

FILE COPY

Town and Country Planning Act 1990

Planning Permission

Reference: H16/0515/98

Received: 05-OCT-98 Type: FULL

Name: Central Tyre Ltd.
Derby Road
Burton On Trent
DE13 0BH

Agent: Property Department
Pirelli Tyres Limited
Derby Road
Burton On Trent
DE13 0BH

Description: Demolition of 2 storey house. improvement of forecourt area/
vehicular access & construct small extension & car wash
Location : 28 Holbeach Road Spalding
Lincolnshire

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.

- 2 Before any development is commenced, a scheme of landscaping and tree
planting for the site, including details of positions, heights on planting
and species of trees and shrubs, shall be submitted to and approved in
writing by the Local Planning Authority.

Reason: In the interests of visual amenity.

- 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 Notwithstanding the details accompanying the application the exit shall
be constructed as indicated in red on the enclosed plan (dwg no.
H16/0515/98/1 dated 4 Nov 98).

Reason: In the interests of road safety.

- 5 Before any new development commences on site the access and exit
arrangements shall be provided and clearly signed on site in accordance
with details to be submitted to and approved in writing by the Local

Planning Authority.

Reason: To ensure the provision of adequate facilities for safe entry and exit of vehicles calling at the site in the interests of road safety.

- 6 The area(s) shown on the plan accompanying the application reserved for the parking of vehicles shall be used, or be available for use, for vehicle parking at all times when the premises are in use.

Reason: In the interests of the safety and convenience of traffic using the adjacent road.

- 7 Before any new development is commenced the existing house upon the site shall be demolished and associated rubble cleared from the site, to the reasonable satisfaction of the Local Planning Authority.

Reason: To ensure a satisfactory development, in the interests of visual amenity and highway safety.

- 935/99 ✓ 8 Before the car wash is brought into use a 2 metre high acoustic barrier shall be erected along the eastern boundary of the site in accordance with details to be submitted to and approved in writing by the Local Planning Authority.

Reason: in the interests of the amenities of the locality.

- 9 Before the car wash is brought into use a pre-wash screen shall be erected in accordance with details to be submitted to and approved in writing by the Local Planning Authority.

Reason: In the interests of the amenities of the locality.

- 10 Noise from fixed plant and machinery shall not exceed a level equivalent to 48 dB LA eq 1 hour as measured at a height of 1.5 metres at a point 3.5 metres from any residential facade.

Reason: In the interest of the amenities of the locality.

- 11 The car wash shall only be used between the hours of 08.00am and 08.00pm Monday to Saturday inclusive and 09.00am to 06.00pm on Sundays and Bank Holidays.

Reason: In the interests of the amenities of the locality.

- 722/99 ✓ 12 Before the extension is commenced details of the colour of the external rendering shall be submitted to and approved in writing by the Local Planning Authority.

Reason: In the interests of visual amenity.

- 935/99 ✓ 13 Before the car wash is commenced more precise details of the materials to be used for the external walls and roof shall be submitted to and approved in writing by the Local Planning Authority.

Reason: In the interests of the visual amenities of the locality.

This permission is granted in accordance with the application submitted as revised by the amended plan (Dwg no. CT/221/481) received by the Local Planning Authority on 30 Oct 98.

This consent does not include permission for any advertisement such as fascia signs and/or pole signs associated with the car wash. These will require separate advertisement consent.

Director of Housing and Planning Services
14-DEC-98 H16/0515/98

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.

Town and Country Planning Act etc

DRAFT PERMISSION

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Description: Demolition of 2 storey house, improvement of forecourt area/
vehicular access & construct small extension & car wash

Location : 28 Holbeach Road Spalding
Lincolnshire

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.

- 2 Before any development is commenced, a scheme of landscaping and tree planting for the site, including details of positions, heights on planting and species of trees and shrubs, shall be submitted to and approved in writing by the Local Planning Authority.

Reason: In the interests of visual amenity.

- 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 Notwithstanding the details accompanying the application the exit shall be constructed as indicated in red on the enclosed plan (dwg no. H16/0515/98/1 dated 4 Nov 98).

Reason: In the interests of road safety.

- 5 Before any new development commences on site the access and exit arrangements shall be provided and clearly signed on site in accordance with details to be submitted to and approved in writing by the Local

Planning Authority.

Reason: To ensure the provision of adequate facilities for safe entry and exit of vehicles calling at the site in the interests of road safety.

- 6 The area(s) shown on the plan accompanying the application reserved for the parking of vehicles shall be used, or be available for use, for vehicle parking at all times when the premises are in use.

Reason: In the interests of the safety and convenience of traffic using the adjacent road.

- 7 Before any new development is commenced the existing house upon the site shall be demolished and associated rubble cleared from the site, to the reasonable satisfaction of the Local Planning Authority.

Reason: To ensure a satisfactory development, in the interests of visual amenity and highway safety.

- 8 Before the car wash is brought into use a 2 metre high acoustic barrier shall be erected along the eastern boundary of the site in accordance with details to be submitted to and approved in writing by the Local Planning Authority.

Reason: in the interests of the amenities of the locality.

- 9 Before the car wash is brought into use a pre-wash screen shall be erected in accordance with details to be submitted to and approved in writing by the Local Planning Authority.

Reason: In the interests of the amenities of the locality.

- 10 Noise from fixed plant and machinery shall not exceed a level equivalent to 48 dB LA eq 1 hour as measured at a height of 1.5 metres at a point 3.5 metres from any residential facade.

Reason: In the interest of the amenities of the locality.

- 11 The car wash shall only be used between the hours of 08.00am and 08.00pm Monday to Saturday inclusive and 09.00am to ~~06.00pm~~ on Sundays and Bank Holidays.
06.00pm

Reason: In the interests of the amenities of the locality.

- 12 Before the extension is commenced details of the colour of the external rendering shall be submitted to and approved in writing by the Local Planning Authority.

Reason: In the interests of visual amenity.

- 13 Before the car wash is commenced more precise details of the materials to be used for the external walls and roof shall be submitted to and approved in writing by the Local Planning Authority.

Reason: In the interests of the visual amenities of the locality.

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This consent does not include permission for any advertisement such as fascia signs and/or pole signs associated with the car wash. These will require separate advertisement consent.

11-DEC-98

Checked *[initials]* 11/12 *[initials]*

Authorised to issue (inc Delegation)..... *[initials]* 14/12