

DECISION DELEGATED TO DEVELOPMENT MANAGER

Application No: H22-0238-19 **Applicant:** Highgrove Homes (Spalding) Ltd

Proposal: Erection of 3 dwellings - approved under H22-1271-18 - Amendments to include revised internal layout to Plot 3 to include minor external elevation amendments and re-positioning of Plot 1

Location: Land Opposite: 233 Broadgate Weston Hills Spalding

Terminal Date: 1st April 2019

Planning Policies

South East Lincolnshire Local Plan - Adopted: March 2019

02 Development Management
03 Design of New Development

National Guidance

National Planning Policy Framework 2019

Section 12 - Achieving well-designed places

Representations:

	Object	Support	No Obj.	Comments
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CASE OFFICER ASSESSMENT

This application seeks to amend the approved plans relating to the erection of 3 dwellings on land opposite 233 Broadgate, Weston Hills (H22-1271-18).

The proposed amendments are:

- Revised internal layout to Plot 3 and resulting minor external elevation amendments (limited to additional door on southern elevation and additional/amendment to positions of windows on other elevations); and
- Re-positioning of Plot 1 (moved 0.25m northwards).

The proposed changes would not have an adverse impact on residential amenity and would not fundamentally change the design. The siting of Plot 1 would not be moved materially.

Overall it is considered that the proposed amendments satisfactorily comply with the criteria of South Holland District Council's Development Control Procedure Note Non-Material Amendments to Planning Permission, and as such are acceptable as a Non-Material Amendment.