

MR K INGLETON

**PROPOSED NEW ACCESS AND DRIVE
81 PINCHBECK ROAD
SPALDING
LINCOLNSHIRE**

PLANNING STATEMENT

EXISTING PROPERTY

The existing site is situated on the west side of the road adjacent to car garage, it is a busy road and has no on site parking

PREVIOUS USE

The site is a residential use.

EXISTING BUILDINGS

The existing buildings on site are unaffected by the proposals

PROPOSAL

The proposal is to provide the property with a drive and turning area, this will require the bus stop to be move (lcc have been consulted)

EMPLOYMENT

Is not relevant to the proposal

APPEARANCE AND SCALE

The proposal is to use a gravel drive and tarmac to LCC spec on highway land.

FUNCTIONAL NEED

The project is to provide a permanent safe of road parking and turning.

TREES AND SCREENING

The trees on highway land will be unaffected, there is a conifer hedge on the northern boundary which requires cutting back to a manageable level.

PLANNING POLICY

The project appears to be in line with planning policy specifically land use, location and design.

OVERVIEW

The proposal is an improvement on irregular parking for the property that exists at present.