

PLANNING AMENDMENT

For office use only

Application No. H16/0724/01/A7

Date Registered 15 OCT 2002

Case Officer DJR

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

Paterson Homes Ltd
2 VINE ST
SHEPHERD WOOD
Tel. No. 01766 666 666 PENYAN

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

34-35 BROAD ST. SHEPHERD WOOD

Please complete

APPLICATION No.

This amendment cannot be considered unless the relevant reference is stated

H16/0724/01

Building Regulation reference relating to same development (if any)

2. Please tick **one** box only

Amendment is proposed where permission already granted

If yes, submit two forms and two plans.

A

☒

or

Amendment is to a proposal currently being considered

If yes, submit four forms and four plans.

B

☐

Please complete

I attach the necessary plans and request that the changes described below be accepted as an amendment. I understand that the Council may require a fresh application, together with fee if appropriate. If the amendment relates to a current application, I agree to an extension of the terminal date.

Signed [Signature] Date 15.10.02

3. Please complete in block letters

FULL DESCRIPTION OF DEVELOPMENT IN ORIGINAL APPLICATION

Dave, are you happy to this?
Peter ✓

1000 sq ft (approx)

as per submitted drawings

YES/NO

Has a similar amendment been submitted under Building Regulations?

Yes/No

Application Amendments

Application



Location

Postcode

House Number

Amendment

Date



Type



Sub-Type



Description

Long Description



Details please

AMENDMENT RECORD SHEET - LIVE APPLICATION

Admin

Validation:

Inadequate/Inappropriate ☐

Appears valid ☐

Clarification/Details required:

Registered 15/10/02 SM

Terminal date/committee updated

DC Procedural Assessment

Is the information given correct?

Yes/No (If No, state above what details are needed)

Has this amendment been requested?
If Yes, is it what was asked for?

Yes/No *
Yes/No *

Who do you need to reconsult as a result of this amendment?

PC None ☒
WM
Press
Residents
Other -

Is it an amendment in principle?

Yes/No No

Is it the same character/description for fee purposes?

Yes/No (Refer to Admin ?)

If No, but Yes to (*) requested :-

Do development objectives outweigh financial objectives?

Yes/No

Confirmed.....

REJECTED as an amendment - new application needed

Confirmed: 12/12/02 4-12

Notes/Advice/Rejection Reason:

☐

Tick if you wish this note to be a paragraph in the Rejection Notice

AUTHORISED to treat as amendment

Confirmed:

Superseded details removed ☐

Give a revised description if the details accepted are different to the submission:

Acceptance issued:

Public register updated:

DC Professional Assessment

NOTES:

AMENDMENT RECORD SHEET - ~~POST~~ DECISION

Admin

~~CURRENT~~

Validation:

Inadequate/Inappropriate ☐

Appears valid ☒

Clarification/Details required:

Registered

...15/10/02 SH

DC Procedural Assessment

Is the information given correct?

Yes/No (If No, state above what details are needed)

Is it an amendment in principle?

~~Immaterial~~/Needs new app

Confirmed:

MD 4-12

Give a revised description if the details accepted are different to the submission:

Acceptance issued:

Note to applicant

While windows rarely if ever match the design of bricks
constructed windows may be millions & thousands based on that
in thickness. The Council has accepted while on nightfall
buildings in the Conservation Area. Before we could accept
that proposed change proposed, clear plans of the
windows, ^{full size} Sample 8 of the windows label need to
be submitted

Our Ref: H16/0724/01

Your Ref:

Contact: Mr P Udy

FILE COPY

Patterson Homes Ltd
2 Vine Street
Spalding
Lincs
PE11 1AN

12 March 2003

Dear Mr Patterson

Demolition of 3, 4 and 5 Broad Street, Spalding and redevelopment to erect 16 apartments.

I write in relation to the amendment that you submitted on 15 October 2002 to change the windows of this proposed development to upvc.

I enclose the decision notice for the amendment which advises that a fresh application will be required for the proposal. This is because upvc windows rarely if ever match the design of timber constructed windows owing to mullions and transoms being different in thickness. The Council has accepted upvc on newly built buildings in the conservation area but before we can accept this proposed change properly drawn plans of the windows, or a full size sample of the windows would need to be submitted. Please also accept that these comments do not commit the Council to accepting the proposed change should you decide to proceed.

If you wish to discuss this matter please contact the Authority and as you are aware David Roberts, who originally dealt with your application has recently returned to work.

Yours sincerely



**Peter Udy
Planning Officer**

16/03/03
COPY TO FILE
JHE

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

Agent:
Cooper Architectural Design
c/o G R Merchant
Unit 4 Wrights Mews
12A Park Road Holbeach
Spalding Lincs. PE12 7EE

Application no: H16/0724/01

Applicant: Patterson Homes Ltd
Ornom House
Roman Bank
Spalding Lincs

Description: Demolition of 3, 4 & 5 Broad Street and
redevelopment to erect 16 apartments

Location: Broad Street
Spalding

Amendment: Change all windows to UPVC; design to be as the submitted
drawings.

12-MAR-03

Dear Sir/Madam

PROPOSED AMENDMENT

The amended details submitted in respect of the above proposal have been received but I consider that to treat this as an amendment would not be appropriate because either the changes are too significant or certain details have changed so that amending the application is not appropriate. **A fresh application will therefore be required** (forms enclosed). This does not imply that premission will or will not be forthcoming for any such revised application.

You are reminded that a fee may be required for the revised application. Further advice may be obtained from this office.

You are also reminded that Building Regulations approval may also be required for the revised proposal.

Yours faithfully



Head of Planning & Development

H16/0724/01



Broad Street

Spalding

6

16-05-2002

CUR

Current Application



☒ *Addition of Railings Full Protection of Windows & Doors.*

Dwg. No. 0120-06-A



Description Please

AMENDMENT RECORD SHEET - LIVE APPLICATION

Admin

Validation:

Inadequate/Inappropriate

Clarification/Details required:

Appears valid

Registered

Terminal date/committee
updated

DC Procedural Assessment

Is the information given correct?

Yes/No (If No, state above what
details are needed)

Has this amendment been requested?
If Yes, is it what was asked for?

Yes/No *
Yes/No *

Who do you need to reconsult as a
result of this amendment?

PC None
WM
Press
Residents
Other - ✓ *Amend*

Is it an amendment in principle?

Yes/No

Is it the same character/description
for fee purposes?

Yes/No (Refer to Admin ?)

If No, but Yes to (*) requested :-

Do development objectives outweigh
financial objectives?

Yes/No

Confirmed.....

REJECTED as an amendment - new
application needed

Confirmed:

Notes/Advice/Rejection Reason:

☐ Tick if you wish this note to be
a paragraph in the Rejection Notice

AUTHORISED to treat as amendment

Confirmed: *22/20/5*

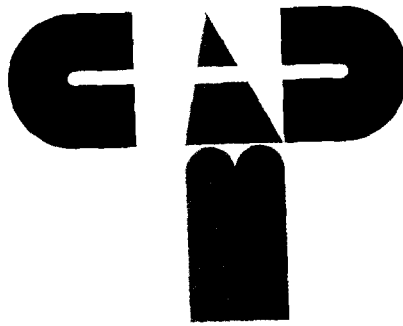
Superseded details removed

Give a revised description if
the details accepted are
different to the submission:

Acceptance issued:
Public register updated:

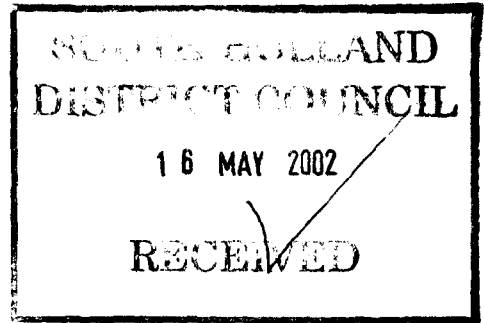
DC Professional Assessment

NOTES:



**COOPER
ARCHITECTURAL
DESIGN**

UNIT 4 WRIGHTS MEWS 12A PARK ROAD
HOLBEACH SPALDING Lincs PE12 7EE
TEL: 01406 423762/490800 FAX: 01406 425744
E-MAIL: cad@fsbdial.co.uk



Dr
And G
H16/724/01

13 May 02

S H D C
Housing & Planning Services
Priory Road
Spalding
Lincs
PE11 2XE

F A O: MR D ROBERTS

Dear Sirs

RE: RESIDENTIAL DEVELOPMENT, 16 APARTMENTS, BROAD STREET, SPALDING.
REF: H16/0724/01 & H16/0366/01

Further to your recent meeting with our client Mr Patterson of Patterson Homes Ltd, we would like to clarify the following points.

- 1 The pillars at the main entrance will be 450mm diameter circular brick columns as shown on detail Plan No. 0120-05.
- 2 All windows will be constructed to the details shown on Plan No. 0120-05.
- 3 Enclosed copies of Plan No. 0120-06A.

Should you require any further information please do not hesitate to contact this office.

Yours faithfully

John Cooper

John Cooper

c c Patterson Homes Ltd.

Wrong year

[Faint, illegible handwritten notes]

PLANNING AMENDMENT

For office use only

Application No. H16/0724/01 / A6
Date Registered 16 MAY 2012
Case Officer DR

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

PATERSON HOMES

Tel. No.

NAME AND ADDRESS OF AGENT

(if form completed by agent)

COOPER ARCH. DESIGN

Tel. No.

(Contact)

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

BROAD STREET, SPALDING

Please complete

APPLICATION No.

This amendment cannot be considered
unless the relevant reference is stated

H16/0724/01.

Building Regulation reference relating to
same development (if any)

2. Please tick **one** box only

Amendment is proposed where
permission already granted

If yes, submit two forms and two plans.

A

☐

or

Amendment is to a proposal
currently being considered

If yes, submit four forms and four plans.

B

☒

Please complete

I attach the necessary plans and request that the changes described below be accepted as an amendment.
I understand that the Council may require a fresh application, together with fee if appropriate. If the
amendment relates to a current application, I agree to an extension of the terminal date.

Signed Date

3. Please complete in block letters

FULL DESCRIPTION OF DEVELOPMENT IN ORIGINAL APPLICATION

DEMOLISH 3,4 + 5 BROAD
STREET + REDEVELOP TO
ERECT 16 APARTMENTS

State details of amendments proposed

(Give a full detailed list of the changes, and
also mark these clearly on the accompanying plans.
Only the changes listed here will be considered.)

SEE LETTER.

State drawing no's of the current submission

Has this amendment been requested by the Council?
(If so, state Officer dealing with the application)

YES / NO

Describe any part of the original development
which is excluded by virtue of the amendment,
and state any alteration to plot numbers

Has a similar amendment been submitted under Building Regulations?

Yes / No

FILE COPY

PLANNING APPLICATION

Application has been made to the Council for the following proposal:

SETTING OF LISTED BUILDING

The proposal affects the setting of a building which is listed by the Secretary of State for the Environment as a building of special architectural or historic interest

Reference No: H16/0724/01
Description: Demolition of 3, 4 & 5 Broad
Street and redevelopment to
erect 16 apartments

Location: Broad Street
Spalding

You can inspect copies of the application, plans and any other documents submitted with it at Planning Reception, Council Offices, Priory Road, Spalding and also at Spalding Library. They are available during normal opening hours until 14 MAY 2002

Please send any comments to me by that date, quoting the above application reference number.

23-APR-02

FILE COPY



Chris Simpkins
Chief Executive
Terry Huggins
Director of Customer Services
Bob Atkins
Director of Corporate Services

Agent:
Cooper Architectural Design
c/o G R Merchant
Unit 4 Wrights Mews
12A Park Road Holbeach
Spalding Lincs. PE12 7EE

Application no: H16/0724/01

Applicant: Patterson Homes Ltd
Ornom House
Roman Bank
Spalding Lincs

Description: Demolition of 3, 4 & 5 Broad Street and
redevelopment to erect 16 apartments

Location: Broad Street
Spalding

Amendment: Revised elevations & details
Dwg.Nos. 0120-01; -02; -03; -04; -05 & -06.

12-APR-02

Dear Sir/Madam

ACKNOWLEDGEMENT OF AMENDMENT

I acknowledge receipt of the amended details in respect of the above and confirm that the changes are able to be incorporated into the application which will now **only be considered in its amended form.**

The terminal date for dealing with the application has now been extended to 22 MAY 2002
Your rights of appeal remain as explained on the original acknowledgement

You are reminded that revision to any submission made under the Building Regulations may also be necessary.

Yours faithfully

Director of Customer Services

Council Offices
Priory Road
Spalding
Lincolnshire
PE11 2XE
Telephone: (01775) 761161
Fax: (01775) 711253
Email: Info@sholland.gov.uk

AMENDMENT RECORD SHEET - LIVE APPLICATION

Admin

Validation:

Inadequate/Inappropriate

Clarification/Details required:

Appears valid

Registered

Terminal date/committee
updated

DC Procedural Assessment

Is the information given correct?

Yes/No (If No, state above what
details are needed)

Has this amendment been requested?
If Yes, is it what was asked for?

Yes/No *
Yes/No *

Who do you need to reconsult as a
result of this amendment?

PC
WM
Press
Residents
Other -

None

Is it an amendment in principle?

Yes/No

Is it the same character/description
for fee purposes?

Yes/No (Refer to Admin ?)

If No, but Yes to (*) requested :-

Do development objectives outweigh
financial objectives?

Yes/No

Confirmed.....

REJECTED as an amendment - new
application needed

Confirmed:

Notes/Advice/Rejection Reason:

☐ Tick if you wish this note to be
a paragraph in the Rejection Notice

AUTHORISED to treat as amendment

Confirmed: P2 11/4

Superseded details removed

Give a revised description if
the details accepted are
different to the submission:

Acceptance issued:
Public register updated:

DC Professional Assessment

NOTES:

PLANNING AMENDMENT

For office use only

Application No. H16/0724/01/195

Date Registered

Case Officer 27 MAR 2002
DR

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

PATTERSON HOMES LTD
ORION HOUSE
ROMAN BANK
SPADING
Lincs

Tel. No.

NAME AND ADDRESS OF AGENT

(if form completed by agent)

COOPER ARCHITECTURAL DESIGN
UNIT 4 WRIGHTS MEWS
12A PARK ROAD
HOLBEACH
SPADING Lincs
(Contact)

Tel. No.

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

Please complete

APPLICATION No.

This amendment cannot be considered unless the relevant reference is stated

H16/0724/01

Building Regulation reference relating to same development (if any)

2. Please tick **one** box only
Amendment is proposed where permission already granted
If yes, submit two forms and two plans.

A

☐

or

Amendment is to a proposal currently being considered
If yes, submit four forms and four plans.

B

☒

Please complete

I attach the necessary plans and request that the changes described below be accepted as an amendment. I understand that the Council may require a fresh application, together with fee if appropriate. If the amendment relates to a current application, I agree to an extension of the terminal date.

Signed [Signature] Date 25-03-02

3. Please complete in block letters

FULL DESCRIPTION OF DEVELOPMENT IN ORIGINAL APPLICATION

State details of amendments proposed

(Give a full detailed list of the changes, and also mark these clearly on the accompanying plans. Only the changes listed here will be considered.)

State drawing no's of the current submission

Has this amendment been requested by the Council? (If so, state Officer dealing with the application)

Describe any part of the original development which is excluded by virtue of the amendment, and state any alteration to plot numbers

DEMOLITION OF 3, 4 & 5 ROAD ET
A REDEVELOPMENT TO ERECT
16 APARTMENTS

RAISED ELEVATIONS
+ DETAILS

0120-1 - 2 - 3 - 4 - 5 & 6

YES / ~~NO~~

DR. ROBERTS

Has a similar amendment been submitted under Building Regulations?

☒ No

FILE COPY



Chris Simpkins
Chief Executive
Terry Huggins
Director of Customer Services
Bob Atkins
Director of Corporate Services

Agent:
Cooper Architectural Design
c/o G R Merchant
Unit 4 Wrights Mews
12A Park Road Holbeach
Spalding Lincs. PE12 7EE

Application no: H16/0724/01

Applicant: Patterson Homes Ltd
Ornom House
Roman Bank
Spalding Lincs

Description: Demolition of 3, 4 & 5 Broad
Street and redevelopment to
erect 16 apartments

Location: Broad Street
Spalding

Amendment: Revised Flood Risk Assessement re. conv. with Env. Agency

05-MAR-02

Dear Sir/Madam

ACKNOWLEDGEMENT OF AMENDMENT

I acknowledge receipt of the amended details in respect of the above and confirm that the changes are able to be incorporated into the application which will now **only be considered in its amended form.**

The terminal date for dealing with the application has now been extended to 25 APR 2002

Your rights of appeal remain as explained on the original acknowledgement

You are reminded that revision to any submission made under the Building Regulations may also be necessary.

Yours faithfully

Director of Customer Services

Council Offices
Priory Road
Spalding
Lincolnshire
PE11 2XE
Telephone: (01775) 761161
Fax: (01775) 711253
Email: Info@sholland.gov.uk

RECEIVED

Part 1 For Completion by LPA

LPA Reference No.	Allocation in Local Plan YES/NO	Regeneration Site YES/NO	Flood Zone (PPG25) *State whether Developed or Undeveloped	1 2 3* (Please circle)	Sequential Test supplied YES/NO	Outline/Full Application
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Part 2 For Completion by Applicant

PPG 25 Ref.	How does this comply with Planning Policy Guidance 25	Environment Agency use only
F1	This is a Flood Risk Assessment study for <u>BLAEN STREET SPAIN</u>	
F2	Approximate size of Development: <u>0.12</u> Hectares Type of Development: <u>16. M² APPARTMENTS</u>	
F3.1	Please supply a location plan at an appropriate scale that includes geographical features, street names and identifies all watercourses or other bodies of water in the vicinity. This should include drainage outfalls ² Is any part of the development within 9 meters measured horizontally from the foot of any bank of the landward side or where there is no bank with 9 meters measured horizontally from the top edge of the batter enclosing the river: <u>YES/NO</u>	
F3.2	A plan of the site showing levels related to Ordnance Datum, both current and following development ² <u>D.P.C. = 610 OD. NEWLY</u>	
F3.3	A detailed indication, if appropriate, of flood alleviation measures already in place, of their state of maintenance and their performance ² <u>4</u>	
F3.4	Does this site lie in the: Indicative Fluvial Flood Plain: <u>YES/NO</u> ³ Indicative Tidal Flood Plain: <u>YES/NO</u> ³	<u>SURFACE WATER</u> <u>SEWER</u>
F3.5	Is there a History of flooding on site: <u>YES/NO</u> ³ If yes, please supply with details of Flooding History e.g. Date/Depth/Duration of flood	
F3.6	Are you aware of any structures that might effect flooding, such as Bridges, Embankments, etc: <u>YES/NO</u> If yes, please provide plan	
F3.7	Is the site currently protected: 100 Years Fluvial (0.1%) <u>YES/NO</u> ³ 200 Years Tidal (0.5%) <u>YES/NO</u> ³ Will the development be protected and will mitigation be maintained to the same standard for the Design Life of Development <u>YES/NO</u> Height of proposed floor level above general surrounding land: <u>0.5</u> ... Height of finished floor level above potential flood level on site (1 in 100)..... ^{2 3}	<u>RIVER WILLAMTS FLOOD BANKS</u> <u>4 BRIDGE</u>
F3.8	How soon would flood water affect your site: Duration: <u>0.5</u> Hours..... Minutes Is there a risk to life: <u>YES/NO</u> Is there a risk to external areas, e.g. garden, road: <u>YES/NO</u> In an extreme rainfall event would the development over load the capacity of the existing sewers: <u>YES/NO</u> ²	
F3.10	Will the Development give an overall: Reduction of run off: <u>YES/NO</u> ² Flood Plain Loss: <u>YES/NO</u> ² Flood Plain Gain: <u>YES/NO</u> ²	
F3.11	General impact on Flood Risk elsewhere: <u>INCREASED</u> <u>EQUAL</u> <u>DECREASED</u> (Please circle) <u>2</u>	
F3.12	Is there an Impact on the Natural Water Course or Coast Line: <u>YES/NO</u> ²	
F3.13	Have you considered the effect of Climate Change: <u>YES/NO</u> ² ADD <u>20%</u> TO MAX RAINFALL INTENSITY	
F3.14	How would your development be affected in a more extreme flood than currently defended to? <u>2</u>	

Part 3 For Completion By E.A.

Approved	Advice	Conditions	Objection	E.A. Comments:
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Planning

28 FEB 2002

Ref: 0724101

¹ Attach site location plan and National Grid reference

² May be necessary depending upon risk

³ Check Indicative Floodplain Maps www.environment-agency.gov.uk Contact Environment Agency on Tel: 01522 513100

AMENDMENT RECORD SHEET - LIVE APPLICATION

Admin

Validation:

Inadequate/Inappropriate

Clarification/Details required:

Appears valid

Registered

Terminal date/committee
updated

DC Procedural Assessment

Is the information given correct?

(Yes/No (If No, state above what
details are needed)

Has this amendment been requested?
If Yes, is it what was asked for?

Yes/No *
Yes/No *

Who do you need to reconsult as a
result of this amendment?

PC
WM
Press
Residents
Other -

None

Is it an amendment in principle?

Yes/No

Is it the same character/description
for fee purposes?

Yes/No (Refer to Admin ?)

If No, but Yes to (*) requested :-

Do development objectives outweigh
financial objectives?

Yes/No

Confirmed.....

REJECTED as an amendment - new
application needed

Confirmed:

Notes/Advice/Rejection Reason:

☐ Tick if you wish this note to be
a paragraph in the Rejection Notice

AUTHORISED to treat as amendment

Confirmed: 22.....415

Superseded details removed

Give a revised description if
the details accepted are
different to the submission:

Acceptance issued:

Public register updated:

DC Professional Assessment

NOTES:

PLANNING AMENDMENT

For office use only

Application No.

416/0724/01 A4

Date Registered

Case Officer

28 FEB 2002
DJR

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

PATERSON HOMES LTD
ORION HOUSE
ROMAN BANK
SPALDING
LINES

Tel. No.

NAME AND ADDRESS OF AGENT

(if form completed by agent)

COOPER ARCHITECTURAL DESIGN
UNIT 4, WRIGHTS MANS
12A PARK ROAD
HARBACH LINES
(Contact)

Tel. No.

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

BROAD STREET, SPALDING

OFFICE
COPY

Please complete

APPLICATION No.

This amendment cannot be considered
unless the relevant reference is stated

416/0724/01

Building Regulation reference relating to
same development (if any)

2. Please tick **one** box only

Amendment is proposed where
permission already granted

If yes, submit two forms and two plans.

A

☐

or

Amendment is to a proposal
currently being considered

If yes, submit four forms and four plans.

B

☒

Please complete

I attach the necessary plans and request that the changes described below be accepted as an amendment.
I understand that the Council may require a fresh application, together with fee if appropriate. If the
amendment relates to a current application, I agree to an extension of the terminal date.

Signed [Signature] Date 27-02-02

3. Please complete in block letters

FULL DESCRIPTION OF DEVELOPMENT IN ORIGINAL APPLICATION

State details of amendments proposed

(Give a full detailed list of the changes, and
also mark these clearly on the accompanying plans.
Only the changes listed here will be considered.)

State drawing no's of the current submission

Has this amendment been requested by the Council?
(If so, state Officer dealing with the application)

Describe any part of the original development
which is excluded by virtue of the amendment,
and state any alteration to plot numbers

DEMOLITION OF 3, 4 & 5 BROAD ST.
& REDEVELOPMENT TO
16 NO APARTMENTS

REVISED FLOOD RISK ASSESSMENT
FOLLOWING CONVERSATION WITH
ENVIRONMENT AGENCY

YES / ~~NO~~

T. ROBERTS

Has a similar amendment been submitted under Building Regulations?

~~YES~~ / No

Application H16/0724/01Location Broad StreetSpaldingAmendment 3Date 14-01-2002

Type

LPACurrent App(LPA-led)

Sub-Type



Description

Flood Risk AssessmentSite Survey & Dwg. Nos. 9942:4 & TF:2422 NW/NE recd 14 Jan 02

Decision



Decision Date

inc. some detail including details of RPA 25
ed. to be included in description.

18/1/02

Meeting with Applicant + J. Cooper + R. S.

- discussed proposals previously submitted
- left Applicant would re-submit proposals
- I advised that we will consult E. Heritage of CABE in recognition of importance of this site.

AMENDMENT RECORD SHEET - LIVE APPLICATION

Admin

Validation:

Inadequate/Inappropriate ☐

Clarification/Details required:

Appears valid ☒

Registered

Terminal date/committee
updated

DC Procedural Assessment

Is the information given correct?

Yes/No (If No, state above what
details are needed)

Has this amendment been requested?
If Yes, is it what was asked for?

Yes/No *
Yes/No *

Who do you need to reconsult as a
result of this amendment?

PC None ☐
WM
Press
Residents
Other -

Is it an amendment in principle?

Yes/No

Is it the same character/description
for fee purposes?

Yes/No (Refer to Admin ?)

If No, but Yes to (*) requested :-

Do development objectives outweigh
financial objectives?

Yes/No Confirmed.....

REJECTED as an amendment - new
application needed

Confirmed:

Notes/Advice/Rejection Reason:

☐ Tick if you wish this note to be
a paragraph in the Rejection Notice

AUTHORISED to treat as amendment

Confirmed:

Superseded details removed ☐

Give a revised description if
the details accepted are
different to the submission:

Acceptance issued:
Public register updated:

DC Professional Assessment

NOTES:

PLANNING AMENDMENT

For office use only

Application No. 416/0724/01/A3
Date Registered 14 JAN 2002
Case Officer DJR

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

PATTERSON HOMES LTD
ORION HOUSE
ROMAN BANK
SPALDING
Lincs

Tel. No.

NAME AND ADDRESS OF AGENT

(if form completed by agent)

COOPER ARCHITECTURAL DESIGN
UNIT 4, WRIGHTS MEWS
12A PARK ROAD
HOLBURN LINES
(Contact)

Tel. No.

(Contact)

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

BROAD STREET, SPALDING.

Please complete

APPLICATION No.

This amendment cannot be considered unless the relevant reference is stated

416/0724/01

Building Regulation reference relating to same development (if any)

2. Please tick **one** box only

Amendment is proposed where permission already granted

If yes, submit two forms and two plans.

A

☐

or

Amendment is to a proposal currently being considered

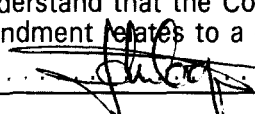
If yes, submit four forms and four plans.

B

☒

Please complete

I attach the necessary plans and request that the changes described below be accepted as an amendment. I understand that the Council may require a fresh application, together with fee if appropriate. If the amendment relates to a current application, I agree to an extension of the terminal date.

Signed  Date 10.01.02

3. Please complete in block letters

FULL DESCRIPTION OF DEVELOPMENT IN ORIGINAL APPLICATION

DEMOLITION OF 3, 4 & 5 BROAD ST.
& REDEVELOPMENT TO 16 NO
APARTMENTS

State details of amendments proposed

(Give a full detailed list of the changes, and also mark these clearly on the accompanying plans. Only the changes listed here will be considered.)

State drawing no's of the current submission

Has this amendment been requested by the Council? (If so, state Officer dealing with the application)

YES / ~~NO~~

J. ROBERTS

Describe any part of the original development which is excluded by virtue of the amendment, and state any alteration to plot numbers

Has a similar amendment been submitted under Building Regulations?

☒ No

LPA Reference No.	Allocation in Local Plan YES/NO	Regeneration Site YES/NO	Flood Zone (PPG25) 1 2 3* (Please circle) *State whether Developed or Undeveloped	Sequential Test supplied YES/NO	Outline/Full Application
.....					

How does this comply with Planing Policy Guidance 25

PPG 25 Ref.	How does this comply with Planning Policy Guidance 25	Environment Agency comments
F1	This is a Flood Risk Assessment study for..... P.P.G.A.D. S.S.T.E.A.F.F.E.N. S.A.H.A.D.N.I.C.E.V.	
F2	Approximate size of Development: C.7.10Hectares Type of Development:..... I.C. A.A.E. A.M.A.R.T.M.Y.E.A.T.S.	
F3.1	Please supply a location plan at an appropriate scale that includes geographical features, street names and identifies all watercourses or other bodies of water in the vicinity. This should include drainage outfalls? Is any part of the development within 9 meters measured horizontally from the foot of any bank of the landward side or where there is no bank with 9 meters measured horizontally from the top edge of the batter enclosing the river: YES /NO	
F3.2	A plan of the site showing levels related to Ordnance Datum, both current and following development? D.P.C. 6.01 C.D. NEWLY/H.L.	
F3.3	A detailed indication, if appropriate, of flood alleviation measures already in place, of their state of maintenance and their performance? 3 ▶	
F3.4	Does this site lie in the: Indicative Fluvial Flood Plain: YES/MAYBE Indicative Tidal Flood Plain: YES /NO ³ SEWERS WASTES SEWERS	
F3.5	Is there a History of Flooding on site: YES /NO ³ If yes, please supply with details of Flooding History e.g. Date/Depth/Duration of Flood	
F3.6	Are you aware of any structures that might effect flooding, such as Bridges, Embankments, etc: YES/ NO If yes, please provide plan	
F3.7	Is the site currently protected: 100 Years Fluvial (0.1%) YES /NO ³ 200 Years Tidal (0.5%) YES /NO ³ Will the development be protected and will mitigation be maintained to the same standard for the Design Life of Development YES/NO Height of proposed floor level above general surrounding land: C.15 M. Height of finished floor level above potential Flood level on site (1 in 100)..... 2.3 ▶	
F3.9	How soon would flood water affect your site: Duration: C.30Hours.....Minutes Is there a risk to life: YES /NO Is there a risk to the interior of buildings: YES/ NO Is there a risk to external areas, e.g. garden, road: YES/ NO	
F3.10	In an extreme rainfall event would the development over load the capacity of the existing sewers: YES /NO ² ▶	
F3.11	Will the Development give an overall: Reduction of run off: YES /NO ▶ Flood Plain Loss: YES /NO ▶ Flood Plain Gain: YES /NO ▶	
F3.12	General impact on Flood Risk elsewhere: INCREASED (EQUAL) DECREASED (Please circle) ▶	
F3.13	Is there an Impact on the Natural Water Course or Coast Line: YES /NO ▶	
F3.14	Have you considered the effect of Climate Change: YES/ NO ▶ AM 2022 TO MAX RAINFALL INTENSITY	
F3.15	How would your development be affected in a more extreme flood than currently defended to? ▶	

Part 3 For Completion By E.A.

Approved Advice Conditions Objection E.A. Comments:

Advice	Conditions	Objection	E.A. Comments
--------	------------	-----------	---------------

¹ Attach site location plan and National Grid reference

² May be necessary depending upon risk

³ Check Indicative Floodplain Maps www.environment-agency.gov.uk Contact Environment Agency on Tel: 01522 513100

CONSERVATION OFFICER Development Consultation

To David Roberts

File nr 323/16

Job nr 01/02

SUBJECT

Broad Street
SPALDING

Application nr H16/0724/01/AZ
PROPOSAL

- | | |
|---|--|
| ☒ Demolition | ☒ New Development |
| ☐ Alteration | ☐ Enhancement |
| ☐ Extension | ☐ Article 4 |
| ☐ Change of Use | ☐ Advertisement |

ITEMS AFFECTED

- | | |
|---|--|
| ☐ Ancient Monument | ☐ TPO |
| ☐ Listed Building I | ☐ SSSI |
| ☐ Listed Building II* | ☐ Archaeology |
| ☐ Listed Building II | ☐ Adjoining area |
| ☐ LB - Interior | ☐ Local Nature Reserve |
| ☐ LB - Curtilage | ☐ Footway |
| ☐ LB - Setting | ☐ LA ownership |
| ☐ Local Heritage Interest | ☒ Conservation Area |

CONTACT

- | | |
|--|--|
| ☐ RCHME | ☐ National Amenity |
| ☐ English Heritage | ☐ Archaeology Service |
| ☐ DOE | ☐ English Nature |
| ☐ DNH | ☐ Countryside Commission |

Signed Ret Date 09 01 02

CONSULTATION PROCESS

INITIAL CONSIDERATION

- | | |
|-------------------------------------|-----------------------|
| > No comment | ☐ |
| > Additional consents required | ☐ |
| > Meeting required: Applicant/Agent | ☐ |
| > More detail required from Agent | ☐ |
| > Minor matters to be resolved | ☐ |
| > Detailed scrutiny required | ☐ |
| > Joint site visit required | ☐ |
| > Refuse | ☐ |

DEFINITIVE MATTERS

- | | |
|----------------------------|-----------------------|
| > Statutory requirement | ☐ |
| > DOE/DNH Advice/Guidance | ☐ |
| > Local Plan/policies | ☐ |
| > Conditions to be applied | ☐ |

RECOMMENDATION LIAISON

- | | |
|-------------------------------------|-----------------------|
| > Comment on amended plans | ☐ |
| > Advise if requirement not adopted | ☐ |
| > Advise if advice not adopted | ☐ |
| > Advise if conditions not adopted | ☐ |
| > Advise for committee attendance | ☐ |

OBSERVATIONS

- o Despite lower floor to ceiling heights this is quite a large building for Spalding
- o The test is how well it would fit into Broad Street in respect of scale style and materials. How can this be assessed?
- o The central access in this version sits reasonably with the symmetrical facade each side
- o The roof parapets and bays are the key to a design that can stand in its own right
- o Throughout Broad Street the scale and architectural style varies. There is no consistent building style and buildings are not regular in their open space.

Application 

Location

Amendment Date

Type



Sub-Type



Description

Decision



Decision Date

01/01/2002

AMENDMENT RECORD SHEET - LIVE APPLICATION

DC → 7/1/02

Admin

Validation:

Inadequate/Inappropriate

Clarification/Details required:

Appears valid

Registered

Terminal date/committee updated

DC Procedural Assessment

SUPERSEDED

Is the information given correct?

Yes/No (If No, state above what details are needed)

Has this amendment been requested?
If Yes, is it what was asked for?

Yes/No *
Yes/No *

Who do you need to reconsult as a result of this amendment?

PC None
WM
Press
Residents
Other -

Is it an amendment in principle?

Yes/No

Is it the same character/description for fee purposes?

Yes/No (Refer to Admin ?)

If No, but Yes to (*) requested :-

Do development objectives outweigh financial objectives?

Yes/No Confirmed.....

REJECTED as an amendment - new application needed

Confirmed:

Notes/Advice/Rejection Reason:

☐ Tick if you wish this note to be a paragraph in the Rejection Notice

AUTHORISED to treat as amendment

Confirmed:

Superseded details removed

Give a revised description if the details accepted are different to the submission:

Acceptance issued:
Public register updated:

DC Professional Assessment

NOTES:

PLANNING AMENDMENT

For office use only

Application No.

Date registered

Case Officer

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

PATTERSON HOMES LTD
ORION HOUSE
ROMAN BANK
SPAINING
LINES

Tel. No.

NAME AND ADDRESS OF AGENT

(if form completed by agent)

CORNER ARCHITECTURAL DESIGN
UNIT 4, WRIGHTS MANS
12A PARK ROAD, HOLBEACH
PE12 7EE

Tel. No.

(Contract)

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

BRAD STREET, SPAINING

Please complete

EARLIER APPLICATION No.

This application cannot be considered
unless the relevant reference is stated

H16/0724/01

Please complete

I attach the necessary plans and request that the changes described below be accepted as an amendment. I understand that the Council may require a fresh application, together with fee if appropriate.

Signed

[Signature]

Date 6-12-01

2. Please complete in block letters

FULL DESCRIPTION OF DEVELOPMENT IN ORIGINAL APPLICATION

As NOW PROPOSED, if different

DEMOLITION OF 3, 4 & 5 BRAD STREET
& REDEVELOPMENT TO 16 APARTMENTS

State details of amendments proposed

(Give a full detailed list of the changes, and
also mark these clearly on the accompanying
plans)

FRONT (BRAD STREET) ELEVATION

State drawing no's of the current submission

State Officer dealing with the application, if
known.

D. ROBERTS

Describe any part of the original development
which is excluded by virtue of the amendment,
and state any alteration to plot numbers

3. Please tick **one** box only

Amendment is proposed where
permission already granted

A.

☐

or

Amendment is to a proposal
currently being considered

B.

☒

If yes, submit two forms and two plans

If yes, submit four forms and four plans.

State whether amendment has been requested
by the Council

YES.

OFFICE USE ONLY

Validation

Adequate detail
Acknowledged

☐

Confirmed

Liaison
with
Building
Building
Control

Outside parameters

☐

Confirmed

Referred to case officer

.....

Officer

Amended plans needed

☐

Reference

New application needed

☐

New application requested

.....

Indexed

.....

Preliminary

Final

Dates

.....

.....

A.

Post-
decision

Immaterial/acceptable
as amendment

☐
☐

New application needed

☐
☐

Indexed

.....

B.

Current

Same char/desc.

☐
☐

Admin. confirmation

No publicity/residents

☐
☐

Records edited

.....

New application needed

☐
☐

Indexed

.....

Fee paying resubmission
(Admin. confirmation)

Fee/Non-fee

Case Officer:

BC liaison — see above

Technical consults
needed?

☐

viz

sent

Site inspection
needed?

☐

Site notes:

Details accepted, if different:

Notes:

Affect on plots/fees:

AMENDMENT RECORD SHEET - LIVE APPLICATION

Admin

Validation:

Inadequate/Inappropriate ☐

Clarification/Details required:

Appears valid ☒

Registered

Terminal date/committee
updated

DC Procedural Assessment

Is the information given correct?

Yes/No (If No, state above what
details are needed)

Has this amendment been requested?
If Yes, is it what was asked for?

Yes/No *
Yes/No *

Who do you need to reconsult as a
result of this amendment?

PC None ☐
WM
Press
Residents
Other -

Is it an amendment in principle?

Yes/No

Is it the same character/description
for fee purposes?

Yes/No (Refer to Admin ?)

If No, but Yes to (*) requested :-

Do development objectives outweigh
financial objectives?

Yes/No Confirmed.....

REJECTED as an amendment - new
application needed

Confirmed:

Notes/Advice/Rejection Reason:

☐ Tick if you wish this note to be
a paragraph in the Rejection Notice

AUTHORISED to treat as amendment

Confirmed:

Superseded details removed ☐

Give a revised description if
the details accepted are
different to the submission:

Acceptance issued:
Public register updated:

DC Professional Assessment

NOTES:

PLANNING AMENDMENT

For office use only

Application No. H16/724/01/A1
Date Registered 02 AUG 2001
Case Officer DR

SUPERSEDED

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

PATTERSON HOMES LTD
CRONIN HOUSE
ROMAN BANK
SPAUDING

Tel. No.

NAME AND ADDRESS OF AGENT

(if form completed by agent)

COOPER ARCHITECTURAL DESIGN
C/O G R MERCHANT
UNIT 4, WRIGHTS MEWS
SPAUDING, LINES.
Tel. No. (Contact)

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

BROAD ST, SPAUDING.

Please complete

APPLICATION No.

This amendment cannot be considered
unless the relevant reference is stated

H16/0724/01.

Building Regulation reference relating to
same development (if any)

2. Please tick **one** box only

Amendment is proposed where
permission already granted

If yes, submit two forms and two plans.

A

☐

or

Amendment is to a proposal
currently being considered

If yes, submit four forms and four plans.

B

☒

Please complete

I attach the necessary plans and request that the changes described below be accepted as an amendment.
I understand that the Council may require a fresh application, together with fee if appropriate. If the
amendment relates to a current application, I agree to an extension of the terminal date.

Signed J. Merchant Date 31.7.01

3. Please complete in block letters

FULL DESCRIPTION OF DEVELOPMENT IN ORIGINAL APPLICATION

DEMOLITION OF 3, 4, & 5 BROAD ST
& REDEVELOPMENT TO ERECT 16 APARTMENTS

State details of amendments proposed

(Give a full detailed list of the changes, and
also mark these clearly on the accompanying plans.
Only the changes listed here will be considered.)

STREET SCENE

State drawing no's of the current submission

Has this amendment been requested by the Council?
(If so, state Officer dealing with the application)

YES / NO

D. ROBERTS.

Describe any part of the original development
which is excluded by virtue of the amendment,
and state any alteration to plot numbers

Has a similar amendment been submitted under Building Regulations?

☐ Yes / ☐ No

AMENDMENT RECORD SHEET - POST DECISION

Admin

Validation:

Inadequate/Inappropriate

Clarification/Details required:

Appears valid

Registered

☒ NP

7/10/04

DC Procedural Assessment

Is the information given correct?

Yes/No (If No, state above what details are needed)

Is it an amendment in principle?

Immaterial/Needs new app

Confirmed:

Give a revised description if the details accepted are different to the submission:

Acceptance issued:

No Highway objection. The layout looks like it is intended for adoption but we have no plans to do so.

Jon
Are you happy 13/10/04 with revised plans?

REMOVED FROM
SYSTEM 27/10/04

removed from system with all alignment
removed from system plans to remove some of
alignment of highway, Rky. cell.

removed from system with D. Pullman 26/10/04
to the work to withdraw this Amendment.

PLANNING AMENDMENT

For office use only

Application No. H16/0724/01/A9

Date Registered

0020-01-02004
07 OCT 2004

Case Officer

DJK

07 OCT 2004

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

PATTERSON HOMES LTD
VINE HOUSE
2 VINE STREET
SPALDING
Lincs

Tel. No.

NAME AND ADDRESS OF AGENT

(if form completed by agent)

COOPER ARCHITECTURAL DESIGN
UNIT 4, WRIGHTS MANS
12A PARK ROAD HOBENCH
Lincs

Tel. No.

(Contact)

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

BROAD ST SPALDING.

07 OCT 2004

Please complete

APPLICATION No.

This amendment cannot be considered
unless the relevant reference is stated

H16/0724/01

Building Regulation reference relating to
same development (if any)

✓

2. Please tick **one** box only

Amendment is proposed where
permission already granted

If yes, submit two forms and two plans.

A

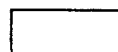


or

Amendment is to a proposal
currently being considered

If yes, submit four forms and four plans.

B



Please complete

I attach the necessary plans and request that the changes described below be accepted as an amendment.
I understand that the Council may require a fresh application, together with fee if appropriate. If the
amendment relates to a current application, I agree to an extension of the terminal date.

Signed

[Signature]

Date

5.10.04

3. Please complete in block letters

FULL DESCRIPTION OF DEVELOPMENT IN ORIGINAL APPLICATION

DEMOLITION OF 3, 4 & 5 BROAD ST.
& REDEVELOPMENT TO ERECT
16 APARTMENTS

State details of amendments proposed

(Give a full detailed list of the changes, and
also mark these clearly on the accompanying plans.
Only the changes listed here will be considered.)

RE-ALIGN ACCESS ROADWAY

State drawing no's of the current submission

0120-01-C.

Has this amendment been requested by the Council?
(If so, state Officer dealing with the application)

YES / NO

Describe any part of the original development
which is excluded by virtue of the amendment,
and state any alteration to plot numbers

Has a similar amendment been submitted under Building Regulations?

Yes / No

Application Amendments

Application H16/0724/01

?

Location Broad Street

Spalding

Postcode

House Number

Amendment

?

Date 07-10-2004

Type

POS

Post-Decision

?



Sub-Type

?

Description

Re-align access roadway

(Dwg. no. 0120-01-C)

Long

Description

Agent

A11

?

Des'n

Name

Cooper Architectural Design

Address

Unit 4 Wrights Mews

12A Park Road

Holbeach

Spalding Lincs. PE12 7EE

Post Code

E-Mail

Tel

01406 423762

Fax

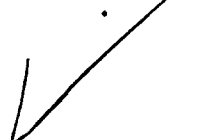
Ref

Decision

?

Date

DES?



Application no: H16/0724/01
Original Applicant: Patterson Homes Ltd
Ornom House
Roman Bank
Spalding Lincs



2003-2004
Supporting the Rural Economy



Council Offices
Priory Road
Spalding
Lincolnshire
PE11 2XE

Original Agent: Cooper Architectural Design
c/o G R Merchant
Unit 4 Wrights Mews
12A Park Road Holbeach
Spalding Lincs. PE12 7EE

FILE COPY

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

Description: Demolition of 3, 4 & 5 Broad Street and
redevelopment to erect 16 apartments

Location: Broad Street
Spalding

Amendment: Reconstructed Stone Ashlar pillars
Dwg. no. 0120-05A

Letter Sent: 27-JUL-04

Dear Sir/Madam

**TOWN AND COUNTRY PLANNING ACT 1990
NOTICE OF ACCEPTANCE OF AMENDMENT**

The amended details submitted in respect of the above proposal have now been considered and there are no objections to the amendment being implemented to the extent described above.

Note: This Notice does not convey any approval under the Building Regulations and you may need to make a new submission.

Yours faithfully

A handwritten signature in black ink, appearing to read "Terry Huggins".

Head of Planning & Development

AMENDMENT RECORD SHEET - POST DECISION

Admin

Validation:

Inadequate/Inappropriate

☐

Appears valid

☒

Clarification/Details required:

Registered

MTI 26.7.04

DC Procedural Assessment

Is the information given correct?

Yes/No (If No, state above what details are needed)

Is it an amendment in principle?

Immaterial/Needs new app

Confirmed:

27/7/04

Give a revised description if the details accepted are different to the submission:

Acceptance issued:

27/7/04

Application Amendments

Application H16/0724/01

?

Location Broad Street

Spalding

Postcode

House Number

Amendment 8

Date 23-07-2004

Type

POS

Post-Decision



Sub-Type



Description

* Reconstructed Stone Ashlar pillars.

Dwg. no. 0120-05A

Long

Description

Agent

A11

?

Des'n

Name

Cooper Architectural Design

Address

Unit 4 Wrights Mews

12A Park Road

Holbeach

Spalding Lincs. PE12 7EE

Post Code

E-Mail

Tel

01406 423762

Fax

Ref

* Description Please

PLANNING AMENDMENT

For office use only

Application No.

H16/0724/0/A8

Date Registered

23 JUL 2004

Case Officer

DJR

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

Patterson Nails Ltd.

Vine House

Vine Street.

Spalding

Tel. No. 01534

RECEIVED

23 JUL 2004

NAME AND ADDRESS OF AGENT

(if form completed by agent)

Cooper Architectural Design

4 WRIGHTS WOOD

12A PARK ROAD

Tel. No. 01534 (Contact)

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

BROAD STREET, SPALDING.

Please complete

APPLICATION No.

This amendment cannot be considered unless the relevant reference is stated

H16/0724/01

Building Regulation reference relating to same development (if any)

B16/0906/02.

2. Please tick **one** box only

Amendment is proposed where permission already granted

If yes, submit two forms and two plans.

A

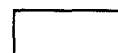


or

Amendment is to a proposal currently being considered

If yes, submit four forms and four plans.

B



Please complete

I attach the necessary plans and request that the changes described below be accepted as an amendment. I understand that the Council may require a fresh application, together with fee if appropriate. If the amendment relates to a current application, I agree to an extension of the terminal date.

Signed [Signature] Date 21/7/04

3. Please complete in block letters

FULL DESCRIPTION OF DEVELOPMENT IN ORIGINAL APPLICATION

Demolition of 3,4,5 Broad Street and redevelopment to erect 16 apartments.

State details of amendments proposed

(Give a full detailed list of the changes, and also mark these clearly on the accompanying plans. Only the changes listed here will be considered.)

Reconstituted Stone Ashlar Pillars.

State drawing no's of the current submission

G120 - CSA.

Has this amendment been requested by the Council? (If so, state Officer dealing with the application)

YES / NO

D.S. Roberts.

Describe any part of the original development which is excluded by virtue of the amendment, and state any alteration to plot numbers

-

Has a similar amendment been submitted under Building Regulations?

☒ / No