BRIAN SMITH Dip IRTPI District Planning Officer

Planning Department
Council Offices,
Priory Road, Spalding,
Lincolnshire. PE11 2XE
Telephone: (0775) 761161

SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Outline Planning Permission

Reference: H21/0016/92 Received:04-SEP-91 Type:OUTLINE

Name: Bambi Builders
Rectory Road
Tydd St Mary
Wisbech
Cambs

Agent: Fenland Design
St Helens
Sutton Road
Walpole Cross Keys
Kings Lynn, Norfolk

Description: Proposed building plot for 1 no. dwelling
(registered as H21/0815/91)

Location : Rectory Road Tydd St Mary
Wisbech Cambs

South Holland District Council hereby give notice that OUTLINE PLANNING PERMISSION HAS BEEN GRANTED for the development in accordance with the application submitted, subject to the following condition(s):

1 Application for approval of reserved matters must be made not later than three years beginning with the date of this permission, and the development must be begun not later than whichever is the later of the following dates:
(a) the expiration of five years from the date of this permission,
(b) the expiration of two years from the final approval of reserved matters or in the case of approval on different dates, the final approval of the last such matter to be approved.

Reason: As required by Section 92 of the Town and Country Planning Act 1990.

2 The following matters are reserved for subsequent approval by the Local Planning Authority, and no development to which they relate shall be carried out until these matters have been approved, viz:
(1) Detailed drawings to a scale of not less than 1/100 showing the siting design and external appearance of the buildings, including particulars of the materials to be used for external walls and roofs;
(2) The siting and design of any vehicular access to a road;
(3) Landscaping of the site, including details of positions, heights on planting and species of trees and shrubs.

Reason: The application was submitted in outline only.

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

12/1

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period.

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

4 Before any development is commenced, a scheme to provide screen walls or fences, including details of their height, design and position, shall be submitted to and approved by the Local Planning Authority, and such scheme as may be approved shall be put into effect before the building hereby permitted is brought into use.

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

5 The proposed dwelling shall be set back so as to be level with the "dog leg" of the side elevation of the adjoining property to the south which abuts the site.

Reason: To enable the site to be developed in accordance with the established character of the existing frontage.

Notes to Applicant:

The applicant is informed that the dwelling should be of a similar form and scale to the existing cottages to the south. Access to the site should preferably be off the existing private drive and close to the rear boundary of the site.

B Smith.

Director of Planning and Building Control Services
08-JAN-92

H21/0016/92

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.

FOUR COPIES REQUIRED

PLANNING APPLICATION

For office use only

Application No. H21/0815/91

Date Registered 04 SEP 1991

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

BAMBI BUILDERS
RECTORY ROAD
TYDD. ST MARY

Tel. No.

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

FENLAND DESIGN
ST. HELENS SUTTON ROAD
WALPOLE CROSS KEYS
KINGS LYNN · PE34 4HE

Tel. No. 0553 828852.
(Personal contact name) BARRY JUDD.

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

RECTORY ROAD TYDD ST. MARY

OFFICE COPY

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

PROPOSED BUILDING PLOT FOR 1NO. DWELLING.

Please complete

Signed..... Date.. 16th AUGUST 1991....

I attach * Four copies of all plans
*an ownership certificate (see back page)
*a fee of £92.00 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 0.031 (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: TO BE DECIDED LATER. sq. metres

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

C. Please state type and colour of materials for facing external walls:

D. Please state type and colour of roofing materials.

5. GENERAL INFORMATION Please complete each section

EXISTING USES
Please state existing or, if vacant, the last use(s) of site.

VACANT
STORAGE OF BUILDING MATERIALS

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: Will there be — Individual access(es) ✓ / New estate road ☐

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

1 NO. ATTACHED GARAGE OR PARKING SPACE.

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 — TO SOAKAWAY.

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.	N/A.	→ Date: Consultee(s):

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

Continue on separate sheet if necessary.

7. INDUSTRIAL, WAREHOUSING, OFFICES OR SHOPS Please complete

Please tick **one** box and complete B if necessary

A. The proposal does not involve any alteration in existing floorspace ☐

B. The proposal involves the creation of or an alteration in total **gross** floorspace ☐

Proposed total gross floorspace ____ sq. m. *Previous total gross floorspace* ____ sq. m.

This new total includes the following net floorspace:

Retail ____ sq. m. Office ____ sq. m. Industrial ____ sq. m. Warehousing ____ sq. m.

Other ____ sq. m. ➡ If so, please state use:

	Office staff	Industrial staff	Other staff
How many office, industrial and other staff will be employed on the site as a result of the development proposed? If you have existing premises on the site, how many of the employees will be new staff?			
If you propose to transfer staff from other premises please give details of the numbers involved and of the premises affected.			
In the case of industrial development, give a description of the processess to be carried out and of the end products, and the type of plant or machinery to be installed			
If the proposal forms a stage of a larger scheme for which planning permission is not at present sought, please give what information you can about the ultimate development			
Is the proposal related to an existing use on or near the site?	State Yes or No ☐		
If so, please explain the relationship			
Is this a proposal to replace existing premises in this area or elsewhere which have become obsolete, inadequate or otherwise unsatisfactory?	State Yes or No ☐		
If so, please give details including gross floor area of such premises and state your intentions in respect of those premises			
What provisions have been made for the parking, loading and unloading of vehicles within the curtilage of the site? (Please show the location of such provision on the plans and distinguish between parking for operational needs and other purposes)			
What is the estimated vehicular traffic flow to the site during a normal working day? (Please include all vehicles except those used by individual employees driving to work)			
What is the nature, volume and proposed means of disposal of any trade effluents or trade refuse?			
Will the proposed use involve the use of storage of any hazardous materials?	State Yes or No ☐		
What provision is being made for access to the premises for the disabled?			

OWNERSHIP CERTIFICATES

PLEASE COMPLETE ALL THREE SECTIONS.

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

1. **APPLICANT'S INTEREST** Please state interest (e.g. owner, prospective purchaser)	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 ..... (~~Applicant~~/Agent) Date 16th AUG. 1991

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 ..... ~~Applicant~~/Agent) Date 16th AUG. 1991

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 .....

ADMIN RECORD SHEET

INITIALS/DATE

REFERENCE : H21/815/91 BC ref : N/A

Type : EXTENSION

First received : 20 AUG 1991

VALID : 04 SEP 1991

VALIDATION

Submission incomplete: Forms ☐ Requested.....
Certificate
Site plans
Fees
Section 26
Other

INVALID REF: 1674

Financial: CORRECT FEE £92
Submitted fee £92
Additional fee £ —
Refund needed £

Receipt no.9916S
Receipt no....
Month.....

Non-fee earning - type ☐
previous app ref:
other

INFORMATION

Site area H
Floorspace M —
No of dwellings 1

Plotted.6-9-91

Location -

Index sheet no 285.....

Grid ref 543980318340

Ward .....V.....

Parish Tydd St Mary.

Local Plan area ..NO.....

IBD Inside/~~Outside~~

Constraints -

TR ☐
Rural(108) ☐
Bypass
Level Cross

CA ☐
LB
TPO

Other ☐

Applications -

Last application
740/88

Other applications on site
545/87, 1018/85,

Other relevant apps

Data input.....

D C C H E C K S H E E T

APPLICATION NO : H21/0815/91

DATE RECEIVED : 4 / 9 / 91

APPLICANT : Bambi Builders AGENT : Fenland Design

DESCRIPTION : Proposed building plot for 1 no. dwelling

LOCATION : Rectory Road, Tydd St Mary

Type : Outline Grid Ref : 543980 318340 OS Sheet : 285

Terminal date : 30 / 10 / 91

CONSTRAINTS :

Listed building	N
Conservation area	N
Trunk road	N
Other constraints	N

POLICIES :

Inside IBD	Y
Inside LP area	N

GENERAL : RESIDENTS: Addresses -

Additional publicity: General(71/73).....
Departure.....

Special consults: Env Health.....
Consultant..Name:
Consult type:
Send info:
Any other?.....

Permitted Development Signed: Date:

FURTHER INFO DIRECTIONS:
Reg 4 ..... Details required -
Art 7 (Out).....

CASE OFFICER: ..B.....

NOTES TO CASE OFFICER:

APPLICATION ASSESSMENT

Notes for Case Officer

Site Notes: Accuracy ✓ Neighbours Other

Boundaries Site Features Currently vacant. House to S. Obs window facing. Bungalow to rear. Bungalow to N screened by hedging.

Inspected by: DMG
date: 2/18

Residents notified on site visit: The Haven - Hand
Bungalow to N "

Case Officer Conclusions (issues)

Case Officer Recommendations (summary)
(details overleaf)

Delegation
Recommended approvals -

Confirmed by Case Officer:

Departure from policy — Yes .... — No ....

Ward member request — Yes .... — No ....

Recommend approval against material objection — Yes .... — Any objection received? No / If yes, is any obj. material? Yes / No — No ....

[Reason:

Other circumstances needing Committee decision — Yes .... — Flagged by Senior Officer Signed ..... — No ....

[Reason:

ALL OF ABOVE ⇩

Recommended refusals -

Refusal on adopted policy grounds on first Applic. — No .... — Nil fees (not first Submission) — Yes .... ⇩

ANY ONE OF ABOVE ⇩ — Other info. viz: Signed .....

⇩

Committee report
Sub-Committee:
SV recommended .....
Est/Ind. recommended.....

Delegation confirmed by Senior Officer
.....

Recommendation/draft report produced..... Amended/confirmed.....

Conditions/Reasons DMG 17/12.

Post Committee - Consent.

1. SC8.
2. SC27.
3. SC22.
4. The proposed dwelling shall be set back so as to be level with the "dog leg" of the side elevation of the adjoining property to the south which abuts the site.

Reasons

(1)-(3) Standard.

(4) To enable the site to be developed in accordance with the established character of the existing frontage.

Note

1. The applicant is informed that the dwelling should ~~preferably be well positioned well forward on the plot and should~~ be of a similar form and scale to the existing cottages to the south. Access to the site should preferably be off the existing private drive and close to the rear boundary of the site.

Notes to applicant

Disabled access .....

Outstanding RM .....

Amended plans ..... viz

Other

FILE SHEET

0815 E	Last Committee before terminal date: 29 10 91 COM DG

APPLICATION NO : H21/0815/91

RECEIVED : 4 9 91 TERMINAL DATE : 30 10 91

APPLICANT : Bambi Builders Agent:Fenland Design

DESCRIPTION : Proposed building plot for 1 no. dwelling

LOCATION : Rectory Road, Tydd St Mary

TYPE : Outline Inside IBD : Y No of dwellings 1
Inside LP area : N Site area 0.00
Grid ref : 543980 318340 Floorspace 0

Last application : H21/0740/88 B Reg :

Ack : 13 September 1991

LIST OF BACKGROUND PAPERS (If reported to committee)

EXEMPT *

CONSULTATIONS	Sent	Expiry	Received	OBJ	RECONSULTATIONS Sent	Exp.	Rec'd	OBJ
Parish Council	13/9	27/9	COMMENTS					
Ward Member	13/9	20/9						
County Highways	19/9	25/9	OBS ATTACHED					
Dept. of Transport								
A.D.A.S.								
Consultant								
Environmental Health								
Publicity:								
Residents:	3/10	16/10						
Advertisement								

Planning Office

Any notes from officer's site inspection

Applicant:

SOUTH HOLLAND DISTRICT COUNCIL

PLANNING DEPARTMENT

B. SMITH, M.R.T.P.I., DISTRICT PLANNING OFFICER
COUNCIL OFFICES, CHATTERTON TOWER, WINFREY AVENUE, SPALDING, LINCS. PE11 1DB. Tel. SPALDING 761161

APPLICATION REFERENCE: Invalid 1674

DATE RECEIVED: 21 08 91

APPLICANT: Bambi Builders
Rectory Road
Tydd St Mary
Wisbech
Cambs

AGENT: Fenland Design
St Helens
Sutton Road
Walpole Cross Keys
Kings Lynn Norfolk

DESCRIPTION OF DEVELOPMENT : Proposed Building Plot For 1 No Dwelling

LOCATION: Rectory Road, Tydd St Mary

SOUTH HO... PLA... 04 SEP 199... REF.....

28 August 1991

Dear Sir or Madam

TOWN AND COUNTRY PLANNING ACT 1990
NOTICE THAT APPLICATION IS INVALID

I have to inform you that your planning application is invalid and requires amendment before I am able to deal with it.

The requirements are as follows:

✓ Four copies of a 1:2500 site location plan are required, showing the site clearly outlined in red, and any other land in the applicants ownership outlined in blue. (Copies can be purchased from this office if you call in to identify the site).

✓ An up-to-date plan is required as the site cannot be identified from the submitted plans.

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 received will be reimbursed.

Yours faithfully

B. Smith.

District Planning Officer

Please return the copy of this letter with your reply. If you need to write separately, please quote the above application number. If telephoning, please ask for

4 no. Copies of Amended Location Plan attached as requested

FENLAND DESIGN.

LINCOLNSHIRE COUNTY COUNCIL
DEPARTMENT OF HIGHWAYS AND PLANNING

FORM NO: H/A/38

To: South Holland District Council Application Reference H21/0815/91

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		
	4	3	9	1	8	3

2. Address or location

Rectory Road, Tydd St Mary

3. Name, classification and number of road

4. Date application referred 19-9-91

5. State whether outline, detailed application etc.

OL.

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

1 No. Building Plot

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: 25-9-91 Signed: J Emerson
Director of Highways and Planning

CONDITIONS:—

Delete as appropriate

(i) For applications where items are to be reserved for subsequent approval in consultation with the Director of Highways and Planning

(ii) For other applications

(1) B21

Delete as appropriate

(i) REASONS FOR a, b, or c overleaf

(ii) COMMENTS FOR FORM T.R. 108 para 10b

(1) B21

Note:— use continuation sheet(s) as necessary.

Parish Council of Tydd St. Mary

B. R. Bowser,
Clerk

15 SOUTH BRINK
WISBECH, CAMBS.
PE13 1JL

B.Smith,Esq., M.R.T.P.I.,
The District Planning Officer,
Council Offices,
Priory Road,
SPALDING,
Lincs.

22nd October 1991

Dear Sir,

Re: Bambi Builders - H21/0815/91

The Parish Council considers that if the proposed site were developed it would prove detrimental to the amenities of adjoining properties to the South and West, and in particular the land controlled by the applicant immediately to the West. It is therefore suggested that the application be refused. Alternatively, if members of the Committee were so minded, it is suggested that the site be inspected and that the applicant be required to produce further particulars of the Plans and elevations of any proposed Bungalow/House in order to demonstrate that the amenities of adjoining properties would not be adversely effected.

Yours faithfully,

DG

S.H.D.C. PLANNING DEPT.
RECEIVED
23 OCT 1991

Attention of	File Nos.
DPO NRM	
DOPO BS	
JC ACP	
Action by	Acknowledge YES/NO
Discuss with	by
Copy to	date

APPLICATION REFERENCE: H21/0815/91 DATE RECEIVED: 4/9/91

APPLICANT: Bambi Builders
Rectory Road
Tydd St Mary
Wisbech
Cambs

AGENT: Fenland Design
St Helens
Sutton Road
Walpole Cross Keys
Kings Lynn
Norfolk

SOUTH HOLLAND DISTRICT COUNCIL
REPORT TO PLANNING COMMITTEE
26 NOV 1991

TYPE: Outline

DESCRIPTION: Proposed building plot for 1 no. dwelling

LOCATION: Rectory Road, Tydd St Mary

Parish Council: Consider that if proposed site were developed, it would prove detrimental to amenities of adjoining properties.

Suggested that application be refused.

Alternatively, if members of the Committee were so minded, suggest that the site be inspected and that applicant be required to produce further details.

County Highways: Request conditions.

PLANNING POLICIES/DOE ADVICE
Inside I.B.D.
PPG3, 1988 - "Land for Housing".

PLANNING ISSUES
1 The determining issue in this particular case is whether the site is suitable for a dwelling, having regard to its characteristics and existing development in the locality.
2 The site is currently vacant land associated with the bungalow to the rear. It has a width of 11.6 metres approximately, and depth varying between 24 and 27 metres.
3 Existing traditional cottages are located immediately to the south and these abut directly onto the footpath. The northernmost has a window on its northern elevation facing the site. A private drive associated with the bungalow at the rear is located immediately to the north and this is in the same ownership.
4 The planning policy for Tydd St Mary states that each application for planning permission will be assessed to take into account such factors as the suitability of the site for the particular development proposed and its compatibility with its immediate surroundings.

CONCLUSIONS
1 The County Highways Authority have requested that a condition be imposed for the provision of a turning space. However, their guide to parking provision states that turning spaces

1 normally only be required when access is directly onto a distributor road, which is not the case in this particular instance.

2 I have considered the Parish Council's comments. However, it is my opinion that the site could be satisfactorily developed if the dwelling were to be positioned well forward on the plot in accordance with the cottages immediately to the south. The dwelling should preferably be of a similar form and scale to the latter and access to the site could then be off the existing private drive (which is presently in the same ownership).

PLANNING OFFICER'S RECOMMENDATION - Grant permission.

1 SC8 (Details).
2 SC27 (Implementation of planting).
3 SC22 (Fencing scheme).

Reasons
1-3 Standard.

Note
The applicant is informed that the dwelling should preferably be well positioned well forward on the plot and should be of a similar form and scale to the existing cottages to the south. Access to the site should preferably be off the existing private drive and close to the rear boundary of the site.

---

905. PLANNING APPLICATIONS (Continued)

(c) **Applications Deferred**

Consideration of the following applications be deferred for the reasons indicated:-

Plan No. and Applicant		Proposal
H09/0805/91 J H Bailey	O.A.	Residential development - two plots - including details of means of access on land rear of 29/31 Fen Road, Holbeach.

(Pending a site inspection to enable members to assess the suitability of the proposed development as part of the site lies outside the interim boundary of development for Holbeach.)

H21/0815/91 Bambi Builders	O.A.	Building plot for 1 no. dwelling at Rectory Road, Tydd St Mary.

(Pending a site inspection to enable members to assess the suitability of the site for the proposed development, and in particular the impact of the development on the occupiers of adjoining properties.)

H12/0881/91 D J Mountain	Retention of dwelling without restricted occupancy condition (H12/0649/86) at Lutton Gowts, Long Sutton.

(Pending a site inspection to enable members to assess the merits of the application.)

H09/0914/91 D Brown	House at Damgate Road, Holbeach.

(Pending a site inspection to enable members to assess the suitability of the site for the proposed development.)

(d) **Application Filed Away**

The undermentioned application be filed away, and a notice of non-determination be issued:-

Plan No. and Applicant	Proposal
H09/1130/89 B & M Gargon Transport	Change of use to storage and distribution at "Daytona", Cranesgate, Whaplode St Catherine.

(e) **Applications Director of Planning and Building Control Services Authorised to Refuse**

The Director of Planning and Building Control Services be authorised to refuse planning permission in respect of the following applications in accordance with his recommendations:-

Plan No. and Applicant		Proposal
H16/1224/90 Fine Art Developments PLC	O.A.	Demolition of existing warehouse and building of retail store/storage, car parking and service access at Low Road, Spalding.

(Councillor B. Alcock declared an indirect interest in the above application, and left the Council Chamber during consideration thereof.)

960. PLANNING APPLICATIONS (Continued)

Plan No. and applicant	Proposal
H09/0666/91 Kings Quality Homes	Reserved matters relating to 3 houses and 2 flats on plots 14/18, Machins Site, North Parade, Holbeach.

RESOLVED: (a) That subject to the submission of a revised planting scheme and satisfactory amendments if necessary to the space around the buildings including increasing the width of access paths serving the dwelling units, planning permission be granted in accordance with the recommendation of the Director of Planning and Building Control Services.

(b) In respect of the remainder of the applicant's site the following recommendations be adopted in accordance with the addendum to the report of the Director of Planning and Building Control Services:-

(i) The applicants be requested to submit amended details in respect of siting and elevations of dwellings which differ from the approved plans within 28 days;

(ii) The applicants be requested to submit full details of the construction and the materials to be used in the surfacing of the access drives and car parks within a period of 28 days; and

(iii) The applicants be advised that in the opinion of the local planning authority they are unlikely to approve such details unless block paving is used for the car parking areas.

H18/0835/91 Mr A J & Mrs M Judd		Bungalow off East Bank, Sutton Bridge.

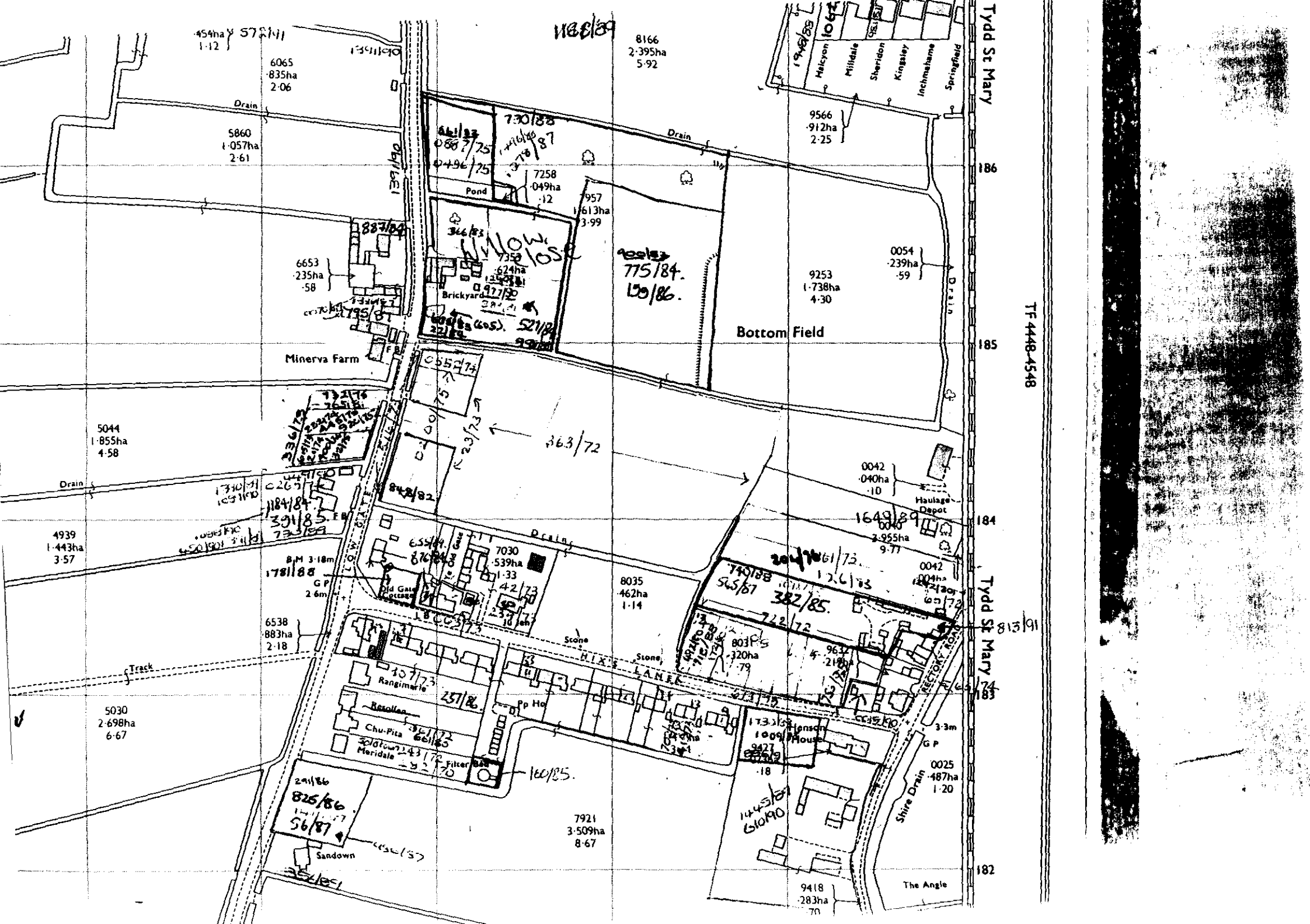
RESOLVED: Planning permission be refused for the above development in accordance with the recommendation of the Director of Planning and Building Control Services but the applicants be advised that consideration would be given to an application submitted in accordance with the Council's criteria as set out in its advice leaflet "Dwellings in the Open Countryside" in respect of new dwellings for other local needs.

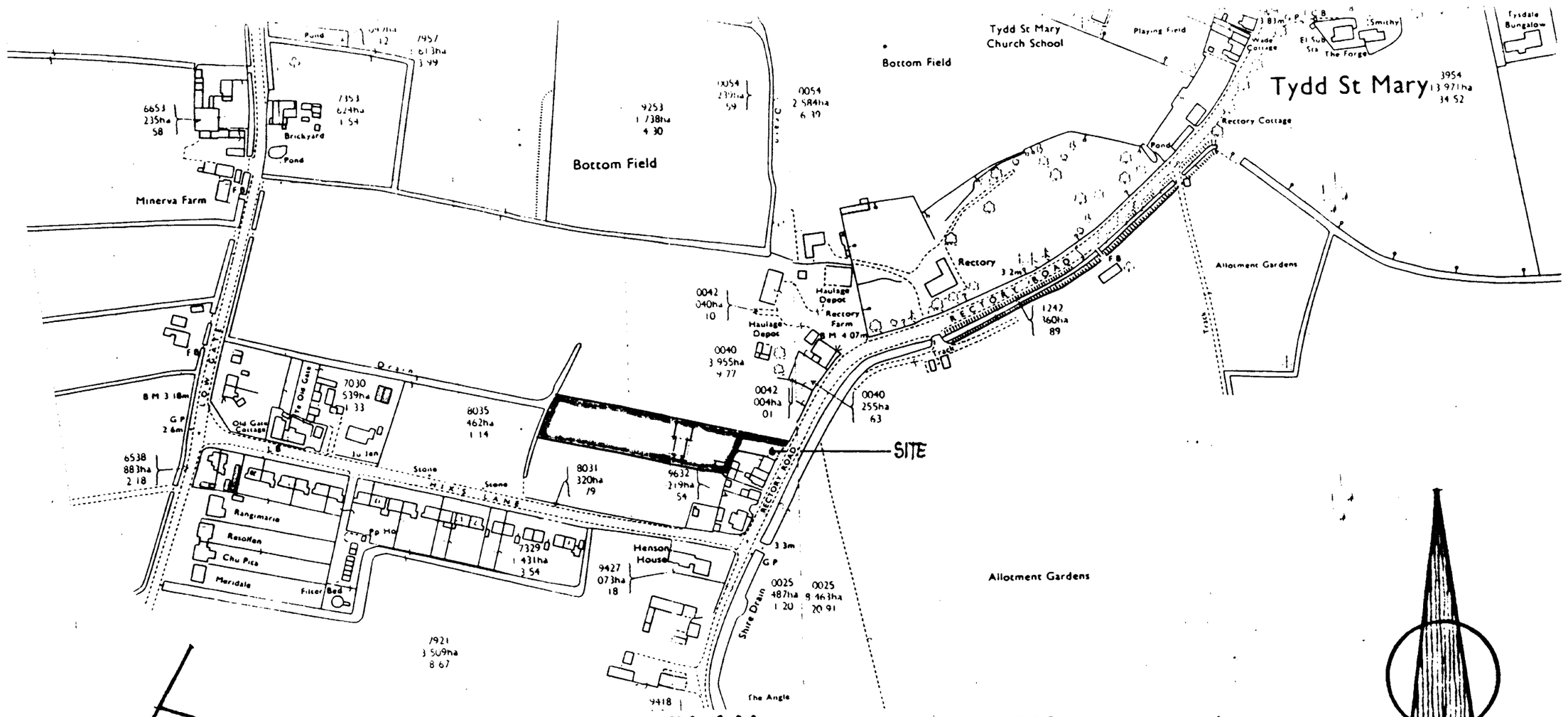
H09/0805/91 J H Bailey	O.A.	Residential development - 2 Plots -including details of means of access on land rear of 29/31 Fen Road, Holbeach.

RESOLVED: Planning permission be granted for the above development in accordance with the recommendation of the Director of Planning and Building Control Services.

H21/0815/91 Bambi Builders	O.A.	Building plot for one no. dwelling at Rectory Road, Tydd St Mary.

RESOLVED: Planning permission be granted for the above development in accordance with the recommendation of the Director of Planning and Building Control Services subject to an additional condition that the proposed dwelling be set back so as to be level with the "dog leg" of the side elevation of the adjoining property which abutts to the site, to enable the site to be developed in accordance with the established character of the existing frontage.


Tydd St Mary
TF 4448-4548
Drain
Pond
Brickyard
Minerva Farm
Bottom Field
Haulage Depot
Old Gas Process
Stone
HIX'S LANE
Rectory Road
Track
Rangimarie
Resolien
Chu-Pita
Meridale
Sandown
Pp Ho
Filter Bed
Shire Drain
The Angle
Halcyon
Millidale
Sheridon
Kingsley
Inchmahome
Springfield
6065 ·835ha 2·06
5860 1·057ha 2·61
6653 ·235ha ·58
7358 ·624ha
7258 ·049ha ·12
7957 1·613ha 3·99
9566 ·912ha 2·25
9253 1·738ha 4·30
0054 ·239ha ·59
5044 1·855ha 4·58
4939 1·443ha 3·57
7030 ·539ha 1·33
8035 ·462ha 1·14
0042 ·040ha ·10
0040 3·955ha 9·77
0042 ·004ha
6538 ·883ha 2·18
5030 2·698ha 6·67
8166 2·395ha 5·92
7921 3·509ha 8·67
9418 ·283ha ·70
0025 ·487ha 1·20
803 ·320ha ·79
9632 ·218ha
7·4ha
3·1
·18
9427
B/M 3·18m
G P
2·6m
3·3m
184
185
186
183
182



LOCATION PLAN ____ SCALE_1: 2500

RECEIVED
PLAN DEPT
04 SEP 1991
REF 0815/91.

BLOCK PLAN ___ SCALE_1:500