APPLICATION NO. : H19 0983 92

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SOUTH HOLLAND DISTRICT COUNCIL

Application no: H19/0983/92

Applicant: A Pursell
30 Grangewood
Wexham
Slough
SL3 6LP

Agent: G R Merchant
4 Chapel Gardens
Whaplode
Spalding
Lincs

Description: Four bedroom house and garage

Location: Broadgate
Sutton St Edmund
Spalding
Lincs

Type: FULL

Date received: 22-SEP-92

22-NOV-94

Dear Sir/Madam

TOWN AND COUNTRY PLANNING ACT 1990

ACKNOWLEDGEMENT OF WITHDRAWAL

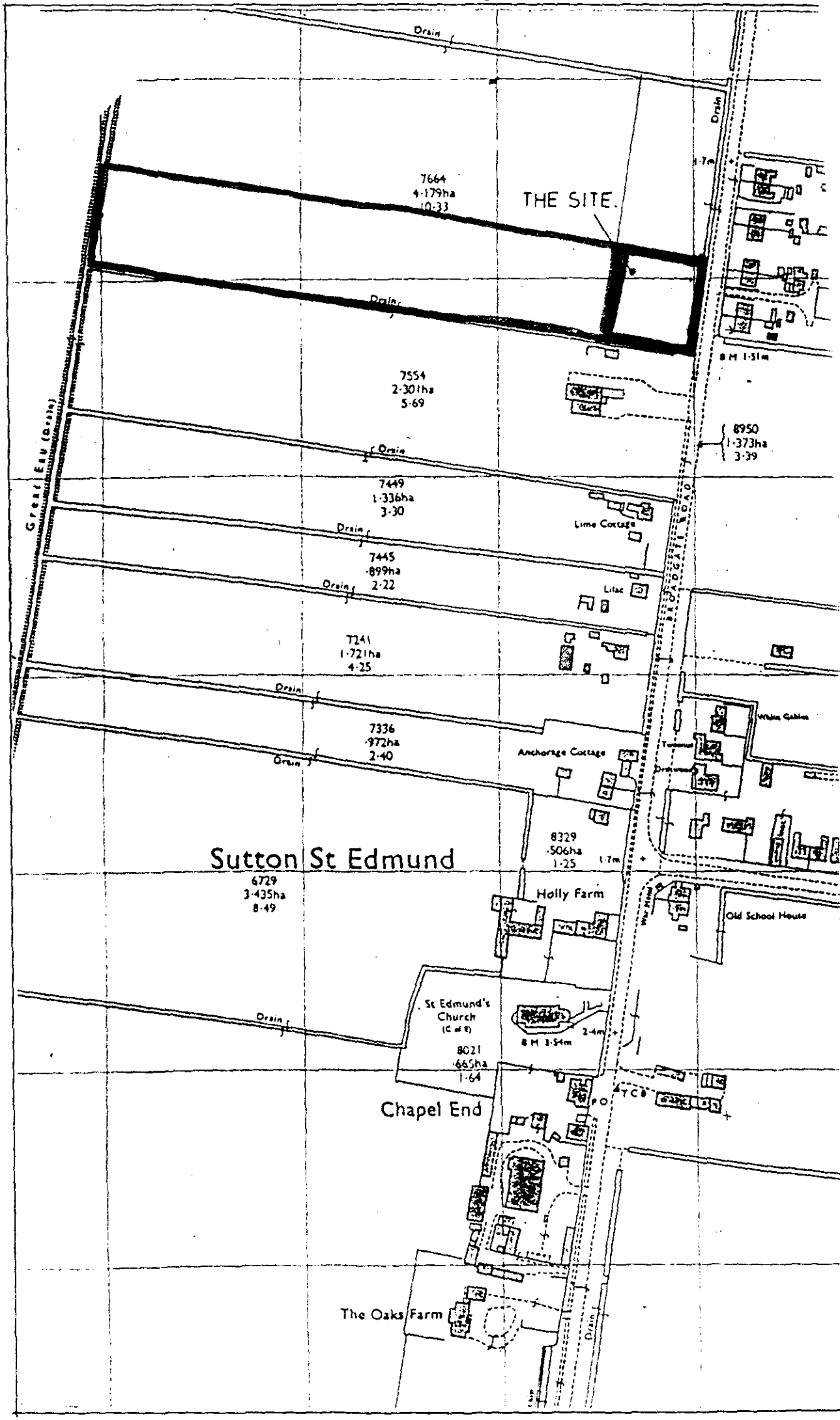
Following your withdrawal of the above application, I confirm that no further action will be taken.

Yours faithfully

Director of Planning and Building Control Services

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)


THE SITE.
7664
4·179ha
10·33
7554
2·301ha
5·69
8950
1·373ha
3·39
7449
1·336ha
3·30
7445
·899ha
2·22
7241
1·721ha
4·25
7336
·972ha
2·40
8329
·506ha
1·25
6729
3·435ha
8·49
8021
·665ha
1·64
Sutton St Edmund
Chapel End
Holly Farm
Lime Cottage
Lilac
Anchorage Cottage
Old School House
St Edmund's Church
The Oaks Farm
Great Eau (Drain)
Broadgate Road
Drain
8 M 1·51m
8 M 3·54m
2·4m
1·7m
PO
TCB

FOUR COPIES REQUIRED

PLANNING APPLICATION

For office use only

Application No. H19/0983/92

Date Registered 16 SEP 1992

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

A. RUSSELL.
30 GRANGEWOOD.
WEXHAM.
SLOUGH.
SL3 6LP.

Tel. No.

NAME AND ADDRESS OF AGENT
(if form completed by agent)

G.R. MERCHANT.
4 CHAPEL GARDENS.
WHAPLODE.
SPALDING.
LINCS.

Tel. No. Hol 378853.
(Personal contact name)

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

BROADGATE. SUTTON-ST-EDMUND.

OFFICE COPY

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

4 BEDROOM HOUSE & GARAGE.

Please complete

Signed G.R. Merchant Date. 16.9.92

I attach * Four copies of all plans
*an ownership certificate (see back page)
*a fee of £110 If you consider no fee is payable include a written explanation instead.
Previous application No:

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 Certificate**

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 condition. [ ]

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 previous 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 building(s)	✓
(ii) Alterations or extension	
(iii) Change of use	

B. If new dwellings are proposed, please state how many: 1.

4. A. If building works are proposed, other than residential, please state extra floorspace to be created: N/A. sq. metres

B. Please state size of any new structure:- (a) max. height: 8.4 metres
(b) max. length: 16.89m metres
(c) max. width: 9.73. metres

C. Please state type and colour of materials for facing external walls: BUTTERLEY:- CLOCKHOUSE RUSPER FACINGS.

D. Please state type and colour of roofing materials. SANDTOFT:- TERRACOTTA RED PANTICES.

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. BUILDING PLOTS - GRASS.

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: BROADGATE.
Will there be –
Individual access(es) ✓
New estate road ☐

C. What provision will be made for garages or parking within the site? GARAGES & DRIVE.

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 of more trees ☐ → If so, please show details on plans

DRAINAGE Please complete

A. Please state how surface water will be disposed of SOAKAWAYS.

B. For estate developments, please state how highway surface water will be disposed of N/A.

C. Please state whether a land drain will be affected No.

D. Foul sewerage will be disposed of to:

Mains sewer ☐ Cesspool ☐ Septic tank ✓

OTHER MATTERS Please complete

	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 footpath	No	
The proposal is known to affect contaminated or filled land	NO	
The proposal is for industrial, warehousing, offices or shopping purposes	No	→ 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.	No.	→ Date: Consultee(s):
Is this application related to a previous submission	☐	→ Application No.:

6. ANY OTHER INFORMATION Please add any details you wish in support of your application.

Continue on separate sheet if necessary.

OWNERSHIP CERTIFICATES

PLEASE COMPLETE ALL THRI SECTIONS.

Use the notice at the bottom of the page only when necessary.

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).	OWNER.

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.** You can use the notice at the bottom of the form to send to the owner. (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 G. K. Marchant (~~Applic~~ant/Agent) Date 16.9.92.

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.

State Name and address of owner: ~~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 there is no agricultural tenant, complete Certificate 1.
If the site does relate to an agricultural holding, you must give notice to any tenant, and complete Certificate 2. (You can use the notice at the bottom of the form to send to the tenant). 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 G. K. Marchant ~~Applic~~ant/Agent) Date 16.9.92.

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.

State Name and address of tenant: ~~State Date notice~~ served:

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

NOTICE UNDER SECTION 27 OF TOWN AND COUNTRY PLANNING ACT 1971

TO BE COMPLETED BY APPLICANT OR HIS AGENT

Proposed development at

Take notice that application is being made to South Holland District Council by

for planning permission for

If you should wish to make representations about the application, you should make them in writing within 21 days from the date of service of this notice, to Chief Executive, South Holland District Council, Priory Road, Spalding, Lincolnshire.

Signed ..... Date .....

APPLICATION ASSESSMENT

Notes for Case Officer

Site Inspection | Accuracy | Neighbours | Boundaries

Site features
OPEN PLOT - NO BOUNDARY COVER
NISSON AV. BUILDINGS TO SOUTH
- RED BRICK DWELLING BEING BUILT TO NORTH
- RED BRICK (COUNCIL) HOUSES TO EAST

Other

Inspected by

Date 7/10/92

Notice posted by

Date 7/10/92

Resident Notices required

Sent | Delivered

Case Officer Conclusions

APPROVE — BUT) RIDGE BRICKS.

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 ..... 8/12/92.

WITHDRAWN See LL
Recd 21 Nov 94
21/11

Conditions/Reasons
(continue overleaf)

1. STANDARD TIME CONDITION
2. STC NO 27.
3 B 22.

REASONS

1. STANDARD
2. STC 27
3 B22

Notes to applicant

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

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

	Requested	Sent
Extra Publicity:		
Departure	.....	.....
Setting of LB	.....	.....
Public Right of Way	.....	.....
Discretionary	.....	.....
Extra Consultations:		
Dept of Transport	.....	.....
Environmental Serv.	.....	19-NOV-92
LB/Cons. Area - Local	.....	.....
- Local & National	.....	.....
- English Heritage	.....	.....
Consultant: Name.....		..... Order No .....
Other:	.....	.....

Case Officer JOHN BLACKLOCK **Recorded on board:**

ADMIN RECORD SHEET

Initial

Submitted Fee £ 110 P1677

Receipt Issued

Date first Rec'd 16 SEP 92.

Registration

Reference H19/0983/92

Cross-Ref R

Date 17/9/92

Validation

TYPE FULL.

Earliest permission

Site area

No of dwellings 1

Floorspace

Description

Tech

Certificate
Site plans
Description

Accuracy
Incomplete form

Fees

Nil fee

Previous app Type

Discounted fee

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 354

OS No's

Grid ref 536860 313590

Ward W

Parish SOC

TR Rural
TR Bypass
Level Cross
Footpath

CA
LB
TPO

Inside IBD YES

Inside LP area NO

Linked to site

Ref 819

Linked to property

Ref

Planning Records:
Earlier apps 971/92 (WIDrawn)
917/92 1799/88
814/92 617/87
005/91 518/86
491/89
1238/90

B Reg Records:
Already submitted - Ref
Request
Requested

BOWSER & COMPANY

SOLICITORS

B. R. Bowser
Solicitor & Clerk to Tax Commissioners

Executives
Bob Pleasance
Janet Johnson
Ian Groome
Nigel Robson
Neil Remnant

15 South Brink · Wisbech · PE13 1JL
Telephone: Wisbech (0945) 583194
DX: 41353
Fax: (0945) 63218

Our ref. BRB LP JHW
ST/H19/0983/92

Your ref.

When calling please ask for:
Mr B R Bowser

N R Midlen Esq
South Holland District Council
Council Offices
Priory Road
SPALDING
Lincs PE11 2XE

17 November 1994

Dear Mr Midlen,

Re: Section 106 Agreement - land at Broadgate Sutton St Edmunds

Thank you for your letter dated the 14th November.

My clients do not wish to proceed but I think it would be sensible if you could contact the present owners of the land who I believe are Mr and Mrs S H Morris. They live at "Redmay Lodge", Broadgate Road, Sutton St Edmunds. They would probably wish to see the slightly complex planning situation resolved so that any subsequent sale of their land would not be beset with the same problems as were encountered last year.

Yours sincerely,

S.H.D.C. PLANNING DEPT.
RECEIVED
21 NOV 1994 56

As this has not been
a Planning Ltr, there is
no need to respond further to
negotiations.
Issue non-determination
notice.
21/11

IAN 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: H19/0983/92 Type: FULL

Applicant: A Pursell Agent: G R Merchant
Tel: 0406 370853

Description: Four bedroom house and garage

Location: Broadgate
Sutton St Edmund
Spalding
Lincs

Valid date: 22-SEP-92 Terminal date: 17-NOV-92
Target dates: Target Committee: 27-OCT-92
To case officer 29-SEP-92 Report deadline: 13-OCT-92
Inspected by 02-OCT-92
Extra contacts 06-OCT-92 Case Officer:
Report if not clear by 27-OCT-92 J BLACKLOCK

DEVELOPMENT/CONSTRAINTS

Size: 1 DWE
Category: Newbuild
Listed building: Other Constraints:
Conservation Area:

CONSULTATIONS CARRIED OUT

	Sent	Expiry
Clerk to Sutton St E 0406 26739	23-SEP-92	07-OCT-92
Cllr Mrs E O Hall-Pa 0945 700 829	23-SEP-92	07-OCT-92
Dir of Environmental	19-NOV-92	03-DEC-92
Site/Press Advert MIN	29-SEP-92	20-OCT-92

L.C.C - Obs Attached JC-B

SITE DETAILS

Grid ref: 536860 313580
OS Sheets: 354 Parcel:

AN 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: H19/0983/92 Type: FULL

Applicant: A Pursell Agent: G R Merchant
Tel: 0406 370853

Description: Four bedroom house and garage

Location: Broadgate
Sutton St Edmund
Spalding
Lincs

Valid date: 22-SEP-92 Terminal date: 17-NOV-92
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Cllr Mrs E O Hall-Pa 0945 700 829	23-SEP-92	07-OCT-92
Site/Press Advert MIN	29-SEP-92	20-OCT-92

H.C.C - Obs Attached fr os 24/9/92.

SITE DETAILS

Grid ref: 536860 313580
OS Sheets: 354 Parcel:

PLANNING SCHEDULE

BROADGATE RD
SUTTON ST.
EDMUND

LIST OF PLANNING APPLICATIONS - CONSENTS ONLY

NUMBER ON MAP	APPLICATION NUMBER AND NAME	TYPE	DESCRIPTION	DATE OF DECISION
1	H19/1795/88 S.H. & M.Morris	OUTLINE	Residential Development	11.1.89
2	H19/451/89 S.H. & M.Morris	RM	PLOT 1 House and Garage	15.5.89
3	H19/577/92 J. Green.	RM	PLOT 2 4 bed house and Garage	16.7.92
4	H19/0005/91 E. Jordan	FULL.	PLOT 3 Detached house & doublegarage	11.4.91
5				
6				
7				
8				
9				
10				
11				
12				
13				
14				
15				

Bowser & Company Solicitors
15 South Brink
Wisbech
PE13 1HL

Mr N F Midlen

ST/H19/0983/92

BRB.HB.09549.007.7

14 November 1994

Dear Mr Bowser

OUTSTANDING PLANNING APPLICATION AND SECTION 106 LEGAL OBLIGATION
APPLICANTS: A PURSELL
DESCRIPTION: FOUR BEDROOM HOUSE AND GARAGE
LOCATION: BROADGATE, SUTTON ST EDMUND, SPALDING, LINCS

It would appear that the last correspondence with regards to the above application was your letter to the Administration Department of 19th May '93 explaining that you have had no further instruction from your clients.

As no further correspondence has been received since then and as we cannot hold this application in abeyance for an indefinite period it would be appreciated if you could indicate whether your clients wish to continue with this application or have this application withdrawn. If they do wish to continue with this application your response should include a positive timetable for the completion of the Section 106 obligation.

If I do not hear from you within **28 days** from the date of this letter it will be assumed that your clients do not wish to continue with this application. This application will then be brought before the **24th January 95** Planning Committee with a recommendation that a certificate of non-determination be issued.

Should your clients wish to proceed with their proposal after having received a certificate of non-determination it would be necessary for them to submit a further planning application.

Yours faithfully,

N Midlen
Principal Planning Officer
Development Control

BOWSER & COMPANY
SOLICITORS

B. R. Bowser
Solicitor & Clerk to Tax Commissioners

Executives
Bob Pleasance
Janet Johnson
Ian Groome
Nigel Robson
Neil Remnant

15 South Brink · Wisbech · PE13 1JL
Telephone: Wisbech (0945) 583194
DX: 41355
Fax: (0945) 63218

BRB.HB.09549.007.7

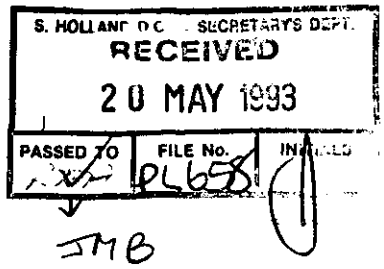
Our ref. JMB.KS.PL.658.

Your ref. Mr B.R.Bowser or

When calling please ask for: Miss H.Reeves

The Director of Administration,
South Holland District Council,
Priory Road,
Spalding,
Lincs. PE11 2XE

19th May 1993



Dear Sir,

Re: House and Garage at Broadgate Sutton St. Edmunds
Planning Application No. H19/0983/92

Thank you for your letter dated the 11th instant. We have had no further instructions from our client and assume that the matter is not proceeding at present.

Yours faithfully,

7/5/93

Spoke to Joyce Savage

Overall length of time over factors
LOC.
Joyce agreed to contact Bob
Mordant to expedite matters &
then get applicant to reply to
new correspondence.

Mr Norris
Bedmay Developments Ltd
Bedmay Lodge
Broadgate Road
Sutton St Edmund
Spalding
Lincolnshire

C A Blacklock

JAB/CUS S19/0983/92

26 January 1993

Dear Sir

Erection of four-bedroomed house and garage - Broadgate, Sutton St Edmund - For Mr A Pursell

I refer to your telephone conversation with my Officer Mr C Blacklock, in respect of the above.

As you know my Department is minded to grant planning permission for Mr Pursell's application but only in the context of a Section 106 Obligation under the Town and Country Planning Act 1990 providing for the revocation of the three extant planning permissions which relate to the individual plots covered by the site the subject of Mr Pursell's application.

Unfortunately, matters are in hand with the Director of Admin Manor on of this Authority to secure the completion of the Obligation and the necessary revocations of the three previous permissions.

The revocation of the previous conditions is considered necessary because with respect to Plot 3, the approval of Reserved Matters reference number S19/0461/92 could be implemented resulting in an awkward relationship between the new bung and that of Mr Pursell : the two dwellings are very different in character and would bear a visually cramped relationship to each other. Indeed, one of the merits of Mr Pursell's proposed development was that the proposed extant of the site would act as an attraction for the dwelling itself. Obviously, this advantage would be lost if the permission relating to Plot 3 was also acted upon.

Cont/..

Cont/...

As to the other two applications, namely, applications H19/0577/92 and H19/0005/91, these revocation were considered advisable from the point of view of legal precision and clarity.

I trust these comments state the current position clearly to you.

Yours faithfully

N R Midlen
Principal Planning Officer
(Development Control)

Mr Morris (three).. 0945 - 700126

VE.

20/1/92

RANG MR MORRIS' RESIDENCE AND LEFT MESSAGE THAT I HAD RANG.

JAS.

21/1/92

SPOKE TO MR MORRIS AND ADVISED HIM AGAIN OF DEPARTMENTS POSITION — WITHDRAWAL OF PLANNING PERMISSION 1N93/0227/92 NECESSARY TO AVOID ANOMALIES CONSEQUENTIAL OF PROPOSALS

JAS

18/1/93

COULD I HAVE A WORD ABOUT THIS ONE AS A MATTER OF URGENCY — THERE IS AN INVOLVEMENT OF A MR S MORRIS AND COUNCILLOR HALL - PATCH.

20/1/93

SPOKE TO BRIAN SMITH WHO AGREED THAT REVOCATION PROCEDURE IS WARRANTED. AND THAT DRAWING ON PEP / IF BUILT WORKS WERE UNSATISFACTORY RELATIONSHIP TO PROPOSED DWELLING.

NMMC BOUTH. BELETAC

7/1/93.

Discussion with Paul Clayton re application H19/0983/92.

Discussed with Paul Clayton re issue of Detention Orders, & Mr Boyces suggestion that :-

(a) Revocation of applications not necessary

(b) Letter comes of notice has to result to 106 Obligation also parties agreed not to implement previous permission.

Advised ~~Paul~~ Paul Clayton that at least one of the previous permissions could be implemented separately, therefore some form of revocation necessary. But agreeable to a 'convenient' form of 106 Obligation.

Paul Clayton to check with Ref Policies and advise me

J Bowen

SOUTH HOLLAND DISTRICT COUNCIL

M E M O R A N D U M

FROM: G Smith
Technical Assistant
Planning & Building Control Services

TO: J Berridge
Admin Department

OUR REF: JB/SJS H19/0983/92
(J Blacklock)

YOUR REF:

DATE: 16 December 1992

SUBJECT: **Four-bedroomed house and garage - Broadgate, Sutton St Edmund - A Pursell - Application H19/0983/92**

Further to my memorandum, dated 11 December 1992, I enclose a copy of a letter which I trust you will find self-explanatory.

G Smith
Technical Assistant
Planning & Building Control Services

Enclosure

G.R. Merchant I.Eng. AMICE FIWO

Architectural, Structural & Land Drainage Consultant

4 Chapel Gardens, Whaplode, Spalding, Lincs. PE12 6UG. Telephone 0406 370853

Your ref: JB/SAH. H19/0983/92
Our ref : GRM/JJM/AP

14th December, 1992.

S.H.D.C.,
Planning Dept.,
Priory Road,
Spalding,
Lincs.

F.A.O. J. BLACKLOCK.

Dear Sir,

4 BEDROOM HOUSE & GARAGE, BROADGATE, SUTTON ST. EDMUND.

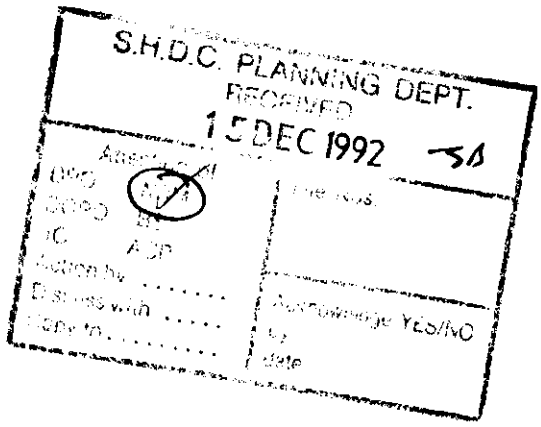
Further to my letter of the 1st December and recent discussions with your Mr Blacklock, I confirm that my clients are prepared to enter into a Section 106 planning obligation providing for revocation of the following planning permissions:-

H19/0451/89
H19/0577/92
H19/1053/92

If you require any further information, please do not hesitate to contact me.

Yours faithfully,

G.R. Merchant.



SOUTH HOLLAND DISTRICT COUNCIL

M E M O R A N D U M

FROM: G Smith
Planning & Building Control
Services Department

TO: J Berridge
Administration Department

REF: JB/SAH

REF:

DATE: 11 December 1992

SUBJECT: Four-bedroom House and Garage, Broadgate, Sutton St Edmund for A Pursell - Application No. H19/0983/92

With reference to the above planning application permission be authorised under delegated powers, subject to the applicant first entering into a Planning Obligation under the provision of Section 106, to restrict development.

In order that you may prepare the necessary documentation, please find enclosed:-

a) Six 1:2500 site location plans indicating the curtilage of the site, the subject of the Agreement edged red.
b) A copy of the planning application form.
c) Copies of two letter revoking the previous permissions H19/0577/92, H19/1053/92, H19/0451/89.

There will be a letter forwarded, once confirmation that the applicant is willing to enter into a Section 106 Agreement is received.

The following information is in respect of the revocation orders for the planning applications H19/0577/92, H19/1053/92 and H19/0451/89 and include for each:-

a) Copy of decision notice.
b) Six 1:2500 site location plans indicating the curtilage of the site edged red.
c) A copy of the planning application form.

G Smith
Technical Assistant
Enc.

SECTION 106 OBLIGATION
TO SECURE REVOCATION
OF:—

Pl. application forms + decisions

- H19/0577/92 — 6 plans
- H19/1053/92 — "
- H19/0451/89 — "

application form. + plans for S106 copy letters.

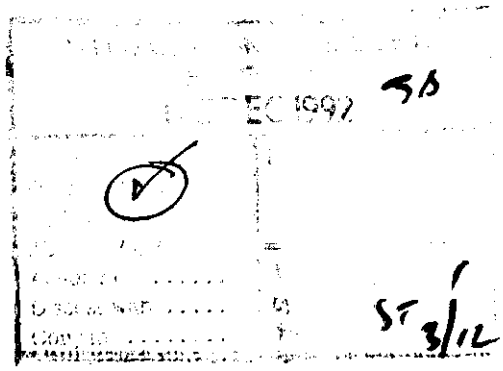
G.R. Merchant I.Eng. AMICE FIWO

Architectural, Structural & Land Drainage Consultant

4 Chapel Gardens, Whaplode, Spalding, Lincs. PE12 6UG. Telephone 0406 370853

Your ref: JB/SAH. H19/0983/92
Our ref : GRM/JJM/AP

1st December, 1992.



S.H.D.C.,
Planning Dept.,
Priory Road,
Spalding,
Lincs.

F.A.O. J. BLACKLOCK.

Dear Sir,

FOUR BEDROOM HOUSE & GARAGE,
BROADGATE, SUTTON ST. EDMUND.

Further to your letter dated 25th October,(should have been November) with respect to the above application, I confirm that my clients are in agreement to revoke permissions H19/0577/92 and H19/1053/92, without compensation, subject to approval of application H19/0983/92.

If you require any further information, please do not hesitate to contact me.

Yours faithfully,

G.R. Merchant.

G.R. Merchant I.Eng. AMICE FIWO

Architectural, Structural & Land Drainage Consultant

4 Chapel Gardens, Whaplode, Spalding, Lincs. PE12 6UG. Telephone 0406 370853

Your ref: JB/LAB H19/0983/92
Our ref : GRM/JJM/AP

11th November, 1992.

S.H.D.C..
Planning Dept.,
Priory Road,
Spalding,
Lincs.

Dear Sir,

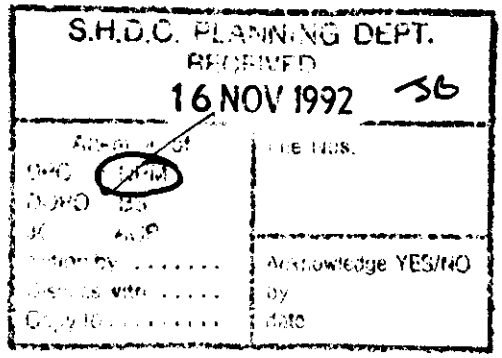
4 BEDROOM HOUSE & GARAGE, BROADGATE, SUTTON ST. EDMUND.

Further to your letter of the 4th November with respect to the above application, I confirm that my clients have no intention of proceeding with reserved matter approval H19/0451/89 and agree to revoke, without compensation, that approval.

Yours faithfully,

J. Merchant.

P.P. G.R. Merchant.



J Blacklock

JB/SAH H19/0983/92

Mr G R Merchant
4 Chapel Gardens
Whaplode
Spalding
Lincs
PE12 6UG

25 October 1992

Dear Sir

Four Bedroomed House and Garage - Broadgate, Sutton St Edmund

I refer to your recent meeting with my officers, Mr J Blacklock and Mr D M Gedney, in respect of the above.

I write to advise you that upon further examination of the records, it would appear there is an overlap with two other permissions, namely H19/0577/92 (plot 2) and H19/1053/92, the latter being in your clients name. Accordingly, I would be obliged if your client would agree to the revocation of these permissions without compensation so that this Authority can proceed to determine your clients current application.

These comments, of course, are offered without prejudice to the formal decision on your clients application.

Yours faithfully

N R Midlen
Principal Planning Officer (Development Control)

B Smith Esq
District Planning Officer
South Holland District Council
Council Offices
Priory Road
SPALDING PE11 2XE

NRA

National Rivers Authority
Anglian Region

9th November 1992

Our Ref: GT/92/1/SH/0299

Dear Sir

PLANNING APPLICATION NO H19/0983/92
FOR PROPOSED DEVELOPMENT OF A FOUR BEDROOM HOUSE AND GARAGE
AT BROADGATE, SUTTON ST EDMUND, SPALDING BY A PURSELL

With regard to the above-mentioned application received on 29 October 1992. I would inform you that the NRA Anglian Region has the following observations to make on the proposal:

If there is no sewer available in the area to serve the proposed development it is likely that the Developer would install a septic tank to dispose of the foul sewage from the proposal.

The NRA would not approve the discharge of septic tank effluent direct to a watercourse.

We have no objection to the use of a septic tank(s) at this location provided that:

a) The area of land required for the soakaway has been established by means of a percolation test carried out in accordance with B.S.6297.

b) The plot size is adequate to provide the area of land required for the soakaway system as identified by the percolation test.

c) The soakaway system is not constructed within 10m of a watercourse or within 50m of a borehole or well.

S.H.D.C. PLANNING DEPT
RECEIVED
11 NOV 1992 -SB
Acknowledge YES/NO

cont / . . . . .

ROGER HYDE
Regional General Manager

Aqua House
Harvey Street
Lincoln
LN1 1TF
Tel: 0522 513100
Fax: 0522 512927

NRA

Our Ref: GP/92/1/SH/0299

d) The soakaway system is constructed as shallow as possible and will not be affected by general groundwater in the area.

Notwithstanding the provisions of the Town and Country Planning General Development Order 1988, any oil storage tank shall be sited on an impervious base and surrounded by oil-tight bunded walls with a capacity of 110% of the storage tank, to enclose all filling, drawing and overflow pipes.

Yours faithfully

A F Morgan
Planning Engineer

cc: G R Merchant
4 Chapel Gardens
Whaplode
SPALDING
Lincs

MV

Mr G R Merchant
4 Chapel Gardens
Whaplode
Spalding
Lincs

Mr J Blacklock

JB/LAB
H19/0983/92

4 November 1992

Dear Sir

4 Bedroomed House And Garage, Broadgate, Sutton St Edmund.

With reference to the above I write to advise you that the site the subject of the application extends over the site of a previous approval, H19/0451/89 Approval of Reserved Matters.

As the degree of overlap could well entail a situation whereby if both properties were built (assuming for the purposes of argument that permission was forthcoming for the current application) they would bear a most unsatisfactory relationship to each other.

Accordingly, I would be obliged if you would ascertain from your clients whether they would be agreeable to revoking without compensation the Approval of Reserved Matters reference H19/0451/89.

If such an agreement we forthcoming I would then be in a position to proceed to a determination of your current application.

I would add, as I am sure you are aware, that my comments are offered entirely without prejudice to the formal decision of the Authority on your application.

Yours faithfully

N R Midlen
Principal Planning Officer
Development Control

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

S.H.D.C. PLANNING DEPT.
RECEIVED
- 1 OCT 1992

Attention of	Initials
DPO NPM	
DOPO BS	
JC ACP	
Action by	Acknowledge YES/NO
Discuss with	by
Copy to	date

SOUTH HOLLAND DISTRICT COUNCIL

Application no: H19/0983/92

Applicant: A Pursell
30 Grangewood
Wexham
Slough
SL3 6LP

Agent: G R Merchant
4 Chapel Gardens
Whaplode
Spalding
Lincs

Description: Four bedroom house and garage

Location: Broadgate Sutton St Edmund
Spalding Lincs

Type: FULL

Date received: 22-SEP-92

23-SEP-92

Dear Sir/Madam

CONSULTATION WITH PARISH COUNCIL

I have received an application for the above proposal and enclose a copy for your information. Any observations which the Parish Council wish to make should be set out below and returned to me by 08-OCT-92. If no observations have been received by that date, it will be assumed that the Parish Council have no comments to make. The officer dealing with this application is J BLACKLOCK

Yours faithfully
B SMITH
Director of Planning and Building Control Services

Clerk to Sutton St Edmund PC
Parish Council Office
2 Spalding Road, Holbeach
Spalding, Lincs

FOR PARISH COUNCIL USE ONLY

Comments: no objections.

Signed: D Harrington
Clerk
29/9/92

LINCOLNSHIRE COUNTY COUNCIL
DEPARTMENT OF HIGHWAYS AND PLANNING

FORM NO: H/A/3B

To: South Holland District Council Application Reference H19/0933/92.

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		
	3	6	8	1	3	5

2. Address or location

Broadgate, Sutton St Edmund.

3. Name, classification and number of road

U/C

4. Date application referred 24-9-92

5. State whether outline, detailed application etc.

Full.

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

House & Garage

7. Delete as appropriate

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:—

~~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: 24/9/92 Signed: [signature]
Director of Highways and Planning

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

Application no: H19/0983/92

Applicant: A Pursell
30 Grangewood
Wexham
Slough
SL3 6LP

Agent: G R Merchant
4 Chapel Gardens
Whaplode
Spalding
Lincs

Description: Four bedroom house and garage

SOUTH HOLLAND D.C.
PLAN DEPT
22 SEP 1992
REF.....

Location: Broadgate
Sutton St Edmund
Spalding
Lincs

Type: FULL

Date received: 16-SEP-92

21-SEP-92

Dear Sir/Madam

NOTICE THAT APPLICATION IS INVALID
Requirement for additional information, fees etc

Your submission for the above has been received, but I regret that it cannot be dealt with as it stands. Please provide the following:

An amended ownership certificate is required as discussed by telephone today.

If I do not hear from you within the next 14 days it will be assumed that you have no wish to continue with the application. It will then be filed away and any fee already received will be reimbursed.
If you wish to contact the department at any time, please ask for Mrs Maxwell quoting the above reference.

Yours faithfully

Principal Administrative Officer

G R Merchant
4 Chapel Gardens
Whaplode
Spalding
Lincolnshire
PE12 6UG

Mrs A Maxwell

AEM/SJS H19/0971/92

GRM/JJM/AP

22 September 1992

Dear Sir

Four-bedroomed house and garage - Broadgate, Sutton St Edmund

I refer to your letter of the 16 September 1992, and am writing to confirm that the circumstances do not warrant a refund under the Town and Country Planning (Fees for Applications and Deemed Applications) (Amendment) Regulations 1989.

Yours faithfully

A C Pickering
Principal Administrative Officer

G.R. Merchant I.Eng. AMICE FIWO

Architectural, Structural & Land Drainage Consultant

4 Chapel Gardens, Whaplode, Spalding, Lincs. PE12 6UG. Telephone 0406 370853

Your ref: H19/0971/92
Our ref : GRM/JJM/AP

16th September, 1992.

SOUTH [illegible] D.C.
PLAN DEPT.
16 SEP 1992
REF 0983/92

S.H.D.C.
Planning Dept.,
Priory Road,
Spalding,
Lincs..

Dear Sir,

4 BEDROOM HOUSE & GARAGE,
BROADGATE, SUTTON ST. EDMUND.

Further to my planning application dated 11th September (REF NO: H19/0971/92) for my client, Mr A. Pursell, I wish to withdraw that application as Mr Pursell has now purchased the adjoining piece of land and wishes to move the proposed house more central to the plot

Copy to DC 16/9

Please find enclosed application forms, fee of £110 together with the necessary plans for Town & Country Planning consent.

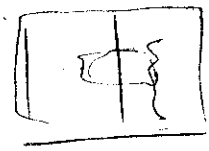
It would be appreciated if the original planning fee could be refunded.

If you require any further information please do not hesitate to contact me.

Yours faithfully,

G.R. Merchant

G.R. Merchant.



G.R. Merchant I.Eng. AMICE FIWO

Architectural, Structural & Land Drainage Consultant

4 Chapel Gardens, Whaplode, Spalding, Lincs. PE12 6UG. Telephone 0406 370853

Your ref: H19/0971/92
Our ref : GRM/JJM/AP

16th September, 1992.

SOUTH [illegible] D.C.
PLAN DEPT.
16 SEP 1992
REF ...0983/92...

S.H.D.C.
Planning Dept.,
Priory Road,
Spalding,
Lincs..

Dear Sir,

4 BEDROOM HOUSE & GARAGE,
BROADGATE, SUTTON ST. EDMUND.

Further to my planning application dated 11th September (REF NO: H19/0971/92) for my client, Mr A. Pursell, I wish to withdraw that application as Mr Pursell has now purchased the adjoining piece of land and wishes to move the proposed house more central to the plot

Copy to DC 16/9

Please find enclosed application forms, fee of £110 together with the necessary plans for Town & Country Planning consent.

It would be appreciated if the original planning fee could be refunded.

If you require any further information please do not hesitate to contact me.

Yours faithfully,

G.R. Merchant.

Town and Country Planning Act etc

DRAFT DECISION

Reference: H19/1053/92 Received:06-OCT-92 Type:FULL

Name: A Pursell
30 Grangewood
Wexham
Slough
SL3 6LP

Agent: G R Merchant
4 Chapel Gardens
Whaplode
Spalding
Lincs

Description: 4 bedroom house and garage

Location : Broadgate Sutton St Edmund
Spalding

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

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 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.

3 The proposed hedging shown on the plan accompanying the application (drawing no. AP1 received by the Local Planning Authority on 6 October, 1992) shall be planted in its entirety within a period of two years beginning with the date on which development of the land is commenced. It 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 hedging shall be allowed to reach a height of at least 1 metre.

Reason: In the interests of the visual amenities of the street scene.

4 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 enable vehicles to enter and leave the highway in forward gear in the interests of road safety.

Notes to Applicant:

Your attention is drawn to possible corn driers further to the south and you are, therefore, advised to install appropriate double glazing.

Authorised to issue:

17-NOV-92 H19/1053/92 AD...M.....DC.....

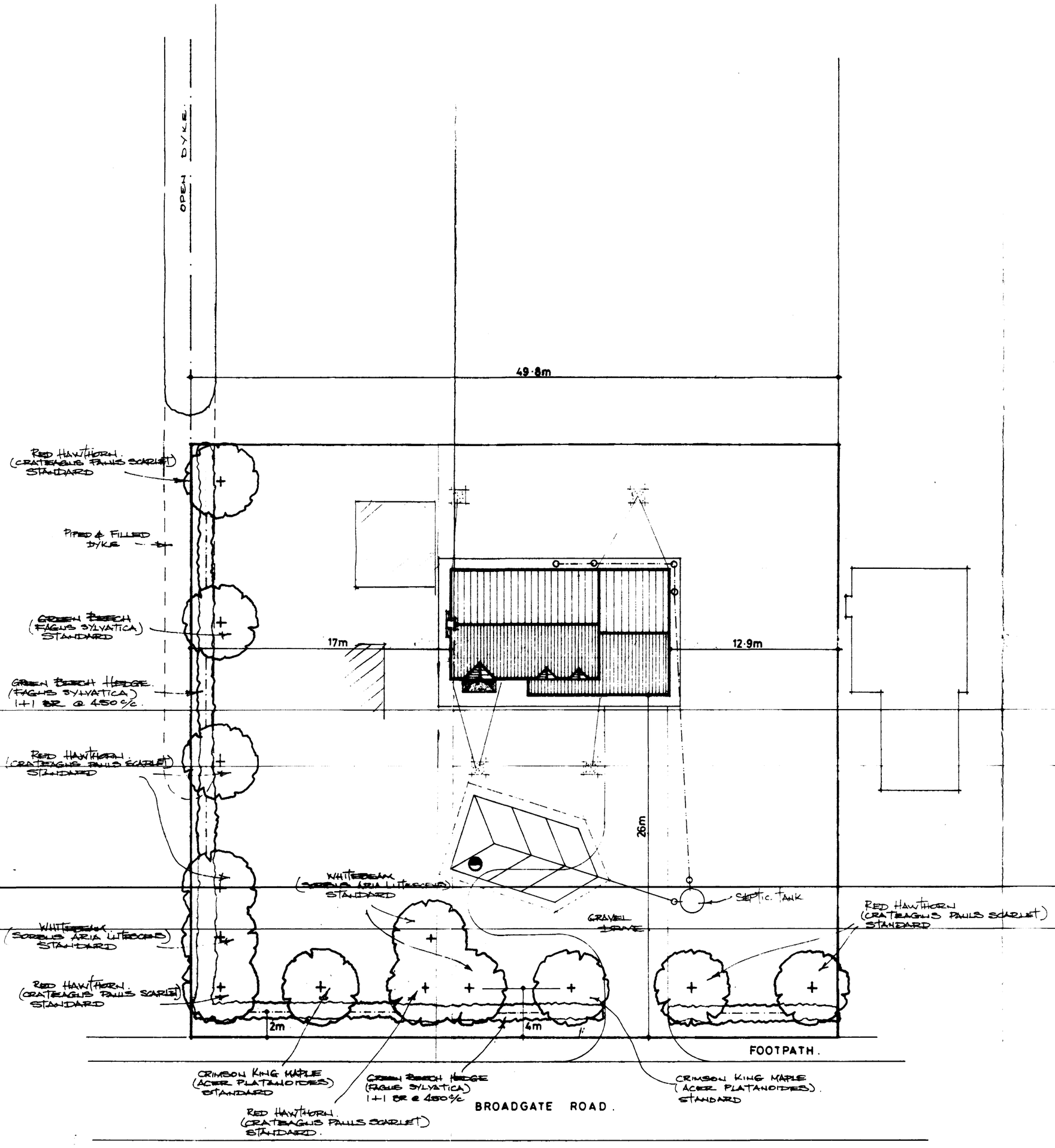
Drain

1·7m

1/500

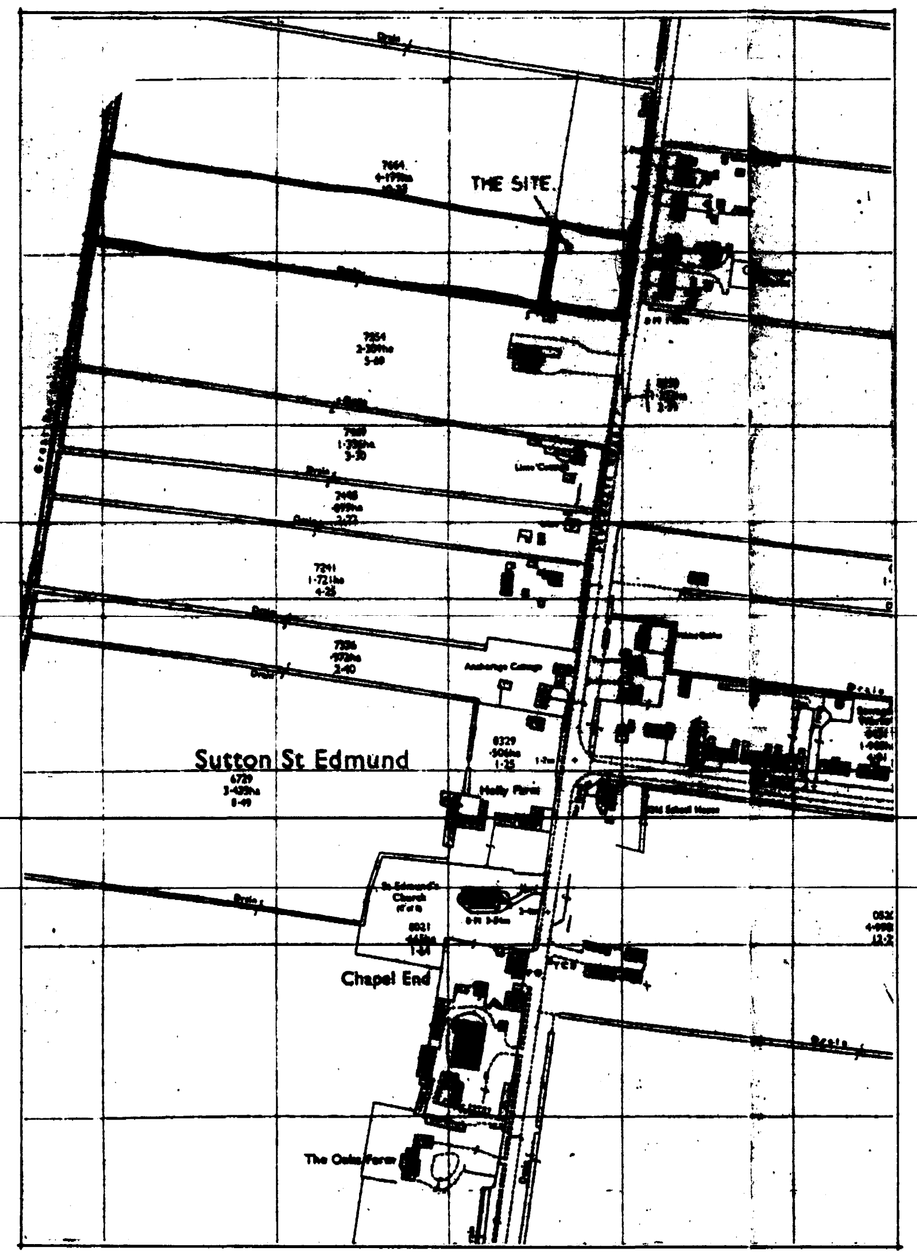
BM 1·51m

1



SITE LAYOUT.
SCALE: 1/200.

◒ — POROSITY TEST.



LOCATION PLAN.
SCALE: 1/2500.

REVISE PREVIOUS COMMENTS

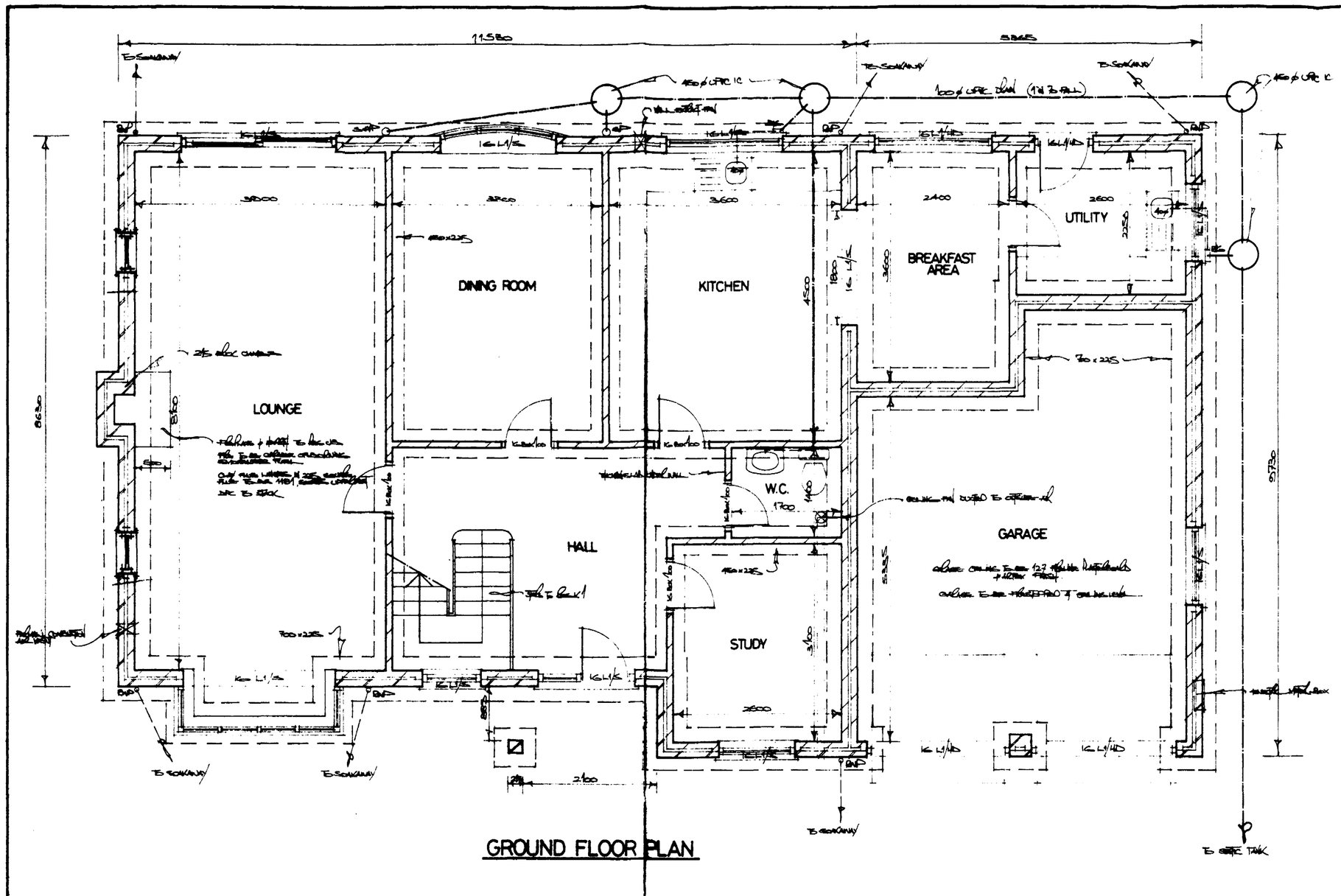
16 SEP 1992
? ..0983/92.

G. R. MERCHANT
I.ENG AMICE, FIOW,
ARCHITECTURAL, STRUCTURAL & LAND DRAINAGE CONSULTANT
TEL: HOLBEACH (0406) 370853.

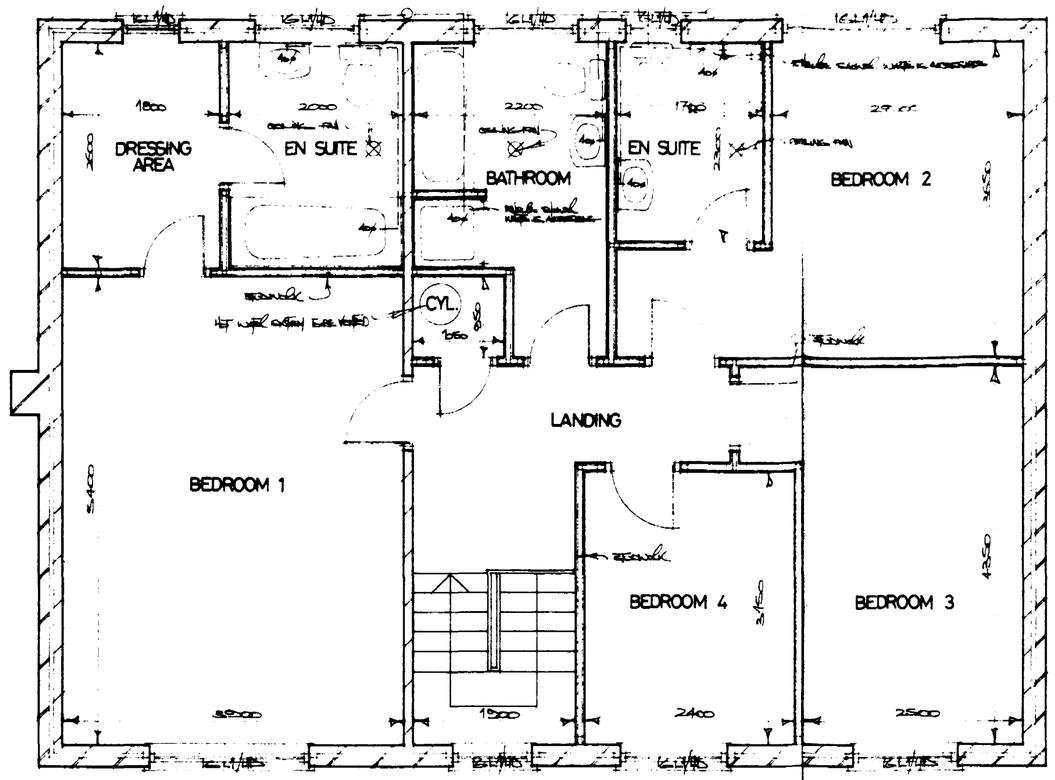
PROJECT:
4 BEDROOM HOUSE & GARAGE.
BROADGATE.
SUTTON-ST-EDMUND.

CLIENT:
A. PURSELL.
30 GRANGEWOOD.
WEXHAM.
SLOUGH.
SL3 6LP.

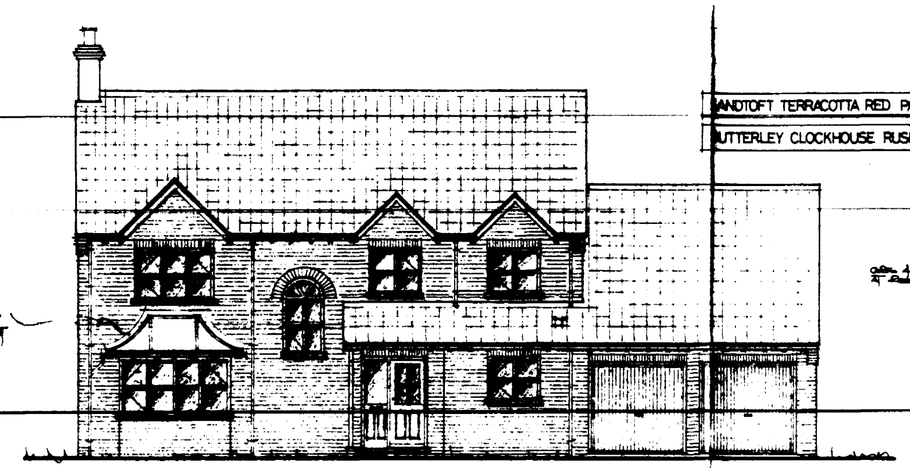
SCALES: AS INDICATED.
DATE: SEPT 1992.
G.R.MERCHANT.
DRAWING No.: A.P.1.
REVISIONS:



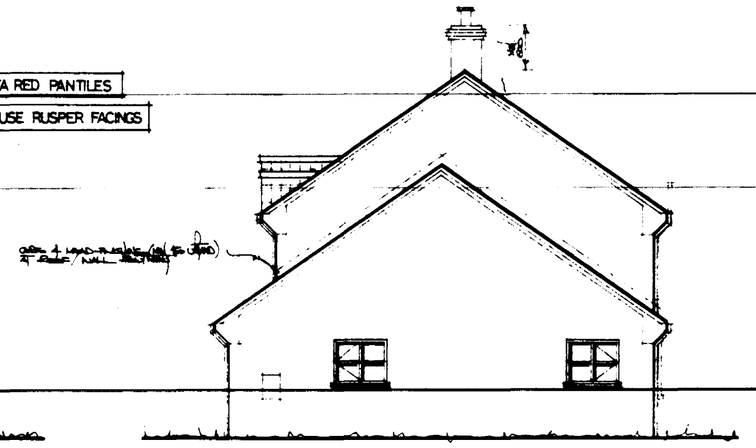
GROUND FLOOR PLAN



FIRST FLOOR PLAN



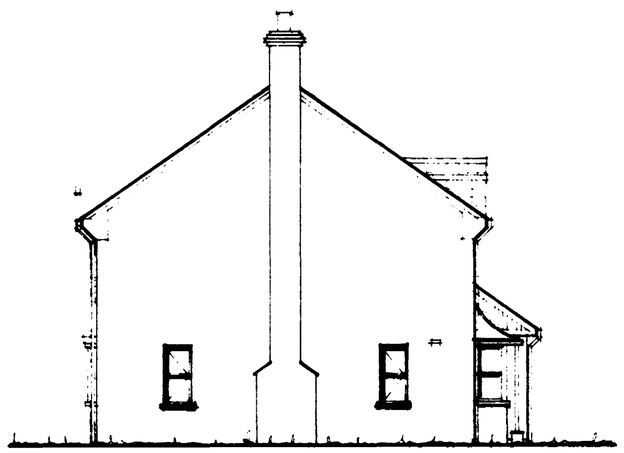
FRONT ELEVATION



SIDE ELEVATION



REAR ELEVATION



SIDE ELEVATION

18 SEP 1992
0983/92

G. R. MERCHANT
I.ENG AMICE, FIOW,
ARCHITECTURAL, STRUCTURAL
& LAND DRAINAGE CONSULTANT
TEL: HOLBEACH (0406) 370853.

PROJECT:
4 BEDROOM HOUSE
BOUNDGATE,
BURY ST. EDMUNDS.

CLIENT:
MR. A. RUSSELL,
30 ORANGEWOOD,
WIMBLINGTON,
HOLBEACH,
LINCS PE12 8LP.

SCALES: 1:50 & 1:100

DATE: SEPT. 92

DRAWING No.: AP.2.

REVISIONS: