SOUTH HOLLAND DISTRICT COUNCIL

Chris Simpkins
Chief Executive
Terry Huggins
Director of Customer Services
Bob Atkins
Director of Corporate Services

FILE COPY

Town and Country Planning Act 1990

Refusal of Planning Permission

Reference: H22/0450/00 Received: 12-APR-00 Type: OUTLINE

Name: Mr R S Earl
Ashgrove Farm
Austendyke Road
Weston Hills
Spalding, Lincs. PE12 6BZ

Agent: Moulton Design
63 East Cobgate
Moulton
Spalding
Lincs. PE12 6QJ

Description: Residential development.

Location : Land at Austendyke Road Weston Hills
Spalding Lincolnshire

South Holland District Council hereby give notice that PERMISSION HAS BEEN REFUSED for the development for the following reason(s):

1 The proposed development would not comprise a sustainable form of development, which national and local policies seek to achieve. To approve the proposal would have a cumulative effect on the scale and location of housing that would be so significant as to prejudice the outcome of the Local Plan review process and the ability of the local planning authority to deliver a sustainable pattern of development in accordance with the guidance in Planning Policy Guidance Note No. 3 "Housing" and Planning Policy Guidance Note No. 7 "The Countryside - Environmental Quality and Economic and Social Development". The proposal would also be contrary to Policy H4 in the First Deposit Draft Local Plan which seeks to protect the countryside from development.

The determined plans are:
Site location plan received on 12 Apr 00.

In the event that you wish to take the proposal further or re-submit a similar application you are advised that a flood risk assessment is likely to be required in accordance with Planning Policy Guidance Note No. 25 "Development and Flood Risk". If you require further advice on this matter please contact the Environment Agency (Mr Mike Braithwaite tel: 01522 785896).

Council Offices
Priory Road
Spalding
Lincolnshire
PE11 2XE
Telephone: (01775) 761161
Fax: (01775) 711253
Email: Info@sholland.gov.uk

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Director of Customer Services
14 DEC 2001

H22/0450/00

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.

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Town and Country Planning Act etc

DRAFT REFUSAL

Reference H22/0450/00 Received: 12-APR-00 Type: OUTLINE

Name: Mr R S Earl
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Austendyke Road
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Agent: Moulton Design
63 East Cobgate
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Description: Residential development.

Location : Land at Austendyke Road Weston Hills
Spalding Lincolnshire

South Holland District Council hereby give notice that permission has been refused etc for the following reasons:

1 The proposed development would not comprise a sustainable form of development, which national and local policies seek to achieve. To approve the proposal would have a cumulative effect on the scale and location of housing that would be so significant as to prejudice the outcome of the Local Plan review process and the ability of the local planning authority to deliver a sustainable pattern of development in accordance with the guidance in Planning Policy Guidance Note No. 3 "Housing" and Planning Policy Guidance Note No. 7 "The Countryside - Environmental Quality and Economic and Social Development". The proposal would also be contrary to Policy H4 in the First Deposit Draft Local Plan which seeks to protect the countryside from development.

The determined plans are:
Site location plan received on 12 Apr 00.

~~The Environment Agency has objected to the proposal given the absence of a flood risk assessment~~. In the event that you wish to take the proposal further or re-submit a similar application you are advised to ~~carry out such an assessment~~.
If you require further advice on this matter please contact the Environment Agency (Mr Mike Briathwaite tel: 01522 785896).

see standard wording

13/12 14/12

Director of Customer Services
13 DEC 2001

H22/0450/00