



Town and Country Planning Act 1990

Planning Permission

Reference: H19/0888/98

Received: 08-SEP-98 Type: FULL

Name: Mr Roy Harley
Rose Cottage
Guanockgate
Sutton St Edmund
Spalding, Lincolnshire

Agent: Poddingtons
44 Double Street
Spalding
Lincolnshire

Description: Bungalow with garage and new vehicular access.

Location : Plot 1 Off Broadgate Road Sutton St Edmund
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 No trees or shrubs on the site shall be lopped, topped, felled or uprooted. Any trees dying or becoming dangerous shall be replaced with trees of such size and species as may be agreed in writing with the Local Planning Authority.

Reason: In the interests of the amenity of the area.

- 3 Before the vehicular access is commenced to be used the access and turning facility shall be provided on site in accordance with the plan accompanying the application.

Reason: To ensure the provision of adequate facilities for safe entry and exit of vehicles calling at the site in the interests of road safety.

- 4 Trenches for any underground services which are to pass within the spread of the frontage trees shall be dug by hand and care taken not to damage any tree roots whatsoever. When such services have been inserted into the trenches, the trenches shall be carefully backfilled and consolidated by foot every 150mm of depth. Under no circumstances shall a machine dig be allowed within the spread of the trees.

Reason: To safeguard the trees during development.

- 5 All excavations within the spread of the existing frontage trees associated with the construction of the drive shall be dug by hand and care taken not to damage any tree roots whatsoever.

Reason: To safeguard the trees during development.

- 6 Under no circumstances shall any material, machinery, tools, fuel, etc be stored, nor any builders huts and the like of temporary or permanent nature be erected within the spread of the frontage trees.

Reason: To safeguard the trees during the development.

The applicant is advised that some of the frontage trees in the vicinity of the site are the subject of a Tree Preservation Order. Consequently, consent will be required from the Local Planning Authority for any works carried out to them.

Care should be taken when filling the drain to ensure that the existing frontage trees are not damaged and the soil level around their trunk is not too high.

Director of Housing and Planning Services
02-NOV-98 H19/0888/98

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.

Town and Country Planning Act etc

DRAFT PERMISSION

Reference: H19/0888/98

Received: 08-SEP-98 Type: FULL

Name: Mr Roy Harley
Rose Cottage
Guanockgate
Sutton St Edmund
Spalding, Lincolnshire

Agent: Poddingtons
44 Double Street
Spalding
Lincolnshire

Description: Bungalow with garage and new vehicular access.

Location : Plot 1 Off Broadgate Road Sutton St Edmund
Spalding Lincolnshire

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

- 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 No trees or shrubs on the site shall be lopped, topped, felled or uprooted. Any trees dying or becoming dangerous shall be replaced with trees of such size and species as may be agreed in writing with the Local Planning Authority.

Reason: In the interests of the amenity of the area.

- 3 Before the vehicular access is commenced to be used the access and turning facility shall be provided on site in accordance with the plan accompanying the application.

Reason: To ensure the provision of adequate facilities for safe entry and exit of vehicles calling at the site in the interests of road safety.

- 4 Trenches for any underground services which are to pass within the spread of the frontage trees shall be dug by hand and care taken not to damage any tree roots whatsoever. When such services have been inserted into the trenches, the trenches shall be carefully backfilled and consolidated by ~~x~~ foot every 150mm of depth. Under no circumstances shall ~~x~~ machine dig be allowed within the spread of the trees.

Reason: To safeguard the trees during development.

- 5 All excavations within the spread of the existing frontage trees associated with the construction of the private drive shall be dug by hand and care taken not to damage any tree roots whatsoever.

Reason: To safeguard the trees during development.

- 6 Under no circumstances shall any material, machinery, tools, fuel, etc be stored, nor any builders huts and the like of temporary or permanent nature be erected within the spread of the frontage trees.

Reason: To safeguard the trees during the development.

The applicant is advised that some of the frontage trees ^{in the vicinity of the site} are the subject of a Tree Preservation Order. Consequently, consent will be required from the Local Planning Authority for any works carried out to them.

Care should be taken when filling the drain to ensure that ~~the soil level~~ ^{is not too high around the trunk of} the existing frontage trees. ~~are not damaged and~~ ^{the soil level around these trunk is not too high.}

29-OCT-98

Checked ✓ *J. 30/10* *DF 30/10*

Authorised to issue (inc Delegation)..... *J. 30/10*