

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

Housing and Planning
Services Department,
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FILE COPY



Town and Country Planning Act 1990 Planning Permission

Reference: H19/0335/00

Received: 20-MAR-00

Type: FULL

Name: Mr & Mrs Price
The Lowlands
South Eau Bank
Gedney Hill
Spalding Lincolnshire

Agent: Cooper Architectural Design
Hocklesgate
Fleet
Spalding
Lincs

Description: Replacement dwelling.

Location : Overton Lodge Southeau Bank
Throckenholt Spalding Lincolnshire

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, 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 in writing by the Local Planning Authority.

Reason: In the interests of visual amenity.

- 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 development hereby permitted is commenced details of the type and colour of the materials to be used for the external walls shall be submitted to and approved in writing by the

SALLY WALTHAM

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Director of Housing & Planning Services

Housing and Planning
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Council Offices,
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Spalding,
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Telephone: (01775) 761161
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Local Planning Authority.

Reason: To ensure that the external appearance of the proposed development harmonises with existing buildings in the area.

- 5 Within 3 months of the date the dwelling hereby permitted is occupied, the existing dwelling 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.

The determined plans are:-

Dwg. No. 9952:1 and 1:500 plan received 20 March 2000.

The permitted development will require the provision of a new vehicular access crossing. Applicants are requested to contact the Local Highway Authority's Divisional Office at Pode Hole - (Tel: 01775 769091) prior to the commencement of any works within the public highway.

Director of Housing and Planning Services
15 MAY 2000

H19/0335/00

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 PERMISSION

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

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Planning Authority.

Reason: To ensure that the external appearance of the proposed development harmonises with existing buildings in the area.

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Director of Housing and Planning Services
12 MAY 2000

H19/0335/00

JB: Termin date 15/5.

SN14? No. Ta

AB 15/5.
WMS 15/5/00