FILE COPY

SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Approval required by Condition of Planning Permission

Reference: H17/0728/95 Received:12-JUL-95 Type:CONDITION COMPLIANCE

Earlier Permission: H17/0500/92

Name: J Kazmarski
18 Wendy Ridge
Rustington
West Sussex
BN16 3BJ

Agent: J Kazmarski
18 Wendy Ridge
Rustington
West Sussex
BN16 3BJ

Description: Details of design and external appearance of replacement dwelling (Condition 2 of H17/0500/92)
Location : Birds Drove Surfleet
Spalding Lincs

South Holland District Council hereby give notice that CONSENT HAS BEEN GRANTED for the details submitted for the purpose of conditions attached to the planning permission, subject to any conditions below:

This permission is granted in accordance with the application submitted as revised by the amended plan (Drawing No: 101a) received by the Local Planning Authority on 3rd May 1996.

Director of Housing and Planning Services
31-MAY-96 H17/0728/95

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.

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

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

Town and Country Planning Act etc

DRAFT PERMISSION

Reference: H17/0728/95 Received:12-JUL-95 Type:CONDITION COMPLIANCE

Name: J Kazmarski
18 Wendy Ridge
Rustington
West Sussex
BN16 3BJ

Agent: J Kazmarski
18 Wendy Ridge
Rustington
West Sussex
BN16 3BJ

Description: Details of design and external appearance of replacement dwelling (Condition 2 of H17/0500/92)
Location : Birds Drove Surfleet
Spalding Lincs

South Holland District Council hereby give notice that permission has been granted (or equiv) on the following condition(s):

This permission is granted in accordance with the application submitted as revised by the amended plan (Drawing No: 101a) received by the Local Planning Authority on 3rd May 1996.

13-MAY-96 AD check.....

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

P

HOUSING
12 JUL 1992
Ref: 0728/92

SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Planning Permission

Reference: H17/0500/92 Received:01-MAY-92 Type:FULL

Name: J Kazmarski
18 Wendy Ridge
Rustington
West Sussex
BN16 3BJ

Agent: J Kazmarski
18 Wendy Ridge
Rustington
West Sussex
BN16 3BJ

Description: Replacement dwelling

Location : Part OS 290 301 (1932) Birds Drove
Surfleet Spalding

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 the applicant shall submit to and agree with the Local Planning Authority detailed drawings of a scale of not less than 1:100 showing the design and external appearance of the building.

Reason: Notwithstanding the details shown on the submitted plans it is considered that improved plans are required in order to assess the appearance of the proposed dwelling.

3 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 by the Local Planning Authority.

Reason: In the interests of visual amenity.

4 The approved scheme of landscaping and/or screening shall be carried out in its entirety within a period of two years beginning with the date on which development of the land is commenced. The trees, shrubs or bushes shall be adequately maintained by the owner(s) of the land on which they are situated for a period of ten years beginning with the date of completion of the scheme, and all losses shall be made good during that period.

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

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)

SOUTH HOLLAND DISTRICT COUNCIL

5 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.

6 Before the development hereby permitted is commenced, the existing cottage on the site shall be demolished and rubble cleared from the site.

Reason: The site is in a rural area where it is the policy of the Local Planning Authority not normally to permit additional residential development. The proposed development is a replacement dwelling and this condition is imposed as it is not considered that a departure from that policy is warranted.

7 The northern boundary of the site shall be delineated by a hedge of hawthorn and privet of a height of at least 1.2 metres and in the event of the existing hedge being removed it shall be replaced within 6 months by a hedge of the same species. Such replanting shall be maintained by the owner or owners of the land on which it is situated for the period of five years beginning with the date of completion of the planting and during that period all losses shall be made good as and when necessary: the hedge shall be allowed to reach a height of at least 1.2 metres.

Reason: In the interests of the visual amenity of this rural area.

Notes to Applicant:

This permission is granted in accordance with the application submitted as revised by the letter and plan received by the Local Planning Authority 22 June 1992.

Director of Planning and Building Control Services
04-AUG-92 H17/0500/92

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)