FILE COPY

SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Planning Permission

Reference: H16/0900/98 Received:23-SEP-98 Type:FULL

Name: Mr N Back
51 Beccelm Drive
Crowland
Peterborough
Cambs PE6 0AG

Agent: Status Design
2 Edinburgh Walk
Holbeach
Spalding
Lincs PE12 7AP

Description: Demolition of existing and construct replacement dwelling with detached double garage
Location : Mill House Spalding Common
Spalding Lincs

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 the vehicular access is commenced to be used the access and turning facility shall be provided on site in accordance with the plan accompanying the application.

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.

3 The existing hedge shall be retained at a height of at least 1 metre, measured from the level of the footpath adjacent the highway along the front boundary of the site apart from at the access point. In the event of the existing hedge dying, it shall be replaced within 6 months by hawthorn hedging. Such replanting shall be maintained by the owner or owners of the land on which it is situated for the period of 10 years, beginning with the date of completion of the planting and during that period all losses shall be made good as and when necessary, the hedge shall be allowed to reach a height of at least 1.2 metres.

Reason: In the interests of the visual amenity of the street scene.

4 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.

SALLY WALTHAM BA (Hons) F.C.I.H. Director of Housing & Planning Services

Housing & Planning Services Department, Council Offices, Priory Road, Spalding, Lincolnshire. PE11 2XE (Tel: 01775 761161)

SOUTH HOLLAND DISTRICT COUNCIL

Reason: In the interests of visual amenity and to ensure that the approved scheme is implemented satisfactorily.

This permission is granted in accordance with the application submitted as revised by the amended plans (dwg no. 772013/2) received by the Local Planning Authority on 26 Nov 98.

The applicant is reminded that separate notification to the Council is required under Section 80 of the Building Act 1984 prior to any demolition and that Building Control Services should therefore be advised at the appropriate time.

Director of Housing and Planning Services
10-DEC-98 H16/0900/98

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.

SALLY WALTHAM BA (Hons) F.C.I.H. Director of Housing & Planning Services
Housing & Planning Services Department, Council Offices, Priory Road, Spalding, Lincolnshire. PE11 2XE (Tel: 01775 761161)

Town and Country Planning Act etc

DRAFT PERMISSION

Reference: H16/0900/98 Received:23-SEP-98 Type:FULL

Name: Mr N Back
51 Beccelm Drive
Crowland
Peterborough
Cambs PE6 0AG

Agent: Status Design
2 Edinburgh Walk
Holbeach
Spalding
Lincs PE12 7AP

Description: Replacement dwelling and detached double garage – drawn details as front page

Location : Mill House Spalding Common
Spalding Lincs

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 the vehicular access is commenced to be used the access and turning facility shall be provided on site in accordance with the plan accompanying the application.

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.

3 The existing hawthorne hedge shall be retained at a height of at least 1.0 metres, measured from the level of the footpath adjacent the highway along the boundary of the site apart from at the access point. In the event of the existing hedge dying, it shall be replaced within 6 months by hawthorn hedging. Such replanting shall be maintained by the owner or owners of the land on which it is situated for the period of 10 years, beginning with the date of completion of the planting and during that period all losses shall be made good as and when necessary, the hedge shall be allowed to reach a height of at least 1.2 metres.

Reason: In the interests of the visual amenity of the street scene.

4 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.

This permission is granted in accordance with the application submitted as revised by the amended plans (dwg no. 772013/2) received by the Local Planning Authority on 26 Nov 98.

08-DEC-98 Checked ✓ 8.12.

Authorised to issue (inc Delegation) DC 10/12

SN14 Deed Determination ✓

PM 9-12