**SALLY WALTHAM**
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FILE COPY

SOUTH HOLLAND DISTRICT COUNCIL
HOUSING & PLANNING SERVICES DEPARTMENT

**Town and Country Planning Act 1990**

# Refusal of Planning Permission

Reference: H19/0266/01 Received: 06-MAR-01 Type: FULL

Name: Mrs P A R Martin
Walnut Cottage
131 Lutton Gate Road
Gedney Hill
Spalding Lincs PE11 0QH

Agent: John D Lynch Partnership
Mercia Lodge
65 Pinchbeck Road
Spalding
Lincs PE11 1QF

Description: Erection of a 3 bed bungalow

Location : Walnut Cottage Luton Gate Road
Gedney Hill Spalding Lincs

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

1 The site is outside the confines of a settlement in an area where it is the policy of the Local Planning Authority to permit new residential development only in exceptional cases where it is satisfied that there is a special need, particularly in connection with agriculture. In the opinion of the Local Planning Authority the circumstances of this case are not sufficient to justify permission, which would be contrary to Lincolnshire County Council Draft Structure Plan Policy 13 and South Holland District Local Plan Policy H3. These are in accordance with national planning policies as set out in Planning Policy Guidance Note No. 7, (The Countryside - Environmental Quality and Social Development), and are aimed at the preservation of the character of the countryside. In the opinion of the Local Planning Authority the granting of permission for the development as proposed would be harmful to the purpose of these policies, because as well as its individual affect on these issues, it would encourage further similar proposals which would be difficult to resist.

The determined plans are:-
Dwg. nos. AB1, 2 and 3 received 6 March 2001.

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**Director of Housing and Planning Services**
**01 MAY 2001**

H19/0266/01

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 REFUSAL

Reference H19/0266/01 Received: 06-MAR-01 Type: FULL

Name: Mrs P A R Martin
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Description: Erection of a 3 bed bungalow

Location : Walnut Cottage Luton Gate Road
Gedney Hill Spalding Lincs

**South Holland District Council hereby give notice that permission has been refused etc for the following reasons:**

1 The site is outside the confines of a settlement in an area where it is the policy of the Local Planning Authority to permit new residential development only in exceptional cases where it is satisfied that there is a special need, particularly in connection with agriculture. In the opinion of the Local Planning Authority the circumstances of this case are not sufficient to justify permission, which would be contrary to Draft Structure Plan Policy 13 and South Holland District Local Plan Policy H3. These are in accordance with national planning policies as set out in Planning Policy Guidance Note No. 7, (The Countryside - Environmental Quality and Social Development), and are aimed at the preservation of the character of the countryside. In the opinion of the Local Planning Authority the granting of permission for the development as proposed would be harmful to the purpose of these policies, because as well as its individual effect on these issues, it would encourage further similar proposals which would be difficult to resist.

The determined plans are:-
Dwg. nos. AB1, 2 and 3 received 6 March 2001.

**Director of Housing and Planning Services**
**01 MAY 2001**

H19/0266/01

1/5/01