

JJR/ 18-02159

14 September 2018

South Holland District Council
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LONDON
BIRMINGHAM
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Dear Sir / Madam

Re: Lidl UK GmbH – Application to Discharge of Planning Conditions 3, 9 and 10 attached to Planning Permission Ref: H16-0867-17 for the erection of a class A1 food store, new access, service yard, car parking, landscaping and associated works at Former Welland Hospital Site/Formal Garage, Holbeach Road, Spalding, Lincolnshire, PE11 2HX .

We act on behalf of Lidl UK GmbH (Lidl) and are instructed to submit a planning application seeking approval of details reserved by a condition in respect of the above development. The application was formally approved by South Holland District Council on 21st August 2018.

The application was approved with a number of conditions requiring discharge prior to commencement. Accordingly, we seek to discharge the following conditions:

Condition	Topic	Status of Condition
3	Site Entrance Improvements	Pre-commencement
9	Landscaping	Pre-commencement
10	Boundary Treatments	Pre-commencement

We enclose the following documents to the planning application, which was submitted to South Holland District Council via the Planning Portal (Ref PP-07255213) on 14th September 2018.

- Proposed White Lining and Pedestrian Improvements at Lidl Access onto Holbeach Road (Drawing No. SCP/17251/F03 Rev. A);
- Detailed Landscape Proposal (Drawing No. 17-079-01 Rev. A).

The planning application fee in the amount of £116 has been paid via Planning Portal.

In addition to the above, the specific information in respect of planning conditions 3, 9 and 10 are provided below.

Condition 3 – Site Entrance Improvements

“Prior to the commencement of retailing from the development hereby permitted, Holbeach Road shall be improved at the site entrance in accordance with details that shall first be approved in writing by the Local Planning Authority but shall be generally in accordance with those illustrated on the submitted drawing numbered SCP/17251/F03 A dated 17:11:2017 (within approved Safety Audit, Appendix A).”

In this regard, please refer to the enclosed Access Plan (Drawing No. SCP/17251/F03 Rev. A), which addresses the above requirements.

Condition 9 – Landscaping

“Before the commencement of the development hereby permitted beyond oversight, the approval of the Local Planning Authority is required to a scheme of landscaping and tree planting for the site indicating, inter alia, the number, species, heights on planting and positions of all the trees, together with details of post-planting maintenance. Such scheme as is approved by the Local Planning Authority shall be carried out in its entirety within a period of twelve months beginning with the date on which development is commenced. All trees, shrubs and bushes shall be maintained by the owner or owners of the land on which they are situated for the period of five years beginning with the date of completion of the scheme and during that period all losses shall be made good as and when necessary”.

In this regard, please refer to the enclosed Detailed Landscaping Plan (Drawing No. SCP/17251/F03 Rev. A) which addresses the above requirements.

Condition 10 – Boundary Treatments

“Prior to its installation, details of the proposed boundary treatment, including a schedule of materials, and details of the size and species of any hedging, shall be submitted to and approved in writing by the Local Planning Authority, and the details so approved shall be implemented in full before the development is first brought into use.”

In this regard, please refer to the enclosed Detailed Landscaping Plan (Drawing No. SCP/17251/F03 Rev. A) which addresses the above requirements.

Conclusion

We look forward to confirmation of early validation and determination of the application, however should you require any further information or have any queries in respect of the submitted documentation, please contact the undersigned in the first instance.

Yours sincerely,

J J Romero

J J Romero (Sep 14, 2018)

Joseph Romero

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Planner

Town Planning

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