorded DC....

ADMIN RECORD SHEET

Initial

Submitted Fee £NIL

Receipt No

Date first Rec'd 23 APR 1993

Registration

Reference H16/0370/93

Cross-Ref N/A

Date 26/4

Validation

TYPE C COMP

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 £NIL

Nil fee ☐
Discounted ☐

Previous app – ref:
Type of app
Reason:

Additional £
Refund £

Receipt No
Voucher No

Date
Date

Information

Index sheet 193
Grid ref 5[illegible]4[illegible] 3[illegible]3[illegible]

OS Plots

Ward

Parish

Inside IBD

Inside LP area

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 12910 ☐

Linked to property Ref 15 ☐

Dist Bound

Other:

Planning Records:
Earlier apps

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

BRIA 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

H16/0370/93

CONDITION COMPLIANCE

Applicant: Broadgate Homes
Tel: 0406 380532

Agent: Broadgate Homes
0406 380532

Description: Proposed treatment to hedgerow, Two Plank Lane (Condition 2 of application H16/0011/93)

Location: Daniels Gate (Plots 1-32)
Lilburn Drive
Spalding
Lincs

Valid date: 23-APR-93
Target dates:
To case officer 30-APR-93
Inspected by 07-MAY-93
Extra contacts 14-MAY-93
Report if not clear by 28-MAY-93

Terminal date: 18-JUN-93
Target Committee: 08-JUN-93
Report deadline: 25-MAY-93

Case Officer:
D J ROBERTS

DEVELOPMENT/CONSTRAINTS

Size:
Category:
Listed building:
Conservation Area:

Other Constraints:

CONSULTATIONS CARRIED OUT

	Sent	Expiry
Lcc - No objections JCB	29/4/93	

SITE RECORD

Grid ref: 524000 323850
OS Sheet: 183 Parcel:

H16/0370/93
11th May 1993

FILE NOTE

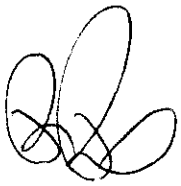
A lady rang on 11th May 1993 saying that she had seen in the local paper that Broadgate Builders had put an application in for works to a hedgerow in Two Plank Lane, Spalding and she hoped they weren't going to remove the hedgerow.

I looked in the alphabetical and I also checked on the Ocella system to try and find the application. Due to me looking for Two Plank Lane and for a hedgerow the application H16/0370/93 did not show up on Ocella system nor in the alphabetical and I informed the lady that we had no application at the present time, but that it may be coming into the Department in the next few days, as Broadgate Builders may have advertised the application before submitting it to us. I told her that she could always write into us with her comments before the application came in and her letter would then be placed on the file for consideration when it was received.

I did mention that when an application was received we put up a site notice to notify the residents in the area.

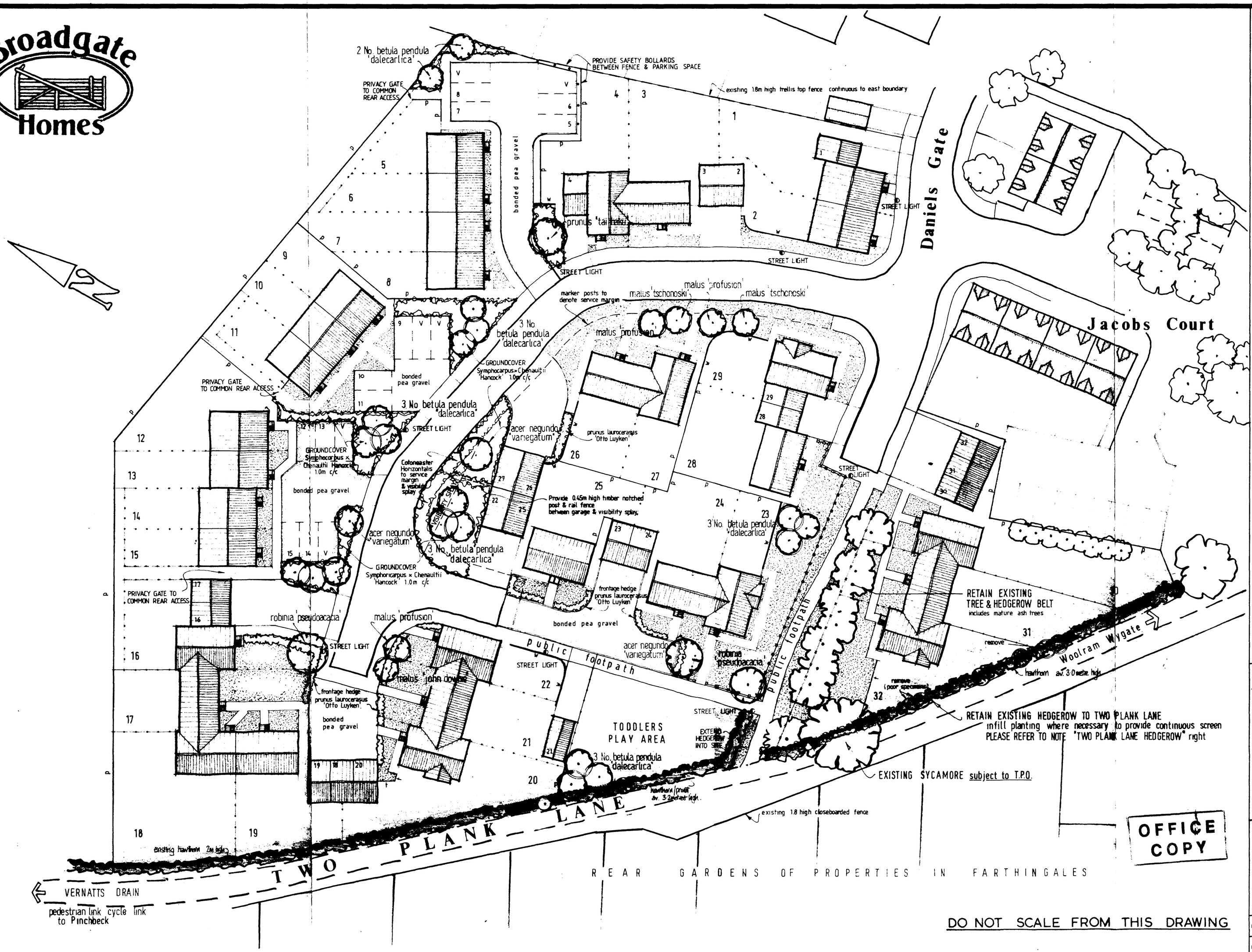
I asked the lady to ring again in a couple of days time to see if we had received the application and she agreed to do so.

However, after another query in reception from another member of public it came to light that the lady must have been referring to H16/370/93 which is under the address of Daniels Gate, not Two Plank Lane.



J Jex

Broadgate Homes



DO NOT SCALE FROM THIS DRAWING

SITE LAYOUT ~ DANIELS GATE

THIS DRAWING MUST NOT BE REPRODUCED WITHOUT PERMISSION FROM BROADGATE BUILDERS (SPALDING) LTD.

NOTES

screen wall & fencing proposals

- W — 1.8m HIGH SCREEN WALL (plots 2,4,22,23,26,29.)
- P — 1.8m HIGH PANEL FENCE
- T — 1.8m HIGH TRELLIS TOP PANEL FENCE
- 0.45m HIGH CONC. POST & WIRE
- 0.9m HIGH TIMBER PALISADE FENCE
- 0.9m HIGH CHAIN LINK (green pvc coated)
- 0.45m HIGH TIMBER NOTCHED POST & RAIL (Adj garage block plots 22,25-27)

landscaping proposals

TREE PLANTING AS SPECIFIED ON PLAN
STANDARDS WITH SUITABLE STAKES & TIES

GROUNDCOVER AS SPECIFIED ON PLAN

HEDGE PLANTING AS SPECIFIED ON PLAN
0.9m planting ht. @ 0.6m c/c

Two Plank Lane Hedgerow

Identifies existing gaps to hedgerow which are to be infill planted with 'Crataegus Monogyna' (COMMON HAWTHORN) 60-90cm staggered in 2rows @ 300c/c

sycamore — Identifies existing trees which are to be allowed to grow above hedgerow* some cutting/shaping of trees is required to encourage satisfactory stable growth.

NOTE: ALL NEW & EXISTING HEDGEROW PLANTING IS TO BE ALLOWED TO ATTAIN MIN. 2M HEIGHT AND MAINTAINED AT N.L.T THIS HEIGHT THEREAFTER.

* trees considered unsuitable for retention due to poor condition/close proximity to other specimens are also identified.

Broadgate Builders

SOUTH HOLLAND D.C.
PLAN DEPT.
23 APR 1993
REF. 0376/93

Broadgate Builders (Spalding) Limited
Broadgate House, Weston Hills, Spalding, Lincolnshire, PE12 6DB.
Telephone: Holbeach (0406) 380532.

TITLE

RESIDENTIAL DEVELOPMENT
DANIELS ACRE Phase 3
PLOTS 1-32 DANIELS GATE
SITE LAYOUT INC. LANDSCAPING & FENCING

DATE january 1993	DRAWN stan j. finch.
DRWG. No. 92044/001	SCALE 1:250

REVISIONS	DES.	DATE	SIGN
A	Amendments to highways / line of footpath link	2 2 93	AJF
B	Additional bollards provided to parking bays adjacent Plot 4.	25-3-93	AJF
C	hedgerow scheme - TWO PLANK LANE	22-4-93	AJF

PLANNING H16/0011/93 | BUILDING REGS.
CHECK BY