APPLICATION NO. : H16.1261.92.

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SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

## Refusal of Planning Permission

Reference: H16/1261/92 Received:04-DEC-92 Type:FULL

Name: Dentone Builders
Mr T Long (Mr D Porter)
195 Bourne Road
Spalding
Lincs

Agent: M E Cresswell
Horseshoe Bridge
Spalding
Lincs
PE11 3JA

Description: Temporary change of use to part of approved building plot as secure compound for building equipment
Location : Pt OS 4494, Plot 1 195 Bourne Road Spalding Lincs

South Holland District Council hereby give notice that PERMISSION HAS BEEN REFUSED for the development for the following reason(s):

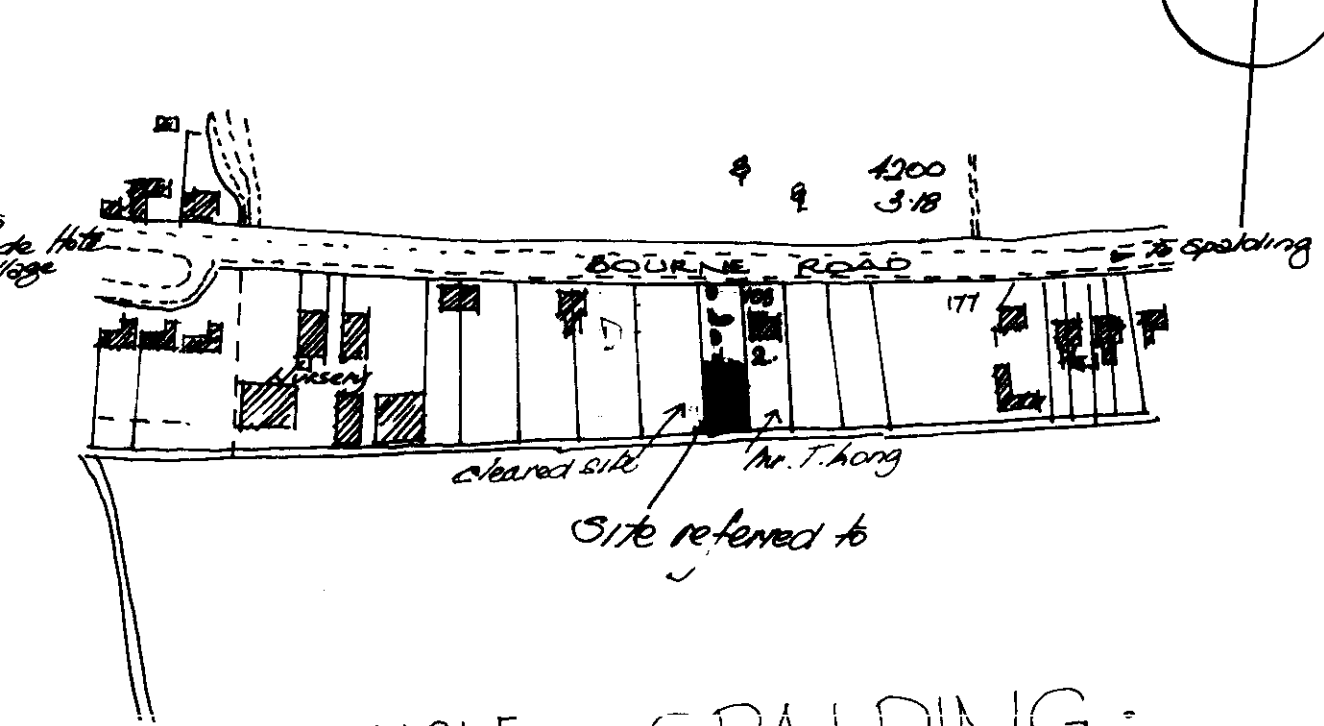
1 In the opinion of the Local Planning Authority the development is unacceptable for this residential area and is seriously detrimental to the visual amenities of the locality and would if permitted, give rise to serious detriment to the residential amenities of nearby dwellings because of noise and disturbance.

Director of Planning and Building Control Services
01-FEB-93 H16/1261/92

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.

**BRIAN SMITH** Dip TP MRTPI Director of Planning & Building Control Services

Planning & Building Control Department, Council Offices, Priory Road, Spalding, Lincolnshire. PE11 2XE (Tel: 0775 761161)

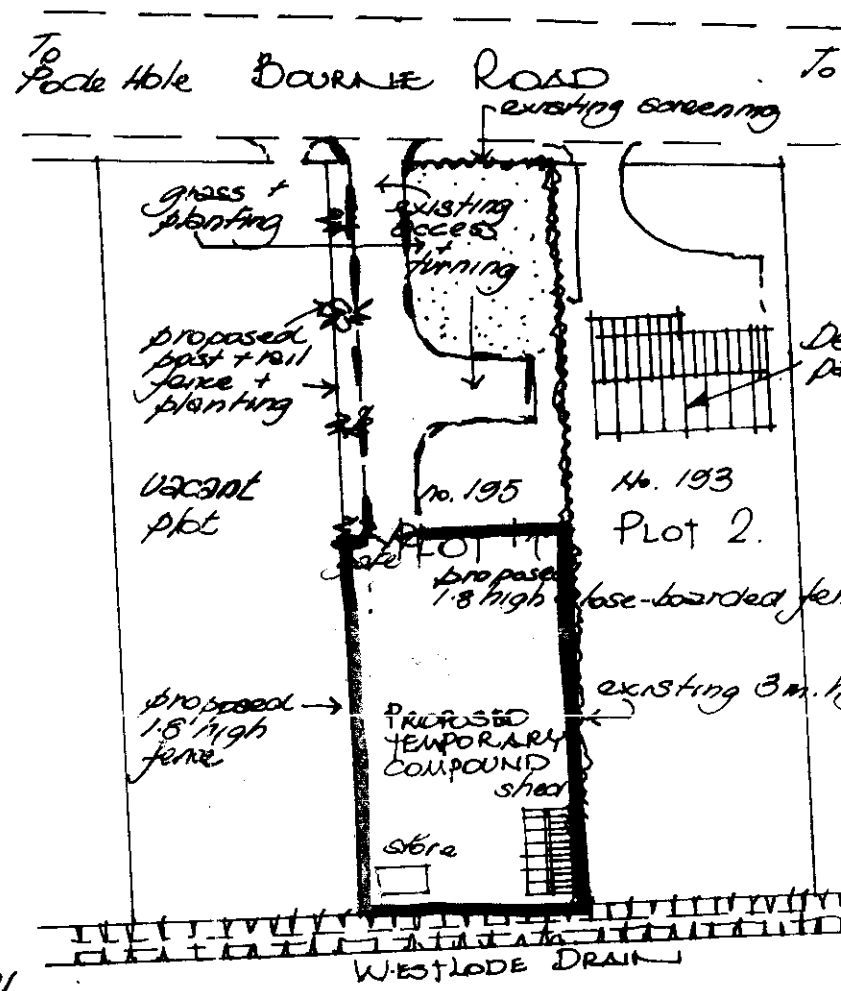



# PODE HOLE · SPALDING ·

## IDENTIFICATION PLAN · Scale: 1·2500.

O·S part plot 4494. O·S Sheet 2221-2321 1968.

plot no. 1 Bourne Road - received Outline Consent 5·2·91
Reference: H16/1389/90.




## BLOCK PLAN

# PROPOSAL - TEMPORARY SECURE COMPOUND

FOUR COPIES REQUIRED

# PLANNING APPLICATION

**For office use only**

Application No. H16/1261/92

Date Registered 04 DEC 1992

1. Please complete in block letters

**NAME AND ADDRESS OF APPLICANT**

DEN HOME BUILDERS
195 Mr. T. Long C/M D. Porter
BOURNE ROAD
SPALDING.

Tel. No.

**NAME AND ADDRESS OF AGENT**

(if form completed by agent)

M. E. CRESSWELL MBIAT
HORSESHOE BRIDGE
SPALDING. PE11 3JA

Tel. No. 72 3656.
(Personal contact name)

Please complete in block letters

**FULL POSTAL ADDRESS OF THE APPLICATION SITE**

Pt. O.S. 4494 - PLOT 1. 195 BOURNE ROAD. SPALDING

Please complete in block letters

**DESCRIPTION OF PROPOSED DEVELOPMENT**

TEMPORARY CHANGE OF USE TO PART OF APPROVED BUILDING PLOT AS SECURE COMPOUND FOR BUILDING EQUIPMENT

Please complete

I attach
* Four copies of all plans
* an ownership certificate (see back page)
* a fee of £110.00. If you consider no fee is payable include a written explanation instead.

Signed M E Cresswell Date 3 DEC 1992

Previous application No. H16/1339/90

Please tick **one** box and answer the extra questions under that section.

2. **TYPE OF APPLICATION**

This is a **full** application for change of use and/or new building works (✓) ➡ **Now complete Parts 3, 4 and 5 and an Ownership Certificates**

or This is an **outline** application ⬇

Please state Site Area (Hectares)

Please tick **any** box where you are including details which you wish to be considered as part of this application.

Siting ☐ Design ☐ External Appearance ☐

Means of Access ☐ Landscaping ☐

**Now complete Parts 3 and 5 and an Ownership Certificate.**

or This is a **reserved matters** application. ⬇

A. Please state Reference Number of outline permission.
B. Please state which reserved matters are dealt with in this application.
**Now complete Part 4 only**

or This is an application for **renewal** of temporary permission or **continuation** without complying with planning concition. ⬇

A. Please state reference Number of previous permission
B. Please state Condition Number referred to
**Now complete an Ownership Certificate**

or This is an application for **modification** of a condition on a planning permission which has not yet been implemented. ⬇

A. Please state Reference Number of pervious permission
B. Please state Condition Number referred to
C. Please state variation required
**Now complete an Ownership Certificate.**

## TYPE OF DEVELOPMENT

3. A. Please state whether the proposal involves:- (Tick one or more boxes)

| | | |
|---|---|---|
| (i) New Dwellings | | If so, how many: |
| (ii) Other new building(s) | | |
| (iii) Alterations or extension | | |
| TEMPORARY (iv) Change of use (PART OF SITE ONLY) | ✓ | |

| | |
|---|---|
| 4. A. If building works are proposed, please state extra floor space to be created: | N/A sq. metres |
| B. Please state size of any new structure:- (a) max. height: | 1.8 HIGH fencing metres |
| (b) max. length: | — metres |
| (c) max. width: | — metres |
| C. Please state type and colour of materials for facing external walls: | — |
| D. Please state type and colour of roofing materials. | — |
| E. Has a survey of the site been undertaken? State Yes or No | YES |

5. **GENERAL INFORMATION** Please complete each section

**EXISTING USES**
Please state existing or, if vacant, the last use(s) of site. — VACANT BUILDING PLOT.

**ACCESS TO ROADS (VEHICULAR AND PEDESTRIAN)** Please tick **one** box

| | | |
|---|---|---|
| A. There will be **no** new access to a public road and **no** alteration to any existing access to a public road | ✓ | |
| or | | |
| B. There will be a new or altered access to a public road | ➡ | If so, name of road:<br>Will there be—<br>Individual access(es)<br>New estate road |
| C. What provision will be made for garages or parking within the site? | TURNING + PARKING. | |

**TREES** Please tick **one** box

| | | |
|---|---|---|
| A. The proposal does **not** involve the felling of any trees | ✓ | |
| B. The proposal does involve the felling of one or more trees | | ➡ If so, please show details on plans. |

**DRAINAGE** Please complete

| | |
|---|---|
| A. Please state how surface water will be disposed of | N/A. |
| B. For estate developments, please state how highway surface water will be disposed of | |
| C. Please state whether a land drain will be affected | NO. |
| D. Foul sewerage will be disposed of to: | N/A |

Mains sewer ☐ Cesspool ☐ Septic tank ☐

**PLEASE COMPLETE IN ALL CASES**

| | State Yes or No | |
|---|---|---|
| The proposal is in connection with agriculture | NO | ➡ If so, **please give details in Part 6** |
| The proposal affects a listed building | NO | |
| The proposal affects a public right of way | NO | |
| The proposal is known to affect contaminated or filled land | NO | |
| The proposal is for industrial, warehousing, offices, shopping or similar commercial purposes. | YES | ➡ If so, **please complete Part 7** |
| In cases where a statutory consultation will be required, please state whether you have sent a copy of the application to the consultee yourself. If yes, please give date sent. | | ➡ Date: Consultee(s) |
| Is this application related to a previous submission? | YES | ➡ Application No. H6/1339/90 |

6. **ANY OTHER INFORMATION** Please add any details you wish in support of your application. Continue on separate sheet if necessary. See attached letter.

## INDUSTRIAL, WAREHOUSING, OFFICES OR SHOPS Please complete if appropriate

Please tick **one** box and complete B if necessary

A. The proposal does not involve any alteration in existing floorspace ☑

B. The proposal involves the creation of or an alteration in total **gross** floorspace ☐ ➡

Proposed total gross floorspace ____ sq. m. Previous total gross floor space ____ sq. m.

This new total includes the following net floorspace:

Retail ____ sq. m. Office ____ sq. m. Indistrial ____ sq. m. Warehousing ____ sq. m.

Other ____ sq. m. ➡ If so, please state use:

| | Office Staff | Industrial staff | Other staff |
|---|---|---|---|
| How many office, industrial and other staff will be employed on the site as a result of the development proposed? If you have existing premises on the site, how many of the employees will be new staff? If you propose to transfer staff from other premises please give details of the numbers involved and of the premises affected. | | | |
| In the case of industrial development, give a description of the processess to be carried out and of the end products, and the type of plant or machinery to be installed. | SECURE STORAGE of TOOLS & SMALL PLANT e.g. cement mixer | | |
| If the proposal forms a stage of a larger scheme for which planning permission is not at present sought, please give what information you can about the ultimate development | | | |
| Is the proposal related to an existing use on or near the site? State Yes or No | YES | | |
| If so, please explain the relationship | SITE OWNED BY DENTONE – ONE OF PARTNERS LIVES ON ADJACENT SITE. PRESENT TIME NOT CONDUCIVE TO DEVELOPING SITE AS BUILDING PLOT. | | |
| Is this a proposal to replace existing premises in this area or elsewhere which have become obsolete, inadequate or otherwise unsatisfactory? State Yes or No | YES/NO | | |
| If so, please give details including gross floor area of such premises and state your intentions in respect of those premises. | BUT EXPANDING BUSINESS REQUIRES EXTRA STORAGE FACILITIES WHICH THIS SITE WILL PROVIDE for TIME BEING. | | |
| What provisions have been made for the parking, loading and unloading of vehicles within the curtilage of the site? (Please show the location of such provision on the plans and distinguish between parking for operational needs and other purposes) | OFF-STREET PARKING for VAN and WORKMENS VEHICLES DURING WORKING DAY (2 ONLY) LORRY KEPT AT D. PORTER'S ADDRESS. | | |
| What is the estimated vehicular traffic flow to the site during a normal working day? (Please include all vehicles except those used by individual employees driving to work) | 1 | | |
| What is the nature, volume and proposed means of disposal of any trade effluents or trade refuse? | N/A | | |
| Will the proposed use involve the use of storage of any hazardous materials? State Yes or No | NO. If yes, you may need to apply for Hazardous Substances Consent | | |
| What provision is being made for access to premises for the disabled? | N/A. | | |

An application for Reserved Matters for residential development or an extension of Outline will be made before 5 Feb. 1994.

# OWNERSHIP CERTIFICATES

PLEASE COMPLETE ALL THREE SECTIONS.

1. **APPLICANT'S INTEREST**
Please state interest in site (e.g. owner, prosp. purchaser)
(Please remember to indicate on the location plan any other land under your control).

OWNERS

2. **OWNERSHIP OF THE SITE**

This certificate is to make sure that the owners of land are aware of applications made on it.

If the applicant is the **sole owner of the whole site**, complete **Certificate A.**
In **any other case** (i.e. if the applicant is a prospective purchaser, or a tenant, or a joint owner, or the sole owner of only part of the site) then you must give notice to all other owners, and complete **Certificate B.** (An "owner" is a person having a freehold interest, or having a leasehold interest where seven years or more remains unexpired). If you are unable to trace the owner, please contact the Planning Office as a different certificate will be required.

**Certificate A** Nobody except the applicant was an owner of any part of the land to which the application relates at the beginning of the period of 21 days ending with the date of the accompanying application.

Signed M E Cresswell (~~Applicant~~ / Agent) Date 3.12.92

**Certificate B** The applicant has given the required notice to everyone else who were owners of any part of the land to which the application relates at the beginning of the period of 21 days ending with the date of the accompanying application.
Owner's Name:
Address of owner at which notice was served: State Date notice served:

Signed ..... (Applicant / Agent) Date .....

3. **AGRICULTURAL HOLDINGS CERTIFICATE**

If the land is not in agricultural use complete Certificate 1.
If the land is agricultural, but farmed by the owner and there is no agricultural tenant, complete Certificate 1.
If the site does relate to an agricultural holding, you must give notice to the tenant, and complete Certificate 2. If you are the sole agricultural tenant yourself, sign certificate 2 but insert 'not applicable' in the tenant details.

**Certificate 1** None of the land to which the application relates is or is part of any agricultural holding.

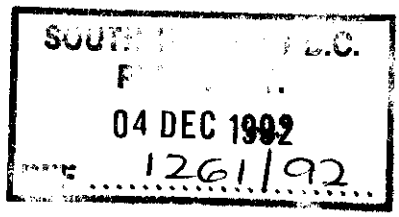
Signed M E Cresswell (~~Applicant~~ / Agent) Date 3.12.92

**Certificate 2** The applicant has given the required notice to every other person who, at the beginning of the period of 21 days ending with the date of the application, was a tenant of an agricultural holding on all or part of the land to which the application relates.
Tenant's Name:
Address of tenant at which notice was served: State Date notice served:

Signed ..... (Applicant / Agent) Date .....

A Member of the British Institute of Architectural Technicians.

25th November 1992.
The District Planning Officer
Priory Road
Spalding.




Ref; KW/JJ E16/2145/90.

for the attention of Mr K.Woods.

Dear Sir,

195 Bourne Road,Spalding for Dentone Builders.
Planning reference H16/1339/90.

I refer to your letter dated 6th November and our subsequent meeting on Friday last at which Mr.D Porter,one of Dentone Builders two partners was present.

Following the advice that a limited permission for forming a secure compound to the rear of the above site might be favourably considered by your Planning Committee, an application together with a layout of the site and screening proposed is enclosed.

The dwelling adjoining the site is the home of Mr Tony Long, the other partner in Dentone,so it would be a perfect place for their small plant and tools to be stored securely from theft together with temporary storage of some building materials before being moved onto the place of work, The site is over 50 metres long and has mature Cupressa screening on two sides already. The intention would be to screen off say 25 metres to the rear of the site with close boarded fencing and planting. Hard-standing and a vehicular access exist, and now that the adjoining business site has been cleared,proper boundary fencing and planting can be implemented.

Due to the present economical climate,Dentone are unable to develop the site as they wish(Outline Planning consent was received in February last year) however,it is still their intention to carry this out ,but,in the meantime,it would greatly enable them in their business to make use of part of the site in this way,whilst keeping it tidy and confining storage to a screened-off area at the far end of the site. (PPG-4 reference).

Yours faithfully,

M.E.Cresswell.
Enclosure; Planning application,cheque and Drwings no 579/1.

# DC RECORD SHEET

**APPLICATION REF:**

## Directions

Art 7 (Outlines)
RM checklist

| | Siting | Design | Ext app | Access | Landscape |
|---|---|---|---|---|---|
| Previous | | | | | |
| Current | | | | | |
| Required | | | | | |

Reg 4 Scale drawing ___ Highway S/W ___ Agric appraisal ___

Other ___

Precise details, for non-standard direction:

Senior Officer authorised: _____ Sent: _____

## Revalidation after Direction

Information satisfactory/unsatisfactory Signed: _____

Further direction: Precise details:

Amended description:

New valid date: _____

## Consultation/Publicity Required

I can't decipher this, I know one of the Builders. He is in the IAM. DZ 11/12

| | Requested | Sent |
|---|---|---|
| **Extra Publicity:** | | |
| Departure | _____ | _____ |
| Setting of LB | _____ | _____ |
| Public Right of Way | _____ | _____ |
| Discretionary | _____ | _____ |
| **Extra Consultations:** | | |
| Dept of Transport | _____ | _____ |
| Environmental Serv. | _____ | _____ |
| LB/Cons. Area - Local | _____ | _____ |
| - Local & National | _____ | _____ |
| - English Heritage | _____ | _____ |
| Consultant Name_____ _____ | | _____ Order No ____ |
| Other: | _____ | _____ |

Case Officer DZ

Recorded on board:

# APPLICATION ASSESSMENT

Notes for Case Officer

Site Inspection | Accuracy | Neighbours | Boundaries

Site features | Other

not happy with the
shed now as wholly the area
with removal of Elaeocarpus

Inspected by
Date 18/12

Notice posted by
Date 18/12

Resident Notices required

Sent | Delivered

Case Officer Conclusions

---

## RECOMMENDATION

COMMITTEE

Departure from Policy .....

Ward Member request .....

Recommend approval against material objection .....

Other circumstance viz: .....

Change to Committee recorded

DELEGATED

Case Officer .....

Senior Officer .....

Case Officer Recommendation

Approve | Refuse

Signed .....

Conditions/Reasons
(continue overleaf)

Notes to applicant

- [ ] Disabled
- [ ] Outstanding RM
- [ ] Amended plans

# ADMIN RECORD SHEET

## Initial

Submitted Fee £ 110

Receipt Issued P1997

Date first Rec'd 04 DEC 1992

## Registration

Reference H16/1261/92

Cross-Ref N/A

Date 7/12

## Validation

TYPE FULL

Earliest permission

Site area

No of dwellings

Floorspace

Description

Tech

Certificate
Site plans
Description

Accuracy
Incomplete form

Fees

Nil fee

Discounted fee

Previous app
Type

Correct fee 110

Additional
Refund

Receipt
Issued

## Information

Newbuild/Redevelopment/Change of use/Extension/Alteration/Works

Earlier permission Ref

RM

| | Siting | Design | Ext app | Access | Landscaping |
|---|---|---|---|---|---|
| Previous | | | | | |
| Current | | | | | |

Index sheets 319

OS No's

Grid ref 523350 321950

Ward T

Parish SPALDING

TR Rural
TR Bypass
Level Cross
Footpath

CA
LB
TPO

Inside IBD NO

Inside LP area YES

Linked to site

Ref 0914

Linked to property

Ref

Planning Records:
Earlier apps 1339/90

B Reg Records:
Already submitted - Ref
Request
Requested

Town and Country Planning Act etc

## DRAFT DECISION

Reference: H16/1261/92 Received:04-DEC-92 Type:FULL

Name: Dentone Builders
Mr T Long (Mr D Porter)
195 Bourne Road
Spalding
Lincs

Agent: M E Cresswell
Horseshoe Bridge
Spalding
Lincs
PE11 3JA

Description: Temporary change of use to part of approved building plot as secure compound for building equipment
Location : Pt OS 4494, Plot 1 195 Bourne Road Spalding Lincs

South Holland District Council hereby give notice that permission has been granted/refused etc on the following conditions/reasons:

1 In the opinion of the Local Planning Authority the development is unacceptable for this residential area and is seriously detrimental to the visual amenities of the locality and would if permitted, give rise to serious detriment to the residential amenities of nearby dwellings because of noise and disturbance.

28-JAN-93 AD check...29/1....

Authorised to issue (inc Delegation).....

APPLICATION REFERENCE: H16/1261/92 DATE RECEIVED: 04-DEC-92

TYPE: Full

DESCRIPTION: Temporary change of use to part of approved building plot as secure compound for building equipment

LOCATION: Part OS 4494, Plot 1, 195 Bourne Road, Spalding

APPLICANT: Dentone Builders AGENT: M E Cresswell

REASON FOR COMMITTEE CONSIDERATION

Recommendation of refusal.

SOUTH HOLLAND DISTRICT COUNCIL
REPORT TO PLANNING COMMITTEE
Date 26 JAN 1993

RECOMMENDATION

A Refuse

In the opinion of the Local Planning Authority the development is unacceptable for this residential area and is seriously detrimental to the visual amenities of the locality and would if permitted, give rise to serious detriment to the residential amenities of nearby dwellings because of noise and disturbance.

B That the Committee authorise Enforcement proceedings to secure the discontinuance of the unauthorised use within a period of 12 months on the grounds that it is expedient to do so in the interests of safeguarding the amenities of the locality.

---

PLANNING ISSUES

1 Effect on adjoining dwellings: Site has outline permission for one dwelling and is between existing dwellings, the nearest of which (no 193) is occupied by person connected with the business. Use exists and is unauthorised. Site adjoins former premises of 'Slabcast' which was vacated following enforcement proceedings and appeal. Applicants have requested temporary permission but this is considered inappropriate. Suggest period for Enforcement should give sufficient time to relocate to other premises.

REPRESENTATIONS

County Highways: Request conditions (including temporary 12 month period).

Environmental Services: Residential location: inappropriate but impact could be mitigated by restricting type of materials, hours of use and limiting any consent to 12 months.

| | |
|---|---|
| Public: | An unsigned letter of objection received. |
| Applicant: | Still intend to develop site for residential purposes when economic climate permits: In meantime temporary permission as applied for would enable business to make use of site which could be kept tidy and screened and enable secure storage of small plant, tools and some building materials. |

E J SMITH Dip TP MRTPI
Director of Planning & Building Control Services
Planning & Building Control Department,
Council Offices,
Priory Road, Spalding,
Lincolnshire. PE11 2XE

Telephone: (0775) 761161
Fax: (0775) 710772

SOUTH HOLLAND DISTRICT COUNCIL

Application no: H16/1261/92 Type: FULL

Applicant: Dentone Builders Agent: M E Cresswell
Tel: 0775 723656

Description: Temporary change of use to part of approved building plot as secure compound for building equipment
Location: Pt OS 4494, Plot 1
195 Bourne Road
Spalding
Lincs

---

| | | | |
|---|---|---|---|
| Valid date: | 04-DEC-92 | Terminal date: | 29-JAN-93 |
| Target dates: | | Target Committee: | 26-JAN-93 |
| To case officer | 11-DEC-92 | Report deadline: | 12-JAN-93 |
| Inspected by | 14-DEC-92 | | |
| Extra contacts | 18-DEC-92 | Case Officer: | |
| Report if not clear by | 08-JAN-93 | D J ROBERTS | |

---

DEVELOPMENT/CONSTRAINTS

Size: .06 HA
Category: Change of use only
Listed building: Other Constraints:
Conservation Area:

---

CONSULTATIONS CARRIED OUT

| | | Sent | Expiry |
|---|---|---|---|
| Cllr C F Fisher | 0775 725983 | 11-DEC-92 | 25-DEC-92 |
| Cllr Mrs A M Newton | 0775 762210 | 11-DEC-92 | 25-DEC-92 |
| Cllr R C West | 0775 760231 (Of | 11-DEC-92 | 25-DEC-92 |
| Site/Press Advert MIN | | 18-DEC-92 | 08-JAN-93 |

L.C.C - Obs Attached for C. 17/12/92

---

SITE DETAILS

Grid ref: 522350 321950
OS Sheets: 219 Parcel:

# LINCOLNSHIRE COUNTY COUNCIL
# DEPARTMENT OF HIGHWAYS AND PLANNING

*FORM NO: H/A/3B*

To: South Holland District Council  Application Reference H16/1261/92.

Form of notification by the County Director of Highways and Planning for DEVELOPMENT AFFECTING HIGHWAYS

With reference to the application dated
relating to the following proposed development:

1. National Grid Reference of a central point on site

| horizontal | | | | vertical | | |
|---|---|---|---|---|---|---|
| | | | | | | |

2. Address or location

Pt OS 4496, Plot 1, 195 Bourne Road Spalding

3. Name, classification and number of road

I (A151)

4. Date application referred 17-12-92

5. State whether outline, detailed application etc.

Full

6. Description of proposed development/change of use including access details

Temporary change of use to part of building plot as compound for building equipment

7. Notice is hereby given under the provisions of article 15 of the Town and Country Planning General Development Order, 1988, that the County Council as local highway authority:—

Delete as appropriate

~~a. Does not wish to restrict the grant of permission.~~

(b.) Requests that any permission given by the local planning authority shall include the conditions shown overleaf.

~~c. Requests that the local planning authority refuse the application (reason overleaf).~~

d. Requests the local planning authority to complete Form T.R. 108 para ~~10b as shown overleaf.~~

Date: 17/12/92  Signed: [signature]
Director of Highways and Planning

CONDITIONS:—

Delete as appropriate

(i) For applications where items are to be reserved for subsequent approval in consultation with the Director of Highways and Planning

(ii) For other applications

(1) The turning space, shown on the submitted plans, shall be kept clear and available for use ~~at~~ at all times the premises are in use

(2) The permission shall be for a maximum of 1 year only

Delete as appropriate

(i) REASONS FOR a, b, or c overleaf

(ii) COMMENTS FOR FORM T.R. 108 para 10b

(1) 821

(2) In order to assess the effects on highway safety.

Note:— use continuation sheet(s) as necessary.

SOUTH HOLLAND DISTRICT COUNCIL

M E M O R A N D U M

---

FROM: DIRECTOR OF ENVIRONMENTAL SERVICES DATE: 15.12.92

OUR REF: JC/SS/PC

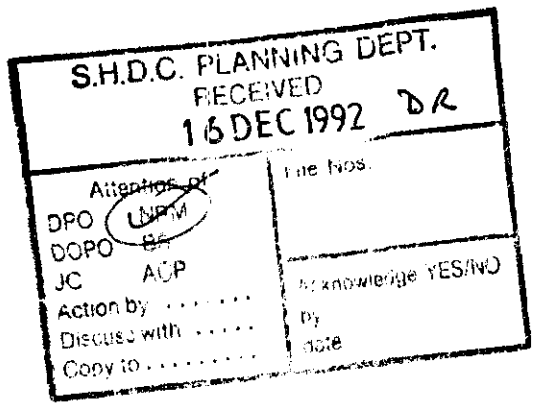
TO: DIRECTOR OF PLANNING & BUILDING CONTROL SERVICES YOUR REF:

---

Planning Application H16/1261/92
Storage of building materials, Bourne Road

This is a residential location and in principle is therefore inappropriate for such purposes albeit any impact could obviously be mitigated by restricting the type of materials to be stored, duration of consent, i.e., 12 months and hours of use, if you were mindful to grant.

Director of Environmental Services



**BRIAN SMITH** Dip TP MRTPI
Director of Planning & Building Control Services
Planning & Building Control Department,
Council Offices,
Priory Road, Spalding,
Lincolnshire. PE11 2XE

Telephone: (0775) 761161
Fax: (0775) 710772

SOUTH HOLLAND DISTRICT COUNCIL

VAT Reg No 121 5277 01

OFFICIAL RECEIPT - APPLICATION FEES

Receipt No : P1997
Date received : 04-DEC-92

Received from

D E porter & A Long

Address

193 Bourne Road
Spalding

| | | |
|---|---|---|
| Fee paid | £ | 110.00 |
| VAT | £ | 0.00 |
| Total received | £ | 110.00 |

Cash/Cheque : Cheque

Signed.....K. Lowe...
(Authorised Collector)

55. PLANNING APPLICATIONS (Continued)

**(b) Applications Refused**

The undermentioned applications be refused planning permission in accordance with the recommendations of the Director of Planning and Building Control Services, as amended, where indicated:-

| Plan No. and Applicant | | Proposal |
|---|---|---|
| H12/0881/91<br>D J Mountain | | Retention of dwelling without restricted occupancy condition (H12/0649/86) at Lutton Gowts, Long Sutton. |

(Subject to the words "and immediate family" beng inserted between the words "own" and "continuing" on line 4 of recommendation B.)

| | | |
|---|---|---|
| H06/1085/92<br>N Parnell | | Change of use to storage of scrap metal and provision of vehicular access at Dawsmere Road, Gedney Drove End. |
| H16/1247/92<br>W J Mumford & Son Ltd | O.A. | Residential development (14 one-bed apartments), including details of siting, design and means of access at 4 Woolram Wygate, Spalding. |

(Councillor C F Fisher declared an indirect interest in the above application and left the Council Chamber during consideration thereof.)

| | | |
|---|---|---|
| H08/1248/92<br>Mr G P Meads | | Three bungalows with detached garage rear of 17-19 Quadring Road, Gosberton. |
| H18/1250/92<br>Mr A F Garner | | Siting of mobile home at 187 Bridge Road, Sutton Bridge. |
| H06/1251/92<br>Mr & Mrs Edgley | | Detached bungalow and garage with vehicular access at Watkins Lane, Gedney Drove End. |

(The Director of Planning and Building Control Services reported receipt of an objection from the Parish Council.)

| | | |
|---|---|---|
| H16/1261/92<br>Dentone Builders | O.A. | Temporary change of use to part of approved building plot as secure compound for building equipment at part OS 4494, Plot 1, 195 Bourne Road, Spalding. |
| H16/1027/92<br>Fine Arts Developments Plc | | Conversion of existing warehousing to three retail units with car parking and service access. |

(The Director of Planning and Building Control Services reported upon advice from Counsel in connection with the above application which was refused for the following reasons:

(i) The proposed development is of a scale that goes beyond the needs of the locality and the local environment and as such is contrary to Structure Plan Policy 13 and its proposed modification, and contrary to Policy S4 of the Spalding and Pinchbeck Local Plan and proposed Policy STC3 of its review. In the opinion of the Local Planning Authority the applicants have not produced convincing material considerations to demonstrate why the said policies should not prevail.

# ENFORCEMENT ENQUIRIES

TO: CASE OFFICER: _____

APPLICATION NUMBER: H16/1261/92

Please note that this application ~~has been~~/is the subject of an Enforcement Enquiry.

For further information please contact the Enforcement Officer.

Date: 7.12.92 Signature: K Bulwood

DOE Ref: APP/C/93/628454/55

LPA Ref: E16/2145/90

TOWN AND COUNTRY PLANNING ACT 1990
(AS AMENDED BY THE PLANNING AND COMPENSATION ACT 1991
SECTION 174
(WRITTEN REPRESENTATIONS PROCEDURE)

# APPEAL BY DENTONE BUILDERS, D PORTER & T LONG

## STATEMENT ON BEHALF OF SOUTH HOLLAND DISTRICT COUNCIL

B Smith
Director of Planning and
Building Control Services
South Holland District Council
Council Offices
Priory Road
Spalding
Lincs

STATEMENT

1. The service of the Enforcement Notice followed the refusal of planning application ref: H16/1261/92. (Documents relating to this application are attached as Appendix A).

2. The application report to Committee highlights the main planning issues and stated why permission was refused. The report mentions that adjoining premises were formally occupied by a firm known as 'Slabcast'. The adjoining site was the subject of an enforcement appeal, which was dismissed following a Public Inquiry. (DoE Ref: APP/C/91/A2525/602170 & 171 + APP/A2525/A/91/180851).

3. The main issue in this case relates to the acceptability of the site for the purpose stated in the Enforcement Notice. In this respect the site has the benefit of permission for residential development and is situated in a wholly residential frontage. It is anticipated that the former "Slabcast" site to the west will eventually be developed for residential purposes, to complete the residential frontage in this location.

4. Response to Ground A

5. The planning merits of this case were determined during the determination of the previous planning application. The Local Planning Authority maintains the view that to grant permission for the development would be unacceptable in this residential area and result in continued and serious detriment to the visual amenities of the locality. The residential amenities would also be affected by noise and disturbance caused by the continued use of the site. Matters would be exacerbated when the site to the west was developed, bringing residential units even closer to the site.

6. Response to Ground B

7. There can be no doubt that the unauthorised development has occurred. This is evidenced by the fact that the appellant submitted the planning application to regularise the use, from past correspondence, and the attached photographs.

8. Response to Ground C

9. There can be no doubt that the unauthorised development does amount to a breach in planning control. There has been a material change of use of the land for the storage of building materials and equipment, together with the parking of vehicles used in connection with building businesses. Planning permission does not exist for this use.

10. Response to Ground G

11. In this instance the compliance period is 12 months. The notice requires the cessation of use of the land for the storage of building materials and equipment and for the parking of vehicles. The Local Planning Authority considers that the period for compliance is both reasonable and generous, given the steps required to ensure compliance.

12. In this instance the Local Planning Authority would not be prepared to grant permission for the unauthorised development either with or without the imposition of conditions.

13. Comments on the appellants statement

14. The planning application was determined on its own merits and refused for the reasons stated. The fact that the adjoining site had previously been the subject of enforcement action was a factor to be brought to the attention of the Planning Committee.

15. It is acknowledged that most small builders by necessity, have to keep small amounts of material at their residences, or some other convenient location. In this case however a special compound with separate access has been created. The area (excluding the access) shown on the plans submitted with the application measures some 25m x 15m. This goes beyond what may be regarded as a minor storage site.

16. The storage of materials is not temporary. Individual items may not be stored on site for any great length of time but there is a continuous throughput and the use of the site is therefore continuous.

17. In this case there are no building works in progress, nor planned for the near future, on the appeal site. There can be no question therefore that the materials are required in connection with current building works on site.

18. In this case the appellants were advised to apply for permission to regularise an unauthorised use. This is normal Council policy but at no time would any Officer have given a categoric assurance that permission would be granted. The Council do not usually proceed with enforcement action in cases such as these without first giving applicants the opportunity of applying for permission. This enables all matters to be considered, in light of any representations received, and for the Planning Committee to be appraised of the situation. In this case permission was refused and enforcement action sanctioned.

19. The action of the Local Planning Authority cannot however be construed as being unreasonable. The use first commenced in 1990, and the Council Officers have therefore been lenient in not pressing for an application sooner. Additionally the Council have acted most reasonably in giving the appellants a 12 month compliance period, when in fact, the steps specified could be carried out in a much shorter time. The longer period was stated specifically to afford the appellant sufficient time to re-locate.

20. The appellants are assured that the Council is not in the business of using ploys. The Council has always regarded enforcement as an action of last resort and in most cases invites the submission of applications prior to instigating enforcement action.

LIST OF PLANS AND DOCUMENTS SUBMITTED

| | |
|---|---|
| Plan A: | To scale 1:2500 showing the appeal site and the former premises of "Slabcast". |
| Appendix A: | Documents relating to previous planning application Ref: H16/1261/92. |
| Appendix B: | Copies of pre-application correspondence. |
| Appendix C: | Plan and Decision Notice relating to application H16/1339/90. |
| Appendix D: | Copy of notification letter and list of addresses. |
| Appendix E: | Photographs of appeal site (taken 26th May 1993). |

LPA Ref: E16/2145/90

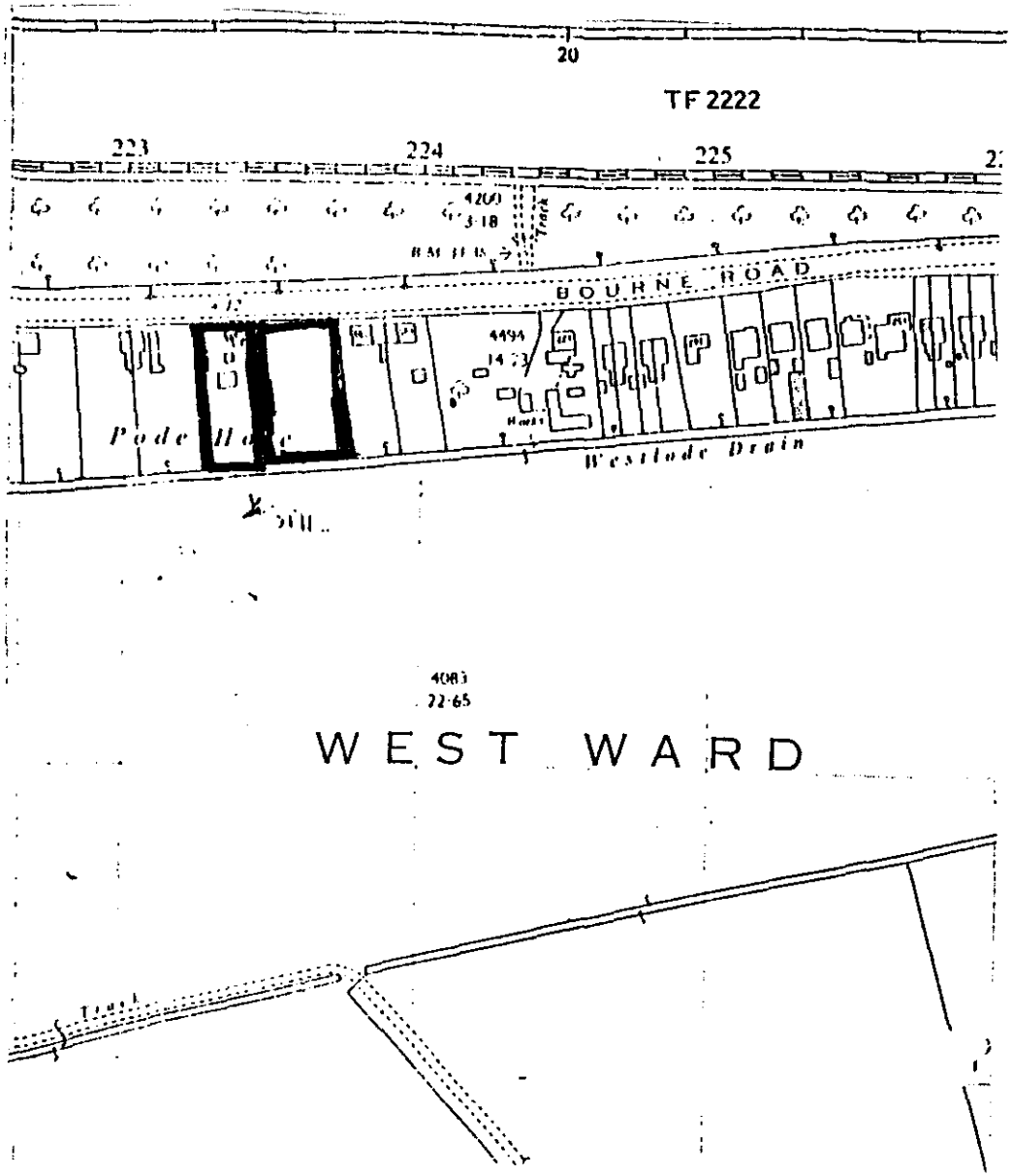
DoE Ref: APP/C/93/A2525/628454-55

APPEAL BY DENTONE BUILDERS, D PORTER & T LONG

STATEMENT ON BEHALF OF SOUTH HOLLAND DISTRICT COUNCIL

PLAN A

Mr B Smith
Director of Planning and
Building Control Services
South Holland District Council
Council Offices
Priory Road
Spalding
Lincs




# SOUTH HOLLAND
## DISTRICT COUNCIL
## PLANNING DEPARTMENT

**APPEAL BY**

DENTONE BUILDERS
D. PORTER & T. COUNSELL

REF APP/C/93/628454-55

APPEAL SITE

FORMER SITE OF "SEABEAST"

**B.SMITH M.R.T.P.I.**
**DISTRICT PLANNING OFFICER**
**PRIORY ROAD, SPALDING.**

| SCALE | DATE |
|---|---|
| 1/2500 | MAY '93 |

**PLAN 'A'**

ADMEL P/1/504

LPA Ref: E16/2145/90

DoE Ref: APP/C/93/A2525/628454/55

# APPEAL BY DENTONE BUILDERS, D PORTER & T LONG

## Appendix A

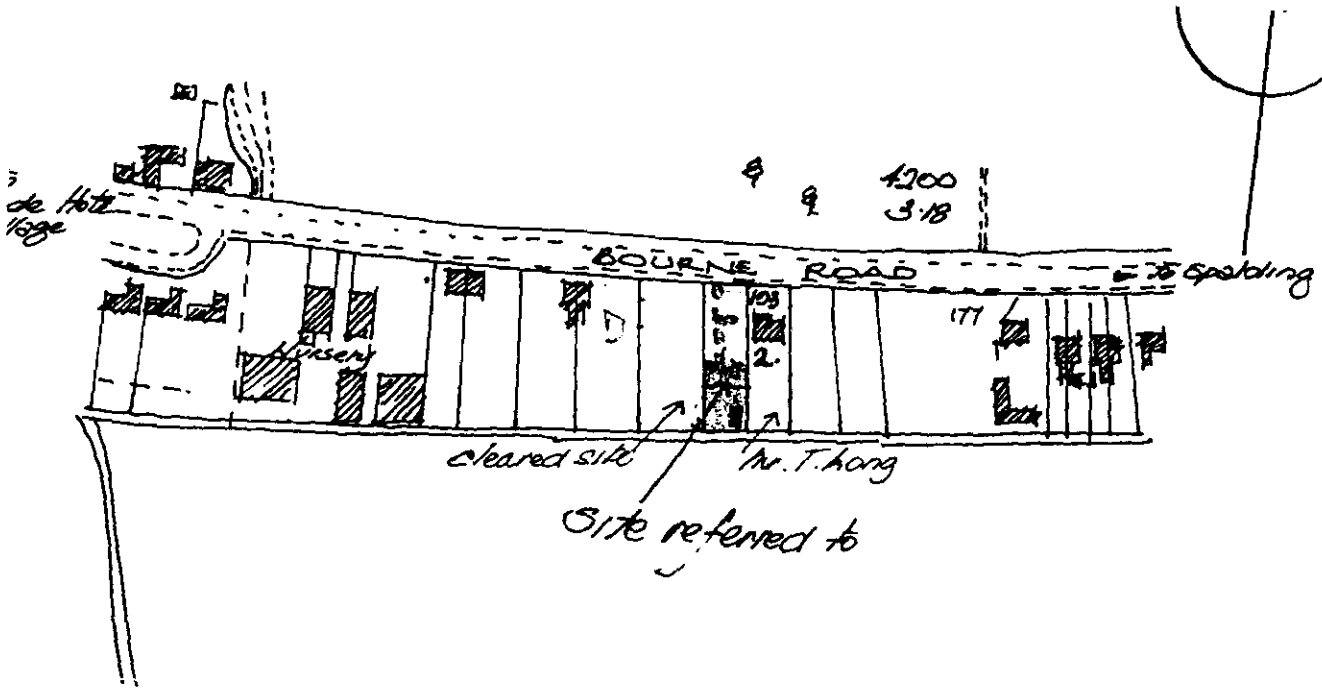
## STATEMENT ON BEHALF OF SOUTH HOLLAND DISTRICT COUNCIL

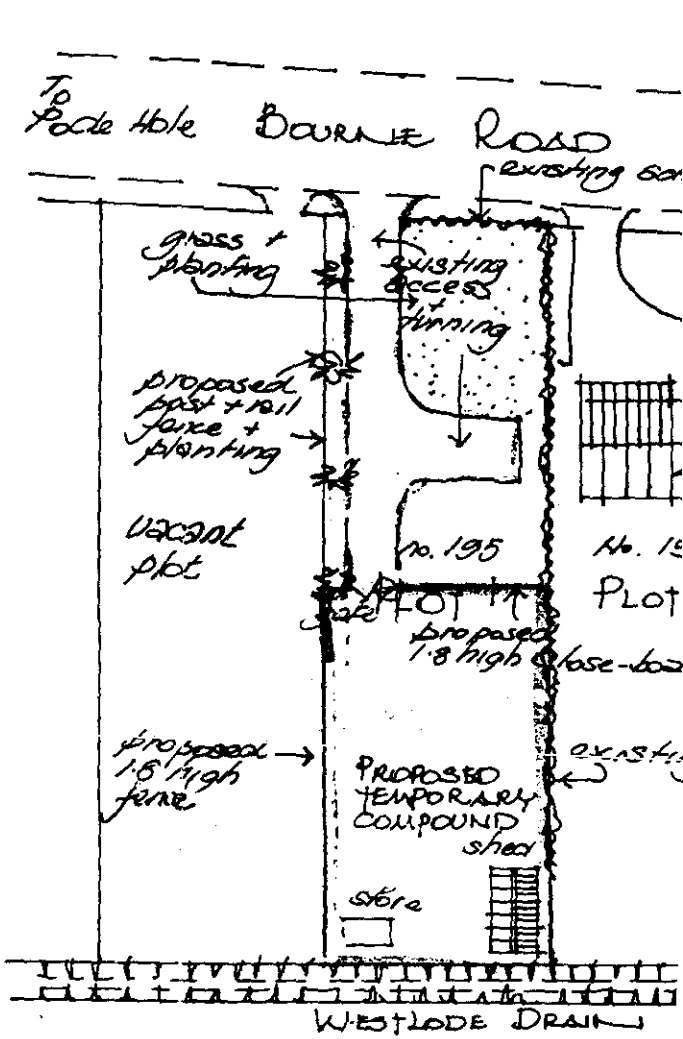
Contents Sheet


1. Application Form.
2. Submitted Plan.
3. Decision Notice.
4. Committee Report.
5. County Highways comments.
6. Committee minute.
7. Letter dated 25th November 1992 accompanying application.



B Smith
Director of Planning and
Building Control Services
South Holland District Council
Council Offices
Priory Road
Spalding
Lincs




# PODE HOLE · SPALDING ·

## IDENTIFICATION PLAN · Scale: 1:2500

O·S part plot 4494. O·S Sheet 2221-2321 1968.
plot no. 1 Bourne Road - received Outline Consent 5·2·91
Reference: H16/1388/90.

BLOCK PLA

PROPOSED TEMPORARY SECURE COMPOUN

LPA Ref: E16/2145/90

DoE Ref: APP/C/93/A2525/628454/55

APPEAL BY DENTONE BUILDERS, D PORTER & T LONG

STATEMENT ON BEHALF OF SOUTH HOLLAND DISTRICT COUNCIL

Appendix B

Contents Sheet


1. Enforcement Officers note dated 17th October 1990.
2. Letter to Appellants dated 17th October 1990.
3. Letter from Agent dated 6th November 1990.
4. Letter to Agent dated 12th November 1990.
5. Letter to Appellant dated 10th October 1991.
6. Letter from Agent dated 22nd October 1991.
7. Letter to Agent dated 6th November 1992.
8. Letter received 10th July 1992 (anonymous).



B Smith
Director of Planning and
Building Control Services
South Holland District Council
Council Offices
Priory Road
Spalding
Lincs

E16/2145/90
KW/JJ

17th October 1990

**DENTONE BUILDERS 193 BOURNE ROAD, SPALDING.**

The above builders occupy land at 193 Bourne Road Spalding as a builders yard.

On the 31st October 1984 outline planning permission was granted for two residential building plots on this site,this permission has now expired and has not been renewed.

Recent inspections of the site reveals that Dentone Builders are using it for the storage of building materials and the siting of a wooden shed also used for storage purposes.

The use of the land for this purpose obviously constitutes a material change of use for which planning permission is required and the company will be asked to submit the necessary planning application for consideration.

KW/JJ
E16/2145/90

Dentone Builders,
193 Bourne Road,
Pode Hole,
Spalding,
Lincs.

17th October 1990

Dear Sir,

**193 BOURNE ROAD, PODE HOLE, SPALDING, MATERIAL CHANGE OF USE OF LAND.**

It has been brought to my attention that you are operating your builders business from the above site which, on the 31st October 1984 received outline planning permission by virtue of planning application No. H16/0969/84 for residential development of two plots.

This outline permission has now expired and has not been renewed and the use of the land as a builders yard constitutes a material change of use for which planning permission is required.

I enclose herewith application forms which I would ask you to complete and return to my office for consideration within the next 28 days together with the appropriate plans and fees.

I must advise you that Section 172 of the Town and Country Planning Act 1990 empowers the Council to take proceedings against any breach of planning control.

Yours faithfully

B Smith MRTPI
District Planning Officer

Enc.

S.H.D.C. PLANNING DEPT.
RECEIVED
- 6 NOV 1990
DPC
DOPO
JC ACP

6th November 1990.

The District Planning Officer
South Holland District Council
Chatterton Tower
Spalding.

Your ref.KW/JJ.

Dear Sir,

193 Bourne Road,Spalding.Planning reference E16/2145/90.
2no. building plots for Messrs DEntone Builders.

I refer to your letter dated 17th October 1990,to which Messrs Dentone have asked me to reply on their behalf.

The piece of land to which you refer is the remaining plot to be developed under the above Planning reference. Inadvertantly,Messrs Dentone have allowed the permission to lapse.

It is still their intention to develop the land as soon as they are in a position to do so. It is not their intention to use the land as a builders yard,but inevitably,as one of the partners lives on the adjacent site and makes use of the land for a garden overflow & storage Sometimes,materials however temporary,tend to assemble out of sheer convenience.

They state they will clear the site if requested,but in the meantime,would welcome advice as to whether it will be possible to obtain temporary permission to store a few materials,say at the rear of the deep site,until such time as the site is developed,possibly in a years time. They will of course,be applying for a renewal of the lapsed residential development - one plot having been developed.

Their business does not warrant any long term storage of materials, any materials left are there for only a short time before being moved to the site of building.

We look forward to receiving your advice on this matter before proceeding with renewal of Planning permission.

Yours faithfully,

M.E.Cresswell.

E16/2145/90
KW/JJ

Mary E Cresswell,
Architectural Design,
Horseshoe Bridge,
Spalding,
Lincs.
PE11 3JA.

12th November 1990

Dear Madam

**193 BOURNE ROAD, SPALDING, DENTONE BUILDERS.**

I refer to your letter dated 6th November 1990 the contents of which are noted.

I understand that you have already spoken to Mr Udy of my Department in relation to this matter who has advised you that in view of the decision by the Planning Committee in relation to a similar yard next door to the above site it is unlikley that tempoary permission for the storage of building materials on your clients site would be acceptable.

However, if it is your clients intention to reapply for renewal of the elapsed planning permission and that application is successful then the storage of materials in connection with that development would obviously be acceptable.

Yours faithfully

B. Smith.

B Smith MRTPI
District Planning Officer

5

Dentone Builders,
193 Bourne Road,
Pode Hole,
Spalding,
Lincs.

Mr K Woods

KW/JJ E16/2145/90

Dear Sir,

10th October 1991

**193 BOURNE ROAD, PODE HOLE, SPALDING, MATERIAL CHANGE OF USE OF LAND.**

I refer to my letter dated 17th October 1990 regarding your use of the above site as a builders yard.

Following this letter your Agent applied for and was granted outline planning permission to develop the site by virtue of planning application H16/1339/90.

Your agent also queried the possibility of the temporary use of the site for the storage of building materials and was advised in a letter dated 12th November 1990 that in view of the refusal of the Planning Committee to grant similar permission for an adjoining yard it was unlikely that it could be used for this purpose.

However, since obtaining the outline planning permission to develop the site no further action has been taken to do so and it continues to be used for the storage of building materials in connection with your business which obviously constitutes a material change of use for which planning permission is required.

I therefore forward herewith application forms which I would ask you to complete and return to my office for consideration within the next 28 days together with the appropriate plans and fees. the alternative to which being for you to cease operating your builders business from the site.

I must draw to your attention that the Council are empowered by Section 172 of the Town and Country Planning Act 1990 to take proceedings against any breach of planning control. This course of action can obviously be avoided with your co-operation.

Yours faithfully

N Midlen
Principal Planning Officer

Enc.

Mary E. Cresswell
S.A.A.T.
Architectural Design

Riverside Bridge, Spalding, Lincs. PE11 3LA
Telephone 0775 723456

KW

S.H.D.C. PLANNING DEPT.
RECEIVED
24 OCT 1991

Attention of: DPO NRW, DOPO BS, CC ACP
Action by .....
Discuss with .....
Copy to.....

File Nos.

Acknowledge YES/NO
by
date

22nd October 1991.
MEC/P.

The District Planning Officer
South Holland District Council
Priory Road
Spalding.

For the attention of Mr.K.Woods.Ref. KW/JJ E16/2145/90.

Dear Sir,

Part O.S. 4494 Plot adjacent to 193 Bourne Road,Spalding for Dentone Builders. Planning reference H16/1339/90.

I refer to your letter dated 10th October 1991 and my subsequent meeting with Mr K.Woods yesterday,in relation to the above site.

Outline permission for a building plot was received in FebruaRY this year. My clients,who are small building contractors have no intention of utilising the site in question as a builders yard.

There are no services,and it has been more a matter of convenience that the site has been used for temporary storing of some building materials before being moved onto their proper sites. Similarly, the two vans have been parked overnight at times,out of the way for everyones convenience; as one of the partners lives next to the site in question.

In the present housing market,it will not be a feasible proposition to build, however,it is hoped that the situation will be eased shortly when the other partner moves into Spalding from Bourne, and more space will be available. In the meantime, the site will be cleared and tidied.

We therefore trust that this will alleviate your fears that the site will undergo a change of use other than that which received consent.

Yours faithfully,

M E Cresswell.

M.E.Cresswell (for Messrs Dentone Builders).

Mrs Mary E Cresswell,
Horseshoe Bridge,
Spalding,
Lincs.
PE11 3JA.

Mr K Woods

KW/JJ E16/2145/90

MEC/P

06 Nov 1992

Dear Sir,

DENTONE BUILDERS, 193 BOURNE ROAD, SPALDING.

I refer to your letter dated 22nd October 1991 in which you advise that the use of the above site for the storage of building materials would be eased when one of the partners of the above Company moves into Spalding from Bourne as there would be more space available at his new premises.

As you are no doubt aware, the adjoining site has now been cleared as a result of enforcement action and I am now under added pressure to ensure that the site occupied by Dentone Builders reverts to a building plot for which planning permission granted by virtue of application H16/1339/90.

In view of this added pressure and the obvious material change of use of the site to a builders yard, I would be obliged if you would update me with the present position in relation to this Company, together with their intentions before further consideration is given to any enforcement action to ensure compliance.

Yours faithfully

N Midlen
Principal Planning Officer
Development Control

S.H.L.C. PLANNING DEPT.
RECEIVED
10 JUL 1992
8

FOR THE ATTENTION
OF BRIEN SMITH

MR Smith

I am writing this letter to you I no you are the only person to do something about this

I am aware Slabcast has got to move from his yard at 197, Bourne Road soon, but I hope you are aware that Denton Builders have not got permission to be on the site next to Slabcast. I find in a morning when I am passing with my children to school I cannot pass because Denton vehicles block the pavement and road side, they have 3 vehicles and seem to load these 2 vans and one lorry from the road side

his workers 2 car's are also on the roadside waiting until the vans and lorry move to leave there car's in the so called yard. I find this most annoying and very dangerous considering they do not even have permission to be working from there.

It seems a great pity that Slabcast in my opinion have to move I have never since I have lived in the area have seen him block the pavement or the roadside. Every day Denton's vehicles block the footpath but nothing in my opinion is done to get this stopped. This is why I feel I have to write this letter I do not have to mention my name and address but if nothing is done about this complaint then

I shall be taking the matter a bit more seriously.
This site in Bourn Rd looks an eye sore in a residential area I hope you look into this before any young childen get knocked down or it causes an accident.
I shall keep a copy for my reference.

LPA Ref: E16/2145/90

DoE Ref: APP/C/93/A2525/628454-55

# APPEAL BY DENTONE BUILDERS, D PORTER & T LONG

## STATEMENT ON BEHALF OF SOUTH HOLLAND DISTRICT COUNCIL

Appendix C

Mr B Smith
Director of Planning and
Building Control Services
South Holland District Council
Council Offices
Priory Road
Spalding
Lincs

TOWN AND COUNTRY PLANNING ACT 1971

# OUTLINE PLANNING PERMISSION

REFERENCE : H16/1339/90

DATE RECEIVED : 11 12 90

APPLICANT : Mr & Mrs D Porter
39 Willoughby Road
Bourne
Lincolnshire

AGENT : M E Cresswell
Horseshoe Bridge
Spalding
Lincolnshire

TYPE : Outline GRID REF : 522350 321960

DESCRIPTION : Residential development for Plot 1

LOCATION : Part OS 4494, adjacent: 193 Bourne Road, Spalding

The South Holland District Council hereby give notice that outline planning permission has been granted for the carrying out of the development in accordance with the application and plans submitted, subject to the following conditions:

1 Application for approval of reserved matters must be made not later than three years beginning with the date of this permission, and the development must be begun not later than whichever is the later of the following dates :
(a) the expiration of five years from the date of this permission
(b) the expiration of two years from the final approval of reserved matters or in the case of approval on different dates, the final approval of the last such matter to be approved.

Reason: As required by Section 41 of the Town and Country Planning Act 1971.

2 The following matters are reserved for subsequent approval by the Local Planning Authority, and no development to which they relate shall be carried out until these matters have been approved, viz:
1) Detailed drawings to a scale of not less than 1:100 showing the siting, design and external appearance of the buildings, including particulars of the materials to be used for external walls and roofs;
2) The siting and design of any vehicular access to a road;
3) Landscaping of the site, including details of positions, heights on planting and species of trees and shrubs.

Reason: The application was submitted in outline only.

Cont/...

*This permission refers only to that required by the Town and Country Planning Acts.*
*If approval is required under any other enactment this must be obtained separately.*

SOUTH HOLLAND DISTRICT COUNCIL

B. SMITH M.R.T.P.I., DISTRICT PLANNING OFFICER
CHATTERTON TOWER, WINFREY AVENUE, SPALDING, LINCOLNSHIRE TELEPHONE: SPALDING 761161

Cont/...

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 access is commenced to be used, provision shall be made within the site to the satisfaction of the local planning authority for a motor vehicle to turn to enable it to enter and leave the highway in forward gear.

Reason: To enable vehicles to enter and leave the highway in forward gear in the interest of road safety.

B Smith

District Planning Officer
5 February 1991

RTIES

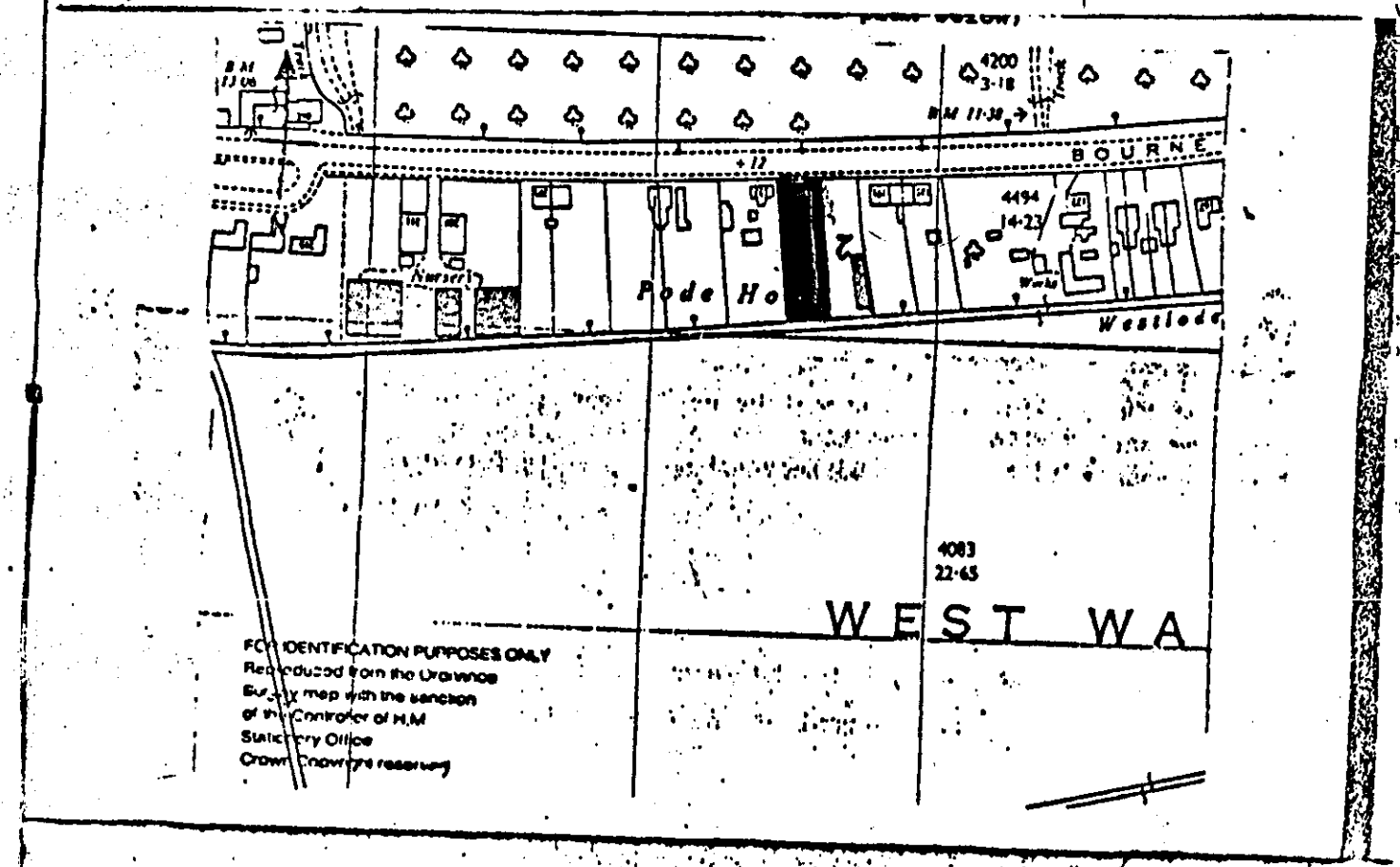
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O.S. pt.plot 4494, Bourne Road, PODE HOLE, Spalding. (sheet no. TF 2221-2321 (1988)
for Mr and Mrs D.Porter (of Dentone Builders)

Renewal of Outline permission for single building plot (1 of 1)

1339/90

MR.Cresswell. SAAT.Archite
Horseshoe Bridge
Spalding.Lincs.
PE11 3JA.

LPA Ref: E16/2145/90

DoE Ref: APP/C/93/A2525/628454-55

# APPEAL BY DENTONE BUILDERS, D PORTER & T LONG

## STATEMENT ON BEHALF OF SOUTH HOLLAND DISTRICT COUNCIL

Appendix D

Mr B Smith
Director of Planning and
Building Control Services
South Holland District Council
Council Offices
Priory Road
Spalding
Lincs

# TOWN AND COUNTRY PLANNING ACT 1990

APPEAL BY: **DENTONE BUILDERS**
Enforcement No: **E16/2145/90**
DoE Appeal Reference: **APP/C/93/A2525/628454/628455**

An appeal has been made to the Department of the Environment against the issue of an enforcement notice by the South Holland District Council. The alleged breach of control is:
**Without planning permission, the change of use of the land at 195 Bourne Road, Spalding, Lincs to a use for the storage of building materials and equipment, together with the parking of vehicles used in connection with building business.**

The council considered it expedient to issue the enforcement notice in exercise of their powers contained in sections 171A(a)(1) of the Town and Country Planning Act 1990 having regard to the provisions of the development plan and to other material planning considerations.

The appellant has appealed against the notice on the following grounds:
**(a) that, in respect of any breach of planning control which may be constituted by the matters stated in the notice, planning permission ought to be granted or, as the case may be, the condition or limitation concerned ought to be discharged.**
**(b)that those matters have not occurred.**
**(c) that those matters (if they occurred) do not constitute a breach of planning control.**
**(g)that any period specified in the notice in accordance with section 173(9) falls short of what should reasonably be allowed.**

This is the subject of an appeal which was received on **5th May 1993**

This notice is to inform you of the appeal as the occupier of property in the proximity of the appeal site, or as a person or body who was notified or consulted about the original enforcement/application and/or has made representations about that enforcement/application.

This appeal will be determined by the Department of the Environment on the basis of **Written Statements** submitted by the appellant and the Council, and following a site visit by an Inspector. It is open to the Secretary of State to grant planning permission.

Any comments already made to the authority in connection with the original enforcement/application will be forwarded to the Inspector who will take them into account when deciding the appeal. Any further representations or elaboration or modification of earlier views should be sent direct to **The Planning Inspectorate, Department of the Environment** at **Room 11/10, Tollgate House, Houlton Street, Bristol BS2 9DJ** quoting the above appeal reference, within 28 days of the start of this appeal

Any comments received can only be taken into account provided they are made known to all parties and copies will therefore be sent to the appellant. (It would be of assistance to the Department of the Environment if two additional copies of your comments could be sent, in order that they can forward them to both parties).

The Department of the Environment will circulate the decision on the appeal only to those who specifically request a copy.

B SMITH
Director of Planning & Building Control Services
South Holland District Council
Council Offices, Priory Road, Spalding, Lincs. PE11 2XE
Telephone Spalding (0775) 761161

7th May 1993

NOTIFICATION LETTER SENT TO:

Cllr C F Fisher - Ward Member
52 Hannam Boulevard
Spalding
Lincs.
PE11 1LB

Cllr Mrs A M Newton - Ward Member
234 Pennygate
Spalding
Lincs
PE11 1LN

Cllr R C West - Ward member
94 Spalding Common
Spalding
Lincs
PE11 3AU

Mr N Purvis
171 Bourne Road
Spalding
Lincs

LPA Ref: E16/2145/90

DoE Ref: APP/C/93/A2525/628454-55

# APPEAL BY DENTONE BUILDERS, D PORTER & T LONG

## STATEMENT ON BEHALF OF SOUTH HOLLAND DISTRICT COUNCIL

Appendix E

Mr B Smith
Director of Planning and
Building Control Services
South Holland District Council
Council Offices
Priory Road
Spalding
Lincs

