

26 NOV 2010

Application for Planning Permission.  
Town and Country Planning Act 1990

FILE COPY

**Publication of applications on planning authority websites.**

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website.  
If you require any further clarification, please contact the Authority's planning department.

**1. Applicant Name, Address and Contact Details**

|                 |                                                                     |                      |                      |          |                      |
|-----------------|---------------------------------------------------------------------|----------------------|----------------------|----------|----------------------|
| Title:          | <input type="text"/>                                                | First name:          | <input type="text"/> | Surname: | <input type="text"/> |
| Company name:   | <input type="text" value="Seagate Homes Ltd"/>                      |                      |                      |          |                      |
| Street address: | <input type="text" value="c/o Robert Doughty Consultancy Limited"/> |                      |                      |          |                      |
|                 | <input type="text"/>                                                |                      |                      |          |                      |
|                 | <input type="text"/>                                                |                      |                      |          |                      |
| Town/City:      | <input type="text"/>                                                |                      |                      |          |                      |
| County:         | <input type="text"/>                                                |                      |                      |          |                      |
| Country:        | <input type="text"/>                                                |                      |                      |          |                      |
| Postcode:       | <input type="text"/>                                                | <input type="text"/> |                      |          |                      |

|                   |                      |                      |                      |
|-------------------|----------------------|----------------------|----------------------|
| Telephone number: | <input type="text"/> | <input type="text"/> | <input type="text"/> |
| Mobile number:    | <input type="text"/> | <input type="text"/> | <input type="text"/> |
| Fax number:       | <input type="text"/> | <input type="text"/> | <input type="text"/> |
| Email address:    | <input type="text"/> |                      |                      |

Are you an agent acting on behalf of the applicant? ☒ Yes ☐ No

**2. Agent Name, Address and Contact Details**

|                 |                                                                 |                                                          |                                       |          |                                      |
|-----------------|-----------------------------------------------------------------|----------------------------------------------------------|---------------------------------------|----------|--------------------------------------|
| Title:          | <input type="text" value="Mrs"/>                                | First Name:                                              | <input type="text" value="Mercedes"/> | Surname: | <input type="text" value="Golding"/> |
| Company name:   | <input type="text" value="Robert Doughty Consultancy Limited"/> |                                                          |                                       |          |                                      |
| Street address: | <input type="text" value="32"/>                                 |                                                          |                                       |          |                                      |
|                 | <input type="text" value="High Street"/>                        |                                                          |                                       |          |                                      |
|                 | <input type="text" value="Helpingham"/>                         |                                                          |                                       |          |                                      |
| Town/City:      | <input type="text" value="Sleaford"/>                           |                                                          |                                       |          |                                      |
| County:         | <input type="text" value="Lincolnshire"/>                       |                                                          |                                       |          |                                      |
| Country:        | <input type="text" value="United Kingdom"/>                     |                                                          |                                       |          |                                      |
| Postcode:       | <input type="text" value="NG34 0RA"/>                           | <input type="text" value="planning@rdc-landplan.co.uk"/> |                                       |          |                                      |

|                   |                      |                                           |                      |
|-------------------|----------------------|-------------------------------------------|----------------------|
| Telephone number: | <input type="text"/> | <input type="text" value="01529 421646"/> | <input type="text"/> |
| Mobile number:    | <input type="text"/> | <input type="text"/>                      | <input type="text"/> |
| Fax number:       | <input type="text"/> | <input type="text" value="01529 421358"/> | <input type="text"/> |
| Email address:    | <input type="text"/> |                                           |                      |

**3. Description of the Proposal**

Please describe the proposed development including any change of use:

Has the building, work or change of use already started?

☐ Yes ☒ No

#### 4. Site Address Details

Full postal address of the site (including full postcode where available)

Description:

|                 |              |         |  |
|-----------------|--------------|---------|--|
| House:          | 16           | Suffix: |  |
| House name:     |              |         |  |
| Street address: | FEN END LANE |         |  |
|                 |              |         |  |
| Town/City:      | SPALDING     |         |  |
| County:         | LINCOLNSHIRE |         |  |
| Postcode:       | PE12 6AD     |         |  |

Description of location or a grid reference  
(must be completed if postcode is not known):

|           |        |
|-----------|--------|
| Easting:  | 524209 |
| Northing: | 320478 |

#### 5. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

☐ Yes ☒ No

#### 6. Pedestrian and Vehicle Access, Roads and Rights of Way

Is a new or altered vehicle access proposed to or from the public highway?

☐ Yes ☒ No

Is a new or altered pedestrian access proposed to or from the public highway?

☐ Yes ☒ No

Are there any new public roads to be provided within the site?

☐ Yes ☒ No

Are there any new public rights of way to be provided within or adjacent to the site?

☐ Yes ☒ No

Do the proposals require any diversions/extinguishments and/or creation of rights of way?

☐ Yes ☒ No

#### 7. Waste Storage and Collection

Do the plans incorporate areas to store and aid the collection of waste?

☐ Yes ☒ No

Have arrangements been made for the separate storage and collection of recyclable waste?

☐ Yes ☒ No

#### 8. Authority Employee/Member

With respect to the Authority, I am:

- (a) a member of staff
- (b) an elected member
- (c) related to a member of staff
- (d) related to an elected member

Do any of these statements apply to you?

☐ Yes ☒ No

#### 9. Materials

Please state what materials (including type, colour and name) are to be used externally (if applicable):

##### Walls - description:

Description of *existing* materials and finishes:

Painted render.

Description of *proposed* materials and finishes:

Facing Brick : Ibstock Ivanhoe Rural Blend.

Plinth Tile - Terracotta.

##### Roof - description:

Description of *existing* materials and finishes:

Concrete tiles.

Description of *proposed* materials and finishes:

Roof Tile: Sandtoft Single Pantile - Terracotta.

##### Windows - description:

Description of *existing* materials and finishes:

Wooden

Description of *proposed* materials and finishes:

uPVC

## 9. (Materials continued)

### Doors - description:

Description of *existing* materials and finishes:

Painted wood (white).

Description of *proposed* materials and finishes:

uPVC (white).

### Boundary treatments - description:

Description of *existing* materials and finishes:

Hedge along rear boundary.

Wooden fencing to the front and side boundaries.

Description of *proposed* materials and finishes:

Hedge along rear boundary to be retained.

1.8m high close boarded fence to replace existing fence on northern boundary and part of southern boundary.

### Vehicle access and hard standing - description:

Description of *existing* materials and finishes:

Stone.

Description of *proposed* materials and finishes:

Gravel.

Are you supplying additional information on submitted plan(s)/drawing(s)/design and access statement?

☒ Yes ☐ No

If Yes, please state references for the plan(s)/drawing(s)/design and access statement:

See Site Plan 564-35-SP01 revision B

Design and Access Statement 564 35/DAS/LMS

## 10. Vehicle Parking

Please provide information on the existing and proposed number of on-site parking spaces:

| Type of vehicle                              | Existing number of spaces | Total proposed (including spaces retained) | Difference in spaces |
|----------------------------------------------|---------------------------|--------------------------------------------|----------------------|
| Cars                                         | 3                         | 3                                          | 0                    |
| Light goods vehicles/public carrier vehicles | 0                         | 0                                          | 0                    |
| Motorcycles                                  | 0                         | 0                                          | 0                    |
| Disability spaces                            | 0                         | 0                                          | 0                    |
| Cycle spaces                                 | 0                         | 0                                          | 0                    |
| Other (e.g. Bus)                             | 0                         | 0                                          | 0                    |
| Short description of Other                   |                           |                                            |                      |

## 11. Foul Sewage

Please state how foul sewage is to be disposed of:

Mains sewer ☒ Package treatment plant ☐ Unknown ☐

Septic tank ☐ Cess pit ☐

Other

Are you proposing to connect to the existing drainage system?

☒ Yes ☐ No ☐ Unknown

If Yes, please include the details of the existing system on the application drawings and state references for the plan(s)/drawing(s):

564-35-SP01 Revision B.

## 12. Assessment of Flood Risk

Is the site within an area at risk of flooding? (Refer to the Environment Agency's Flood Map showing flood zones 2 and 3 and consult Environment Agency standing advice and your local planning authority requirements for information as necessary.)

☒ Yes ☐ No

If Yes, you will need to submit an appropriate flood risk assessment to consider the risk to the proposed site.

Is your proposal within 20 metres of a watercourse (e.g. river, stream or beck)?

☐ Yes ☒ No

Will the proposal increase the flood risk elsewhere?

☐ Yes ☒ No

How will surface water be disposed of?

☐ Sustainable drainage system

☐ Main sewer

☐ Pond/lake

☒ Soakaway

☐ Existing watercourse

13. Biodiversity and Geological Conservation

To assist in answering the following questions refer to the guidance notes for further information on when there is a reasonable likelihood that any important biodiversity or geological conservation features may be present or nearby and whether they are likely to be affected by your proposals.

Having referred to the guidance notes, is there a reasonable likelihood of the following being affected adversely or conserved and enhanced within the application site, OR on land adjacent to or near the application site:

- a) Protected and priority species  
☐ Yes, on the development site    ☐ Yes, on land adjacent to or near the proposed development    ☒ No
- b) Designated sites, important habitats or other biodiversity features  
☐ Yes, on the development site    ☐ Yes, on land adjacent to or near the proposed development    ☒ No
- c) Features of geological conservation importance  
☐ Yes, on the development site    ☐ Yes, on land adjacent to or near the proposed development    ☒ No

14. Existing Use

Please describe the current use of the site:

Residential bungalow

- Is the site currently vacant?    ☐ Yes    ☒ No
- Does the proposal involve any of the following?  
If yes, you will need to submit an appropriate contamination assessment with your application.
- Land which is known to be contaminated?    ☐ Yes    ☒ No
- Land where contamination is suspected for all or part of the site?    ☐ Yes    ☒ No
- A proposed use that would be particularly vulnerable to the presence of contamination?    ☐ Yes    ☒ No

15. Trees and Hedges

- Are there trees or hedges on the proposed development site?    ☒ Yes    ☐ No
- And/or: Are there trees or hedges on land adjacent to the proposed development site that could influence the development or might be important as part of the local landscape character?    ☐ Yes    ☒ No
- If Yes to either or both of the above, you may need to provide a full Tree Survey, at the discretion of your local planning authority. If a Tree Survey is required, this and the accompanying plan should be submitted alongside your application. Your local planning authority should make clear on its website what the survey should contain, in accordance with the current 'BS5837: Trees in relation to construction - Recommendations'.

16. Trade Effluent

- Does the proposal involve the need to dispose of trade effluents or waste?    ☐ Yes    ☒ No

17. Residential Units

- Does your proposal include the gain or loss of residential units?    ☒ Yes    ☐ No

Market Housing - Proposed

|                   | Number of bedrooms |   |   |    |         |
|-------------------|--------------------|---|---|----|---------|
|                   | 1                  | 2 | 3 | 4+ | Unknown |
| Houses            |                    |   | 1 |    |         |
| Flats/Maisonettes |                    |   |   |    |         |
| Live-Work units   |                    |   |   |    |         |
| Cluster flats     |                    |   |   |    |         |
| Sheltered housing |                    |   |   |    |         |
| Bedsit/Studios    |                    |   |   |    |         |
| Unknown           |                    |   |   |    |         |

Proposed Market Housing Total    1

Market Housing - Existing

|                   | Number of bedrooms |   |   |    |         |
|-------------------|--------------------|---|---|----|---------|
|                   | 1                  | 2 | 3 | 4+ | Unknown |
| Houses            |                    |   |   |    | 1       |
| Flats/Maisonettes |                    |   |   |    |         |
| Live-Work units   |                    |   |   |    |         |
| Cluster flats     |                    |   |   |    |         |
| Sheltered housing |                    |   |   |    |         |
| Bedsit/Studios    |                    |   |   |    |         |
| Unknown           |                    |   |   |    |         |

Existing Market Housing Total    1

Overall Residential Unit Totals

|                                  |   |
|----------------------------------|---|
| Total proposed residential units | 1 |
| Total existing residential units | 1 |

18. All Types of Development: Non-residential Floorspace

- Does your proposal involve the loss, gain or change of use of non-residential floorspace?    ☐ Yes    ☒ No

## 19. Employment

If known, please complete the following information regarding employees:

|                    | Full-time | Part-time | Equivalent number of full-time |
|--------------------|-----------|-----------|--------------------------------|
| Existing employees | 0         | 0         | 0                              |
| Proposed employees | 0         | 0         | 0                              |

## 20. Hours of Opening

If known, please state the hours of opening for each non-residential use proposed:

| Use | Monday to Friday |          | Saturday   |          | Sunday and Bank Holidays |          | Not Known |
|-----|------------------|----------|------------|----------|--------------------------|----------|-----------|
|     | Start Time       | End Time | Start Time | End Time | Start Time               | End Time |           |

## 21. Site Area

What is the site area?

648.67

sq.metres

## 22. Industrial or Commercial Processes and Machinery

Please describe the activities and processes which would be carried out on the site and the end products including plant, ventilation or air conditioning. Please include the type of machinery which may be installed on site:

N/A

Is the proposal for a waste management development?

☐ Yes ☒ No

## 23. Hazardous Substances

Is any hazardous waste involved in the proposal?

☐ Yes ☒ No

## 24. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

☒ Yes ☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

☒ The agent ☐ The applicant ☐ Other person

## 25. Certificates (Certificate B)

### Certificate of Ownership - Certificate B

#### Town and Country Planning (Development Management Procedure) (England) Order 2010 Certificate under Article 12

I certify/The applicant certifies that I have/the applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner (owner is a person with a freehold interest or leasehold interest with at least 7 years left to run) of any part of the land or building to which this application relates.

| Application details |                  |         |  | Date notice served |
|---------------------|------------------|---------|--|--------------------|
| Notice recipient    |                  |         |  |                    |
| Name                | Mr G A Scott     |         |  | 25/11/2010         |
| Number:             |                  | Suffix: |  |                    |
| Street:             | Pecks Drove West |         |  |                    |
| Locality:           | Clay Lake        |         |  |                    |
| Town:               | Spalding         |         |  |                    |
| Postcode:           | PE12 6BH         |         |  |                    |

Title: Mrs First name: Mercedes Surname: Golding  
Person role: Agent Declaration date: 25/11/2010 ☒ Declaration made

## 25. Certificates (Agricultural Land Declaration)

### Agricultural Land Declaration

#### Town and Country Planning (Development Management Procedure) (England) Order 2010 Certificate under Article 12

Agricultural Land Declaration - You Must Complete Either A or B

(A) None of the land to which the application relates is, or is part of an agricultural holding. ☒

(B) I have/The applicant has given the requisite notice to every person other than myself/the applicant who, on the day 21 days before the date of this application, was a tenant of an agricultural holding on all or part of the land to which this application relates, as listed below: ☐

If any part of the land is an agricultural holding, of which the applicant is the sole tenant, the applicant should complete part (B) of the form by writing 'sole tenant - not applicable' in the first column of the table below

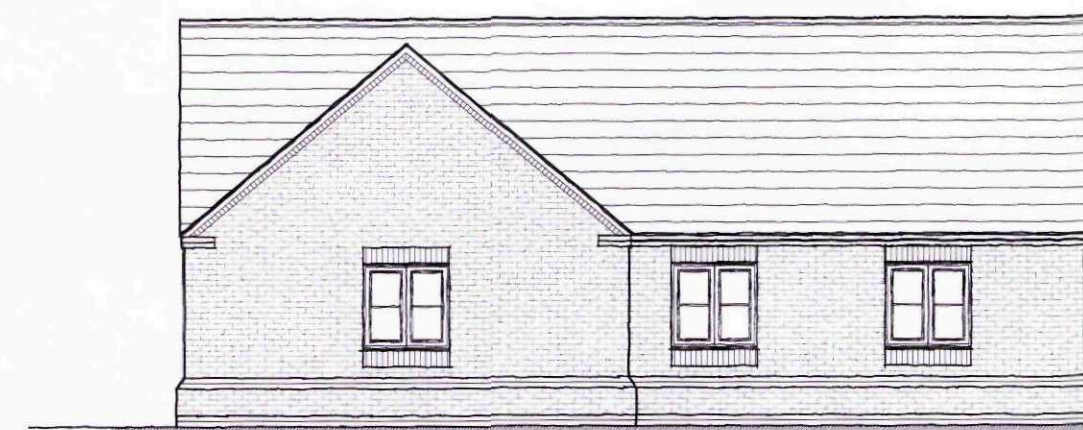
25. Certificates (Agricultural Land Declaration - continued)

|              |       |                   |            |                                     |                  |
|--------------|-------|-------------------|------------|-------------------------------------|------------------|
| Title:       | Mrs   | First Name:       | Mercedes   | Surname:                            | Golding          |
| Person role: | Agent | Declaration date: | 25/11/2010 | <input checked="" type="checkbox"/> | Declaration Made |

26. Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information. ☒

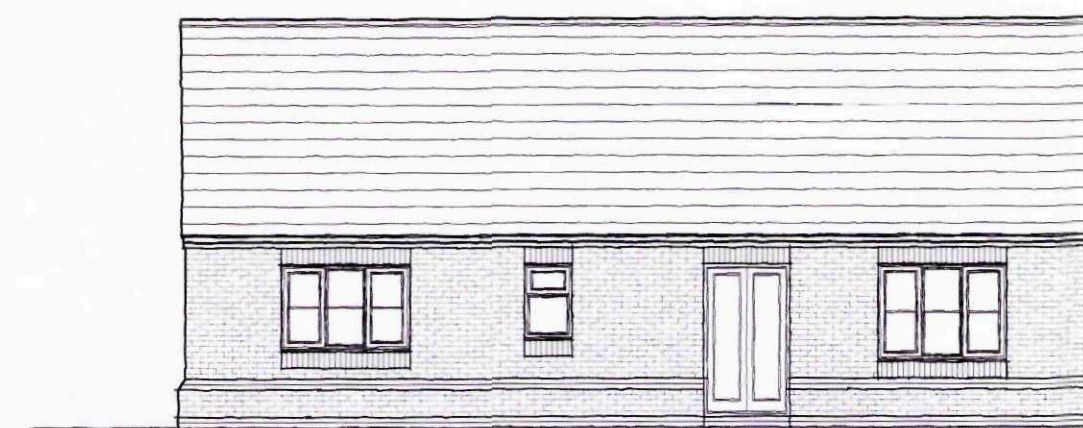
|      |            |
|------|------------|
| Date | 25/11/2010 |
|------|------------|



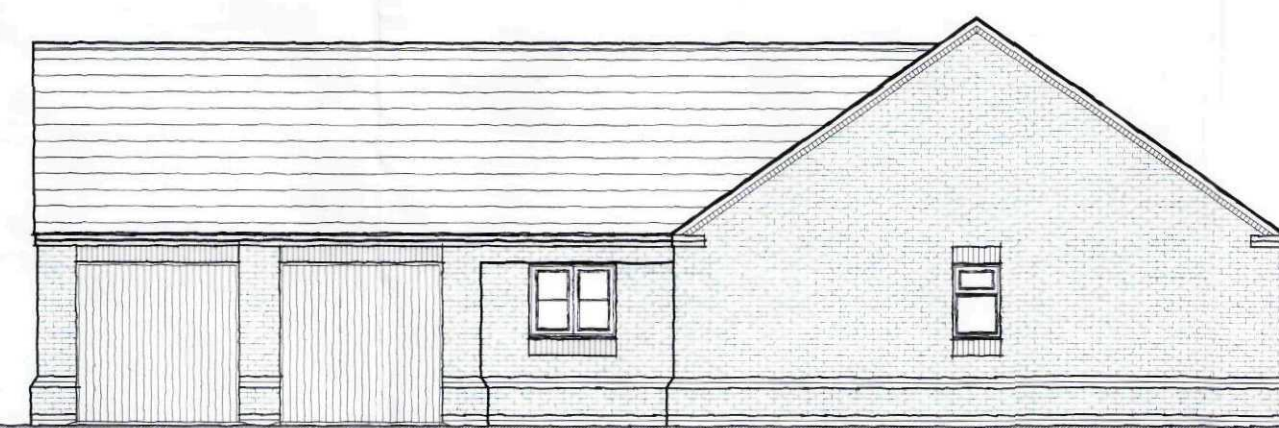
Front Elevation



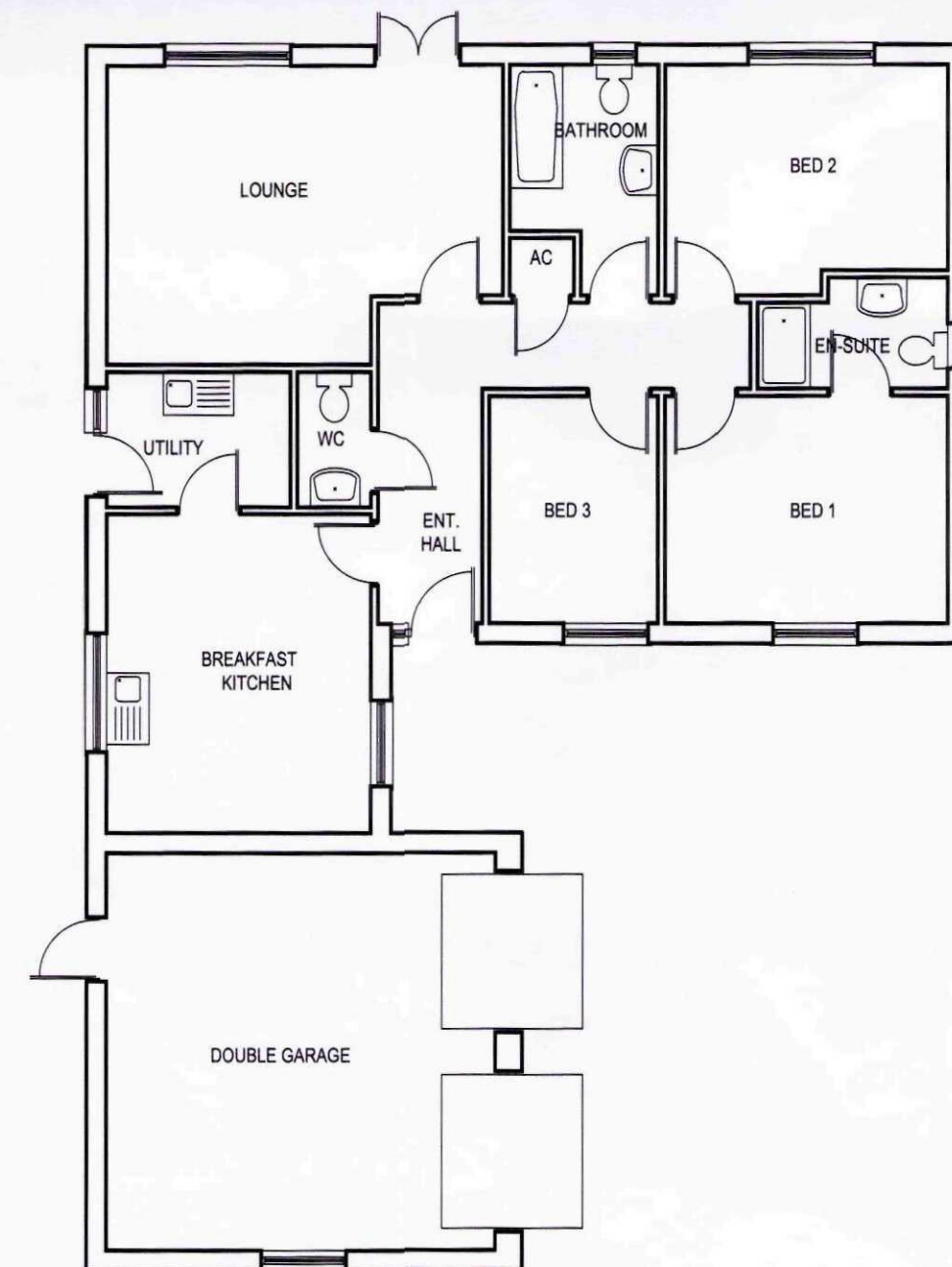
Side Elevation



Rear Elevation



Side Elevation



Ground Floor Plan

SHDC  
Planning & Development  
2 6 NOV 2010  
Ref: 0980-10

THIS DRAWING IS FOR THE  
PURPOSE OF OBTAINING  
PLANNING PERMISSION ONLY

|   |    |                              |          |
|---|----|------------------------------|----------|
| A | JB | Windows & elevations amended | 23-11-10 |
|---|----|------------------------------|----------|

| Rev. | By | Notes | Date |
|------|----|-------|------|
|------|----|-------|------|

**rdc**  
Robert Doughty  
Consultancy

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Fax: 01529 421358  
Email: admin@rdc-landplan.co.uk  
Web: www.rdc-landplan.co.uk

|                                                         |                  |         |
|---------------------------------------------------------|------------------|---------|
| Client:<br>Seagate Homes Ltd                            |                  |         |
| Project:<br>Proposed Bungalow 16 Fen End Lane, Spalding |                  |         |
| Drawing title:<br>Design Details                        |                  |         |
| Drawing No.<br>564-35-01-DD01                           | Rev.<br>A        | Drawn   |
| Scale<br>1:100 @ A2                                     | Date<br>22-11-10 | Checked |