

SALLY WALTHAM

BA (Hons) F.C.I.H.

Director of Housing & Planning Services

Housing and Planning

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S O U T H



H O L L A N D
DISTRICT COUNCIL

HOUSING & PLANNING
SERVICES DEPARTMENT

FILE COPY

Town and Country Planning Act 1990

Planning Permission

Reference: H16/1202/99

Received: 26-NOV-99

Type: FULL

Name: Aldi Stores Ltd
Holly Lane
Atherstone
Warwickshire
CV9 2SQ

Agent: The Harris Partnership
4 Bassett Court
Newport Pagnell
Bucks
MK16 0JN

Description: Class A1 retail foodstore with associated car parking and landscaping

Location : 35-47 Winsover Road 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 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 Before the development hereby permitted is commenced details of the type and colour of the materials to be used for external walls and roofs shall be submitted to and approved in writing by



the Local Planning Authority.

Reason: To ensure that the external appearance of the proposed development harmonises with existing buildings in the area.

- 5 Before any development is commenced the applicants shall submit to and have had approved in writing by the Local Planning Authority the following:

- (1) Details of the construction and appearance of all boundary walls and fences.
- (2) Detailed drawings of revised elevational treatment to the Winsover Road frontage.
- (3) Details and drawings of all external security shutters, gates and barriers etc. to be incorporated in the development
- (4) Details of measures to be taken to minimise or prevent the removal of shopping trolleys from the site.

The development shall subsequently be completed in accordance with the approved details.

Reason: To ensure a satisfactory development.

- 6 Noise from fixed plant and machinery shall not exceed a level equivalent to 35dB LA eq 5 Minutes between the hours of 2300 and 0700 on the following day as measured at a height of 1.5 metres on any residential boundary.

Reason: To safeguard the amenities of nearby dwellings.

- 7 No static refrigerated trailer units shall be operated on the site, other than by means of electric hook-up points.

Reason: To safeguard the amenities of nearby dwellings.

- 8 Goods deliveries shall only take place between the hours of 0600 - 2200 Monday to Saturday and between the hours of 0900 - 1600 on Sundays and Bank Holidays.

Reason: To safeguard the amenities of nearby dwellings.

- 9 Prior to the commencement of the development hereby permitted, a scheme of works for the improvement of the junction between Winsover Road and St Thomas's Road and the approach roads shown on drawing B/ALDI/SPALDING.1/01 shall be progressed to detailed construction drawings which shall be submitted to the Local Planning Authority for written approval. Such works as approved shall be completed prior to the commencement of retail operations on the site.

Reason: To ensure the provision of safe and adequate means of access to the development without

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causing undue disruption to existing traffic movements.

- 10 The development shall not commence until such time as further traffic survey work, in accordance with a specification to be agreed in writing with the Local Planning Authority, has been carried out with respect to the junction of Winsover Road and St Thomas's Road. The survey work shall determine the nature of the improvement of the junction of Winsover Road and St Thomas's Road necessary to accommodate vehicular and pedestrian activity safely, which will either be in the general form indicated on drawing B/ALDI/SPALDING.1/01 or a traffic signal controlled layout.

Reason: To ensure the provision of safe and adequate means of access to the development without causing undue disruption to existing traffic movements.

The determined plans are:-

Dwg nos. Site Location Plan, dwg nos. 4614-05B, 4614-104E & 4614-110A recieved on 26 Nov 99.

Dwg no. B/ALDI/SPALDING.1/01

Your attention is drawn to the need to comply with the provisions of Section 4, 7, 8 and 8(a) of the Chronically Sick and Disabled Persons Act 1970, where appropriate, and to the Code of Practice for Access of the Disabled to Buildings (British Standard Institutions code of practice BS 5810:1979) or to Design Note 18 'Access for Disabled People to Educational Buildings', or to documents replacing such codes. Any work required which would alter the proposal hereby permitted may need a further application for planning permission.

Director of Housing and Planning Services

10 FEB 2000

H16/1202/99

This decision refers only to that required for the purposes of the Town and Country Planning Acts 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

Reference H16/1202/99

Received: 26-NOV-99 Type: FULL

Name: Aldi Stores Ltd
Holly Lane
Atherstone
Warwickshire
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Agent: The Harris Partnership
4 Bassett Court
Newport Pagnell
Bucks
MK16 0JN

Description: Class A1 retail foodstore with associated car parking and landscaping
Location : 35-47 Winsover Road 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 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 Before the development hereby permitted is commenced details of the type and colour of the materials to be used for external walls and roofs shall be submitted to and approved in writing by

the Local Planning Authority.

Reason: To ensure that the external appearance of the proposed development harmonises with existing buildings in the area.

- 5 Before any development is commenced the applicants shall submit to and have had approved in writing by the Local Planning Authority the following:

(1) Details of the construction and appearance of all boundary walls and fences.

* (2) Detailed drawings of revised elevational treatment to the Winsover Road - frontage.

(3) Details and drawings of all external security shutters, gates and barriers etc. to be incorporated in the development

The development shall subsequently be completed in accordance with the approved details.

4 Details of measures to be taken to minimise or prevent the Reason: To ensure a satisfactory development. *removal of shopping trolleys from the site.*

- 6 Noise from fixed plant and machinery shall not exceed a level equivalent to 35dB LA eq 5 Minutes between the hours of 2300 and 0700 on the following day as measured at a height of 1.5 metres on any residential boundary.

Reason: To safeguard the amenities of nearby dwellings.

- 7 No static refrigerated trailer units shall be operated on the site, other than by means of electric hook-up points.

Reason: To safeguard the amenities of nearby dwellings.

- 8 Goods deliveries shall only take place between the hours of 0600 - 2200 Monday to Saturday and between the hours of 0900 - 1600 on Sundays and Bank Holidays.

Reason: To safeguard the amenities of nearby dwellings.

- 9 Prior to the commencement of the development hereby permitted, a scheme of works for the *and the approach road shown on drawing* improvement of the junction between Winsover Road and St Thomas's Road shall be progressed to detailed construction drawings which shall be submitted to the Local Planning Authority for *1/10* approval. Such works shall be completed prior to the commencement of retail operations on the site. *as agreed*

- * Reason: *To ensure the provision of safe and adequate means of access to the development without causing undue disruption to existing traffic.*

- 10 The development shall not commence until such time as further traffic survey work, in accordance

with a specification to be agreed in writing with the Local Planning Authority, has been carried out with respect to the junction of Winsover Road and St Thomas's Road. The survey work shall determine the nature of the improvement of the junction of Winsover Road and St Thomas's Road necessary to accommodate vehicular and pedestrian activity safely, which will either be in the general form indicated on drawing B/ALDI/SPALDING.1/01 or a traffic signal controlled layout.

X Reason: *2.9.*

The determined plans are:-

Dwg nos. Site Location Plan, dwg nos. 4614-05B, 4614-104E & 4614-110A recieved on 26 Nov 99.

£ B/ALDI/SPALDING.1/01 - 21/1/00

Your attention is drawn to the need to comply with the provisions of Section 4, 7, 8 and 8(a) of the Chronically Sick and Disabled Persons Act 1970, where appropriate, and to the Code of Practice for Access of the Disabled to Buildings (British Standard Institutions code of practice BS 5810:1979) or to Design Note 18 'Access for Disabled People to Educational Buildings', or to documents replacing such codes. Any work required which would alter the proposal hereby permitted may need a further application for planning permission.

Director of Housing and Planning Services
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H16/1202/99

DD 9/2.
CS 9/2